

From: gustavo.lamanna@gmail.com [mailto:gustavo.lamanna@gmail.com] **On Behalf Of** Gustavo Lamanna
Sent: Wednesday, June 13, 2018 7:11 PM
To: Via, Tay
Cc: Royce K. Jones; O'Brien, Harry; Gerard McCallum II
Subject: Re: PRIVILEGED AND CONFIDENTIAL DRAFT; FOR PURPOSES OF NEGOTIATION ONLY

Tay,

Thank you for the email and arranging the phone conference today. The SA meeting appears to be set for June 19, 2018, as initially planned and I misspoke when we were on the phone (after Gerard, Harry, and Royce departed from the call).

Here is the revised OB resolution from our telephone discussion along with a redline from the version we sent initially to you.

We will circulate the OB notice when it becomes available.

Feel free to contact me or Royce with any questions in the interim.

Sincerely,

Gustavo Lamanna
Attorney at Law
11599 West Gateway Boulevard
Los Angeles, CA 90064
giamanna@usa.net
310-497-6558 cell

On Wed, Jun 13, 2018 at 6:51 PM, Via, Tay <tvia@coblentzlaw.com> wrote:
Thank you Gustavo. I will look for a copy of the notice and please also let me know when you have final confirmation on the 6/26 date.

From: gustavo.lamanna@gmail.com [mailto:gustavo.lamanna@gmail.com] **On Behalf Of** Gustavo Lamanna
Sent: Wednesday, June 13, 2018 4:39 PM
To: Via, Tay
Cc: Royce K. Jones; O'Brien, Harry; Gerard McCallum II
Subject: Re: PRIVILEGED AND CONFIDENTIAL DRAFT; FOR PURPOSES OF NEGOTIATION ONLY

Tay,

Here is a January 4, 2001 Letter Agreement regarding the FAA Grant Agreement No. AIP 3-06-0139-NM.

Sincerely,

.....
Gustavo Lamanna
Attorney at Law
11599 West Gateway Boulevard
Los Angeles, CA 90064
glamanna@usa.net
[310-497-6558](tel:310-497-6558) cell

On Wed, Jun 13, 2018 at 12:38 PM, Tay <tvia@coblenzlaw.com> wrote:
Royce: Here are some suggested revisions. We are available at 4 to discuss these, as well as notice and logistics. Best, Tay

Tay Via
Coblenz Patch Duffy & Bass LLP
One Montgomery Street, Suite 3000
San Francisco, CA 94104
415-772-5715 | Office 415-391-4800
tcv@coblenzlaw.com
www.coblenzlaw.com

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1 RESOLUTION NO. 18-OB-004

2 A RESOLUTION OF THE OVERSIGHT BOARD TO CITY OF INGLEWOOD AS
3 SUCCESSOR AGENCY TO THE FORMER INGLEWOOD REDEVELOPMENT
4 AGENCY DIRECTING THE SUCCESSOR AGENCY TO DISPOSE OF ALL
5 PARCELS OF REAL PROPERTY IDENTIFIED AS LAX NOISE MITIGATION
6 PROPERTIES IN THE APPROVED LONG RANGE PROPERTY MANAGEMENT
7 PLAN, AS AMENDED, ~~SUBJECT TO THE DISPOSITION REQUIREMENTS OF~~
8 ~~THE FEDERAL AVIATION ADMINISTRATION GRANT AGREEMENTS AND~~
9 ~~LOS ANGELES WORLD AIRPORTS LETTER AGREEMENTS.~~

10
11 WHEREAS, Assembly Bill xl 26 ("AB 26") and ABx 27 ("AB 27") were passed by the State
12 Legislature on June 15, 2011 and signed by the Governor on June 28, 2011, making certain changes to
13 Redevelopment Law, including adding Part 1.8 (commencing with Section 34161) and Part 1.85
14 (commencing with Section 34170) ("Part 1.85") to Division 24 of the California Health and Safety
15 Code ("Health and Safety Code") (collectively, "Dissolution Law"), and

16 WHEREAS, the California Supreme Court in *California Redevelopment Association v.*
17 *Matosantos*, Case No. S194861 upheld the constitutionality of AB 26; and

18 WHEREAS, Health and Safety Code section 34173(a) designates successor agencies as
19 successor entities to former redevelopment agencies; and

20 WHEREAS, upon dissolution of the Inglewood Redevelopment Agency as of
21 February 1, 2012, the City of Inglewood elected to serve in the capacity of successor agency to the
22 Former Inglewood Redevelopment Agency ("Former Redevelopment Agency") under Health and
23 Safety Code Section 34173(d), as confirmed by City Council Resolution No. 12-02 adopted on
24 January 1, 2012; and

25 WHEREAS, AB 26 requires that there shall be an oversight board ("Oversight Board")
26 established for each of the former California redevelopment agency's successor agencies to supervise
27 the activities of the successor agency and the wind down of the dissolved redevelopment agency's
28 affairs pursuant to AB 26; and

1 WHEREAS, the City of Inglewood, in its capacity as the "Successor Agency" is presently
2 engaged in activities necessary to wind down the affairs of the Former Redevelopment Agency; and

3 WHEREAS, in accordance with Dissolution Law, the Successor Agency prepared and both the
4 Oversight Board and the State Department of Finance ("Finance") approved a Long-Range Property
5 Management Plan pursuant to AB 26 in conformance with Health & Safety Code section 34191.5(b)
6 (the "LRPMP") providing for the disposition and use of the real properties of the Former
7 Redevelopment Agency; and

8 WHEREAS, at the request of the Successor Agency and in furtherance of the Dissolution Law,
9 the Oversight Board and Finance approved an amendment to the LRPMP ("Amended LRPMP") on
10 June 15, 2016 and July 1, 2016, respectively; and

11 WHEREAS, the Successor Agency now ~~proposes requests specific direction from the~~
12 ~~Oversight Board as to the~~ implementation of the Amended LRPMP specifically with regard to long-
13 ~~term planned use and~~ disposition of those certain parcels of real property identified and described in
14 the Amended LRPMP as the "LAX Noise Mitigation Properties" (the "Mitigation Properties"); and

15 ~~WHEREAS, the Mitigation Properties are subject to in connection with the disposition~~
16 ~~requirements of the Federal Aviation Administration grant agreements ("FAA Agreements") and~~
17 ~~associated Los Angeles World Airports letter agreement local grant program requirements [confirm~~
18 ~~terminology] Los Angeles World Airports letter agreements ("LAWA Agreements") pursuant to~~
19 ~~various letter agreements (collectively, the "FAA Noise Mitigation Grant Agreements"); and~~

20 NOW, THEREFORE, the Oversight Board to the City of Inglewood, as the Successor Agency
21 to the Former Redevelopment Agency, does hereby find, determine and resolve and order as follows:

22 Section 1. The foregoing recitals are true and correct.

23 Section 2. All legal prerequisites to the adoption of this Resolution have occurred.

24 Section 3. The Successor Agency is hereby directed to dispose of the Mitigation Properties in
25 accordance with the Amended LRPMP.

26 ~~Section 4. The Mitigation Properties are subject to the disposition requirements of the FAA~~
27 ~~Noise Mitigation Grant Agreements and any compensation agreement requirements of the Dissolution~~
28 ~~Law with respect to — The transfer documentation shall require negotiation of compensation~~

1 ~~agreements with the taxing entities regarding distribution of any net proceeds from a third party (non-~~
2 ~~City) transferee, after all obligations of the FAA Grant Noise Mitigation Grant Agreements are~~
3 ~~satisfied. FAA Agreements and the LAWA Agreements.~~

4 Section 5. This Resolution shall take effect immediately upon its adoption.

5 Section 6. The Oversight Board Secretary shall certify as to the adoption of this Resolution.

6 PASSED, APPROVED and ADOPTED by the Oversight Board to the City of Inglewood as
7 the Successor Agency to the former Inglewood Redevelopment Agency at a specially scheduled public
8 meeting held June 27, 2018 by the following vote.

9 Board Member Action:

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11 YES:

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13 NO:

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15 ABSTAIN:

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20 _____
21 James T. Butts, Chairman
22 City of Inglewood as Successor Agency
23 to the Former Redevelopment Agency
24 Oversight Board

25 ATTEST:

26 _____
27 Olga J. Castaneda, Deputy Clerk
28 County of Los Angeles Board of Supervisors
Acting as Secretary to the City of Inglewood Former
Redevelopment Agency Oversight Board

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RESOLUTION NO. 18-OB-004

A RESOLUTION OF THE OVERSIGHT BOARD TO CITY OF INGLEWOOD AS SUCCESSOR AGENCY TO THE FORMER INGLEWOOD REDEVELOPMENT AGENCY DIRECTING THE SUCCESSOR AGENCY TO DISPOSE OF ALL PARCELS OF REAL PROPERTY IDENTIFIED AS LAX NOISE MITIGATION PROPERTIES IN THE APPROVED LONG RANGE PROPERTY MANAGEMENT PLAN, AS AMENDED

Deleted: SUBJECT TO THE DISPOSITION REQUIREMENTS OF THE FEDERAL AVIATION ADMINISTRATION GRANT AGREEMENTS AND LOS ANGELES WORLD AIRPORTS LETTER AGREEMENTS

WHEREAS, Assembly Bill xl 26 ("AB 26") and ABx 27 ("AB 27") were passed by the State Legislature on June 15, 2011 and signed by the Governor on June 28, 2011, making certain changes to Redevelopment Law, including adding Part 1.8 (commencing with Section 34161) and Part 1.85 (commencing with Section 34170) ("Part 1.85") to Division 24 of the California Health and Safety Code ("Health and Safety Code") (collectively, "Dissolution Law"), and

WHEREAS, the California Supreme Court in *California Redevelopment Association v. Matosantos*, Case No. S194861 upheld the constitutionality of AB 26; and

WHEREAS, Health and Safety Code section 34173(a) designates successor agencies as successor entities to former redevelopment agencies; and

WHEREAS, upon dissolution of the Inglewood Redevelopment Agency as of February 1, 2012, the City of Inglewood elected to serve in the capacity of successor agency to the Former Inglewood Redevelopment Agency ("Former Redevelopment Agency") under Health and Safety Code Section 34173(d), as confirmed by City Council Resolution No. 12-02 adopted on January 1, 2012; and

WHEREAS, AB 26 requires that there shall be an oversight board ("Oversight Board") established for each of the former California redevelopment agency's successor agencies to supervise the activities of the successor agency and the wind down of the dissolved redevelopment agency's affairs pursuant to AB 26; and

WHEREAS, the City of Inglewood, in its capacity as the "Successor Agency" is presently engaged in activities necessary to wind down the affairs of the Former Redevelopment Agency; and

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1 WHEREAS, in accordance with Dissolution Law, the Successor Agency prepared and both the
2 Oversight Board and the State Department of Finance ("Finance") approved a Long-Range Property
3 Management Plan pursuant to AB 26 in conformance with Health & Safety Code section 34191.5(b)
4 (the "LRPMP") providing for the disposition and use of the real properties of the Former
5 Redevelopment Agency; and

6 WHEREAS, at the request of the Successor Agency and in furtherance of the Dissolution Law,
7 the Oversight Board and Finance approved an amendment to the LRPMP ("Amended LRPMP") on
8 June 15, 2016 and July 1, 2016, respectively; and

9 WHEREAS, the Successor Agency now proposes to implement the Amended LRPMP
10 specifically with regard to disposition of those certain parcels of real property identified and described
11 in the Amended LRPMP as the "LAX Noise Mitigation Properties" (the "Mitigation Properties"), and

12 WHEREAS, the Mitigation Properties are subject to the Federal Aviation Administration grant
13 agreements and associated Los Angeles World Airports letter agreements (collectively, the "FAA
14 Grant Agreements"), and

15 NOW, THEREFORE, the Oversight Board to the City of Inglewood, as the Successor Agency
16 to the Former Redevelopment Agency, does hereby find, determine and resolve and order as follows:

17 Section 1. The foregoing recitals are true and correct.

18 Section 2. All legal prerequisites to the adoption of this Resolution have occurred.

19 Section 3. The Successor Agency is hereby directed to dispose of the Mitigation Properties in
20 accordance with the Amended LRPMP.

21 Section 4. The Mitigation Properties are subject to the disposition requirements of the FAA
22 Grant Agreements and any compensation agreement requirements of the Dissolution Law with respect
23 to any net proceeds from a third party (non-City) transferee, after all obligations of the FAA Grant
24 Agreements are satisfied.

25 Section 5. This Resolution shall take effect immediately upon its adoption.

26 Section 6. The Oversight Board Secretary shall certify as to the adoption of this Resolution.

27 PASSED, APPROVED and ADOPTED by the Oversight Board to the City of Inglewood as
28 the Successor Agency to the former Inglewood Redevelopment Agency at a specially scheduled public

Gustavo Lamanna 6/13/16 6:54 PM
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1 meeting held June 27, 2018 by the following vote.

2 Board Member Action:

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4 YES:

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6 NO:

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8 ABSTAIN:

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13 _____
James T. Butts, Chairman
14 City of Inglewood as Successor Agency
to the Former Redevelopment Agency
15 Oversight Board

16 ATTEST:

17
18

19 _____
Olga J. Castaneda, Deputy Clerk
20 County of Los Angeles Board of Supervisors
Acting as Secretary to the City of Inglewood Former
21 Redevelopment Agency Oversight Board

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