

AGENDA

Regular Meeting

GARDEN GROVE AGENCY FOR COMMUNITY DEVELOPMENT

Community Meeting Center
11300 Stanford Avenue

February 24, 2004

7:05 p.m.

Council Chamber

ROLL CALL: MEMBER BROADWATER, MEMBER LEYES, MEMBER TRAN,
VICE CHAIRMAN DALTON, CHAIRMAN ROSEN

All members present.

Members of the public desiring to speak on any item of public interest, including any item on the agenda except public hearings, must do so during Oral Communications at the beginning of the meeting. Each speaker shall fill out a card stating name and address, to be presented to the City Clerk, and shall be limited to five (5) minutes. Members of the public wishing to address public hearing items shall do so at the time of the public hearing. Additionally, any person requiring auxiliary aids and services due to a disability should contact the City Clerk's office to arrange for special accommodations.

1. ORAL COMMUNICATIONS - PUBLIC: (To be held simultaneously with City Council and Sanitary District Oral Communications.)
 - 1.a. Al Beaudette of Lowe Enterprises addressed the Agency, expressing his gratitude for the Agency delaying its decision on January 13 relative to the Negotiation Agreement for the Longston Pit landfill site. (F: A-53.3) (XR: A-55.295) (XR: 73.9) (XR: A-55.229) (XR: A-116.6)
 - 1.b. Tony Flores addressed the Agency requesting financial information concerning the hotels on Harbor Boulevard. (F: A-53.3)

ACTION: Chairman Rosen asked staff to provide the requested information to both Ray Littrell and Tony Flores.
2. CONSENT ITEMS: (It is recommended that Items 2.a. and 2.b. be acted on simultaneously unless separate discussion and/or action are requested by an Agency member or a member of the audience.)

MEMBERS: MEMBER BROADWATER, MEMBER LEYES, MEMBER TRAN,
VICE CHAIRMAN DALTON, CHAIRMAN ROSEN

- 2.a. Approval of Negotiation Agreement with Tricon Development for the 9.86-acre Longston Pit landfill site located within the boundaries of the Garden Grove Community Project Area; and authorize the Director and Secretary to execute the agreement. (Continued from meeting of January 13, 2004.) (F: A-55.295) (XR: 73.9) (XR: A-55.229) (XR: A-116.6)

ACTION: 6-month agreement approved and authorized.

(4 Ayes. Dalton voted no.)

- 2.b. Approval of Minutes of the Regular Meetings of the Agency held January 27 and February 10, 2004. (F: Vault)

ACTION: Approved.

(5 Ayes.)

3. ITEMS FOR CONSIDERATION:

- 3.a. Discussion regarding development proposals for the Brookhurst Triangle. (F: A-116.7)

ACTION: Detailed financial costs and market feasibility analyses from Urban Pacific/KB Home, Charles Kim/Ted Yoon, and Meredith Enterprises to be submitted by April 6, 2004.

4. MATTERS FROM AGENCY MEMBERS AND DIRECTOR:

None.

5. CLOSED SESSION:

- 5.a. Pursuant to Government Code section 54956.8, the Agency will give direction to its negotiator (Agency Director) concerning properties bounded by Brookhurst Street, Brookhurst Way, and Garden Grove Boulevard, known as the Brookhurst Triangle, properties 089-071-05, 14 (Jose L. Gonzalez); 089-071-06, 07, 13 (Herbert Friedlander); 089-071-11 (Dal G. Ruebsamen); 089-071-08, 12 (John Nelson); 089-071-25 (Joann Owenby Ayala); 089-661-06 (Minh V. & Kim L. Tran); and 089-071-24, 089-661-03, 04, 05 (Agency).

ACTION: Not discussed.

- 5.b. Pursuant to Government Code section 54956.8, the Agency will give direction to its negotiator (Agency Director) concerning properties located at 12261 Chapman

MEMBERS: MEMBER BROADWATER, MEMBER LEYES, MEMBER TRAN,
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Avenue (233-181-01 & 233-171-21, 19) and 12361 Chapman Avenue (233-171-09), known as the Longston Pit. The parties with whom the Agency is negotiating are Tricon, Tarsadia, Lowe Enterprises, and John Laing Homes.

ACTION: Discussed.

6. ADJOURNMENT: 8:10 p.m.