

**MINUTES OF THE OVERSIGHT BOARD  
FONTANA REDEVELOPMENT SUCCESSOR AGENCY  
FRIDAY, DECEMBER 12, 2014**

---

**CALL TO ORDER/ROLL CALL:**

The Meeting of the Oversight Board, Fontana Redevelopment Successor Agency, was called to order at 8:37 a.m., which was held on Friday, December 12, 2014, in the Fontana City Hall, Executive Conference Room, 8353 Sierra Avenue, Fontana, California.

OSB Members Present: Vice-Chair Acquanetta Warren, and OSB Members John Roberts, Dr. Eric Bishop, Laura Mancha, Kathryn Brann, and Randall Bassett. OSB Members Absent: Chair Evelyne Ssenkoloto.

OSB Staff Present: Ken Hunt, City Manager; David Edgar, Deputy City Manager, Administrative Services; Cecilia Lopez-Henderson, Deputy City Clerk; and Gerardo Rojas, Administrative Clerk.

**PUBLIC COMMUNICATIONS:** There were no public communications received.

**A. OATH OF OFFICE FOR RANDALL S. BASSETT, ASSOCIATE SUPERINTENDENT OF BUSINESS SERVICES, FONTANA UNIFIED SCHOOL DISTRICT AS COUNTY SUPERINTENDENT OF EDUCATION APPOINTMENT**

**ACTION:** Oath of affirmation of allegiance was administered to Randal S. Bassett by Vice-Chair Warren.

**CONSENT ITEMS:**

**A. APPROVAL OF MINUTES FOR SEPTEMBER 19, 2014, FONTANA OVERSIGHT BOARD MEETING**

**ACTION:** Motion was made by OSB Member Bishop, and seconded by OSB Member Roberts to approve the September 19, 2014 Minutes of the Oversight Board Meeting, Fontana Redevelopment Successor Agency. Motion passed by vote of 4-0-1-2 (Ayes: OSB Members Warren, Roberts, Brann, and Bishop; Noes: 0; Absent: Chair Ssenkoloto; Abstain: Bassett and Mancha).

**B. SALE OF PROPERTIES – LONG RANGE PROPERTY MANAGEMENT PLAN (LRPMP)**

**(1) DETERMINE THAT THIS ACTION IS EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND DIRECT STAFF TO FILE A NOTICE OF EXEMPTION;**

**(2) ADOPT RESOLUTION NO. FOB 2014-08 APPROVING THE SALE OF THE FORMER FONTANA REDEVELOPMENT AGENCY PROPERTY LOCATED AT 8647 AND 8651 SIERRA AVENUE TO JACK E. LONG;**

**(3) ADOPT RESOLUTION NO. FOB 2014-09 APPROVING THE SALE OF THE FORMER FONTANA REDEVELOPMENT AGENCY PROPERTY LOCATED AT 8985 OLIVE STREET TO CHAFFEY COMMUNITY COLLEGE;**

**(4) ADOPT RESOLUTION NO. FOB 2014-10 APPROVING THE SALE OF THE FORMER FONTANA REDEVELOPMENT AGENCY PROPERTIES IDENTIFIED AS ASSESSOR PARCEL NUMBER 0193-234-03 THROUGH 0193-234-05 LOCATED ON HOLLY DRIVE TO THE SEGEL FAMILY TRUST;**

**(5) ADOPT RESOLUTION NO. FOB 2014-11 APPROVING THE SALE OF THE FORMER FONTANA REDEVELOPMENT AGENCY PROPERTIES IDENTIFIED AS ASSESSOR PARCEL NUMBER 0237-201-06, 0236-211-46, 0236-211-43, 0237-411-06, AND 0237-381-59 LOCATED WITHIN THE SOUTHERN CALIFORNIA EDISON (SCE) EASEMENT TO DAVID E. SOREM;**

**(6) ADOPT RESOLUTION NO. FOB 2014-12 APPROVING THE SALE OF THE FORMER FONTANA REDEVELOPMENT AGENCY PROPERTIES IDENTIFIED AS ASSESSOR PARCEL NUMBER 0240-132-01 THROUGH 0240-132-06 AND 0240-341-72, 0240-341-73 AND 0240-341-74 LOCATED WITHIN THE WALNUT VILLAGE NEIGHBORHOOD TO SABER AWAD/SA GOLDEN INVESTMENTS; AND**

**(7) AUTHORIZE THE CITY MANAGER TO NEGOTIATE AND EXECUTE PURCHASE AND SALE AGREEMENTS AND/OR ANY OTHER DOCUMENTS NECESSARY OR APPROPRIATE TO IMPLEMENT SAID SALES ON BEHALF OF THE SUCCESSOR AGENCY TO THE FONTANA REDEVELOPMENT AGENCY.**

David Edgar, Deputy City Manager, provided a staff report on the status of all properties formerly owned by the former Fontana Redevelopment Agency. Deputy City Manager Edgar stated that properties had been divided into two categories: (1) The transfer of land for government purpose; and (2) properties that needed to be sold. Mr. Edgar noted that of the 116 for-sale properties, 10 groups of properties had been obligated to be sold, with two properties having already been sold. Mr. Edgar stated that these properties had gone through the sale process and had been placed on the market, offers had been solicited, and multiple offers had been received.

Mr. Edgar also presented five groups of properties that were ready to be sold, which included the locations and details of the properties. Mr. Edgar stated that upon approval by the Oversight Board, documentation would be sent to the California Department of Finance (DOF). Mr. Edgar stated that the DOF had a 100-day review

process, with an estimated closing of escrow date of April, 2015.

**ACTION:** Motion was made by OSB Member Mancha, and seconded by OSB Member Bassett and passed by vote of 6-0-1 to approve Consent Item "B" (Ayes: OSB Members Warren, Roberts, Bishop, Brann, Bassett, and Mancha; Noes: 0; Absent: Ssenkoloto; Abstain: Bishop from Consent Item "B-3" regarding the sale of the property located at 8985 Olive Street to Chaffey Community College) as follows:

1) Determine that this action is exempt from the California Environmental Quality Act and direct staff to file a Notice of Exemption; (2) Adopt Resolution No. FOB 2014-08, approving the sale of the former Fontana Redevelopment Agency property located at 8647 and 8651 Sierra Avenue to Jack E. Long; (3) Adopt Resolution No. FOB 2014-09, approving the sale of the former Fontana Redevelopment Agency property located at 8985 Olive Street to Chaffey Community College; (4) Adopt Resolution No. FOB 2014-10, approving the sale of the former Fontana Redevelopment Agency properties identified as assessor parcel number 0193-234-03 through 0193-234-05 located on Holly Drive to the Segel Family Trust; (5) Adopt Resolution No. FOB 2014-11, approving the sale of the former Fontana Redevelopment Agency properties identified as assessor parcel number 0237-201-06, 0236-211-46, 0236-211-43, 0237-411-06, and 0237-381-59 located within the Southern California Edison (SCE) easement to David E. Sorem; (6) Adopt Resolution No. FOB 2014-12, approving the sale of the former Fontana Redevelopment Agency properties identified as assessor parcel number 0240-132-01 through 0240-132-06 and 0240-341-72, 0240-341-73 and 0240-341-74 located within the Walnut Village neighborhood to Saber Awad/SA Golden Investments; and (7) Authorize the City Manager to negotiate and execute Purchase and Sale Agreements and/or any other documents necessary or appropriate to implement said sales on behalf of the Successor Agency to the Fontana Redevelopment Agency.

## **STAFF/BOARD MEMBER COMMUNICATION**

OSB Member Mancha welcomed Mr. Randall Bassett to the Oversight Board and wished everyone a peaceful holiday.

OSB Member Roberts commended staff on the great work that had been done throughout the process of the Long Range Property Management Plan.

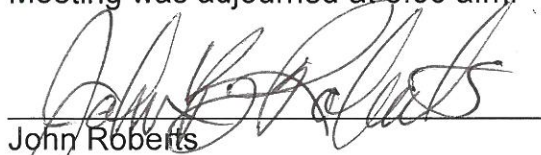
Vice-Chair Warren wished everyone a Happy Holiday. Vice-Chair Warren also commended staff on the great work that had been done throughout the process of the Long Range Property Management Plan, and thanked all board members for serving on the OSB throughout the year.

David Edgar wished everyone a Merry Christmas.

## **ADJOURNMENT:**


Vice-Chair Warren announced that the next Fontana Oversight Board Meeting would be held on Friday, February 20, 2015, at 8:30 a.m. in the Fontana City Hall, Executive

Conference Room located, at 8353 Sierra Avenue, Fontana, CA 92335. The OSB Meeting was adjourned at 8:56 a.m.



---

John Roberts  
Secretary



---

Acquannetta Warren  
Vice-Chair