



# REGULAR MEETING OF THE ALKALI FLAT REDEVELOPMENT ADVISORY COMMITTEE (RAC)

Boys & Girls Club  
1117 G Street

Thursday, January 5, 2006  
6:00 PM

## MINUTES

### I. Call to Order & Roll Call—6:05 PM

Present: Patricia Kivela, Corinne Rosenblum, Catherine Camacho, Charlotte Delgado, Miller Fitzgerald, Mark Montgomery, Kevin Nagle, Marilyn Prosser, and Renee Valle

Absent: Justin Vierra and Cathleen Williams

### II. Public Comment

Dan Hood, Neighborhood Resident: Discussed Form Based Codes (FBC) and its application in Alkali Flat, especially along the 12<sup>th</sup> Street corridor. Mr. Hood expressed concern that La Valentina will look like Las Victorianas and stated that the application of FBC along 12<sup>th</sup> Street could prevent that. He also described a potential FBC study along 12<sup>th</sup> Street that City's Planning Department staff support, however, there is insufficient funding for the project. He also announced an upcoming meeting with Councilmember Tretheway to discuss the project, that the group is working on a survey of the area, and that they have planned a visit to Petaluma to see a real example of FBC application and how it has worked there. In conclusion, Mr. Hood requested that the RAC officially support the project; at least one RAC member volunteer to work with the FBC team; and that the RAC consider applying a portion of the Alkali Flat tax increment to fund a Form Based Codes study and how it could be applied along 12<sup>th</sup> Street. At the request of RAC Members, Mr. Hood offered to provide a copy of the 1980 FBC Guidelines.

Bill Maynard, City's Parks and Recreation Department: Updated the RAC on the community garden in Neely Park. The guidelines for using the community garden are complete and now await approval. The Park's and Recreation Department is ready to start assigning plots based on the waiting list that has already been generated. There are 10 garden plots and the new community garden members will need to create a board and elect officers. RAC Member Prosser requested a copy of the community garden guidelines. The guidelines will be available to the public once they are approved.

### III. Approve November 2, 2005 Minutes

Motion (Delgado, Kivela): To approve the minutes.

Vote 9-0-0-2: RAC Members Kivela, Rosenblum, Camacho, Delgado, Miller, Montgomery, Nagle, Prosser, and Valle—Vierra and Williams.

### IV. Election of RAC Officers

The nominations for RAC officers included: Cathleen Williams and Corinne Rosenblum for Chair; Fitzgerald Miller and Charlotte Delgado for Vice-Chair; and Marilyn Prosser for Recorder. Nominators spoke briefly about the nominees and then secret ballots were cast. The majority of the votes cast selected Cathleen Williams to be RAC Chair, Fitzgerald Miller to be RAC Vice-Chair, and Marilyn Prosser to be the RAC Recorder.

### V. Action Items

#### a. *Workreation*

Agency staff provided an overview of the Workreation Program and the Agency's request for a recommendation from the RAC to use \$26,000 in tax increment money to fund this year's program. RAC Member Camacho described the Program and the selection process of youth candidates used in previous years. She also suggested that this item be continued until the February RAC meeting and a representative of the City's Workreation Program be invited to speak and answer questions regarding the selection process of participants in the Program. RAC

Member Prosser also suggested that Maria Baca (a former Workrecreation Supervisor) attend the meeting and speak about the Program.

**Motion (Delgado, Prosser):** To continue this Agenda item until the February RAC meeting, and invite a representative of the City's Workrecreation Program and Maria Baca to speak to the RAC.  
**Vote 9-0-0-2:** RAC Members Kivela, Rosenblum, Camacho, Delgado, Miller, Montgomery, Nagle, Prosser, and Valle—Vierra and Williams.

## VI. Information Items

### a. *Sacramento Intermodal Transportation Facility (SITF)*

Hinda Chandler provided an overview of the City's SITF project including high speed and light rail projects. Ms. Chandler suggested that the RAC could continue to monitor project development by periodically reviewing the project's website. RAC Member Prosser requested a copy of the Railyards Development and a follow up on Regional Transit's Light Rail Station in the Downtown area, as well as the project at 8<sup>th</sup> and H Streets.

### b. *Development on 8<sup>th</sup> Street between E and F Streets*

Staff Brown provided a brief overview of the project. Randy Owen, neighborhood resident, added that the project would be predominantly commercial. Members of the public inquired about whether there would be anymore public meetings that the RAC or public could participate in. It was suggested that the Roma or Historic Preservation Guidelines should trump any other guidelines for this project, and a representative of the City's Historic Preservation office should speak to the RAC about these guidelines and how they might influence the design of this project.

### c. *Team Building RSVP*

Staff Brown announced the Team Building Workshop, new hours of the event and requested RSVPs.

### d. *December 1, 2005 Meeting Notes*

Staff Brown mentioned the meeting notes from the December 1 2005 meeting and solicited any questions about the meeting.

### e. *Other Redevelopment Updates*

- Montessori School—It was announced that the School plans to submit an application to the Agency's Façade Grant Program.
- 524 12<sup>th</sup> Street—Property owner is still in the process of providing more information to the City's Planning Department and the Office of Historic Preservation in order to secure entitlements and move forward with its Façade Grant application to the Agency.
- RAC Member Prosser requested that the next RAC agenda include an action item to appoint a RAC Member to the neighborhood's Form Based Codes Committee.

## VII. Adjournment—7:35 PM

**Motion (Delgado, Camacho):** To adjourn.

**Vote 9-0-0-2:** RAC Members Kivela, Rosenblum, Camacho, Delgado, Miller, Montgomery, Nagle, Prosser, and Valle—Vierra and Williams.