

MEETING NOTES
ECONOMIC DEVELOPMENT COMMITTEE
March 9, 2016 - 2:00 PM - 4th Floor – CR #2

Mayor Jim Katapodis, Chair; Mayor Pro Tem Dave Sullivan, Councilmember Jill Hardy

Staff: Fred Wilson; Michael Gates, Kellee Fritzal, Scott Hess, Antonia Graham, Simone Slifman, Duran Villegas, Janeen Laudenback, Stephanie Beverage, Max Daffron

Public: Kelly Miller, Jerry Wheeler

1. Public Comments - none

2. Minutes from January 13, 2016 meeting – Mayor Katapodis moved, seconded by Mayor Pro Tem Sullivan, to adopt the minutes from the January 13, 2016 EDC Meeting. Passed unanimously.

3. Real Estate

Navy Railroad Right of Way: Duran Villegas provided the status of the Navy Easement on the northern side of the City. The Navy desires to abandon the easement and deed the portion that resides within Huntington Beach to the City. Mr. Villegas explained that the deed of the land is free, but the City will assume maintenance of the site. The site will be used for storage of water lines/piping, water wells, and walking trails. By the City utilizing this land for water wells, the City has the opportunity to save money as the City would no longer need to purchase additional land for wells.

Mayor Pro Tem Dave Sullivan asked if there were any contaminant concerns with the site. Mr. Villegas explained that a Phase 1 and 2 report concluded that there are not contaminant issues with the site. Kellee Fritzal stated that the Office of Business Development would work closely with the City Attorney to ensure that any contaminants will be remediated by the Navy, if needed.

Mayor Jim Katapodis asked if there is an overall plan for the rest of the navy right of way easement that spans beyond Huntington Beach. Mr. Villegas informed him that OCTA has been considering trails and that the City would touch base with OCTA regarding that. Dave Sullivan asked why just this specific area of the easement was a concern to the City. Kellee Fritzal replied that only the parcel in question impacts the City. Dave Sullivan moved to support the City acquiring of the parcel, passed unanimously.

Huntington Beach Playhouse: Kellee Fritzal informed the committee of the current status of the agreement between the City and the Huntington Beach Playhouse. She explained that the agreement goes through the end of the year and that the City has been experiencing payment issues with the Playhouse Board. She recommended that the City

go out to RFP at the conclusion of the agreement in order to provide the best possible services to the community.

Mayor Katapodis expressed his desire for the RFP to target plays, theater, musicals and other artistic purposes for the space. He agreed that going out to RFP was the correct move to make and that the RFP should be open to all applicants, but encourages theater use. Library Services Director Stephanie Beverage stated her certainty that the City could easily find a great use for the event space. She also stated that the HB Playhouse currently pays \$32/hr in rent, when all other non profits pay \$70/hr. Mayor Pro Tem Dave Sullivan stated that the playhouse should have its fees adjusted for changes in the consumer price index. Mayor Katapodis moved to support going out to RFP, passed unanimously.

Cal Trans Easement: Duran Villegas stated that City staff is working with Cal Trans at the Intersection of 1st and PCH to sell an easement to Cal Trans for traffic signal purposes. Councilmember Jill Hardy asked staff if the City can get a crosswalk at the intersection for traffic going to Pacific City. Duran Villegas stated that this easement purchase is specifically for traffic improvements and lights. Mayor Katapodis stated that staff should reach out to DJM in order to get more support for the construction of the crosswalk. The Committee instructed staff to look at the options for a crosswalk at the site before bringing the easement agreement to council.

4. Economic/Business Development Report

Business Development Update: Kellee Fritzal stated that staff is working with Travis Matthew and helping them with their move to a larger space. Since opening in HB Travis Matthew has grown from 6 employees to 90. Now they have moved into one of the buildings formerly occupied by Quiksilver. Their new facilities will have a retail/café area along with offices and manufacturing. Kellee Fritzal also gave an update on Restaurant Depot's tenant improvements to their site that will contain a 94k square foot reseller's retail area.

Simone Slifman gave an update on the Office of Business Development city website development. Currently the website is in its secondary design phase and will incorporate the Surf City Locater within its program. She presented slide designs to the committee and showed the different tools to be found on the site to help search demographics, listings, and open RFP's.

5. Housing Update

No Housing Update was given during the meeting.

Meeting was adjourned at 2:32 p.m.

Adjournment to March 30, 2016, 2:00 p.m. Civic Center, 4th Floor CR #2