

Patience Milrod advised not seeing the infrastructure in UF 2-11. She asked how do these link or where do we look to implement these policies? Drew Wilson suggested to look at the impact matrix...ie.. Fulton Corridor and Downtown plans.

Patience Milrod asked what is the General Plan's list.

Josh Peterson asked if the infrastructure was in place. Was there a market demand study?

Darius Assemi asked in the last 5 years, what has been seen.

Josh Peterson asked what the Infilled Developments are.

Chair Cary Catalano asked where are the Infilled Developments locations. Jennifer Clark advised roughly half of Infill is defined in the city as of 2013 and projections came from the Department of Finance.

Chair Cary Catalano asked the public for questions; there were none.

Agenda item: Unscheduled Oral Communications

Presenter: Chair Cary Catalano

Discussion:

The Committee had dialogue over a few items.

Grecia Elenes asked if the city was meeting State and Federal Regulations; as well as, will there be any information to help understand those regulations.

Mariah Thompson asked which policies the city will have for the FHA plan. Jennifer Clark referred to the Consolidated Plan of the Housing and Community Development Division.

Josh Peterson asked what growth has occurred in the last 5 years. Staff Architect Michelle Zumwalt shared since 2013 there was 5,500 single family units within the city limits. Josh Peterson would like to see a "Priority" Infilled list for the city.

Gary Giannetta noted the numbers seem opposite.

Grecia Elenes asked if there was an incentive Infill Took Kit. Jennifer Clark noted there was.

Cary Catalano noted incentives need to be tied to a market analysis, GPR, implementations, and goals.

Darius Assemi advised a market demand study may not match the cost to build.

Keith Bergthold commented a rent structure deficiency.

Sal Gonzales advised to request a market study.

Darius Assemi asked market value vs public investment, what is the balance. Or give investors opportunity to make it work.

Conclusions:

Patience Milrod motioned the goal of GPIRC reflect objective/accountable affordable housing. Joe White – 2nd & Grecia Elenes motioned amendment.

Patience Milrod motioned the GPIRC meeting dates and times be posted to the public.

Unkown committee member motioned to repeal prohibition on inclusionary housing. Mariah Thompson – 2nd

Action items	Person responsible	Deadline
✓ Next meeting will is March 3, 2020 6:00 PM		

Jeff Roberts motioned to end and Wayne Rutledge 2nd. Meeting was adjourned by Chair Cary Catalano at 11:00 AM.

Other Information

Observers:

District 3 Council Member Miguel Arias
Planners from Current and Long Range Planning – Planning and Development Department – City of Fresno
Community members.

Resources:

Materials were passed out to all committee members in attendance.

Special notes:

GENERAL PLAN IMPLEMENTATION REVIEW COMMITTEE MEMBERS

Meeting Date: 2/18/20

In Attendance?

Appointing Auth.	Name	Company	Email	Person	Phone	No
District 1	Daniel Brannick	Odell Planning and Research	daniel.brannick@gmail.com	✓		
District 1	Mariah Thompson	Central Valley Chapter of the National Lawyers Guild	Mariah.c.thompson@gmail.com	✓		
District 2	Sal Gonzales	Lance-Kashian Company	sgonzales@lance-kashian.com	✓		
District 2	Gary Giannetta	Giannetta Engineering	gary@giannettaengineering.com	✓		934
District 3	Don Simmons	Lecturer, CSUF, Social Sciences College	creativepotential@gmail.com			✓
District 3	Grecia Elenes	Leadership Counsel	gelenes@leadershipcounsel.org	✓		
District 4	DeWayne Zinkin	Zinkin Development	admin@zinkinlaw.com			✓
District 4	Jeff Roberts	The Assemi Group	JRoberts@assemigroup.com	✓		
District 5	Nick Yovino, Sr.		nyovino@gmail.com			✓
District 5	Joe White	Jackson CDC	ioe@neighborhoodchurchfresno.com	✓		
District 6	Josh Peterson	Wathen-Castanos	josh@wchomes.com	✓		
District 6	Darius Assemi	Granville Homes	DAssemi@gvhomes.com	✓		923 four
District 7	Patience Milrod	Central California Legal Services	pmilrod@centralcallegal.org	✓		
District 7	Keith Berghold	Fresno Metro Ministry	keith@fresnometmin.org	✓		
Mayor	Lorraine Salazar	Sal's Mexican Restaurants	salsmex@gmail.com	✓		910 four
Mayor	Cary Catalano	Catalano, Fenske & Associates	cary@cfanda.com	✓		
Mayor	Wayne Rutledge		wayne@uhbagels.com	✓		