

NIVA MEETING RECORD

July 9, 2008

ANNOUNCEMENT

At the June 24 meeting, the City Council unanimously approved an interim ordinance extending an interim zoning ordinance establishing a temporary moratorium on installation of wireless communications facilities.

Zelinko reported on a little know fact that senior residents (55 years and older) could get a 10% discount on their trash collection fee from Waste Management. He expressed concern, however, that to do so the resident must send a copy of driver's license or birth certificate to Waste Management to qualify. His concern was over this process providing another opportunity for identity theft. There was also discussion as to whether seniors living in associations that have only collective waste collection could somehow qualify.

COMMITTEE REPORTS

1. PA-10 JAMBOREE MEDICAL/SCIENCE CENTER COMMITTEE [LaPorte] - Erik Rubery from KIA Motors America's local consultant, Sapetto Group Inc., (Rubery was formerly with the City) has contacted NIVA reps about a pending City application to replace the existing sign along the I-5 with a larger with changing electronic wording. It is anticipated that a meeting will be scheduled with the Committee within a week or two.
2. PA-40 R & D DEVELOPMENT COMMITTEE [_____] - At the June 24 meeting, the City Council approved continuing the hearing for the General Plan Amendment and Zone Change until yesterday at which time the Council continued the matter again until July 22 at the request of staff. Supposedly the applicant [The Irvine Co.] is continuing to work with the City to refine the project. Details of either the refinements or the specific areas of the project under discussion are not available.

OLD BUSINESS

1. EL TORO MCAS REUSE - Negotiations are ongoing between the City and Lennar over the transfer of 131 acres to the Orange County Great Park [OCGP] in exchange for concessions from the City. A detailed plan for the Lifelong Learning District development was expected to come before the Planning Commission [PC] in early July and the Council on July 27, but was apparently awaiting approval of a General Plan Amendment/Zone Change [GPA/ZC] and amendment to the Development Agreement (expected to go to the City Council on July 22).

At the July 3rd PC meeting, the PC entertained the application for the GPA/ZC which included, amongst other things: (1) a revised backbone infrastructure, (2) revised funding mechanism for Great Park maintenance, (3) shift of CFD cost overruns from the City to Heritage Fields, (4) revised size of golf course, (5) modified agricultural acreage requirements, (6) transfer of 131 acres of land to the City, and (7) definition of police facility. Unfortunately, though NIVA has previously indicated interest through its active involvement, the staff report available to the public on the City's website did not contain either the proposed addendum to the Great Park Final EIR or the June 2008 OCGP Traffic Study. It is therefore, not possible to verify firsthand whether the proposed changes have only acceptable changes to the anticipated traffic. The PC approved 4/1 (Smith dissenting) recommendation of approval of the application to the City Council. Smith objection was that in increasing the Lennar acreage for residential even with no increase in units, there is the possibility that Lennar may come back later and request an increase in intensity as necessary to make development "economically viable" -- a tactic successfully used previously by TIC. A key provision or stipulation in the revised agreement is that the police headquarters (no longer designated as a substation) may have holding cells but can not include a jail, per se. Barry Curtis of the City apologized in not sending NIVA a previous copy of the Traffic Study but has agreed to forward one immediately.

The matter now goes to the City Council for the upcoming month.

2. **NORTH IRVINE LIBRARY** - At the June 24th meeting, the City Council approved City staff recommendations amongst others: (1) Funding \$137,600 towards improvements at University Park and Heritage Park libraries, (2) Allowing the County time to complete its pending studies on the property tax allocation formula and internal Orange County Public Library system operations; and (3) Directing staff to consider the six preferred funding mechanisms for new libraries in the context of the public facilities planning process. Earlier in the day, the County Board of Supervisors had approved \$529,000 in funding for the improvements at the 2 existing libraries. It should be noted that the City's Library Services Advisory Committee had previously considered various funding options for capital funding of new libraries and had eliminated a few as impractical or simply impossible. The remaining 6 funding mechanisms were not identified as preferred by the Committee but simply as the remaining practical options. City staff labeled the remaining as "preferred".

Meetings of the Committee for July and August have been cancelled. The next meeting will be Sept. 2.

3. **NORTH IRVINE SENIOR CENTER** - As agreed at the last meeting, a letter was sent July 8 to the City Council requesting that an occasional meeting of the Irvine Senior Citizens Council be held in North Irvine. Copies were distributed at the meeting.

4. **WB BRYAN BUS-STOP AT YALE** - The change in layover location to Culver/Bryan was to have taken place on June 8 per OCTA. An inquiry was made during the meeting as to whether anyone was aware of occurrences of long-term bus parking at the stop indicating that the change has not been firmly implemented. As no one was aware of such, it was agreed that the matter be closed. [ITEM CLOSED]

5. **REFURBISHMENT OF NORTHWOOD SHOPPING CENTER** - [Questions or concerns involving code enforcement are to be directed to Jan Helf, Irvine's Code Enforcement Supervisor, at (949) 724-6430.] Darrel Chin of the City confirmed that the owner has withdrawn consideration (at least at this time) for replacement of the "Coco's Restaurant" building with a 2-story office structure with instead another restaurant. In this case, the restaurant will be called Lunar Chinese Restaurant as least as indicated by the alcoholic beverage sales application notice. Late last week, after gutting the interior, the deteriorated wood shingles on the roof and siding were removed. Hopefully, the aesthetics of the structure will be extensively improved as needed. Additionally, there was discussion on the noticeable termite-damage to the back of the buildings facing The Groves -- primarily the Northwood Pizza building.

6. **HARVARD RAILCROSSING QUIET ZONE** - Per e-mail of June 11 from Katie Berg-Curtis, she was expecting to hear anytime from the City Attorney about his review. Otherwise, the City continues to work with the OCTA on the plans and cost estimates for the improvements. In response to a July 7 e-mail inquiry, she responded that the City sent comments on June 20th on the draft cooperative agreement to the OCTA followed on June 26th by comments on 60% design plans for improvements. The City is now awaiting to hear back from the OCTA. It is in the best interest of NIVA to continue to be the "squeaky wheel" so that the progress does not slow down.

7. **PUBLIC STORAGE FACILITY EXPANSION** - The City Council approved [5/0] the GPA/ZC for the expansion of the existing Public Storage facility located on Jeffrey Road. The addition of the 115,500 sq. ft addition will add 1500 storage units to the facility. The maximum height of the facility was reduced from 26'6" with the 2nd story to only 13'8" by replacing the second story with a basement. The zoning however establishes a maximum height of 18'. Councilmember Choi brought up and supported the need for the de-celeration lane though the Council took no position on it as it will be subsequently addressed by the PC when the CUP application is considered (tentatively scheduled for July 17). Councilmember Agran

brought up concern about the extensive wall as an incentive for graffiti. However, all walls are on the property line and therefore not allowing the use of landscaping or irrigation on the outside as a deterrent. Though "covered storage" was originally required to be less than 50% of the land usage, this addition will cause this limit to be exceeded. Douglas Regal, a tenant and contractor who currently stores large storage units at Public Storage, was upset and against the expansion because he is being displaced. In his presentation, he mentioned that he had tried to purchase a portion of the adjacent Mormon Church [LDS] property but was turned down by the LDS. As part of the unsuccessful negotiations, an appraisal was made 2 years ago on the land which estimated its worth at \$960,000 per acre. (NOTE: This is considerably less than the \$3 Million per acre estimate presented by City staff to the City Council when the Council was considering the LDS site as a possible senior center location!).

8. INTERSECTION SIGNAL SYNCHRONIZATION CABINETS -At the last meeting, it was agreed that the City be informed that NIVA was unable to take a position on any particular color for the cabinets without having an actual color sample to consider. An e-mail was sent to Ken Louie of the City on June 12 so informing him. Contained in the e-mail was a inquiry about the existence of fans and why smaller cabinets similar to those noted in other parts of the City could not be used. A subsequent series of communications have occurred between Melvold and Ken Louie of the City associated with the color of the cabinets. Louie furnished answers to the questions and color samples and examples with a June 20 e-mail. He seeks a decision -- hopefully a selection of color -- by NIVA by tomorrow. In anticipation of tonight's meeting, additional information on fan location and venting was sought from Louie in a July 7 e-mail and received by e-mail from Thomas Roberts, Sr. Proj. Mgr., Signal Operations & Maintenance, on July 8 for discussion at the meeting. After a lengthy discussion, it was reluctantly agreed that NIVA would accept the tan and light green color options; but the City staff will nonetheless be reminded that NIVA is still dissatisfied with the locations of the cabinets on Culver Drive having previously been led to believe that they would and could be moved.

9. TRANSFER OF ACCOUNT AUTHORIZED SIGNATURE [McFadden] - McFadden reported that he has not progressed the application for NIVA as a non-profit organization because this would result in both a considerable application expense and the annual requirement of filing both State and Federal income tax returns (even though NIVA has absolutely no income). Discussion followed on possible alternative actions. A motion was made by Chiechi and seconded by Zelinko to choose Cal National Bank as NIVA's designated financial institution. Motion passed unopposed. As election of officers for 2008 was previously cancelled as no new nominations were presented and consequently 2007 officers continued in place, a second motion was made by Chiechi and seconded by Zelinko to appoint Melvold President and McFadden as Treasurer as of July 9, 2008 as a matter of record. Motion approved unopposed. After further discussion, Troyer offered as a solution that NIVA set up its account similar to that used by The Groves Social Committee which simply requires the SSN of an officer and a copy of the minutes indicating the election of officers by name. It was agreed that McFadden, Melvold and Troyer would go to the bank on Friday, July 11, to implement the necessary changes including change of authorized signatures on NIVA bank account.

10. NORTHWOOD VILLAGE INTERSECTIONS LANDSCAPE REFURBISHMENT - This work is essentially completed. It was agreed that this item can be closed following the sending of a letter to the City in appreciation of the effort but expressing concern about apparent increase maintenance with the new landscape and especially concern over the monotonous landscape due to use of one preponderant specie -- the red bamboo.

NEXT MEETING - The next meeting would be Wed., August 13th at The Groves.

