

MINUTES

of a regular meeting of the Board of Directors of the Redevelopment Agency of the City of Redlands held in the City Council Chambers, Civic Center, 35 Cajon Street, at 3:05 P.M. on March 4, 1997

PRESENT

Swen Larson, Chairman
Pat Gilbreath, Vice Chairman
William E. Cunningham, Member
Gilberto Gil, Member
Geni A. S. Banda, Member

Gary M. Luebbers, Executive Director
Daniel J. McHugh, Agency Attorney
Lorrie Poyzer, Agency Secretary
John Andrews, Redlands Daily Facts
Joshua Lowe, Redlands Daily Facts
Valeria Godines, Press Enterprise

ABSENT

None

The minutes of the regular meeting of February 18, 1997, approved as submitted on motion of Mrs. Gilbreath, seconded by Mr. Larson.

JOINT MEETING - REDEVELOPMENT AGENCY AND CITY COUNCIL

Resolution No. 249 - Habitat for Humanity Project - Administrative Services Director Pettus explained that on December 4, 1996, Habitat for Humanity submitted a letter requesting Redevelopment Agency set-aside funds for the acquisition of property to build a "blitz" house in Redlands. The proposed project would be constructed in partnership with the United Methodist Church. If the Redevelopment Agency allocates the set-aside funds for the acquisition, the United Methodist Church will pay all development impact fees, building materials, and supply the volunteers and crafts people to build the house. Habitat for Humanity's role would be to locate the lot, schedule the activity, purchase the materials, and screen the potential candidates for home ownership. Habitat for Humanity is looking at vacant lots located on Herald, Alta, and Tribune Streets. Larry Hendon, Site Selection Chairman for the Habitat for Humanity, informed Councilmembers the United Methodist Church was asking they consider also granting funds to cover the City's fees. Mr. Cunningham moved to adopt Resolution No. 249, a resolution of the Board of Directors of the Redevelopment Agency of the City of Redlands authorizing the use of low and moderate income housing funds outside the Redlands Project Area to Habitat for Humanity for the construction of one housing unit in Redlands. Motion seconded by Mrs. Gilbreath and carried unanimously. Mr. Cunningham moved to authorize \$41,000.00 of set-aside funds for the acquisition of land and City fees for the local Habitat for Humanity organization for construction of one home for a low income family. Motion seconded by Mrs. Gilbreath and carried unanimously. Mr. Gil commended the Habitat for Humanity for the construction of the house on Columbia noting it was a

beautiful asset to the neighborhood. Mr. Larson also commented that construction has been started on the house on Clay and that it too will be an asset for the community. (Also see City Council minutes for March 4, 1997.)

Resolution No. 250 - Great Neighborhood Program - Administrative Services Director Pettus explained that on February 20, 1996, the Redevelopment Agency Board of Directors approved the implementation of an owner-occupied rehabilitation program known as "Great Neighborhoods Program." The program is designed to upgrade and enhance the City's existing housing stock which would improve the overall quality of the City's blighted neighborhoods. Low and moderate income homeowners occupying their single family dwellings are targeted. The Great Neighborhoods Program offers grants up to \$5,000.00 for items such as Health and Safety Code violations, exterior painting, roof replacement, termite treatment, and front yard landscaping. Staff has interviewed and verified that the homeowners do meet the program requirements. Licensed contractors have bid on each job and staff has verified all of the participating contractors' insurance requirements. Mr. Cunningham moved to adopt Resolution No. 250, a resolution of the Board of Directors of the Redevelopment Agency of the City of Redlands authorizing the use of low and moderate income housing funds outside the Redlands Project Area. Motion seconded by Mrs. Gilbreath and carried unanimously. (Also see City Council minutes for March 4, 1997.)

ADJOURNMENT

There being no further business, the Board of Directors' meeting of the Redevelopment Agency adjourned at 3:17 P.M. The next regular meeting will be held on March 18, 1997.

Secretary