

APPROVED
MINUTES OF THE SPECIAL MEETING OF THE
ALAMEDA REUSE AND REDEVELOPMENT AUTHORITY
Tuesday, May 19, 2009

2-A

The meeting convened at 7:47 p.m. with Chair Johnson presiding.

1. ROLL CALL

Present: Chair Beverly Johnson
Boardmember Lena Tam
Boardmember Frank Matarrese
Boardmember Marie Gilmore
Vice Chair Doug deHaan

2. CONSENT CALENDAR

2-A. Approve the minutes of the Regular Meeting of April 1, 2009.

2-B. Authorize Negotiation and Execution of a Sublease Extension for General Services Administration at Alameda Point.

2-C. Accept the Interim Executive Director's Statement of Emergency Regarding Expenditures for the Fire at the Fleet Industrial Supply Center and Approve the Project Budget

Item 2-C was pulled by Member Tam for discussion. The balance of the Consent Calendar was motioned for approval by Member Tam, seconded by Member Matarrese and passed by the following voice votes: 5 ayes, 0 Noes, 0 Abstentions.

Item 2-C – Member Tam asked for clarification on whether or not the debris retrieved was tested. Leslie Little, Development Services Director, explained that the debris was tested by quarter, and not tested individually, because the intent is to haul everything off. Member Tam also asked what kind of thresholds should be met to determine whether it was cleaned accurately. Ms. Little stated that the Bay Area Air Quality Management District (BAAQMD) set the standards for the cleanup.

Vice Chair deHaan and Member Matarrese expressed concerns that the ARRA is now footing the \$1.6M bill for the demo of the burned building. They discussed Catellus' DA which obligates them to do demolition, which included this building. Ms. Little explained that they're not obligated to do the demo because they have not moved forward with any initial phase. She further explained that an issue such as this is an unanticipated cost which clearly demonstrates what these do to the fund balance.

Member Matarrese requested that the cost be transferred to the project and that Catellus remain obligated to reimburse the ARRA. He requested the City Attorney provide feedback on the proper legal options we have so that the project becomes encumbered. Terri Highsmith, City Attorney, understood the direction and will provide the information requested.

Member Matarrese motioned for approval of Item 2-C with the provision of receiving feedback from legal counsel on the possibilities of encumbering the cost to the project. Member Tam seconded the motion and it was passed by the following voice votes: 5 ayes, 0 Noes, 0 Abstentions.

3. ORAL COMMUNICATIONS, NON-AGENDA (PUBLIC COMMENT)

There were no speakers.

4. COMMUNICATIONS FROM THE GOVERNING BODY

Vice Chair deHaan and Member Matarrese attended the last RAB meeting and had concerns about the Navy's cleanup direction – whether it is predicated on the PDC, or if the Navy is remediating according to SunCal's concept plan. Member Matarrese requested clarification of their method and also requested this item be agendaized and brought back to the ARRA at its next regular meeting.

5. ADJOURNMENT

Meeting was adjourned at 8:04 p.m. by Chair Johnson.

Respectfully submitted,

Irma Glidden
ARRA Secretary