

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

TUESDAY, MARCH 25, 2008

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 5:33 p.m.

ROLL CALL Carmen Avalos, Recording Secretary

PRESENT Vice Chairperson Gil Hurtado, Commission Board Member Henry C. Gonzalez and Commission Board Member Maria Davila; Executive Director Ronald Bates, Legal Counsel Raul F. Salinas, Special Counsel Celeste Brady and Housing Administrator Vivian Garcia

ABSENT Chairperson Bill De Witt and Steven Lefever, Director of Community Development

LATE Commission Board Member Gregory Martinez arrived at the dais at 6:17 p.m.

CONSENT CALENDAR Agenda Item 1 was approved during the adoption of the Consent Calendar, by motion of Commission Member Davila and seconded by Commission Member Gonzalez.

1
MINUTES The Commission approved the minutes for the Regular Community Development Commission meeting of March 11, 2008, during consideration of the Consent Calendar.

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

2
REDEVELOPMENT The Commission ratified Resolution No. 2008-01-CDC entitled – A Resolution of the Community Development Commission of the City of South Gate approving the execution by the Executive Director of the Commission of (1) that certain agreement between the Commission and Mission Promenade, LLC accepting a payoff demand of \$1,250,000 as full settlement and satisfaction of a \$1,250,000 Promissory Note dated December 12, 2006; and (2) Substitution of Trustee and Full Reconveyance, by motion of Commission Member Davila and seconded by Vice Chairperson Hurtado.

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

3

REDEVELOPMENT

The Commission considered adopting a Resolution entitled - A Resolution of the Community Development Commission of the City of South Gate designating itself as the lead agency and the City of South Gate as the responsible agency under CEQA for Environmental Review of Proposed Plan Amendment No. 13 to existing Project Area No. 1.

Commission Member Gonzalez moved, Vice Chairperson Hurtado, seconded and the motion carried (3-0), to remove item 3 from the agenda, refer the item back to the City Attorney's office and return the item at the City Attorney's discretion. Chairperson De Witt and Commission Member Martinez were absent.

4

REDEVELOPMENT

The Commission considered adopting a Resolution entitled – Resolution of the Community Development Commission of the City of South Gate accepting and approving the Preliminary Plan for Proposed Plan Amendment No. 13 to existing Project Area No. 1 and the Amended Redevelopment Plan therefore; requesting that the County of Los Angeles establish the base year; providing certain notification to the affected taxing entities, the County, and the State Board of Equalization; and authorizing Community Development staff and consultants to proceed with the Redevelopment Plan Amendment.

Item 4 was removed from the agenda.

5

**COMMENTS FROM
THE AUDIENCE**

None

CLOSED SESSION

The Commission Board Members recessed into Closed Session at 5:48 p.m. and reconvened at 6:17 p.m., with three (3) Board Members present. Chairperson De Witt and Commission Member Martinez were absent. Legal Counsel Salinas reported the following:

1. CONFERENCE WITH LEGAL COUNSEL – PENDING LITIGATION
Pursuant to Government Code Section 54956.9(a)
 - a) In Re California Senior Plaza

The Commission received a report from its Legal Counsel with respect to the status of the legal proceedings. Upon completion of the report there was no reportable action taken by the Commission.

ADJOURNMENT

At 6:17 p.m., Commission Member Gonzalez moved, Commission Member Davila seconded and the motioned carried (4-0) to adjourn the Community Development Commission meeting. Chairperson De Witt was absent.

PASSED and **APPROVED** this 25th day of March, 2008.

W.H. (Bill) De Witt, Chairperson

Steven A. Lefever, Secretary