



WEDNESDAY, JANUARY 29, 2025
701 East Carson Street
City Hall
1:00 PM

Carson Reclamation Authority
Special Meeting

Lula Davis-Holmes, Authority Chair

Cedric Hicks, Authority Vice Chair

Ray Aldridge, Jr., Board Member

Lillian Hopson, Board Member

Dianne Thomas, Board Member

CALL TO ORDER: CARSON RECLAMATION AUTHORITY (1:00PM)

The meeting was called to order at 1:04 P.M. by the Authority Vice Chair, Cedric Hicks in the Helen Kawagoe Council Chambers, Carson City Hall, located at 701 E. Carson Street, Carson, California 90745.

ROLL CALL (AUTHORITY SECRETARY)

Authority Secretary, Dr. Khaleah Bradshaw noted the roll.

Authority Board Members Present:

Authority Chair Lula Davis-Holmes

Authority Vice Chair Cedric Hicks

Board Member Ray Aldridge, Jr.

Board Member Lillian Hopson

Board Member Dianne Thomas

Also Present:

Monica Cooper, Authority Treasurer

John Raymond, Executive Director

Danny Aleshire, Assistant Authority Counsel

FLAG SALUTE

Board Member Aldridge, Jr. led the Pledge of Allegiance.

INVOCATION

Board Member Thomas gave the invocation.

CLOSED SESSION

2. CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION-

RECOMMENDED ACTION

—A closed session will be held, pursuant to Government Code Section 54956.9(d)(1), to confer with legal counsel regarding pending litigation to which the Carson Reclamation Authority is a party. The title of such litigation is as follows: CAM-Carson, LLC v. Carson Reclamation Authority, City of Carson and Successor Agency to the Carson Redevelopment Agency, Los Angeles Superior Court Case No. 20STCV16461.

No reportable action.

3. CONFERENCE WITH REAL PROPERTY NEGOTIATOR-

RECOMMENDED ACTION

— A closed session will be held, pursuant to Government Code Section 54956.8, to enable the Carson Reclamation Authority to consider negotiations with Carson Goose Owner, LLC., with whom Authority is negotiating, and to give direction to its negotiator John Raymond, Executive Director regarding that certain real property consisting of approximately 86.5 acres located at 20400 Main Street, Carson (Cells 3, 4, 5). The Authority's real property negotiator will seek direction from the Authority Board regarding the price and terms of payment for the property.

No reportable action.

REPORT ON ANY PUBLIC COMMENTS ON CLOSED SESSION ITEMS (AUTHORITY SECRETARY)

None.

ANNOUNCEMENT OF CLOSED SESSION ITEMS (AUTHORITY COUNSEL)

Authority Counsel Aleshire announced the two closed session items.

Executive Director Raymond introduced the CSUDH intern Diego Rodriguez, who is working with him on CRA projects.

RECESS INTO CLOSED SESSION

Authority Vice Chair Hicks dismissed the meeting into recess at 1:11 P.M.

RECONVENE INTO OPEN SESSION

Authority Vice Chair Hicks reconvened the meeting at 2:40 P.M. Authority Chair Davis-Holmes did not return to the meeting as she had another meeting to attend.

REPORT ON CLOSED SESSION ACTIONS (AUTHORITY COUNSEL)

Authority Counsel Aleshire stated that a briefing was provided for the first item, but no reportable action was taken.

Authority Counsel Aleshire stated that he and Executive Director Raymond provided a briefing for the second item, but no reportable action was taken.

ORAL COMMUNICATIONS FOR MATTERS LISTED ON THE AGENDA (MEMBERS OF THE PUBLIC)

None.

DISCUSSION

None.

1. CONSIDER AN AMENDED AND RESTATED OPTION AGREEMENT AND JOINT ESCROW INSTRUCTIONS WITH CARSON GOOSE OWNER, LLC , A DELAWARE LIMITED LIABILITY COMPANY, AND FIDELITY NATIONAL TITLE INSURANCE COMPANY, A CALIFORNIA CORPORATION, ACTING AS THE ESCROW HOLDER AND TITLE COMPANY, FOR CELLS 3, 4, AND 5 OF THE FORMER CAL COMPACT LANDFILL- 2:42 PM

Executive Director Raymond stated that this item will be continued to the next meeting.

ORAL COMMUNICATIONS FOR MATTERS NOT LISTED ON THE AGENDA (MEMBERS OF THE PUBLIC)

None.

ORAL COMMUNICATIONS (AUTHORITY MEMBERS)

Board member Thomas stated that the MLK program was rescheduled but was a huge success and extremely well done. She also shared that the Black History Month program will be February 21st at 6pm.

No other members had items to add.

Executive Director Raymond stated that he would like the regular meeting scheduled for Monday, February 3rd should be rescheduled so there is time to bring back the items discussed today. He will work with staff to schedule a meeting, possibly the week of February 10th.

ADJOURNMENT

Authority Vice Chair Hicks adjourned the meeting at 2:47 P.M.

Lula Davis-Holmes, Authority Chair

ATTEST:

Dr. Khaleah K. Bradshaw, Authority Secretary