



County of Monterey

Item No.

Board Report

Board of Supervisors
Chambers
168 W. Alisal St., 1st Floor
Salinas, CA 93901

Legistar File Number: SARDA A 24-003

September 10, 2024

Introduced: 8/20/2024

Current Status: Agenda Ready

Version: 1

Matter Type: Successor Agreement

- a. Acting as the Board of Directors of the Successor Agency to the Redevelopment Agency of the County of Monterey (Successor Agency), approve the Chair of the Board of Supervisors to authorize the Director of Housing and Community Development or their designee to execute a Standard Agreement between the Successor Agency and Disaster Kleenup Specialists (DKS) to provide on-call and emergency services and staff to the East Garrison Historic Arts District for an amount not to exceed \$25,000 commencing upon execution of the Agreement through July 31, 2026;
- b. Authorize the Director of Housing and Community Development or their designee to execute two future amendments to the Agreement where the amendments do not significantly alter the scope of work and the additional cost of each Amendment does not exceed 10% (\$2,500), bringing the total maximum cumulative cost increase to \$5,000 for a not to exceed Agreement amount of \$30,000, subject to review by County Counsel.

RECOMMENDATION:

It is recommended that the Board of Supervisors:

- a. Acting as the Board of Directors of the Successor Agency to the Redevelopment Agency of the County of Monterey (Successor Agency), approve the Chair of the Board of Supervisors to authorize the Director of Housing and Community Development or their designee to execute a Standard Agreement between the Successor Agency and Disaster Kleenup Specialists (DKS) to provide on-call and emergency services and staff to the East Garrison Historic Arts District for an amount not to exceed \$25,000 commencing upon execution of the Agreement through July 31, 2026;
- b. Authorize the Director of Housing and Community Development or their designee to execute two future amendments to the Agreement where the amendments do not significantly alter the scope of work and the additional cost of each Amendment does not exceed 10% (\$2,500), bringing the total maximum cumulative cost increase to \$5,000 for a not to exceed Agreement amount of \$30,000, subject to review by County Counsel.

SUMMARY/DISCUSSION:

The East Garrison Historic Arts District consists of 23 heritage listed buildings at the Former Fort Ord military base, set amongst the Phase 2 and Phase 3 residential housing of East Garrison (See Attachment A). Under the East Garrison Disposition and Development Agreement (DDA) these buildings are owned and managed by the Successor Agency, until they are transferred to new owners, or the County determines an alternative purpose.

The Successor Agency is responsible for the safety, security, and emergency maintenance of the buildings. Since the buildings are vacant and mothballed, they are subject to periodic vandalism and graffiti. Staff propose to enter into an on-call and emergency agreement with DKS (Attachment B).

The Agreement would allow the Successor Agency to dispatch DKS to proceed as needed and in a timely manner.

The Successor Agency is seeking DKS services to manage future instances of graffiti and vandalism as well as to conduct emergency repairs responding to storm or fire damage. Over the last two years, Successor Agency staff have dealt with instances of vandalism or graffiti roughly every two to three months.

The Successor Agency has identified that these buildings require ongoing management. Staff are in the process of preparing a Request for Proposals (RFP) to hire a property management company to periodically monitor and maintain the East Garrison Historic Arts District relating to acts of vandalism and emergency repairs. The long-term maintenance and mothballing of these buildings remain a condition of approval that must be met by the developer of East Garrison.

OTHER AGENCY INVOLVEMENT:

The Offices of the County Counsel and Auditor-Controller have reviewed the SA as to form and legality, and fiscal provisions, respectively.

FINANCING:

Appropriations are available in the FY2024-25 Adopted Budget for the Successor Agency Appropriation Unit HCD010, Unit 8572. The Successor Agency's management of the East Garrison Historic Arts District is included in the County's Recognized Obligation Payment Schedule (ROPS). The Successor Agency is obligated to manage the safety and security of these buildings. The cost of covered by annual Tax Increment.

BOARD OF SUPERVISORS STRATEGIC INITIATIVES:

This Agreement supports the Board of Supervisors' Infrastructure objective by maintaining the safety, security, and appearance of public buildings.

- Economic Development
- Administration
- Health & Human Services
- Infrastructure
- Public Safety

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Approved by: Melanie Berretti, Acting Chief of Planning, 755-5285 *MB*

The following attachments are on file with the Clerk of the Board:
Attachment A - Building Locations
Attachment B - Draft Standard Agreement with DKS