

**CITY COUNCIL COMMITTEE ON
DEVELOPMENT AND TRANSPORTATION
Special Meeting Minutes
April 18, 2016**

CALL TO ORDER

The meeting was called to order at 5:07 p.m. in Room 1600 of the City Hall Ross Annex, 20 Civic Center Plaza, Santa Ana, California.

ATTENDANCE

The following Committee Members were present: Vincent Sarmiento & David Benavides

Staff present were: David Cavazos, City Manager; Hassan Haghani, Executive Director/ Planning & Building Agency; Fred Mousavipour, Executive Director/Public Works Agency; Gerardo Mouet, Executive Director/Parks, Rec. & Comm. Svcs. Agency; Robert Cortez, Special Asst. to the City Manager; Ron Ono, Administrative Services Manager; Jason Gabriel, Principal Civil Engineer; Jorge Garcia, Senior Management Analyst; Julie Castro-Cardenas, Senior Management Analyst; and Rosa Barela, PBA Executive Secretary.

PUBLIC COMMENTS – None

AGENDA ITEMS

1. STREETCAR PROJECT UPDATE {Strategic Plan No. 6, 1G; 3, 2C}

City Manager David Cavazos provided an update on the funding for the Streetcar Project; the design is 30% complete, and final design is expected by Summer 2017 with overall operations to begin the first quarter of 2020.

Committee member Benavides requested that some element of Santa Ana's history be incorporated in the design when it comes to the color scheme in the car itself.

2. SMaRT-SANTA ANA (SUSTAINABLE MOBILITY AND ROADWAY TRANSFORMATION) PRESENTATION {Strategic Plan No. 6, 1A, 1B, 1C, 1D, 1E}

Public Works Agency Executive Director Fred Mousavipour provided a presentation on the Sustainable Mobility and Roadway Transformation – Santa Ana (SMaRT-Santa Ana), a maintenance program for the city's circulatory system including sidewalks and ADA infrastructure, pedestrian & bicycle safety improvements. Mr. Mousavipour also described potential funding sources including a proposed solid waste rate adjustment. The next steps include individual briefings with Councilmembers, meetings with neighborhood associations, and after Council approval start bond process and program.

Committee member Benavidez questioned the funding of the waste rate adjustment and bond adding he is glad staff is being proactive with proposed plan and looks forward to his individual meeting.

Chairman Sarmiento asked staff to review issues that were done well from a previous process and to look at missed opportunities and make improvements.

3. UPDATE ON ADULT EDUCATION CENTER AT CENTENNIAL PARK {Strategic Plan No. 5, 4A}

Parks, Recreation & Community Services Executive Director, Gerardo Mouet provided a presentation on the Adult Education Center located in Centennial Park noting the lease with the owner, federal government, expires in November 2019. Mr. Mouet discussed the limitations on the current lease and the need to explore other options. As an alternative, the City is looking at one or two land exchanges that could allow continued use of the property. Mr. Mouet noted if land exchanges are approved, it will come back to City Council to negotiate a long-term lease with the Santa Ana College. Mr. Mouet noted the Council was updated on this option at the April 5, 2016 meeting.

Committee member Benavides inquired on the request and process to the National Park Service.

Chairman Sarmiento asked about the project timeline. Mr. Ron Ono responded that staff anticipates sending a proposal to the City Council in August.

4. THIRD & BROADWAY PROJECT UPDATE {Strategic Plan No. 3, 5A}

Planning & Building Agency Executive Director Hassan Haghani provided an update on the Third & Broadway project noting staff is reviewing documents submitted by Caribou Industries to evaluate their ability to deliver the project.

Mike Harrah, Caribou Industries, introduced architect Michael Bohn from Studio One Eleven and lender Kenny Gap with PennyMac who is providing financing for the project. Mr. Harrah noted they are addressing questions on the documents that were submitted.

Michael Bohn provided a presentation on the proposed development and displayed various images and views, diagrams, heights of the buildings, the residential tower at Third & Broadway with office, retail, lofts, active courtyard, restaurant, community room and passive courtyard; the hotel located at Third & Sycamore with roof deck, courtyard and hotel café. Discussed the two levels of parking with 225 stalls dedicated for public use, 160 stalls for residential use and parking for hotel component will be on stackers with valet service.

Kenny Gap noted that his firm evaluated the project and are excited about the urban, transit oriented and mixed used project and looking to move forward on the project.

Chairman Sarmiento thanked the applicant for the presentation and expressed appreciation for including the hotel component, and discussed the history of the project.

Committee member Benavides also expressed thanks for the presentation and noted project needs to be something that is a landmark with significance, and inquired about the below grade parking.

Mr. Harrah answered discussing the adjacent buildings and the water table, and discussed the feasibility of the hotel.

David Cavazos noted there needs to be a lot of discussion on the underground parking and its challenges.

Chairman Sarmiento discussed the environment for the hotel and sustainability, and inquired about the financing of the project.

Mr. Cavazos noted staff needs to obtain the remaining financial information and gave the applicant a deadline of 30 days to submit and Mr. Harrah indicated he will provide. Noted the need to make sure if the garage comes down, that there is viable project to spend according to a schedule. There is a lot of discussion at this time and are waiting for the information to proceed.

Committee member Benavides noted it's a prime location. Interested in getting questions answered, and have been waiting for some time to move forward to take before the full council for consideration.

5. FIBER OPTIC UTILITY INFRASTRUCTURE/GIGABIT SANTA ANA PRESENTATION {Strategic Plan No. 6, 1C; 1E; 1G; 1I}

Chairman Sarmiento tabled item.

6. CREATION OF A TRANSPORTATION SPECIFIC COMMISSION

Chairman Sarmiento continued the item to top of next meeting, and suggested Gilad Salmon meet with them individually.

Committee member Benavides asked if there is any community interest in proceeding with a new commission, to send an email to committee and schedule a follow up meeting.

STAFF COMMENTS - None

COMMITTEE MEMBER COMMENTS - None

FUTURE AGENDA ITEMS - None

ADJOURNED – 6:44 P.M.



Rosa Barela
Recording Secretary
Planning & Building Agency

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