

MINUTES

of a regular meeting of the Board of Directors of the Redevelopment Agency of the City of Redlands held in the City Council Chambers, Civic Center, 35 Cajon Street, at 4:48 P.M. on April 16, 1996.

PRESENT

Swen Larson, Chairman  
Pat Gilbreath, Vice Chairman  
William E. Cunningham, Member  
Gilberto Gil, Member  
Geni A. S. Banda, Member

Gary M. Luebbers, Executive Director  
Daniel J. McHugh, Agency Attorney  
Lorrie Poyzer, Agency Secretary  
John Andrews, Redlands Daily Facts  
Alisa Slaughter, The Sun

ABSENT

None

The minutes of the regular meeting of April 2, 1996, were unanimously approved as submitted on motion of Mr. Cunningham, seconded by Mr. Gil.

JOINT MEETING - REDEVELOPMENT AGENCY AND CITY COUNCIL

Bond Counsel - Executive Director Luebbers reported that requests for proposals for bond counsel service for the City and the Redevelopment Agency were mailed to seven law firms on February 28, 1996. At the March 19, 1996, joint meeting of the City Council and the Board of Directors of the Redevelopment Agency, a Bond Counsel Selection Committee was approved. The Committee, consisting of Board Member Cunningham, Board Member Gilbreath, Finance Director Chapman, Executive Director Luebbers, held a meeting on March 21, 1996, to review each proposal and determine the number of firms to be interviewed. Based on the proposals submitted, four of the seven firms were invited for interviews with the Committee on March 29, 1996. Following that meeting, the Committee voted unanimously to recommend the firm Stradling, Yocca, Carlson & Rauth as the City and Redevelopment Agency bond counsel. Mrs. Gilbreath moved to approve this recommendation. Motion seconded by Mr. Cunningham and carried unanimously.

LATE BREAKING ITEM

Funds - Underground Tank Removal - Administrative Services Director Pettus reported that on April 11, 1996, during site preparation and grading activities, the Krikorian contractors found a 550 gallon fuel tank buried on Redevelopment Agency property located at the southwest corner of Oriental Avenue and Eureka Street. The Redlands Fire Department HazMat Team tested the substance in the tank and surrounding area. It was confirmed via laboratory evaluation that the substance is gasoline, a small amount of which "spilled"

onto the soil. According to the California Health and Safety Code, the property owner is required to report tanks and spills. Staff has complied with this requirement. The Redevelopment Agency is also required to remediate the site. Noting that the need to take action was immediate, Mr. Larson moved to add this matter to the agenda which arose subsequent to the agenda being posted. Motion seconded by Mr. Cunningham and carried unanimously. Mr. Cunningham moved to approve a request for an additional appropriation not to exceed \$25,000.00 to cover site investigation, tank removal and remediation expenses at 325 North Eureka Street, and further to authorize award of a contract to the lowest bidder and authorize the Chairman to sign the necessary documents. Motion seconded by Mrs. Gilbreath and carried with Mr. Larson abstaining due to a possible conflict of interest.

#### ADJOURNMENT

There being no further business, the Board of Directors' meeting of the Redevelopment Agency adjourned at 4:53 P.M. The next regular meeting will be held on May 7, 1996.

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Secretary