

**SAN FERNANDO REDEVELOPMENT AGENCY  
MINUTES**

**JANUARY 22, 2008 – 6:00 PM  
REGULAR MEETING**

City Hall Council Chamber  
117 Macneil Street  
San Fernando, CA 91340

**CALL TO ORDER/ROLL CALL**

Chair Julie Ruelas called the meeting to order at 6:10 p.m.

Present:

Council: Chair Julie Ruelas, Vice-Chair Nury Martinez, and Members Steven Veres, Maribel De La Torre, and Dr. Jose Hernández (arrived at 6:40 p.m.)

Staff: Community Development Director Paul Deibel, Agency Counsel Michael Estrada, and Secretary Elena G. Chávez

**APPROVAL OF AGENDA**

Motion by Vice-Chair Martinez, seconded by Chair Ruelas, to approve the agenda. The motion carried with the following vote:

AYES: Martinez, De La Torre, Veres, Ruelas – 4  
NOES: None  
ABSENT: Hernández -1

**PUBLIC STATEMENTS – WRITTEN/ORAL**

Sharon Aisenman asked why hasn't the City Administrator provided comprehensive and regular updates regarding Wilshire Ventures and believes that employees that habitually fail to perform their job should be fired.

**CONSENT CALENDAR**

Motion by Vice-Chair Martinez, seconded by Member De La Torre, to approve the following Consent Calendar item:

- 1) APPROVAL OF RESOLUTION NO. 987 TO REIMBURSE THE CITY FOR REDEVELOPMENT EXPENSES

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The motion carried with the following vote:

AYES: Martinez, De La Torre, Veres, Ruelas – 4  
NOES: None  
ABSENT: Hernández -1

**NEW BUSINESS**

2) SITE PLAN REVIEW 2007-30: PROPOSED RENOVATION OF COMMERCIAL BUILDING AND SITE AT 1023 PICO STREET

Senior Planner Fred Ramirez presented the staff report and responded to questions from Agency Members.

Motion by Chair Ruelas, seconded by Member De La Torre, to adopt a Resolution approving Site Plan Review 2007-30, allowing the renovation of the exterior façade to an approximate 2,533 square foot commercial building and improve the approximate 5,000 square foot site at 1023 Pico Street within the Mixed-Use Transition Sub-District of the SP-4 (Corridor Specific Plan) zone and within Redevelopment Project Area No. 1, subject to the recommended conditions of approval.

The motion carried with the following vote:

AYES: Martinez, De La Torre, Veres, Ruelas – 4  
NOES: None  
ABSENT: Hernández -1

3) SITE PLAN REVIEW 2007-37: PROPOSED CONSTRUCTION OF A COMMERCIAL BUILDING AT 1209 MOTT STREET

Mr. Ramirez presented the staff report and responded to questions from Agency Members.

Motion by Member Hernández, seconded by Member Veres, to adopt a Resolution approving Site Plan Review 2007-37, to allow the redevelopment of an approximate 5,000 square foot commercially zoned site at 1209 Mott Street within the C-1 (Limited Commercial) zone and within Redevelopment Project Area No. 1, subject to the recommended conditions of approval. The motion carried unanimously.

**AGENCY DISCUSSION** None

**STAFF COMMUNICATION** None

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**RECESS TO CLOSED SESSION (7:05 P.M.)**

Members concurred to recess and hold the Closed Session jointly with the City Council Closed Session thereafter to adjourn.

**CONFERENCE WITH LEGAL COUNSEL**

Anticipated Litigation:

(G.C. 54956.9(b))

A point has been reached where, in the opinion of the Agency on the advice of its legal counsel, based on the below-described existing facts and circumstances, there is a significant exposure to litigation against the Agency. The Redevelopment Agency finds, based on advice from legal counsel, that discussion in open session will prejudice the position of the local agency in the litigation.

The following facts and circumstances known to potential plaintiff or plaintiffs:

Allegations and concerns regarding Wilshire Ventures Corp., as described in the letter from the Agency Counsel to Wilshire Ventures dated December 24, 2007.

No reportable action.

*I do hereby certify that the foregoing is a true and correct copy of the minutes of January 22, 2008 meeting as approved by the San Fernando Redevelopment Agency.*

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*Elena G. Chávez*  
*Secretary*