



# Foothill Gold Line

Metro Gold Line Foothill Extension Construction Authority

406 East Huntington Drive, Suite 202  
Monrovia, CA 91016-3633

p 626.471.9050 f 626.471.9049  
www.foothillgoldline.org

**Board Members:**

**Tim Sandoval**  
Chair  
Mayor,  
City of Pomona  
Appointee, LACMTA

**Robin Carder**  
Vice Chair  
Council Member,  
City of La Verne  
Appointee,  
City of Pasadena

**Ed Reece**  
Member  
Council Member,  
City of Claremont  
Appointee, SGVCOG

**Mendell Thompson**  
Member  
Council Member,  
City of Glendora  
Appointee, City of  
South Pasadena

**Melchor A. Ilomin**  
Member  
Alternate Appointee,  
City of Los Angeles

**Vacant**  
Member, Non- Voting  
Gubernatorial  
Appointee

**Gene Masuda**  
Member, Non-Voting  
Council Member,  
City of Pasadena  
Appointee, City of  
Pasadena

**Daniel M. Evans**  
Member, Non-Voting  
Appointee, City of  
South Pasadena

**Alan D. Wapner**  
Member, Non- Voting  
Mayor Pro Tem,  
City of Ontario  
Appointee, SBCTA

**Executive Officer:**

**Habib F. Balian**  
Chief Executive Officer

## Metro Gold Line Foothill Extension Construction Authority

### BOARD MEETING

April 14, 2021

12:00 PM

<https://zoom.us/join> - Meeting ID 626 277 5445 & Passcode 865260  
Telephone: 1-669-900-6833 and enter Meeting ID 626 277 5445 & Passcode 865260

### MEETING MODIFICATIONS DUE TO THE STATE AND LOCAL STATE OF EMERGENCY RESULTING FROM THE THREAT OF COVID-19:

On March 17, 2020, Governor Gavin Newsom issued Executive Order N-29-20 authorizing a local legislative body to hold public meetings via teleconferencing and allows for members of the public to observe and address the meeting telephonically or electronically to promote social distancing due to the state and local State of Emergency resulting from the threat of the Novel Coronavirus (COVID-19). To follow the Order issued by the Governor and ensure the safety of Board Members and staff for the purpose of limiting the risk of COVID-19, in-person public participation at the Board meeting will not be allowed. Members of the public may observe the Board meeting live on Zoom via the information provided above.

You may provide public comment at the commencement of the meeting when the presiding officer calls for public comment. Speakers are limited to three (3) minutes, speaking once, on both on- and off-agenda items. If there are any public hearings scheduled, individuals will be given an additional opportunity to comment under said items. To ensure that the public will be able to participate, the Board is providing three methods in which the public can submit their comments:

#### **OPTION 1: LIVE COMMENTS**

Public is invited to participate via Zoom Video Communications, enter the Meeting ID# and Passcode indicated above at <https://zoom.us/join>. If you wish to address the Board on any matter posted on the agenda or within subject matter jurisdiction, you should utilize one of the following protocols:

#### **Utilizing “Chat” Feature**

- Step 1. Utilizing the Chat function send a message to the Clerk and let him know which item(s) you wish to comment on (aka: Public Comment, or Item No. 1 or 2),
- Step 2. Wait to be called on by the Clerk of the Board,
- Step 3. Unmute your audio,
- Step 4. Verbalize your comments (less than 3 minutes)

**OPTION 2: E-MAIL**

Public Comments can be submitted via email to [clowe@foothillgoldline.org](mailto:clowe@foothillgoldline.org) with the subject "Public Comment – *Insert Board Meeting Date*". Public Comments received will be added to the associated Agenda Packet. Emails received in real time and prior to the commencement of Public Comment Period or Public Hearing and not already incorporated in the Agenda Packet will be read out loud (up to 3 minutes) by the Clerk of the Board.

**OPTION 3: MAIL**

Public comments may be mailed to:

Metro Gold Line Foothill Extension Construction Authority  
ATTN: Clerk of the Board – Public Comments  
406 E. Huntington Drive, Suite 202  
Monrovia, CA 91016

The Clerk of the Board will read public comments received by mail out loud (up to 3 minutes) into the public record if received before 10:00 a.m. on the date of the meeting. Otherwise, public comments will be considered late correspondence and incorporated into the meeting minute record.

In compliance with the American with Disabilities Act, any person with a disability who requires modification or accommodation to participate in a meeting should contact Clerk of the Board's office at (626) 305-7002 at least 48 hours prior to the meeting.



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### AGENDA

**Items:**

1. **Call to order**
2. **Pledge of Allegiance**
3. **Roll Call**
4. **Public Comment on items on or off the Agenda**
5. **Closed Session**
  - a. **Conference with Real Property Negotiator ..... G.C. 54956.8**

Property:	125 W. Magnolia Street, Pomona, California, and further identified as Los Angeles County Assessor's Parcel Number 8371-014-031
Agency negotiator(s):	Habib F. Balian and Brad Kuhn, Esq.
Negotiating parties:	Terry N. Hill and Martha E. Hill, Trustees of The Terry N. Hill and Martha E. Hill Trust Of 2007
Under negotiation:	Price and terms

**Executive Officer:**

**Habib F. Balian**  
Chief Executive Officer

**b. Conference with Real Property Negotiator ..... G.C. 54956.8**

Property: 2695 N. Garey Avenue, Pomona, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-029, 8371-014-030, 8371-014-032, and 8371-014-033

Agency negotiator(s): Habib F. Balian and Brad Kuhn, Esq.

Negotiating parties: Michelle A. Lupian, As Trustee of The La Palma Mich Trust Dated June 10, 2009

Under negotiation: Price and terms

**c. Conference with Real Property Negotiator ..... G.C. 54956.8**

Property: 147, 149, 173 Grevillia Street, 154 E. Magnolia Street, and 2554 Pine Street, Pomona, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-001, 8371-014-003, 8371-014-004, 8371-014-005, 8371-014-006, 8371-014-038, 8371-014-039, 8371-014-019, 8371-014-022, 8371-014-047, 8371-014-048, 8371-014-049

Agency negotiator(s): Habib F. Balian and Brad Kuhn, Esq.

Negotiating parties: Branmark Group, LLC, a California limited liability company

Under negotiation: Price and terms

**d. Conference with Real Property Negotiator ..... G.C. 54956.8**

Property: 120 E. Magnolia Street and 2555 N. Garey Avenue, Pomona, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-024 and 8371-014-044

Agency negotiator(s): Habib F. Balian and Brad Kuhn, Esq.

Negotiating parties: Branmark Group, LLC, a California limited liability company

Under negotiation: Price and terms

**e. Conference with Real Property Negotiator ..... G.C. 54956.8**

Property: Corner of S. Vermont and W. Ada Avenue, identified as a portion of Lot 1 of Tract Map No. 74353

Agency negotiator(s): Habib F. Balian and Brad Kuhn, Esq.

Negotiating parties: Moreton Place Owners Association, a California nonprofit mutual benefit corporation

Under negotiation: Price and terms

**f. Conference with Real Property Negotiator ..... G.C. 54956.8**

Property: 155 W. Magnolia Street, Pomona, California, and further identified as Los Angeles County Assessor's Parcel Number 8371-014-036

Agency negotiator(s): Habib F. Balian and Brad Kuhn, Esq.

Negotiating parties: Carlos Fuentes And Debra Fuentes, Husband and Wife, And Todd B. Russi, A Single Man, All As Joint Tenants

Under negotiation: Price and terms

**g. Conference with Real Property Negotiator ..... G.C. 54956.8**

Property: 140 and 152 W. Magnolia Street, 2501 N. Garey Avenue, and 141 W. Grevillia Street, Pomona, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-040, 8371-014-041, 8371-014-042, 8371-014-043, 8371-014-050, and 8371-014-051

Agency negotiator(s): Habib F. Balian and Brad Kuhn, Esq.

Negotiating parties: Branmark Group, LLC, a California limited liability company

Under negotiation: Price and terms

**h. Conference with Real Property Negotiator ..... G.C. 54956.8**

Property: 2625 and 2655 N Garey Avenue, Pomona, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-034 and 8371-014-035

Agency negotiator(s): Habib F. Balian and Brad Kuhn, Esq.

Negotiating parties: I Chen, a Single Woman

Under negotiation: Price and terms

**i. Conference with Real Property Negotiator ..... G.C. 54956.8**

Property: 190 W. Santa Fe Street, Pomona, California, and further identified as Los Angeles County Assessor's Parcel Number 8371-014-037

Agency negotiator(s): Habib F. Balian and Brad Kuhn, Esq.

Negotiating parties: Carlos Fuentes And Debra R. Fuentes, Husband And Wife As Joint Tenants

Under negotiation: Price and terms

**6. Closed Session Report**

**7. CEO Monthly Report**

**8. Consent Calendar**

**Committee**

- a. Approval of March 10, 2021 minutes of Metro Gold Line Foothill Extension Construction Authority Board of Directors meeting
- b. Receive and file report on Phase 2B Contract Change Order status Construction and Finance
- c. Receive and file Real Estate Right of Way Acquisition Program update Construction and Finance

**9. General Board items:**

- a. Consideration of Adoption of a Resolution of Necessity 2021-R-06 for the acquisition by eminent domain of a fee interest in the real property located at 125 W Magnolia Street, Pomona, CA 91767, California, and further identified as Los Angeles County Assessor's Parcel Number 8371-014-031 for Public Purposes, namely for Public Transit Purposes
- b. Consideration of Adoption of a Resolution of Necessity 2021-R-07 for the acquisition by eminent domain of a fee interest in the real property located at 2695 North Garey Avenue, Pomona, CA 91767, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-029, 8371-014-030, 8371-014-032, 8371-014-033 for Public Purposes, namely for Public Transit Purposes
- c. Consideration of Adoption of a Resolution of Necessity 2021-R-08 for the acquisition by eminent domain of a fee interest in the real property located at 147 West Grevillia Street and 149 West Grevillia Street and 173 West Grevillia Street, 154 E. Magnolia Street, and 2554 Pine Street, Pomona, CA 91767, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-001, 8371-014-003, 8371-014-004, 8371-014-005, 8371-014-006, 8371-014-019, 8371-014-022, 8371-014-038, 8371-014-039, 8371-014-047, 8371-014-048, 8371-014-049 for Public Purposes, namely for Public Transit Purposes

- d. Consideration of Adoption of a Resolution of Necessity 2021-R-09 for the acquisition by eminent domain of a fee interest in the real property located at 120 East Magnolia Street and 2555 North Garey Avenue, Pomona, CA 91767, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-024 and 8371-014-044 for Public Purposes, namely for Public Transit Purposes
- e. Consideration of Adoption of a Resolution of Necessity 2021-R-10 for the acquisition by eminent domain of a fee interest in 37 square feet of the real property located at Corner of S Vermont and W Ada Avenue, Glendora, CA 91741 and further identified as a portion of Lot 1 of Tract Map No. 74353 for Public Purposes, namely for Public Transit Purposes
- f. Consideration of Adoption of a Resolution of Necessity 2021-R-11 for the acquisition by eminent domain of a fee interest in the real property located at 155 West Magnolia Street, Pomona, CA 91767, California, and further identified as Los Angeles County Assessor's Parcel Number 8371-014-036 for Public Purposes, namely for Public Transit Purposes
- g. Consideration of Adoption of a Resolution of Necessity 2021-R-12 for the acquisition by eminent domain of a fee interest in the real property located at 140 & 152 W Magnolia Street, 2501 N Garey Avenue, and 141 W Grevillia Street, Pomona, CA 91767, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-040, 8371-014-041, 8371-014-042, 8371-014-043, 8371-014-050, 8371-014-051 for Public Purposes, namely for Public Transit Purposes
- h. Consideration of Adoption of a Resolution of Necessity 2021-R-13 for the acquisition by eminent domain of a fee interest in the real property located at 2655 and 2625 N Garey Avenue, Pomona, CA 91767, California, and further identified as Los Angeles County Assessor's Parcel Numbers 8371-014-034 and 8371-014-035 for Public Purposes, namely for Public Transit Purposes
- i. Consideration of Adoption of a Resolution of Necessity 2021-R-14 for the acquisition by eminent domain of a fee interest in the real property located at 190 W Santa Fe Street, Pomona, CA 91767, California, and further identified as Los Angeles County Assessor's Parcel Number 8371-014-037 for Public Purposes, namely for Public Transit Purposes
- j. Receive and file Real Estate Right of Way Acquisition Activity Reporting Update
- k. Receive and File Project Update: Station Artwork
- l. Receive and File Monthly Project Status Update as of April 2021

**10. General Counsel's report**

**11. Board member comments**

12. Adjournment

Upcoming Meetings:

April 28, 2021 @ 12:00 PM – CANCELLED

May 12, 2021 @ 12:00 PM

May 26, 2021 @ 12:00 PM – CANCELLED