



**Sacramento
Housing &
Redevelopment
Agency**

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

**Boys & Girls Club
1117 G Street**

**Thursday, June 29, 2006
6:00 PM**

MEETING MINUTES

II. Call to Order & Roll Call—6:14 PM

Present: Chair Williams, Vice-Chair Miller, RAC Members Delgado, Kivela, and Poe

Absent: RAC Members Camacho, Prosser, Valle, and Vierra

III. Public Comment

No public comment.

IV. Agenda Review

No changes.

V. Approve May 4, 2006 and June 1, 2006 Minutes

RAC Member Delgado pointed out that she was present (and marked absent) at the May 4, 2006 RAC meeting. She requested that the minutes be corrected.

Motion (Delgado, Miller): To approve the minutes with the above mentioned correction.

Vote 5-0-0-4: Williams, Miller, Delgado, Kivela, and Poe—Camacho, Prosser, Valle, and Vierra. **Motion passed.**

VI. Action Items

a. *La Valentina Development Site RFP*

Chair Williams asked why the Agency did not choose to use a Request For Qualifications (RFQ) instead of a Request For Proposal (RFP). Staff explained that since the project is more open ended and seeking development ideas for the site, a RFP was a more appropriate format.

RAC Members Delgado and Miller stated their approval of the proposal and advised staff to move forward with its release.

Motion (Delgado, Miller): To recommend that the La Valentina RFP be approved for release and the Agency move forward with selecting a developer.

Vote 5-0-0-4: Williams, Miller, Delgado, Kivela, and Poe—Camacho, Prosser, Valle, and Vierra. **Motion passed.**

VII. Information Items

a. *Update on Brown Act*

Stephanie Mizuno, Assistant City Clerk, provided an overview of the Brown Act and handed out a packet of information that highlights some of the Act's more important and relevant aspects.

b. *424 12th Street*

Ralph Edwards, the architect for the developers, provided an overview of the project including the proposed building's four ground floor commercial spaces and 14 residential units spread over three stories, as well as the 15 secured parking spaces.

RAC Member Delgado voiced concern that there was not sufficient off-street parking being provided for the commercial spaces.

Sean Wright, a member of the public and an Alkali Flat Resident, pointed out that there is also Regional Transit parking across from the Enterprise Rent-A-Car business (and near the light rail station) on 12th Street that might be available for additional parking.

Overall, the RAC Members were supportive of the project.

c. *Washington Square & Sherwood Court*

Staff provided an overview of this project and the Community Housing Opportunities Corporation (CHOC) interest in purchasing these properties with financial assistance from the Agency. As a result, it was announced that the August 3rd RAC meeting would need to be reinstated.

RAC Members were generally supportive of assisting CHOC with the purchase of these properties and rescheduling the August 3rd RAC meeting.

d. *Parcels Behind Boys & Girls Club*

Staff provided an update to the RAC on recent meetings with the Boys & Girls Club regarding the three Agency-owned parcels north of the Club. The RAC was supportive of the Agency's continued discussion and negotiation with the Club Board regarding BGC's potential use of the parcels for a park and housing.

e. *Form Based Codes*

Staff provided an update on recent discussions and follow up with the City and the Alchemists group regarding a Form Based Codes study in Alkali Flat including that the city and the group continue to discuss options for funding the study and how it might work logistically.

Chair Williams noted that Dan Hood, Alkali Flat Resident, informed her that the Alkali Flat Urban Design Guidelines had not been adopted by the City Council,

and she requested staff to investigate the possibility of integrating the FBC study with the existing Alkali Flat Urban Design Guidelines.

VIII. Adjournment—7:37 PM

Motion (Williams, Miller): To adjourn.

Vote 5-0-0-4: Williams, Miller, Delgado, Kivela, and Poe—Camacho, Prosser, Valle, and Vierra. **Motion passed.**