



**SPECIAL MEETING
BOARD OF DIRECTORS OF THE
MIDPENINSULA REGIONAL OPEN SPACE DISTRICT**

Administrative Office
330 Distel Circle
Los Altos, CA 94022

Wednesday, December 6, 2017
Closed Session starts at 5:00 PM*
Study Session starts at 6:00 PM*
Special Meeting starts at 7:00 PM*

REVISED A G E N D A

5:00 SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE MIDPENINSULA REGIONAL OPEN SPACE DISTRICT – CLOSED SESSION

ROLL CALL

1. CONFERENCE WITH REAL PROPERTY NEGOTIATORS (Government Code Section 54956.8)

Property: End of Lucy Lane, Half Moon Bay, CA, Portion of San Mateo County APN 066-320-160

Agency Negotiator: Michael Williams, Real Property Manager

Negotiating Party: Jo Chamberlain and Jonathan Lundell, Property Owners

Under Negotiation: Price and terms and conditions of Conservation Easement

ADJOURNMENT

6:00 SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE MIDPENINSULA REGIONAL OPEN SPACE DISTRICT – STUDY SESSION

ROLL CALL

1. Report on Space Needs Assessment and Program for the New Administrative Office (R-17-128)

Staff Contact: Tina Hugg, Senior Planner, Planning Department

General Manager's Recommendation: Receive presentation on space needs assessment and program for the New Administrative Office, and accept the final report.

ADJOURNMENT

7:00 SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE MIDPENINSULA REGIONAL OPEN SPACE DISTRICT

ORAL COMMUNICATIONS

The Board President will invite public comment on items not on the agenda. Each speaker will ordinarily be limited to three minutes; however, the Brown Act (Open Meeting Law) does not allow action by the Board of Directors on items not on the agenda. If you wish to address the Board, please complete a speaker card and give it to the District Clerk. Individuals are limited to one appearance during this section.

ADOPTION OF AGENDA

SPECIAL ORDERS OF THE DAY

- Introduction of staff
 - Erik Viik – Lead Open Space Technician

CONSENT CALENDAR

All items on the Consent Calendar may be approved without discussion by one motion. Board members, the General Manager, and members of the public may request that an item be removed from the Consent Calendar during consideration of the Consent Calendar.

- 1. Approve November 15, 2017 Minutes**
- 2. Award of Contract for Legal Services (R-17-129)**

Staff Contact: Hilary Stevenson, Assistant General Counsel

General Manager's Recommendation: Authorize the General Manager to enter into a contract with Gary Baum, Esq. to provide legal services in an amount not to exceed \$150,000.

- 3. Award of Contract with Terry Martin and Associates for design, engineering, permitting assistance, and construction administration services for the proposed New South Area Field Office at 240 Cristich Lane in Campbell (R-17-130)**

Staff Contact: Whitney Berry, Planner II

General Manager's Recommendation:

1. Authorize the General Manager to enter into a multi-year contract with Terry Martin and Associates for design, engineering, permitting assistance, and construction administration services for the proposed New South Area Field Office for a base contract amount of \$267,350.
2. Authorize a 15% contingency of \$40,100, to be expended only if necessary to cover unforeseen conditions, for a total not-to-exceed contract amount of \$307,450.

- 4. Claims Report**

BOARD BUSINESS

The President will invite public comment on agenda items at the time each item is considered by the Board of Directors. Each speaker will ordinarily be limited to three minutes. Alternately, you may comment to the Board by a written communication, which the Board appreciates.

- ~~5. Proposed Quitclaim of a Cultural Conservation Easement to the Amah Mutsun Tribal Band over the Mount Umunhum property (Santa Clara County Assessor's Parcel Number 562-08-~~**

~~003) at Sierra Azul Open Space Preserve, related Memorandum of Agreement, and amendment of the property's Use and Management Plan (R-17-131)~~

~~Staff Contact: Michael C. Williams, Real Property Manager and Elish Ryan, Real Property Planner III~~

~~General Manager's Recommendation:~~

- ~~1. Determine that the activities authorized under the recommended actions have previously been evaluated in the *Mount Umunhum Environmental Restoration and Public Access Project Final Environmental Impact Report* and have been mitigated to less than significant by the Mitigation Measures adopted as part of the Project, and that there will be no new significant environmental effects or substantial increase in the severity of previously identified significant effects.~~
- ~~2. Determine that the Quitclaim of a Cultural Conservation Easement, and amendment to the Use and Management Plan are categorically exempt under the California Environmental Quality Act (CEQA), as set out in the staff report.~~
- ~~3. Adopt a Resolution authorizing the Quitclaim of a Cultural Conservation Easement to the Amah Mutsun Tribal Band.~~
- ~~4. Adopt a Resolution authorizing the General Manager to enter into a Memorandum of Agreement with the Amah Mutsun Tribal Band for implementation of authorized activities included in the Cultural Conservation Easement.~~
- ~~5. Adopt the Amended Use and Management Plan, as set out in the staff report.~~

56. Resolutions approving the Preliminary Official Statements (POS) for the Issuance of the Green Bonds, 2017 Refunding Series A, and Parity Bonds, 2017 Series B and the Measure AA Series 2018 General Obligation Bonds (Green Bonds), and authorizing the contribution of up to \$1,000,000 into the refunding escrow. The issuance of the Bonds was authorized at the November 8, 2017 Board meeting. The POS resolutions provide for board approval of the disclosure documents to be used in the marketing of the Bonds. (R-17-132)

Staff Contact: Stefan Jaskulak, Chief Financial Officer

General Manager and Controller's Recommendation:

1. Adopt a Resolution approving the Preliminary Official Statement for the Issuance of the Green Bonds, 2017 Refunding Series A and Parity Bonds, 2017 Series B
2. Adopt a Resolution approving the Preliminary Official Statement for the Issuance of the Measure AA Series 2018 General Obligation Bonds (Green Bonds)
3. Authorize the contribution of up to \$1,000,000 into the refunding escrow
4. Adopt a Resolution authorizing a budget adjustment of up to \$715,000 for the escrow contribution

INFORMATIONAL REPORTS – Reports on compensable meetings attended. Brief reports or announcements concerning activities of District Directors and staff; opportunity to refer public or Board questions to staff for information; request staff to report to the Board on a matter at a future meeting; or direct staff to place a matter on a future agenda. Items in this category are for discussion and direction to staff only. No final policy action will be taken by the Board.

Committee Reports
Staff Reports
Director Reports

ADJOURNMENT

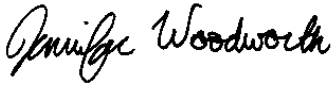
**Times are estimated and items may appear earlier or later than listed. Agenda is subject to change of order.*

In compliance with the Americans with Disabilities Act, if you need assistance to participate in this meeting, please contact the District Clerk at (650) 691-1200. Notification 48 hours prior to the meeting will enable the District to make reasonable arrangements to ensure accessibility to this meeting.

Written materials relating to an item on this Agenda that are considered to be a public record and are distributed to Board members less than 72 hours prior to the meeting, will be available for public inspection at the District's Administrative Office located at 330 Distel Circle, Los Altos, California 94022.

CERTIFICATION OF POSTING OF AGENDA

I, Jennifer Woodworth, District Clerk for the Midpeninsula Regional Open Space District (MROSD), declare that the foregoing agenda for the special meetings of the MROSD Board of Directors was posted and available for review on December 1, 2017, at the Administrative Offices of MROSD, 330 Distel Circle, Los Altos California, 94022. The agenda and any additional written materials are also available on the District's web site at <http://www.openspace.org>.



Jennifer Woodworth, MMC
District Clerk

