

MINUTES

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OXNARD COMMUNITY DEVELOPMENT COMMISSION

Regular Meeting

January 9, 2007

A. ROLL CALL/POSTING OF AGENDA

At 7:04 p.m., the regular meeting of the Oxnard Community Development Commission convened in the Council Chambers concurrently with the Oxnard City Council, Parking Authority, and Oxnard Financing Authority. Commissioners Thomas E. Holden, Andres Herrera, Dean Maulhardt, John C. Zaragoza, and Timothy B. Flynn were present. The City Clerk stated that the agenda was posted on Thursday in the Library and City Clerk's Office. Chairman Holden presided and called the meeting to order. Staff members present were: Daniel Martinez, City Clerk; Edmund Sotelo, Executive Director; Karen Burnham, Assistant Executive Director; Gary L. Gillig, General Counsel; and Grace Magistrale Hoffman, Deputy City Manager.

B. PUBLIC COMMENTS ON CLOSED SESSION ITEMS

C. CLOSED SESSION

D. OPENING CEREMONIES

The meeting opened with the pledge of allegiance to the flag of the United States, followed by a moment of silence for Bernard Dunhom, Robert Blinn Maxwell and Walton Edison Yates.

E. CEREMONIAL CALENDAR

F. PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

G. REVIEW OF INFORMATION/CONSENT AGENDA

H. PUBLIC COMMENTS ON INFORMATION/CONSENT AGENDA

I. INFORMATION/CONSENT AGENDA

Community Development Department

- 2. SUBJECT: Special Budget Appropriation for Central Business District Streetscape Project. (031)
RECOMMENDATION: (1) Approve a special budget appropriation in the amount of \$1,500,000 from the Community Development Commission Parking Structures allocation of bond proceeds and appropriate funds to the Central Business District Streetscape Project; and (2) Authorize the issuance of change-orders to the Civic Center Renovation Project Phase 2 construction contracts in the amount of up to \$2.8 million for the Central Business District Streetscape Project.

INFORMATION/CONSENT AGENDA ACTION: Approved as recommended.
(Herrera/Holden) Ayes: Maulhardt, Zaragoza, Herrera, Flynn, and Holden.

- J. TRANSMITTAL OF INFORMATION ONLY ITEMS
- K. INFORMATION/CONSENT PUBLIC HEARINGS
- L. PUBLIC HEARINGS
- M. REPORT OF EXECUTIVE DIRECTOR/SECRETARY
- N. COMMUNITY DEVELOPMENT BUSINESS/COMMITTEE REPORTS

CITY COUNCIL

At 8:06 p.m. the joint meetings with the City Council concluded.

- O. REPORTS
- P. PUBLIC COMMENTS ON REPORTS
- Q. APPOINTMENT ITEMS
- R. STUDY SESSION
- S. PUBLIC COMMENTS ON STUDY SESSION
- T. ADJOURNMENT

At 8:06 p.m. the Community Development Commission concurred to adjourn the meeting.

DANIEL MARTINEZ
City Clerk

DR. THOMAS E. HOLDEN
Chairman

MINUTES

OXNARD COMMUNITY DEVELOPMENT COMMISSION
Regular Meeting
January 23, 2007

DRAFT

A. ROLL CALL/POSTING OF AGENDA

At 7:04 p.m., the regular meeting of the Oxnard Community Development Commission convened in the Council Chambers concurrently with the Oxnard City Council and Oxnard Housing Authority. Commissioners Thomas E. Holden, Andres Herrera, Dean Maulhardt, John C. Zaragoza, and Timothy B. Flynn were present. The City Clerk stated that the agenda was posted on Thursday in the Library and City Clerk's Office. Chairman Holden presided and called the meeting to order. Staff members present were: Daniel Martinez, Secretary Designate; Edmund Sotelo, Executive Director; Karen Burnham, Assistant Executive Director; Gary L. Gillig, General Counsel; and Grace Magistrale Hoffman, Deputy City Manager.

B. PUBLIC COMMENTS ON CLOSED SESSION ITEMS

C. CLOSED SESSION

D. OPENING CEREMONIES

The meeting opened with the pledge of allegiance to the flag of the United States led by Pete Sorenson, Oxnard/Ocotlan Sister City Committee, followed by a moment of silence.

E. CEREMONIAL CALENDAR

F. PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

G. REVIEW OF INFORMATION/CONSENT AGENDA

H. PUBLIC COMMENTS ON INFORMATION/CONSENT AGENDA

I. INFORMATION/CONSENT AGENDA

City Clerk Department

1. SUBJECT: Minutes of the Regular Meetings of Community Development Commission for September 12, 19, 26, October 3, 17, 24, November 14, 21, 28, December 5, 12 and 19, 2006.
RECOMMENDATION: Approve.
ACTION: Approved as recommended. (Maulhardt/Zaragoza) Ayes: Zaragoza, Flynn, Holden, Herrera, and Maulhardt.

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J. TRANSMITTAL OF INFORMATION ONLY ITEMS

K. INFORMATION/CONSENT PUBLIC HEARINGS

L. PUBLIC HEARINGS

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M. REPORT OF EXECUTIVE DIRECTOR/SECRETARY

N. COMMUNITY DEVELOPMENT BUSINESS/COMMITTEE REPORTS

City Manager Department

- 1. SUBJECT: Cancellation of the Regular Meetings Scheduled for February 6, 2007.
(101)
RECOMMENDATION: Cancel their regular meetings scheduled for February 6, 2007.
ACTION: Approved as recommended. (Maulhardt/Herrera) Ayes: Zaragoza, Herrera, Flynn, Holden, and Maulhardt.

CITY COUNCIL/HOUSING AUTHORITY

At 8:11 p.m. the joint meetings with the City Council and Housing Authority concluded.

O. REPORTS

P. PUBLIC COMMENTS ON REPORTS

Q. APPOINTMENT ITEMS

R. STUDY SESSION

S. PUBLIC COMMENTS ON STUDY SESSION

T. ADJOURNMENT

At 8:11 p.m. the Community Development Commission concurred to adjourn the meeting.

DANIEL MARTINEZ
City Clerk

DR. THOMAS E. HOLDEN
Chairman

Minutes

OXNARD COMMUNITY DEVELOPMENT COMMISSION

Regular Meeting
February 13, 2007

A. ROLL CALL/POSTING OF AGENDA

At 7:06 p.m., the regular meeting of the Oxnard Community Development Commission convened in the Council Chambers, concurrently with the City Council. Commissioners Thomas E. Holden, Andres Herrera, Dean Maulhardt, John C. Zaragoza, and Timothy B. Flynn were present. The City Clerk stated that the agenda was posted on Thursday in the Library and City Clerk's Office. Chairman Holden presided and called the meeting to order. Staff members present were: Ed Sotelo, Executive Director; Karen Burnham, Assistant Executive Director; Gary L. Gillig, General Counsel; and Jill A. Beaty, Assistant Secretary Designate.

B. PUBLIC COMMENTS ON CLOSED SESSION ITEMS

C. CLOSED SESSION

D. OPENING CEREMONIES

The meeting opened with the pledge of allegiance to the flag of the United States, followed by a moment of silence.

E. CEREMONIAL CALENDAR

F. PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

G. REVIEW OF INFORMATION/CONSENT AGENDA

H. PUBLIC COMMENTS ON INFORMATION/CONSENT AGENDA

Ed Ellis favors a public restroom downtown.

Lawrence Stein, maintenance of alleyways (I-2)

Antonio Flores and Pat Brown in support of I-2

I. INFORMATION/CONSENT AGENDA

Community Development Department

2. SUBJECT: Project Specifications for Phase II Improvements to Parking Lots and Alleys, Located Between Fifth Street, Wooley Road, Oxnard Boulevard, and the Railroad Crossing East of Meta Street. (015)
RECOMMENDATION: That the Community Development Commission adopt Resolution No. 118 agreeing to pay certain costs related to certain public improvements in the merged

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Downtown Renewal (R-108) and CCRP and making certain determinations and findings pursuant to Health and Safety Code Section 33445 (Project Specification No. PW07-14 Downtown Parking Lots, Alleys, and Lighting Phase II).

- 3. SUBJECT: Appropriation of Funds for Downtown Redevelopment Project Area. (027)
RECOMMENDATION: Approve the special budget appropriation to recognize miscellaneous revenue of \$88,693 (originally recognized as tax increment revenue) and appropriate these funds to the Central City Revitalization Project Area for various expenses associated with the Downtown.

INFORMATION/CONSENT AGENDA ACTION: Approved (Zaragoza/Maulhardt). Ayes: Flynn, Herrera, Holden, Maulhardt, and Zaragoza.

- J. TRANSMITTAL OF INFORMATION ONLY ITEMS
- K. INFORMATION/CONSENT PUBLIC HEARINGS
- L. PUBLIC HEARINGS
- M. REPORT OF EXECUTIVE DIRECTOR
- N. COMMUNITY DEVELOPMENT COMMISSION BUSINESS/COMMITTEE REPORTS

The City Council reported on 1) Oxnard participation in a National League of Cities Gang Violence Prevention Conference in Oakland. The City Council commended Oxnard’s Police Department leadership and officers. 2) a lobbying trip to Washington, D.C. where solid working relationships continue to grow; and 3) safety in the downtown area and declining crime rates overall.

CITY COUNCIL

At 9:12 p.m. the concurrent meeting with the City Council concluded.

- O. REPORTS
- P. PUBLIC COMMENTS ON REPORTS
- Q. APPOINTMENT ITEMS
- R. STUDY SESSION
- S. PUBLIC COMMENTS ON STUDY SESSION
- T. ADJOURNMENT

At 11:42 p.m. the Community Development Commission concurred to adjourn.

JILL A. BEATY
Assistant Secretary Designate

THOMAS E. HOLDEN
Chairman

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MINUTES
OXNARD COMMUNITY DEVELOPMENT COMMISSION
Regular Meeting
February 27, 2007

Because there were no items requiring consideration on this date, there was no regular meeting.

DANIEL MARTINEZ
Secretary Designate

DR. THOMAS E. HOLDEN
Chairperson

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MINUTES
OXNARD COMMUNITY DEVELOPMENT COMMISSION
Regular Meeting
March 6, 2007

Because there were no items requiring consideration on this date, there was no regular meeting.

DANIEL MARTINEZ
Secretary Designate

DR. THOMAS E. HOLDEN
Chairperson

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MINUTES
OXNARD COMMUNITY DEVELOPMENT COMMISSION
Regular Meeting
March 13, 2007

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Because there were no items requiring consideration on this date, there was no regular meeting.

JILL BEATY
Assistant Secretary Designate

DR. THOMAS E. HOLDEN
Chairperson

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MINUTES

OXNARD COMMUNITY DEVELOPMENT COMMISSION Regular Meeting March 20, 2007

A. ROLL CALL/POSTING OF AGENDA

At 7:01 p.m., the regular meeting of the Oxnard Community Development Commission convened in the Council Chambers, concurrently with the Oxnard City Council. Commissioners Thomas E. Holden, Andres Herrera, John C. Zaragoza and Timothy P. Flynn were present. Mayor Pro Tem Dean Maulhardt was absent. The Deputy Secretary Designate stated that the agenda was posted on Thursday in the Library and City Clerk's Office. Chairman Holden presided and called the meeting to order. Staff members present were: Edmund F. Sotelo, Executive Director; Karen Burnham, Assistant Executive Director; Gary L. Gillig, General Counsel; and Lourdes A. López, Deputy Secretary Designate.

B. PUBLIC COMMENTS ON CLOSED SESSION ITEMS

C. CLOSED SESSION

D. OPENING CEREMONIES

The meeting opened with the pledge of allegiance to the flag of the United States followed by a moment of silence.

E. CEREMONIAL CALENDAR

F. PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

G. REVIEW OF INFORMATION/CONSENT AGENDA

H. PUBLIC COMMENTS ON INFORMATION/CONSENT AGENDA

Pat Brown re development of project (I-1).

I. INFORMATION/CONSENT AGENDA

Community Development Department

1. SUBJECT: Affordable Housing and Loan Agreement with Housing Opportunity Management and Education (HOME) Corporation. (001)
RECOMMENDATION: 1) Approve and authorize the Chairman to execute an Affordable Housing and Loan Agreement with HOME Corporation (A-6855) in the amount of \$340,000 to provide a loan for the purchase of the property at 131 East Seventh Street for the development of affordable housing; and 2) Approve the appropriation of funds in the amount of \$340,000 from the Housing Set-Aside Fund Balance to a new project, "CDC Loan/131 East Seventh Street," from which a loan will be provided to the HOME Corporation.

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ACTION: Approved as recommended. (Zaragoza/Holden); Ayes: Zaragoza, Herrera, Flynn and Holden. Absent: Maulhardt.

J. INFORMATION/CONSENT PUBLIC HEARINGS

K. PUBLIC HEARINGS

L. REPORT OF EXECUTIVE DIRECTOR

M. CITY COUNCIL BUSINESS/COMMITTEE REPORTS

N. REPORTS

CITY COUNCIL

At 7:48 p.m., the concurrent meeting with the City Council concluded.

O. PUBLIC COMMENTS ON REPORTS

P. APPOINTMENT ITEMS

Q. STUDY SESSION

R. PUBLIC COMMENTS ON STUDY SESSION

S. ADJOURNMENT

At 7:48 p.m. the Community Development Commission concurred to adjourn the meeting.

LOURDES A. LÓPEZ
Deputy Secretary Designate

DR. THOMAS E. HOLDEN
Chairman

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MINUTES

OXNARD COMMUNITY DEVELOPMENT COMMISSION

Regular Meeting

March 27, 2007

A. ROLL CALL/POSTING OF AGENDA

At 7:02 p.m., the regular meeting of the Oxnard Community Development Commission convened in the Council Chambers, concurrently with the City Council. Commissioners Thomas E. Holden, Andres Herrera, Dean Maulhardt, John C. Zaragoza, and Timothy B. Flynn were present. The Deputy Secretary Designate stated that the agenda was posted on Thursday in the Library and City Clerk's Office. Chairman Holden presided and called the meeting to order. Staff members present were: Daniel Martinez, Secretary Designate; Edmund F. Sotelo, Executive Director; Gary L. Gillig, General Counsel; Karen Burnham, Assistant Executive Director; and Curtis Cannon, Community Development Director.

B. PUBLIC COMMENTS ON CLOSED SESSION ITEMS

C. CLOSED SESSION

D. OPENING CEREMONIES

The meeting opened with the pledge of allegiance to the flag of the United States, followed by a moment of silence for Paul B. Humphreys and Joe Luna.

E. CEREMONIAL CALENDAR

F. PUBLIC COMMENTS ON ITEMS NOT ON THE AGENDA

G. REVIEW OF INFORMATION/CONSENT AGENDA

H. PUBLIC COMMENTS ON INFORMATION/CONSENT AGENDA

I. INFORMATION/CONSENT AGENDA

Community Development Commission

2. SUBJECT: Reallocation of \$4.9 Million Dollar City and Community Development Commission Loan Commitments for an 86 unit and a 54 unit Affordable Apartment Project at RiverPark being developed by Cabrillo Economic Development Corporation ("CEDC") for Extremely and Very Low Income Families, Located at the West End of Olive Street. (007)
RECOMMENDATION: That the Community Development Commission ("CDC") authorize the Community Development Director to execute a letter to CEDC expressing the CDC's commitment to provide a \$2.7 Million Dollar loan to assist the development of a 54 unit affordable apartment project known as Paseo Santa Clara in the RiverPark development.

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INFORMATION/CONSENT AGENDA ACTION: Approved as recommended. (Herrera/Maulhardt)
Ayes: Maulhardt, Zaragoza, Herrera, Flynn, and Holden.

J. TRANSMITTAL OF INFORMATION ONLY ITEMS

K. INFORMATION/CONSENT PUBLIC HEARINGS

ACTION: Chairman Holden declared the public hearing open. The Secretary Designate reported on posting, publication and that there were no written communications received.

Community Development Department

- 1. SUBJECT: First Amendment to the Redevelopment Implementation Plan. (029)
RECOMMENDATION: Adopt **Resolution No. 119** approving the First Amendment to the Redevelopment Implementation Plan for the Merged Downtown Renewal Project, Central City Revitalization Project, Southwinds Project, Ormond Beach Project, and Historic Enhancement and Revitalization of Oxnard Project.
ACTION: Close the public hearing. (Herrera/Zaragoza) Unanimously. Approved as recommended. (Herrera/Holden) Ayes: Zaragoza, Herrera, Flynn, Holden, and Maulhardt.

L. PUBLIC HEARINGS

ACTION: Chairman Holden declared the public hearing open. The Secretary Designate reported on posting, publication and that there were no written communications received.

Community Development Department

- 1. SUBJECT: Adopt a Resolution and Proposed Special Budget Appropriation in the Amount of \$750,000 for the New South Oxnard Branch Library Located at 4300 Saviers Road. (031)
RECOMMENDATION: That the Community Development Commission: (1) Adopt **Resolution No. 120** consenting to the payment of certain costs related to the new City Branch Library in the HERO Project and making certain determinations and findings pursuant to Health and Safety Code section 33445; and (2) Approve a special budget appropriation in the amount of \$750,000 from the HERO Project Area Fund Balance to the South Oxnard Library to assist in the construction of a new public facility.

The following individuals supported the funding of the South Oxnard Branch Library: Rev. Robert Cox, Shirley Godwin and Ed Ellis

ACTION: Close the public hearing. (Herrera/Zaragoza) Unanimously. Approved as recommended. (Herrera/Holden) Ayes: Zaragoza, Herrera, Flynn, Holden, and Maulhardt.

M. REPORT OF SECRETARY

N. COMMUNITY DEVELOPMENT COMMISSION BUSINESS/COMMITTEE REPORTS

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CITY COUNCIL

At 8:39 p.m. the joint meetings with the City Council concluded.

- O. PUBLIC COMMENTS ON REPORTS
- P. REPORTS
- Q. APPOINTMENT ITEMS
- R. PUBLIC COMMENTS ON STUDY SESSION
- S. STUDY SESSION
- T. ADJOURNMENT

At 8:39 p.m., the Community Development Commission concurred to adjourn the meeting.

DANIEL MARTINEZ
Secretary Designate

DR. THOMAS E HOLDEN
Chairman

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MINUTES
OXNARD COMMUNITY DEVELOPMENT COMMISSION
Regular Meeting
April 3, 2007

Because there were no items requiring consideration on this date, there was no regular meeting.

DANIEL MARTINEZ
Secretary Designate

DR. THOMAS E. HOLDEN
Chairperson

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MINUTES
OXNARD COMMUNITY DEVELOPMENT COMMISSION
Regular Meeting
April 10, 2007

Because there were no items requiring consideration on this date, there was no regular meeting.

JILL BEATY
Assistant Secretary Designate

DR. THOMAS E. HOLDEN
Chairperson

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MINUTES
OXNARD COMMUNITY DEVELOPMENT COMMISSION
Regular Meeting
April 17, 2007

Because there were no items requiring consideration on this date, there was no regular meeting.

DANIEL MARTINEZ
Secretary Designate

DEAN MAULHARDT
Vice-Chairperson

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