

GORDON R. ANDERSON

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Hayward City Hall (Fully base-isolated with a subterranean garage)

Résumé of accomplishments highlighting management of major organizations (public and private) and providing oversight and leadership of major award-winning development projects, ranging from project inception, public review and approval, land assembly and relocations, environmental review, and financing. Each development has been recognized for environmental efficiency (several LEED-rated).

EXPERIENCE

2009 to Present **G ANDERSON ASSOCIATES**, Los Angeles, California
Founder

Providing organizational management and assistance in creating successful development outcomes for public and private sectors -- bringing over 30 years experience in commercial, municipal, transit and solid waste project development and implementation. Recent clients include: City of Inglewood California – City negotiation team for the purchase and renovation of the Inglewood Forum by Madison Square Gardens and Hollywood Park Tomorrow Projects, implementation of new Senior Center Project, and assistance and guidance on other broad-community development and economic development projects and activities; and, City of Salinas California – Assistance and guidance on various proposed downtown and Alisal Market Place projects.

January 2009 to December 2009 **WESTSIDE CITIES COUNCIL OF GOVERNMENTS**, Los Angeles, California
Interim Executive Director

A joint powers authority created by the cities of Beverly Hills, Culver City, Santa Monica, West Hollywood, the City of Los Angeles and the County of Los Angeles, representing more than 750,000 residents and over 70,000 businesses in one of the most visited regions in the country.

March 2000 to December 2008 **CITY OF SANTA MONICA**, Santa Monica, California
ASSISTANT CITY MANAGER (Chief of Operations and Major Developments)

Served in a unique shared leadership role with the city manager/chief executive officer of an extremely community, cultural and environmentally conscience organization with some 2200 employees and an operating budget in excess of \$540 million. From the outset, provided oversight and guidance to implement several major capital projects:

SPECIAL DEVELOPMENT ACCOMPLISHMENTS

- New 118,000 SF Public Safety Facility
 - Completed 2003
- The Downtown Transit Mall Project
 - Completed 2002



Civic Center Parking Structure



Santa Monica Main Library

- New 900-Space Civic Center Parking Structure
 - Completed 2006
- New 110,000 SF Santa Monica Main Library
 - Completed 2006
- Big Blue Bus Campus Expansion (under construction)
 - Scheduled Completion 2009
- Charnock Well Field Restoration Project
 - Scheduled Completion 2011
- Solid Waste –Collection, Recycling & Transfer Expansion
 - An integrated Public/Private Partnership
 - Implementation Anticipated 2011

June 1995 to CITY OF HAYWARD, Hayward, California
March 2000 ASSISTANT CITY MANAGER (Chief of Operations and Major Developments)

Served as the chief operating officer and as the chief executive officer in the absence of the city manager for the Hayward organization of some 880 employees.

SPECIAL DEVELOPMENT ACCOMPLISHMENTS



Hayward Council Chambers

- ❖ Managed and directed the implementation and development of Hayward's new award-winning civic center and city hall that included a fully base-isolated building and subterranean parking of nearly 130,000 SF. The project was fast-tracked by using a "design-build" approach that included financing, property acquisition, design and construction. The project was completed in 15 months after groundbreaking within budget instead of the 36 months that was projected.
- ❖ Handled all negotiations with the San Francisco Bay Area Rapid Transit District (BART)

and the County of Alameda to assemble a new city hall development site. These transactions included a series of land swaps and some property acquisitions.

- ❖ Featured in "[One Way Out of the Jam: Transit-Oriented Development](#)," a video about the new city hall development site, prepared by the Association of Bay Area Governments (ABAG) and BART.



Hayward City Hall and BART Intermodal Transfer Station

July 1991 to CITY OF SAN PABLO, San Pablo, California
June 1995 DEPUTY CITY MANAGER – Community Development and Redevelopment

SPECIAL ACCOMPLISHMENTS

- Implemented from inception the **Casino San Pablo** project, at that time the largest card club in Northern California – a development consisting of the casino at 63,000 SF and over 1,000 spaces of parking.
- Not only provided more than 700 jobs to area residents, but also nearly doubled the City's General Fund.



Casino San Pablo

July 1987 to CITY OF PASADENA, Pasadena, California
July 1991 SPECIAL ASSISTANT TO CITY MANAGER

Selected for having demonstrated the ability to build consensus among diverse groups and get jobs done expeditiously, worked directly with the chief executive officer on special organizational development, and community and economic development business initiatives.

SPECIAL ACCOMPLISHMENTS

- Conducted special negotiations with developers and community leaders to facilitate the implementation of commercial and housing developments in the City.
- Demonstrated leadership, patience and understanding in resolving a broad range of diverse and complex responsibilities and issues.
- Resolved long-standing contracting issues between the city, federal government and several community-based organizations that resulted in a "win-win" for all parties involved.
- Provided coordination and leadership for revitalizing efforts in the largest residential and ethnically diverse area of Pasadena.

November 1982 to
July 1987

CITY OF PASADENA, Pasadena, California
ECONOMIC DEVELOPMENT ADMINISTRATOR, Development Department

Guided special economic development programs and activities that required extensive coordination, facilitation and contracting among the business and financial community, state and federal agencies, and the local government.

SPECIAL ACCOMPLISHMENTS



Plaza Las Fuentes

- Negotiated the Development Agreement and provided project management for the \$150 million Plaza Las Fuentes mixed-use development of some 500,000 SF adjacent to Pasadena's City Hall.
- Guided the process that created the Old Pasadena Redevelopment project, pivotal to the renaissance of Old Pasadena.
- Negotiated Development Agreements and provided project management for several commercial shopping centers and industrial business parks.
- Implemented the City's Small Business Assistance program.

1966 to
November 1982

VARIED FINANCIAL INSTITUTION MANAGEMENT EXPERIENCE
Branch Management/Assistant Vice President

Received progressive responsibilities in mortgage lending, sales planning, business development, marketing and public relations, and internal auditing, resulting in managing at the branch level the daily operations, credit administration, review and approval of commercial, consumer and mortgage loans, and staff development for several major financial institutions.

EDUCATION

- Master of Business Administration**, Saint Mary's College of California, 1993
- Graduate, Executive Management Program**, University of California at Long Beach, Graduate Center for Public Policy and Administration, 1989
- Bachelor of Arts**, Occidental College, Los Angeles, California
Major: Urban and Public Administration, 1988

PROFESSIONAL ORGANIZATIONS

- International City/County Management Association (ICMA)
 - ❑ Executive Board member '95/'97 and Chair of the Committee on Professional Conduct '97
 - ❑ Executive Board member 2001-2002
 - ❑ Member of the Board of Regents for the ICMA University, 1990-2000
- National Forum for Black Public Administrators (NFBPA)
- International Hispanic Network (IHN)
- Urban Land Institute (ULI)

REQUEST REFERENCES AVAILABLE UPON