

SYNOPSIS

**Sacramento Housing and Redevelopment Commission
September 2, 2009**

ROLL CALL

The Sacramento Housing and Redevelopment Commission meeting was called to order at 6:00 p.m. by Chair Tom Burruss.

PRESENT: Burruss, Chan, Dean, Fowler, Gore, Morgan, Morton, Otto, Rosa, Shah, Stivers

ABSENT: none

STAFF PRESENT: Vickie Smith, LaShelle Dozier, Tia Patterson, Lisa Bates, Greg Wessel, MaryLiz Paulson, Christine Weichert, Nick Chhotu, Jeree Glasser-Hedrick, Katherine Klein-McFadden, Richard Marsh, Cindy Cavanaugh, Chris Pahule

APPROVAL OF AGENDA

Agenda approved as submitted.

1. **APPROVAL OF ACTION SUMMARY SYNOPSIS**

Commissioner Stivers requested that the synopsis be changed to reflect the fact that he was absent.

Commissioner Otto indicated that she made the recommendation to reject the staff recommendation for the Broadway MLK item. She requested that this be added to the synopsis. She also indicated that she did not feel the synopsis adequately reflected the intense discussion on the item. She was concerned that when the report moves forward to the City Council, the commission's true intent will not be reflected. Staff indicated that the synopsis would be changed to add additional detail about the discussion. Commissioner Fowler suggested that comments made by the public be explained in greater detail.

LaShelle Dozier indicated that the Broadway MLK report has not yet been sent to the City Council.

The action summary for August 19, 2009 was approved with changes recommended by Commissioner Otto and Commissioner Stivers.

2. CITIZEN COMMENTS

Ron Emslie expressed concern about the MLK Broadway project.

Claira McKeithern expressed frustration that information about the SHRC meeting was not shared with Council related to MLK Broadway.

BUSINESS

3. Norwood Avenue Apartments and Norwood Estates

Jeree Glasser Hedrick presented the item.

Commissioner Chan asked for an explanation about the procedure when an investor sells their interest in the development which staff provided.

Commissioner Shah asked if it would be possible to wait to recapitalize the development until the market rebounds. Staff indicated that the repairs need to be done immediately, so that is not possible. Commissioner Shah asked if allocating funds to this development takes funds away from other projects. Staff indicated that the flow of projects is low now, so this is not really affecting other projects.

Commissioner Otto asked if consolidating the management would save enough money to avoid recapitalization. Staff indicated that, though some money is being saved, it is not enough to avoid the need to recapitalize.

Commissioner Gore indicated support for the item in that it will help preserve 72 units of affordable housing for 15 years.

Ron Emslie commented that this seems like “churning” again.

The Commission recommended approval of the staff recommendation for the item listed above. The votes were as follows:

AYES: Burruss, Chan, Dean, Fowler, Gore, Morgan, Morton, Otto, Rosa, Shah,
Stivers

NOES: none

ABSENT: none

WORKSHOP

4. 2010 Sacramento Housing and Redevelopment Agency Budget Overview

Don Cavier, Finance Director, gave an overview on the status of the SHRA budget.

EXECUTIVE DIRECTORS REPORT

LaShelle Dozier reviewed the following items:

- Invitation to Capitol Air Show on September 11th
- Update on Broadway and MLK Project
- Activities calendar

ITEMS AND QUESTIONS OF COMMISSION MEMBERS

Commissioner Burruss commented that the vote on the Broadway MLK project was for the Exclusive Right to Negotiate and not for the actual project, so that is what should be focused on.

Commissioner Shah disagreed and indicated that many of the parameters were spelled out in the staff report, so it appeared that many decisions had already been made on the Broadway MLK project. He expressed the opinion that returning the project to the community for discussion is a positive outcome.

ADJOURNMENT

As there was no further business to be conducted, Chair Burruss adjourned the meeting at 7:05 p.m.

AGENCY CLERK