

MINUTES

DEVELOPMENT COMMITTEE Thursday, April 19, 2018, 3 p.m. Art Pick Council Chamber

PRESENT: Chair Gardner, Vice Chair Perry, Member Mac Arthur, and Councilmember Melendrez substituting for Member Mac Arthur for the item regarding commercial development of Successor Agency-owned vacant land within University Avenue Specific Plan

STAFF PRESENT: Dana Roa, Alex Nguyen, Margie Haupt, Lauren Sanchez, Kaitlyn Nguyen, Nathan Freeman, Gema Ramirez, Edyee Jimenez, David Welch, Emilio Ramirez, and others

ALSO PRESENT: Janice Penner, Patrick Brien, Frank Mihelich, David St. Pierre, Teresa Springer, John Collins, Theresa Newham, and others

Chair Gardner called the meeting to order at 3 p.m.

Councilmember Melendrez substituted for Member Mac Arthur for the following item.

DEVELOPMENT OF SUCCESSOR AGENCY-OWNED VACANT LAND - 2015-2039 UNIVERSITY AVENUE

Following discussion, a motion was made by Councilmember Melendrez and seconded by Vice Chair Perry (1) recommending selection of the California Fortune Land proposal; and (2) directing staff to negotiate a Purchase, Sale and Development Agreement for the disposition of the 0.59 acre Successor Agency-owned vacant land, located at 2015-2039 University Avenue, identified as Assessor's Parcel Numbers 211-174-011, -012, and -025, and subsequent restaurant development to be presented to the Successor Agency and Oversight Board for consideration. Motion carried unanimously.

Councilmember Melendrez left the dais and Member Mac Arthur arrived at this time.

DEVELOPMENT OF THE BOX AT THE FOX ENTERTAINMENT PLAZA AS A COMEDY CLUB

Following discussion, a motion was made by Chair Gardner and seconded by Vice Chair Perry directing staff to (1) prepare an analysis of what would be required to make The Box at the Fox Entertainment Plaza successful as a community theater; (2) reach out to members of the community theater groups and discuss feasible rates; and (3) look for alternative locations for a comedy club and return to the City Council Development Committee. Motion carried unanimously.

ORAL COMMUNICATIONS FROM THE AUDIENCE

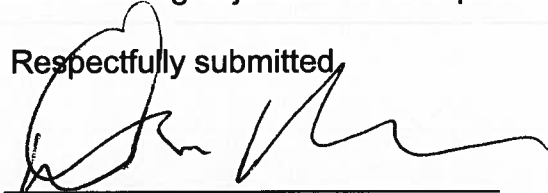
There were no oral communications at this time.

**ITEMS FOR FUTURE DEVELOPMENT COMMITTEE CONSIDERATION AS
REQUESTED BY MEMBERS OF THE COMMITTEE**

Member Mac Arthur requested discussion of possible alternative uses of The Showcase at the Fox Entertainment Plaza at a future Development Committee meeting.

The meeting adjourned at 4:49 p.m.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Dana Roa', written over a horizontal line.

DANA ROA
Deputy City Clerk