

**CRA/LA, A DESIGNATED LOCAL AUTHORITY, AND SUCCESSOR AGENCY TO  
THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF LOS ANGELES, CA**

## **SPECIAL MEETING AGENDA**

**MONDAY, JUNE 25, 2018**

This Agenda was posted on or before June 1, 2018 at 5:00 p.m., at 500 W. Temple Street at the Main Entrance.

**AGENDA AVAILABLE ON THE INTERNET AT**

<http://www.crala.org>

**9:30 a.m.**

**KENNETH HAHN HALL OF ADMINISTRATION**

**500 W. Temple Street, Room 374-A  
Los Angeles, California 90012**

**Board meeting to consider Agenda Items**

**Governing Board Members**

Mee Semcken, Chair  
Ed P. Reyes, Vice Chair

Steve Valenzuela, Chief Executive Officer

**Accommodations such as sign language interpretation and translation services can be provided upon 72 hours notice. Contact CRA/LA @ (213) 977-1600.**

## ROLL CALL

**CONSENT ITEMS**

1. [APPROVAL OF APRIL 6, 2018 SPECIAL MEETING MINUTES](#)
2. [SUCCESSOR AGENCY ADMINISTRATION. AMEND CONTRACTS WITH OVERLAND, PACIFIC AND CUTLER, INC.; AON RISK SERVICES, INC./CUMBRE; SIMPSON & SIMPSON CPA'S; JOHN KALISKI ARCHITECTS; AND, PINTO + PARTNERS LLC FOR REQUIRED SERVICES TO THE SUCCESSOR AGENCY.](#)

**ACTION ITEMS**

3. [PROPERTIES RETAINED FOR FUTURE DEVELOPMENT. APPROVAL OF A 60-DAY EXTENSION TO THE OPTION AGREEMENT WITH THE CITY OF LOS ANGELES \("CITY"\) PROVIDING ADDITIONAL TIME FOR THE CITY TO EXERCISE ITS OPTION TO ACQUIRE THE FEE INTEREST IN CRA/LA-OWNED PROPERTY LOCATED AT 18447 W. SHERMAN WAY AND 7221 CANBY AVENUE \(RESEDA THEATRE\) AND IDENTIFIED AS LRPMP ASSET ID NOS. 44 AND 403.](#)  
Presenters: Barron McCoy/Dan Kahn
4. [PROPERTIES RETAINED FOR FUTURE DEVELOPMENT. APPROVAL OF AN 18-MONTH EXTENSION TO THE OPTION AGREEMENT WITH THE CITY OF LOS ANGELES \("CITY"\) PROVIDING ADDITIONAL TIME FOR THE CITY TO EXERCISE ITS OPTION TO ACQUIRE THE FEE INTEREST IN CRA/LA-OWNED PROPERTY LOCATED AT 3685 S. VERMONT AVENUE \(FORMER BETHUNE LIBRARY\) AND IDENTIFIED AS LRPMP ASSET ID NO. 86.](#)  
Presenters: Barron McCoy/Dan Kahn
5. [WIGGINS PAYMENT AGREEMENT – HAVANA HOTEL. APPROVAL OF A WIGGINS PAYMENT AGREEMENT FOR THE HAVANA HOTEL LOCATED AT 830 S. OLIVE STREET IN THE CITY CENTER PROJECT AREA.](#)  
Presenters: Barron McCoy/Dan Kahn
6. [REPLACEMENT HOUSING PLAN – CECIL HOTEL. APPROVAL OF A REPLACEMENT HOUSING PLAN FOR THE CECIL HOTEL LOCATED AT 640 S. MAIN STREET IN THE CITY CENTER REDEVELOPMENT PROJECT AREA.](#)  
Presenters: Barron McCoy/Dan Kahn
7. [STANDARD CRA/LA POLICIES. RECOMMENDATION TO REPEAL VARIOUS POLICIES ADOPTED BY THE FORMER AGENCY.](#)  
Presenters: Barron McCoy/Bella Morris

**ACTION ITEMS (REQUIRES OVERSIGHT BOARD APPROVAL)**

8. [SALE OF REAL PROPERTY. APPROVAL OF A PURCHASE AND SALE AGREEMENT WITH THE CITY OF LOS ANGELES \("CITY"\) TO SELL REAL PROPERTY KNOWN AS THE RESEDA TOWN CENTER AND IDENTIFIED AS LRPMP ASSET ID NO. 241 FOR A PURCHASE PRICE OF \\$6,845,000.](#)  
Presenters: Barron McCoy/Dan Kahn

9. [PROPERTIES RETAINED FOR FUTURE DEVELOPMENT. APPROVAL OF DISPOSITION PLANS FOR LRPMP ASSET ID NOS. 86 \(“FORMER BETHUNE LIBRARY”\), 168 \(“BUNKER HILL PARCEL Y-1”\), AND 475 \(“1ST & BOYLE”\), WHICH ARE SUBJECT TO OPTION AGREEMENTS WITH THE CITY OF LOS ANGELES.](#)

Presenters: Barron McCoy/Dan Kahn

10. [GRAND AVE ARTS/BUNKER HILL REGIONAL CONNECTOR STATION. AUTHORIZATION TO EXECUTE AN EASEMENT AGREEMENT WITH METRO, ENCUMBERING A PORTION OF BUNKER HILL PARCEL L \(LRPMP ASSET ID NO. 517-B\), AND ACCEPT PAYMENT OF \\$205,000.](#)

Presenters: Steve Valenzuela

### **REPORTS (FOR INFORMATIONAL PURPOSES)**

11. [QUARTERLY REPORT ON CITY USE OF NON-HOUSING EXCESS BONDS \(PERIOD ENDING MARCH 31, 2018\)](#)

12. [SEMI-ANNUAL REPORT ON CITY USE OF MATCHING GRANT FUNDS \(PERIOD ENDING MARCH 31, 2018\)](#)

13. [ANNUAL REPORT ON IMPLEMENTATION OF THE WIGGINS SETTLEMENT AGREEMENT](#)

### **CHIEF EXECUTIVE OFFICER’S REPORT**

14. CHIEF EXECUTIVE OFFICER’S REPORT

### **PUBLIC COMMENT**

15. Speaker’s form must be filled out and submitted to the Recording Secretary prior to the beginning of Public Comment. Each speaker is limited to two (2) minutes unless a time extension is allowed. Members of the public may address any item of interest within the subject matter jurisdiction of the Board.

### **CLOSED SESSION**

16. a) CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION (54956.9(d)(1) of the Govt. Code) – two matters:

Hollywood Heritage, Inc. v. CRA/LA, et al. (LASC BC59645)

United States of America *ex rel.*, Mei Ling, and Fair Housing Council of San Fernando Valley v. City of Los Angeles and CRA/LA (US District Court No. CV-11-00974 PSG (JCx))

- b) REAL PROPERTY NEGOTIATIONS: (GOVERNMENT CODE SECTION 54956.8)

Conference with real property negotiators regarding the price and terms for the sale of the properties located at 3900-3924 W. Jefferson Boulevard in Los Angeles. Negotiators: Steve Valenzuela, Barron McCoy, Dan Kahn and Thomas Webber. Negotiating Parties: M & A Gabae, Arman Gabay and the Charles Company.

17. ADJOURNMENT