

Sacramento Housing and Redevelopment Agency

ALKALI FLAT PROJECT AREA COMMITTEE

Meeting Minutes

WEDNESDAY, January 28, 2004 – 6:00 PM

ALKALI FLAT NEIGHBORHOOD CENTER/
BRANCH BOYS AND GIRLS CLUB
COMMUNITY ROOM
1117 G STREET
SACRAMENTO, CALIFORNIA

Members present: Sofia Parra, Catherine Camacho, Charlotte DelGato, Randy Owen, Sean Wright, Antonia Lopez, Rudy Cuellar, Marylyn Prosser.

AGENDA ITEMS

Vacant Property at 8th and F Streets, Mike Stumbous/Dick Hyde

Item was pulled from the agenda, tentatively scheduled for February meeting. Project plans were requested by the group for the next meeting.

La Valentina, Chris Erias, SHRA

Item was moved to the front of the agenda to accommodate guests. La Valentina official present, Clyde Rainwater and 2 advisors. Vickie Smith recommended that PAC members Antonia Lopez and Marilyn Prosser abstain from speaking on the issue due to potential conflict of interest. Chris states that letters terminating the DDA with the 12th Street Collaborative were sent. It was the intention of SHRA to terminate the development agreement. However, Councilman Ray Tretheway agreed to meet with the 12th Street Collaborative team to discuss the issue. Mr. Rainwater requested coming back to the group after the meeting with Mr. Tretheway. He also requested Catherine attend the meeting with the councilmember. Mr. Rainwater passed out copies of letters supporting his position that they have the necessary resources for development. Further discussion on the item was postponed due to the pending meeting with the Councilman.

PAC to a RAC, Catherine Camacho, PAC Chair

Catherine stated that she would like a comprise on the transformation to a RAC. She stated that the group is willing to accept the 12 member count if term limits were dropped from the proposal. Vickie Smith explained that City Council has adopted guidelines for PAC's and RAC's which the other redevelopment areas are now following. After discussing the matter with both the City's and Agency's attorneys, it does not appear that there is any legal reason why Alkali Flat should be exempt from this policy. Vickie offered to send the PAC/RAC policy and City term limit information to members of the PAC for their review.

524 Update. Chris Erias. SHRA

Chris stated that SHRA met with the 524 owners to discuss options for the site development. The options were:

- ✓ Current owners continue as the developer
- ✓ Current owners partner w/established developer
- ✓ Have SHRA issue RFP for the site
- ✓ Hire project manager
- ✓ Sell property
- ✓ Agency purchase site
- ✓ Combine different options

Chris also stated that the first response from the owners was to sell the property. At this point, half the partnership wishes to sell the other half is not sure. Yolanda, the working manager of the restaurant is not sure if she will continue the operation of the restaurant. The group was dismayed with this news and asked to speak with Yolanda. (Catherine's contact information has been forwarded to Yolanda.)