

MINUTES
LOS CERRITOS WETLANDS AUTHORITY (LCWA)
BOARD MEETING
March 25, 2015

The meeting was held at the Long Beach Yacht Club, 6201 Appian Way Skipper's Cove Conference Room, Long Beach, CA 90803. The meeting was called to order by Sam Schuchat at 3:15 p.m.

1. ROLL CALL:

MEMBERS PRESENT:

Mr. Sam Schuchat via Video Conference
Mr. Roberto Uranga
Ms. Suzie Price
Mr. Mike Varipapa

MEMBERS ABSENT:

Ms. Ellery Deaton

STAFF PRESENT:

Mark Stanley, Executive Officer
Dena Tarighi, Board Secretary
Luz Quinnell, Project Manager

2. PUBLIC COMMENT

Due to the fact that there were many public comments going to be made Mr. Schuchat had board member Price read off two names at a time. The first two public comments were made by Caitlin Woitt and Barbara Diaz and they both gave statements as to why LCWA should take a stand in the Coyote trapping issue and why the coyote's should not be destroyed in the City of Seal Beach. Ms. Price called Randal Massaro and he also commented on the trapping of the coyote's and the spending of public money to do the trapping in Seal Beach. Ms. Price called Randi Feilich who commented on the coyote situation and is a member of "Project Coyote" in Calabasas and she wanted to inform us of her group and that this group totally agrees with co-existing land and wild life and she would like the LCWA to come up with a coyote co-existence plan. Ms. Price called Anna Christensen who is also a member of "Project Coyote" and her concerns are why LCWA is not taking a stand to the coyote trappings. Ms. Price called the last person, Matthew Duncan, and he also is opposed to the coyote trappings and presented pictures of burned coyote's. Elizabeth Lambe discussed her concerns to the wetlands environment regarding the extension of Studebaker Road and how it is her understanding that it is merely a "study", but she feels it is not just a "study". Mary Parsell of the El Dorado Audubon just wanted to bring to our attention of an article about Lenny Atkinson and the

stewardship program.

3. APPROVAL OF MINUTES

No corrections were noted.

Ms. Price moved to approve the minutes; Mr. Uranga seconded the motion.
Board voted - 2 Ayes; 0 Nays; 2 Abstentions. Minutes were not passed.

4. ELECTION OF OFFICERS/APPOINTMENT OF ROBERTO URANGA AND MIKE VARIPAPA TO LCWA GOVERNING BOARD.

Vice Chair Schuchat swore in Mr. Roberto Uranga and Mr. Varipapa in Terry Fujimoto's absence. Mr. Uranga nominated Sam Schuchat for Chair and Mr. Varipapa seconded the motion. The board members voted and it was unanimous with 3 ayes. Ms. Price volunteered and nominated herself as the Vice Chair and Mr. Varipapa seconded the motion.

5. REGULAR CALENDAR

A. SYNERGY OIL & GAS MITIGATION PROJECT PRESENTATION BY JOHN MCKEOWN.

This was an oral presentation given by the CEO of Synergy Oil & Gas, John McKeown and Thienan Pfeiffer from Glenn Lukos consulting firm.

B. CONSIDERATION OF A RESOLUTION AUTHORIZING THE EXECUTIVE OFFICER TO ENTER INTO NEGOTIATIONS WITH SYNERGY OIL & GAS FOR REAL PROPERTY: ASSESSOR PARCEL NOS. 7237-017-010; 011; 012;013;014;019, SOME OR ALL OF WHICH WILL MAKE UP THE APPROXIMATELY 76-ACRE MITIGATION BANK AREA SURROUNDING STEAM-SHOVEL SLOUGH, AND ASSESSOR PARCEL NO. 7237-019-809, ALSO KNOWN AS LCWA "OTD" PROPERTY, FOR POTENTIAL ACQUISITION, LEASE OR OTHER INTEREST.

Mr. Stanley stated that this action would allow LCWA to either acquire, lease or take other interests in the property. He also stated that this action would basically approve negotiations going into partnership with Synergy Oil & Gas. Mr. Stanley discussed that these negotiations with Synergy Oil & Gas would provide the restoring of the wetlands and also creating new wetlands. Ms. Price asked what the LCWA is doing with the "OTD" land. Mr. Stanley answered her by saying the LCWA currently leases out the land to a Caltrans contractor and that the future plans are to turn it into a visitor center. Ms. Price asked about the value of the various parcels and how would it affect the negotiations. Mr. Stanley answered with there is a laundry list of items that need to be addressed during the negotiations. Ms. Price asked if this action is approved, how often would an update be presented to the board. Mr. Stanley answered that an update would be given to the board quarterly at the next board meeting which would be in 2 months since this meeting was delayed. Ms.

Price had no further questions. Ms. Price called Ann Cantrell to make her public comment on this item. Ms. Cantrell stated that she is not sure that mitigation is the answer to restoring the wetlands and had concerns about the

Mr. Uranga motioned to approve the resolution; Ms. Price seconded the motion. Board voted - 4 ayes; 0 Nays; 0 Abstentions. Passed unanimously.

C. CONSIDERATION OF A RESOLUTION AUTHORIZING THE EXECUTIVE OFFICER TO COMMIT STAFF RESOURCES TO ASSIST AS APPROPRIATE ANNE MARIE AND RICHIE ASHLEY WITH PARCEL INVESTIGATION, WHOM ARE PROPERTY OWNERS IN THE CITY OF SEAL BEACH AND ADJACENT TO THE LCWA PROPERTY PARCEL NO. 043-016-160.

Mr. Stanley stated that staff has discussed with Anne Marie and Richie Ashley, owners of 125 Surf Place, the acquisition of 100 acres owned by LCWA and that there are deed restrictions related to the property in question. Chair Schuchat asked the board members if there were any questions regarding this item. Ms. Elizabeth Lambe stated a concern that she had at the last meeting about whether it was made clear to the Richie's what this project entails. Mr. Stanley stated that it was made very clear as to how cumbersome this task would be because 100 acres has to be set aside as wetlands which are stated in the deed restrictions and the Richie's would need to start the investigation with the Coastal Commission.

Mr. Varipapa motioned to approve the resolution; Ms. Price seconded the motion. Board voted - 4 ayes; 0 nays; 0 abstentions. Passed unanimously.

D. STATUS REPORT ON WORKPLAN IMPLEMENTATION INCLUDING LOS CERRITOS WETLANDS STEWARDSHIP PROGRAM, LOS CERRITOS WETLANDS CONCEPTUAL RESTORATION PLAN, REAL PROPERTY LAND OWNER COMMUNICATIONS AND GRANT STATUS REPORT.

Mr. Chris Webb stated that the Conceptual Restoration Plan is complete and will be in Mr. Stanley's hands for final thoughts or revisions and will be finalized within a couple of weeks. Eric Zahn from Tidal Influence gave a brief synopsis of the great work and activities the stewardship program is doing. He also stated that Taylor Parker is no longer a part of the stewardship program and that there is a new leadership for the program. Ms. Elizabeth Lambe from The Land Trust gave a brief update on the activities of the Trust. She also mentioned that they are providing field trips to kids to the wetlands and they educate the kids of the wetlands and nature. Mary Parsell from the Audubon briefly gave an update on the bird walks that occur on the wetlands. Ms. Price asked if we have a brown act issue if the board members went out on the bird walks. Lenny Atkinson gave a report on the homeless encroachment and stated that it is all cleared out and that part of the wetlands cleanup has been

successful. Ms. Price stated that her office has received many emails concerning the work of Mr. Atkinson and they are mostly grateful and have noticed the cleanup activity and only one concern about whether the cleanups were to be evasive concerning the habitat of the wetlands and what steps did we take to ensure no habitat was disturbed or destroyed. Mr. Atkinson stated that he took every precaution and took tours with the Audubon and had Hamilton Biological come out and scope the property and everything was permitted before any of the work was done to ensure no habitat was disturbed or destroyed.

E. AUTHORIZATION TO NEGOTIATE FOR ACQUISITION OF THE "BRYANT" PROPERTY IN THE CITY OF LONG BEACH. PROPERTY DESCRIPTION: ASSESSOR PARCEL NO. 7237-020-053; 054. PROPERTY OWNER: BRYANT DAKIN LLC, A CALIFORNIA LIMITED LIABILITY COMPANY; PROPERTY OWNER NEGOTIATOR: STEVE BRYANT. LCWA NEGOTIATORS: MARK STANLEY, CHRIS KROLL, LUZ QUINNELL. UNDER CONSIDERATION: PRICE AND TERMS AND AS OTHER AGREEMENTS MAY BE NECESSARY (THIS ITEM MAY BE HEARD IN CLOSED SESSION).

Mr. Stanley stated that this is the remaining parcel in negotiations and staff has received a willing selling letter to continue the process of acquiring this property. Mr. Stanley also stated that staff needs to apply for funds to complete due diligence work processing and continuing with negotiations. Mr. Stanley stated staff will return to the board with updates.

Mr. Uranga motioned to approve the resolution; Ms. Price seconded the motion. Board voted - 4 ayes; 0 nays; 0 abstentions. Passed unanimously.

F. AUTHORIZATION TO NEGOTIATE FOR ACQUISITION OF THE "LOYNES" PROPERTY IN THE CITY OF LONG BEACH. PROPERTY DESCRIPTION: ASSESSOR PARCEL NO. 7237-017-006. PROPERTY OWNER: SEAN HITCHCOCK, A PRIVATE PROPERTY OWNER; PROPERTY OWNER NEGOTIATOR: SEAN HITCHCOCK. LCWA NEGOTIATORS: MARK STANLEY, CHRIS KROLL, LUZ QUINNELL. UNDER CONSIDERATION: PRICE AND TERMS AND AS OTHER AGREEMENTS MAY BE NECESSARY (THIS ITEM MAY BE HEARD IN CLOSED SESSION).

Mr. Stanley stated that a similar opportunity exists to go into negotiations with Sean Hitchcock for a parcel located at Loynes Drive and Studebaker Road has come into play. Mr. Stanley also stated that the property is located within the 500 acres of the wetlands but it is outside of the conceptual restoration plan. Mr. Zahn corrected him and said that it is within the conceptual restoration plan. Ms. Price stated that Mr. Hitchcock has submitted plans to the city for a dry boat storage facility on this same property and she has been in discussions with the development services team and she thinks that Mr. Hitchcock is dedicated to it and she thinks that the property should be donated to the

LCWA but doesn't think that will take place but that it is still worthy of pursuing. Elizabeth Lambe asked if the requirements and conditions from the Coastal Commission documented five years ago would need to be reviewed or changed in regards to the illegal grading to the property and how does that work with the selling or donating of the property. Ms. Price answered with that the processes of the Coastal Commission are being carried out by the land owner and the plans are so preliminary in terms of what would happen if we got any further and that is a big if. A question from the public was asked what would happen to the 70% of land that is supposed to be covered with native plants and Ms. Price answered that whatever plans that are submitted to the city will have to comply with the Coastal Commission before anything is said and done.

Ms. Price motioned to approve the resolution; Chair Schuchat seconded the motion. Board voted - 4 ayes; 0 nays; 0 abstentions. Passed unanimously.

G. LAND MANAGEMENT AND ENCAMPMENT REMOVAL STATUS REPORT FOR CALENDAR YEAR 2014.

Eric Zahn stated that all of the details are listed in the packet that was handed out. He just wanted to point out one highlight which was that currently there are two coyote researchers providing research on coyote population because staff is not informed quite enough to know about it. He also mentioned that there are no coyote trappings of any kind on any of the 175 acres of LCWA property.

6. ORAL COMMUNICATIONS

A. STATEMENTS, RESPONSES, QUESTIONS OR DIRECTIONS TO STAFF PURSUANT TO SECTION 54954.2(A) OF THE GOVERNMENT CODE.

There were no statements or comments.

7. ANNOUNCEMENT OF NEXT MEETING

The next Board meeting will be held May 20, 2015.

8. ADJOURNMENT UPON COMPLETION OF BUSINESS

Sam Schuchat adjourned the meeting at approximately 5:43 p.m.

X

Joan Cardellino
Chair

X

Dena Williams
LCWA Board Secretary