

MINUTES
10x10 Blue Ribbon Affordable Housing Meeting
Thursday February 22, 2007, 4:00 p.m.
Fresno City Hall, 4th Floor, Meeting Room 4017

Committee Members Present: Cynthia Sterling, Fresno City Council District 3 (Co-Chair)
Keith Bergthold, City of Fresno (Chair)
Michael Sigala, City of Fresno
Rev. Sharon Stanley, FIRM
Paul Werfelmann
Sara Hedgpeth-Harris, League of Woman Voters
Jess Negrete, Central California Legal Services
Lee Brand, Westco
Dennis Woods, United Security Bank
Veda Ramsay, The Ramsay Group

Others Present: Charlotte Hylton, Deputy City Attorney
Stephanie Espinosa, California Apartment Association
Adam Goldfrey, California Apartment Association
Bonnie Rusko, CIL
David Martin, Redevelopment Agency
Leslie Gacad, CSUF
Darren Tuckness, Fresno Housing Authority
Jose Luis Barraza
Karen Markland, County of Fresno, Mental Health

Absent: Ned Stacy
Dan Fitzpatrick, Lantana Investment, LLC

A. Call to Order

Meeting called to order at 4:17 p.m. by Keith Bergthold.

B. Introductions

Attendees introduced themselves.

C. Approval of Minutes

Sara Hedgpeth-Harris made a motion to approve the minutes as presented. Council Member Sterling second the motion, minutes approved

D. Public Announcements

Keith Bergthol announced that the presentation to the Mayor is scheduled for March 22, 2007 at 4:00 p.m. in Room 4017. Sharon Stanley asked that the Innovative Code Enforcement subcommittee update report be taken off the agenda until the subcommittee meets with the Apartment Association.

E. New Financing Subcommittee Report

Veda Ramsay presented an update on the progress of the New Financing Subcommittee report. Veda Ramsay stated that the New Financing Subcommittee met regarding the housing trust fund and the funds that were set aside for the housing trust fund. The subcommittee also discussed incorporating private and city investments in affordable

housing and how it applies to achieving 10,000 homes. The subcommittee looked at best practices for other cities to see how they fund affordable housing projects. Many cities use bonds to finance their affordable housing projects. Currently, the City of Fresno does not use any type of bonds to finance projects. Dennis Woods said that he has met with federal banks regarding federal bonds and how to use them in conjuncture with city funds. Dennis Woods said that if the City takes initiative, then the banks will follow. Veda Ramsay suggested that Community Development Block Grant (CDBG) funds could be use to fund the housing trust fund. RDA funds therefore would be set aside and rolled into major rehab and new construction projects. Keith Bergthold stated that Gene Russo of the RDA other lead agencies need to be engaged in these recommendations.

F. Public Comments and Announcements

Keith Bergthold said that on the March 1, and 8 meetings, the subcommittees should test the feasibility of their recommendations before the final presentation to the mayor. On March 1 meeting, subcommittees Innovative Government, Urban Renewal/Transitional Housing and New Financing should present their final recommendations. On March 8 meeting, Smart Growth, Innovative Code Enforcement, Regionalism, and Universal Design should present their final recommendations. March 15, the 10 x10 will met and agree on a how to present the recommendations to the Mayor.

A committee member announced that Juan Arambula will introduce a statewide housing trust in legislation.

Sharon Stanley stated that her subcommittee will probably recommend that relocation and just cause evictions recommendations will become part of the Community Engage Model. Sharon Stanley stated that Innovative Code Enforcement subcommittee is meeting with the apartment association to regarding their recommendations. Stephanie Espinosa from the Apartment Association stated that she is concerned with some of the proposed recommendations because it punishes every apartment owner and not the few owners that are frequent violators. Stephanie Espinosa asked, "What is the definition of substandard housing that the committee is using?" Stephanie Espinosa stated that everyone has a different definition of substandard housing.

Keith Bergthold said that the committee members should provide a list of resources used to formulate their recommendations.

Mike Sigala announced that after the final recommendations from the committee, he will pursue a Universal Design Ordinance for all city funded projects.

Stephanie Espinosa announced that the Apartment Association is having a landlord education workshop that anyone is welcome to attend.

Meeting adjourned at 5:25 p.m.