

**SANTA BARBARA COUNTY
EMPLOYEES' RETIREMENT SYSTEM**

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**Gregory E. Levin, CPA
Chief Executive Officer**



BOARD OF RETIREMENT

Chair- Michael Vidal
Vice Chair- Steve Lavagnino
Secretary- Michael Daly
Trent Benedetti
Zandra Cholmondeley
Harry E. Hagen
Laurie Lee
Ted Sten
Paul Uhl

Alternates

Gary Blair
Frederick Tan

**MINUTES OF THE BOARD OF RETIREMENT
Real Property Management Committee
April 25, 2023**

**SBCERS Board Room
130 Robin Hill Road
Goleta, CA 93117**

Zoom: <https://sbcers-org.zoom.us/j/89404779762>

Roll Call at **9:35 a.m.**

Members Present: Sten, Blair
Members Absent: Cholmondeley
Alternates Absent: Uhl
Counsel Present: Rodriguez
Clerk Present: Couture

Trustee Cholmondeley arrived at 9:41 a.m.

Pledge of Allegiance led by Chair.

PUBLIC COMMENT

No public comment.

MINUTES

A-1. Approve Minutes – no prior meeting, April 25, 2023 is the first meeting of the Real Property Management Committee.

OPERATIONS

1. **Radius Commercial Real Estate Update** –Staff

Presentation from Miles Waters from Radius, on the status of Robin Hill Road leasing.

DISCUSSION: Miles Waters presented the item and responded to questions from the Committee. SBCERS CEO Gregory Levin and Steve Brown formerly of Radius also responded to questions from the Committee.

The Committee took no action.

CLOSED SESSION

Pursuant to Government Code Section 54956.8

2. a) **Lease Proposals for Robin Hill Road**

Property: Assessor's Parcel Number: 073-050-015
130 Robin Hill Road. Goleta, CA

Agency Negotiators: Gregory Levin, SBCERS CEO
Miles Waters, Radius Commercial

Negotiating Parties: Terrific Scientific

Under Negotiation: Price, Tenant Improvements, and Terms of Lease Agreement

b) **Radius Marketing Report Activity**

Property: Assessor's Parcel Number: 073-050-015
130 Robin Hill Road. Goleta, CA

Subject: Review of prospective lessees

OPEN SESSION

Deputy Counsel Rodriguez announced the Committee met in Closed Session to discuss items 2a and 2b and took no action.

3. **Westerlay Real Estate Group Status**—Staff

Presentation from Kristie Chapman, President, and Amy Devers, Vice President, of Westerlay Real Estate Group on the current financial status and other related topics on the management of 130 Robin Hill Rd. building.

DISCUSSION: Amy Devers and Kristie Chapman presented the item and responded to questions from the Committee. SBCERS CEO Gregory Levin also responded to questions from the Committee.

The Committee took no action.

4. **Schipper Construction Contract**—Staff

Presentation from Greg Levin, CEO, and Rhonda Henderson, Project Consultant on the status of the Schipper Construction contract.

DISCUSSION: Greg Levin presented the item and responded to questions from the Committee.

The Committee took no action.

5. **Determination and Meeting Schedule of the Real Property Management Committee**—Staff

Gary Blair, Chair will facilitate the discussion on the topic of the frequency and specific dates of the future meetings of the Real Property Management Committee.

DISCUSSION: Committee Chair Gary Blair presented the item and responded to questions from the Board.

MOTION: Direct staff to schedule the next meeting for May 15, 2023 at 9:30 a.m. and create a schedule for future meetings for approval at the next Committee meeting.

Motion: Cholmondeley

Second: Sten

Approved by voice vote.

Yes: Blair, Cholmondeley, Sten

The meeting adjourned at 11:19 a.m.

ATTEST:

Clerk

Chair