

**MINUTES FOR THE REGULAR MEETING OF THE
COMMUNITY DEVELOPMENT COMMISSION OF THE CITY OF SOUTH GATE**

TUESDAY, SEPTEMBER 11, 2007

CALL TO ORDER The regular meeting of the Community Development Commission of the City of South Gate was called to order by Chairperson De Witt at 5:30 p.m.

ROLL CALL Sonia Guerrero, Recording Secretary

PRESENT Chairperson Bill De Witt, Vice Chairperson Gil Hurtado, Commission Board Member Henry C. Gonzalez and Commission Board Member Maria Davila; Interim Executive Director Mary Strenn, Director of Community Development Steve Lefever and Director of Public Works Robert Dickey

LATE Legal Counsel Raul Salinas arrived at 5:32 p.m., Commission Board Member Gregory Martinez arrived at 5:50 p.m. and City Clerk Carmen Avalos arrived at 6:05 p.m.

CONSENT CALENDAR Agenda Item 1 was approved during the adoption of the Consent Calendar, by motion of Commission Board Member Davila and seconded by Vice Chairperson Hurtado. Commission Board Member Martinez was absent.

1
MINUTES The Commission approved the minutes for the Regular Community Development Commission meeting of August 28, 2007, during consideration of the Consent Calendar.

2
LEGAL OPERATIONS The Commission approved and entered into a legal services agreement (Contract No. 2007-07-CDC) to retain Carpenter, Rothans & Dumont to provide professional litigation services to the Community Development Commission of the City of South Gate, by motion of Commission Board Member Gonzalez and seconded by Commission Board Member Davila. Commission Board Member Martinez was absent; and

a) Authorized the Mayor to execute the Retainer Agreement.

**COMMENTS FROM
THE AUDIENCE** None

**CLOSED SESSION
WALK-ON** Legal Counsel Salinas requested that an item be walked-on by the Commission. The item has to do "In Re California Senior Plaza". Legal Counsel Salinas informed the Commission that this matter was not posted

on the CDC agenda for a couple of reasons. Legal Counsel's view and opinion it is capable of the walk-on to the Commission's agenda. The substance of the matter that will be discussed in Closed Session had to do with mediation that occurred yesterday. The mediation obligation is somewhat time sensitive to obtain the approval of the Commission's authority to enter into that settlement agreement and there is a deadline that has been imposed to file the necessary papers with the bankruptcy court, if in fact the Commission is in agreement with that settlement. Legal Counsel Salinas asked for a roll call vote.

Chairperson De Witt motioned to Walk-on the item as 1(d), as stated by Legal Counsel and seconded by Vice Chairperson Hurtado.

ROLL CALL: Chairperson De Witt, yes; Vice Chairperson Hurtado, yes; Commission Board Member Davila, yes; Commission Board Member Gonzalez, yes; Commission Board Member Martinez, absent.

CLOSED SESSION

The Commission Board Members recessed into Closed Session at 5:36 p.m. and reconvened at 6:32 p.m. with all Board Members present. Legal Counsel Salinas reported the following:

1. CONFERENCE WITH LEGAL COUNSEL – PENDING LITIGATION
Pursuant to Government Code Section 54956.9(a)
 - a) City of South Gate v. Southland
 - b) In Re Southland (Receivership Proceedings)
 - c) In Re GWS (Bankruptcy)
 - d) In Re California Senior Plaza

There was no reportable action taken on items 1(a) through 1(c).

On item 1(d), the Commission received a presentation and on a motion made by Chairperson De Witt and seconded by Vice Chairperson Hurtado, and on a vote of 5-0, approved a settlement which will have the effect of bringing money back into the Commission's funds if that settlement is approved by the bankruptcy court in about 30 to 45 days from today.

ADJOURNMENT

At 6:34 p.m., Commission Board Member Gonzalez moved, Commission Board Member Davila seconded and the motioned carried (5-0) to adjourn the Community Development Commission meeting.

PASSED and **APPROVED** this 9th day of October, 2007.

W.H. (Bill) De Witt, Chairperson

Steven A. Lefever, Secretary