



## SYNOPSIS

### **Sacramento Housing and Redevelopment Commission (SHRC) Regular Meeting August 21, 2013**

Meeting noticed on August 15, 2013

#### ROLL CALL

The Sacramento Housing and Redevelopment Commission meeting was called to order at 6 p.m. by Chair Michael Alcalay. A quorum of members was present.

MEMBERS PRESENT: Alcalay, Chan, Gore, Griffin, Le Duc, Morgan, Morton, Rosa, Stivers

MEMBERS ABSENT: Johnson, Shah

STAFF PRESENT: Cindy Parker, LaShelle Dozier, David Levin, Greg Ptucha, Christine Weichert, Sarah Hansen, Bern Wikhammer, Karen Wallace, Don Cavier, Karen Lukes

APPROVAL OF AGENDA - approved as submitted

#### APPROVAL OF ACTION SUMMARY SYNOPSIS

1. The Synopsis for July 17, 2013 were approved as submitted.

#### CITIZENS COMMENTS

2. None

#### BUSINESS ITEMS

3. Tax Equity and Fiscal Responsibility (TEFRA) Hearing and Approval of Tax Exempt Bonds and Loan for Washington Plaza Senior Apartments

Bern Wikhammer and Greg Ptucha presented the item.

Commissioner LeDuc asked for information about the split between Bridge and SHARP which staff provided.

Commissioner Chan asked for information about the debt on the property which staff provided.

Commissioner Stivers asked if the low-income status would be maintained throughout the regulatory agreement period. Staff indicated that it would.

Chair Alcalay asked if tenants have been informed and involved through this process. Staff indicated that they had been kept informed.

The Commission approved opening and closing the public hearing and recommended approval of the staff recommendation for the item listed above. The votes were as follows:

AYES: Alcalay, Chan, Gore, Griffin, LeDuc, Morgan, Morton, Rosa, Stivers

NOES: none

ABSENT: Johnson, Shah

4. Tax Equity and Fiscal Responsibility (TEFRA) Hearing and Approval of Tax Exempt Bonds for the Warren Project

Joel Riphagen presented the project.

Commissioner LeDuc asked if resident services would be provided at this project.

Staff indicated that this was not required but that staff would investigate adding that as a future requirement for projects of this type.

The Commission approved opening and closing the public hearing and recommended approval of the staff recommendation for the item listed above. The votes were as follows:

AYES: Alcalay, Chan, Gore, Griffin, LeDuc, Morgan, Morton, Rosa, Stivers

NOES: none

ABSENT: Johnson, Shah

PRESENTATIONS

5. Housing Element Update

Greg Sandlund from the city of Sacramento presented the update.

Chair Alcalay recommended that the Executive Committee meet to review the mixed income housing ordinance prior to the end of 2013.

6. 2014 SHRA Budget Workshop – Revenue Overview

Don Cavier presented the item.

EXECUTIVE DIRECTOR REPORT

LaShelle Dozier announced:

- 1) Next meeting would be held on September 18th.
- 2) Reviewed last weekend's event at Twin Rivers and Marina Vista/Alder Grove
- 3) Distributed River District/Railyard Choice Neighborhood Transformation Plan

COMMISSION CHAIR REPORT

Chair Alcalay announced:

- 1) Would like for Executive Committee to review and comment on mixed income housing ordinance prior to January.
- 2) Would like a presentation on CADA.
- 3) Commented on events at The Arbors and at Arbor Creek and said they both went well.

ITEMS AND QUESTIONS OF COMMISSION MEMBERS

none

ADJOURNMENT

As there was no further business to be conducted, Chair Alcalay adjourned the meeting at 7:50 p.m.

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AGENCY CLERK