

PORT OF LOS ANGELES COMMUNITY ADVISORY COMMITTEE
WILMINGTON WATERFRONT DEVELOPMENT SUBCOMMITTEE

Port of Los Angeles
425 S. Palos Verdes Street
San Pedro, CA

Minutes
November 10, 2009

ATTENDEES

COMMITTEE MEMBERS/PCAC

Ken Melendez, Chair
Olivia Cueva Fernandez, Voting Member
Donna Ethington, Voting Member
Arthur Hernandez, Alternate Member
Frank Herrera, Voting Member
Gary Kern, Voting Member
Charlie Rico, Alternate Member
Kathleen Woodfield, Voting Member

PORT STAFF

Chris Brown
David Mathewson
Harry Hunold

PUBLIC PARTICIPANTS

Keith Ball
Jesse Marquez
Leticia Melendez

EX-OFFICIO MEMBERS

Celina Luna
Gordon Teuber

Meeting Location: Banning's Landing, 100 E. Water Street, Wilmington, CA

- A. Call to Order: 5:40 PM
- B. Agenda Approved
- C. The Minutes for the October 13, 2009 Wilmington Waterfront Development Subcommittee meeting were approved. However, a clarification was made with regard to a statement made on page 4, paragraph 5, that The State Fish Company gave up the corner lot which was taken by Eminent Domain. The clarification was that this property had not been taken by Eminent Domain.
- D. Staff Update:
 - Avalon Triangle Park:
Chris Brown, from the POLA Engineering Division, reported that they were working to finish the design phase of the Avalon Triangle as well as getting all the required permits. It is anticipated that the project should be advertised by the end of January 2010. Construction is expected to begin in July 2010, and should be completed right around the same time as the Buffer. Staff is preparing to have the funds for this project incorporated into the new fiscal year's budget.

There is a chance that there may be a change to the Triangle Park project, by adding a small parking lot within the boundaries of the park, to satisfy the minimum requirements for the shade structure over the picnic tables.

- Buffer Area Status:

The retaining walls on the south side have been completed. Most of the fill is in place behind the walls. The contractors are driving piles for the bridges. The old concrete and asphalt piled at the corner of Figueroa and Harry Bridges Blvd. will be recycled into other pavement elements of the project.

A storm drain (six and a half foot in diameter) is being installed along Harry Bridges, Blvd. up King Street and down "C" street. Preparations are being made for the building foundations, as well as the infrastructure for on-site water and electrical facilities.

The funds have already been allocated for this project. The estimated time of completion for the Buffer was February 2011, which may be push back a little. POLA asked the Committee to come up with some suggestions for naming the park.

Olivia Cueva Fernandez raised a concern with regard to the size and the precision of the signage leading visitors to the Park.

- Wilmington Waterfront Status:

The Wilmington Waterfront EIR has been completed and approved by the Board. The Sasaki contract has been budgeted and amended; the design work is moving forward. The Implementation timeline for the project is a work in progress. With the complexity of the project, it may take a couple of years.

E. Discussion:

- Buffer Area Description:

The Subcommittee had planned to discuss making a recommendation with regard to State Fish and the land that they were looking to acquire from the Port. Ken Melendez stated that they would not take any action this evening because Janet Esposito, the owner of the State Fish Company wanted an opportunity to address the Subcommittee before they took any action. Unfortunately Ms. Esposito was not able to attend the meeting this evening, so in fairness to her, the issue will be readdressed at the December meeting.

Mr. Melendez briefly explained that the Port's recommendation to the City Planning Commission for the proposed construction, use and maintenance of a 30 acre public recreational and open space area that was to go to the City Planning Commission was different from that which had been discussed with the Subcommittee (Boundaries were understood to be from

Harry Bridges and C Street, from Figueroa Street to Lagoon Avenue, as depicted in the EIR). After finding that there were some lots around State Fish that were going to be excluded from open space zoning he asked David Mathewson if the item could be resolved before going to the City Planning Commission. Between the City Planning Commission, the Port of LA and the Council Office, the item was taken off the Commission calendar until such time that the Subcommittee agrees to a resolution that is fair and equitable for both The State Fish Company and the Community.

Kathleen Woodfield stated that the appellant group had agreed to a Memorandum of Understanding (MOU) that the land in the Buffer area would be protected as open space.

If The State Fish Company wants to expand, the Subcommittee will support the City of LA and the Port of LA providing incentives for them to move to a larger site in the Industrial Park. Gordon Teuber explained that in the present economic climate, funding the acquisition of more parcels for the Buffer and the relocation of The State Fish Company was not likely.

Mr. Brown reminded the Committee that the end of Hawaiian Avenue would be converted into a cul-de-sac and that there would be a public alley along the south side of State Fish so that their trucks did not have to use "C" Street. This would basically orphan the lot south of State Fish and render it non-functional as part of the Buffer.

- POLA Implementation Plan for San Pedro Wilmington Waterfront Projects: The Draft Implementation Guidelines will be submitted to the Board on November 19, 2009. Staff encouraged the Committee to bring any comments or concerns they had to the December 19th Board of Harbor Commission (BHC) meeting.

The Guidelines are considered to be a living document and will be subject to change as the outreach process progresses.

The question was raised as to when the Committee should discuss the potential ideas for the Corridor that had been proposed / presented to the Subcommittee early on in the discussion phases. Mr. Mathewson reminder the Subcommittee that any ideas they had would have to go through a competitive bidding process, and seeing that there is no immediate plan for developing the Avalon Corridor, it may be premature to solicit interest from proposers.

Mr. Melendez suggested that the Subcommittee discuss a potential recommendation regarding the Implementation Plan at their next Subcommittee meeting.

F. Public Comment:

Jesse Marquez made the following comments:

- There was no Wilmington representation at the October PCAC meeting
- Thursday, November 12, 2009, from 10:00a.m. to 1:00p.m., at the Port of Los Angeles, there will be a Special Senate Committee Hearing regarding the Port's accomplishments in working toward the use of all available technologies to mitigate impacts
- He attended a Planning Department meeting for the City of Carson regarding the Schuyler Heim SR-47 Expansion project. In response to concerns, the City of Carson hired Tetra Tech to do an additional study of the impacts of the project. The Study will be public in the next week or so. The City of Carson will hold a public hearing on November 24th, at 6:30PM.
- The court date for the lawsuit over the Pacific LA Marine Oil Terminal EIR is January 11, 2010.

G. Non-Agenda Items:

- Wilmington CRA Expansion Project:

The question was raised as to whether the community had to accept the CRA expansion. Gordon Teuber stated that the Council Office has heard some of the reservations about the expansion project and that they will be the liaison between the City Council and the CRA. The expansion will not be forced upon the community of Wilmington if they do not want it.

H. Next WWD Subcommittee Meeting: Tuesday, December 8, 2009

I. Adjournment: 7:20PM

Signature on File

Ken Melendez, Chair

Wilmington Waterfront Development Subcommittee

Signature on File

Debra Babcock-Doherty, PCAC Executive Assistant