

**MINUTES OF THE OVERSIGHT BOARD
FONTANA REDEVELOPMENT SUCCESSOR AGENCY
FRIDAY, APRIL 19, 2013**

CALL TO ORDER/ROLL CALL:

The Meeting of the Oversight Board, Fontana Redevelopment Successor Agency, was called to order at 9:08 a.m., which was held on Friday, April 19, 2013, in the Fontana City Hall, Executive Conference Room, 8353 Sierra Avenue, Fontana, California.

OSB Members Present: Chair Evelyne Ssenkoloto, Vice-Chair Acquanetta Warren, and OSB Members Dr. Eric Bishop, Lynne Fischer, Susan Killian, John Roberts, and Laura Mancha. OSB Members Absent: None.

OSB Staff Present: Kenneth R. Hunt, City Manager; David Edgar, Deputy City Manager, Administrative Services; Cecilia Lopez-Henderson, Acting Deputy City Clerk; and Gerardo Rojas, Recording Secretary.

Others Present: Council Member Jesus Sandoval; Elisa Grey, Economic Development Manager; and RSG Advisors Hitta Mosesman and Felise Acosta; and Fontana resident Michael Espinoza.

PUBLIC COMMUNICATIONS: There were no public communications received.

A. APPROVAL OF MINUTES FROM FEBRUARY 22, 2013 MEETING

ACTION: Motion was made by OSB Member Roberts and seconded by OSB Member Bishop to approve the February 22, 2013 Minutes of the Oversight Board Meeting, Fontana Redevelopment Successor Agency. Motion passed by vote of Ayes: 6; Noes: 0; Abstain: 1 (OSB Member Mancha).

B. PRESENTATION OF PROPERTIES IDENTIFIED IN THE PROPERTY MANAGEMENT PLAN (PMP).

David Edgar, Deputy City Manager, provided staff with a presentation of all properties identified under the Property Management Plan. All properties mentioned were formerly owned by the Redevelopment Agency of the City of Fontana and have since been transferred to the City of Fontana Redevelopment Successor Agency. Before ultimately being transferred to the State of California, properties will be transferred from the Successor Agency to a property trust, another legal entity, before being transferred to the State of California. Before this occurs, the State of California Department of Finance (DOF) has asked the Fontana Redevelopment Successor Agency to prepare a

Property Management Plan for the disposition of all 114 parcels owned by the agency. As part of his presentation, Mr. Edgar described all properties by their location, disposition, and intended land use. A map outlining the property locations is on file with the City Clerk's Department. For his presentation, all properties were divided into three sections of the City (North, Central, and South) and classified under six distinct categories as follows:

1. Properties that are used for a public purpose;
2. Properties that will be transferred under an existing agreement/contract;
3. Properties that will be sold/put on the open market;
4. Properties that will be transferred to a school district/Chaffey College;
5. Remnant properties; and
6. Properties that have an existing agreement with the Department of Fish and Wildlife.

Discussion arose concerning the fly habitat preserve, Department of Fish and Wildlife lands, in south Fontana.

Mr. Edgar described all 114 properties by section and category and concluded by providing a timeline of future events and an estimated timeframe for completion as follows:

<u>May 2013:</u>	Property Management Plan completed;
<u>May 28, 2013:</u>	Property Management Plan presented to Fontana Redevelopment Successor Agency;
<u>End of May 2013:</u>	Due Diligence Review approved by Department of Finance (DOF);
<u>June 14, 2013:</u>	Property Management Plan is presented to Fontana Oversight Board;
<u>June 30, 2013:</u>	Property Management Plan submitted to the State of California;
<u>120 Days After:</u>	Property Management Plan approved by State of California and a Notice of Completion/Finding of Completion is issued.

Mr. Edgar stated that the Property Management Plan cannot be submitted to the State of California until clearance of the Due Diligence Review is received from the DOF.

Mr. Edgar stated that the title transfer process was expected to be challenging due to many technical nuances. The City of Fontana has not fully resolved title transfers as they relate to title companies and their issuance of title insurance. The Department of Finance has stated they are willing to issue approval letters on title transfers. With approval letters, title companies are willing to issue title insurance. Mr. Edgar stated that it was not certain if approval letters were to be issued for the entire Property Management Plan or on a property-by-property basis.

Mr. Edgar stated that in November 2013, properties would be up for sale and was not sure if properties were to be sold as a whole or property-by-property. The City of Fontana is in the process of compiling information in anticipation of being questioned by the State of California as to the intended uses for any particular parcel.

C. STAFF/BOARD MEMBERS COMMUNICATION

OSB Member Lynne Fischer, County of San Bernardino, Board of Supervisors Appointment, announced that this was her last meeting, and her replacement was Kathryn Brann, Housing Analyst, San Bernardino County Economic Development Agency.

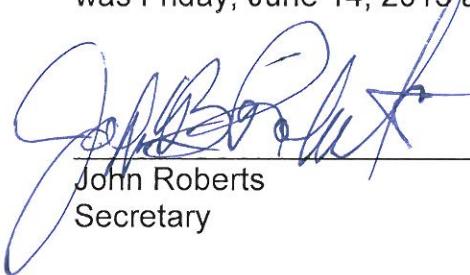
OSB Member Laura Mancha thanked City staff for bringing Charley's Tastee Restaurant on Arrow Boulevard back to the City of Fontana.

Vice-Chair Acquanetta Warren announced that she was hosting her first "Walk with the Mayor" event on May 4, 2013, starting in the Downtown Fontana area, walking through the Pacific Electric Trail, and ending at the Fontana Farmers Market.

There were no other comments received from the OSB Members.

ADJOURNMENT:

Chairperson Ssenkoloto announced that the next Fontana Oversight Board Meeting was Friday, June 14, 2013 at 9:00 a.m. The OSB Meeting was adjourned at 9:50 a.m.



John Roberts
Secretary



Evelyne Ssenkoloto
Chairperson