

MEETING MINUTES
HOUSING AND COMMUNITY DEVELOPMENT COMMISSION (HCDC)

March 23, 2016
Fresno City Hall, Room 2165-A (2nd Floor)
2600 Fresno Street, Fresno, California 93721

Commission Members Present:

Bob Farrar, Chairperson
Barbara Fiske, Vice Chairperson
Barry Falke, Commissioner
Brad Hardie, Commissioner
Bob Reyes, Commissioner

Commission Members Absent:

Staff Members Present:

José Trujillo, Manager
Housing and Community
Development Division
Tracy Parvanian, Deputy City
Attorney III, City Attorney's Office
Talia Kolluri, Sr. Deputy City Attorney,
City Attorney's Office
Sophia Pagoulatos, Planning
Manager, Development and
Resource Management Department
Susie Williams, Recording Secretary

Staff Members Absent:

Jennifer K. Clark, AICP, HDFP, Director
Development and Resource Management
Bonnie Christian, Recording Secretary

Interpreters Present:

Richard Salinas (Spanish)
Casey Vang (Hmong)

A. CALL TO ORDER

The meeting was called to order by Chairperson Bob Farrar at 5:05 p.m.

B. ROLL CALL

Roll call was taken. All commissioners were present.

C. COMMUNICATIONS

None.

D. APPROVAL OF AGENDA

MOTION: Commissioner Falke made a motion to approve the Agenda for March 23.

SECONDED: Commissioner Reyes

AYES: Chair Farrar, Vice Chair Fiske, Commissioners Falke, Hardie, and Reyes

NOES: None

ABSTAIN: None

E. APPROVAL OF MINUTES

MOTION: Commissioner Hardie made a motion to approve the minutes of the HCDC meeting of February 10, 2016.

SECONDED: Vice Chair Fiske

AYES: Chair Farrar, Vice Chair Fiske, Commissioners Falke, Hardie, and Reyes

NOES: None

ABSTAIN: None

F. GENERAL ADMINISTRATION

1. Public Hearing to Consider Plan Amendment Application No. A-16-001 and related environmental finding filed by the Development and Resource Management Department Director pertaining to the following:
 - 1) RECOMMEND APPROVAL (to the City Council) of Environmental Assessment No. A-16-001 a Finding of Conformity to the Fresno General Plan Master Environmental Impact Report SCH No. 2012111015 (MEIR) certified by the Fresno City Council on December 18, 2014 pursuant to Section 21157.1 of the California Public Resource Code (California Environmental Quality Act).
 - 2) RECOMMEND APPROVAL (to the City Council) of Plan Amendment Application No. A-16-001 to amend the text of Chapter 11 of the Fresno General Plan, the Housing Element Consistency Chapter, with an updated Housing Element that would be valid until 2023. The Housing Element is the City's policy document for meeting its housing needs, including housing affordable to low- and moderate-income households and special needs groups. Plan Amendment A-16-001 also includes amendments to the text of Fresno General Plan Chapter 3, Urban Form, Land Use, and Design, to incorporate an analysis of Disadvantaged Unincorporated Communities within or adjacent to the Sphere of Influence and minor amendments to Chapter 9, the Noise and Safety Element, to comply with government Code requirements related to the Housing Element.

Ms. Sophia Pagoulatos gave a PowerPoint presentation, pointing out that the Housing Element item before the Commission to consider on this evening is a Public Hearing rather than a workshop, as was previously held, and in order for it to be incorporated, it is presented as an amendment to the General Plan, Plan Amendment A-16-001.

She gave the link for viewing the Housing Element on the City's website: www.fresno.gov/housingelement. She said the City has until April 30, 2016 to adopt the Housing Element. If it's not adopted within that time period, the City would go on a four-year Housing Element cycle. She reminded that there are six basic chapters that correspond to six basic contents of a Housing Element, and outlined them.

Ms. Pagoulatos reviewed Exhibit B, the Fresno General Plan, 2015-2023 Housing Element, Public Review Draft – Revised, 2016, with changes and with changes tracked. She concluded with summarizing the housing programs. Discussion followed.

Chair Farrar explained how the Public Hearing would proceed. He then opened the Public Hearing.

PUBLIC HEARING

Mr. Bob Harp spoke, addressing the community participation, and listed types of advertisement for HCDC meetings and public hearings. He stressed that bringing populations into an unsustainable city is not a good idea.

Ms. Brunette Harris, with H.E.A.T. for Southwest Fresno Community, spoke about the meeting that was held at a school in her community. She stressed that you can't go back and take plans from the Redevelopment Agency, which has been dissolved, and apply them to a neighborhood.

Ms. Rosalba Cardenas spoke (through Ms. Ashley Werner, interpreter) asking if the Fresno General Plan Public Review Draft was done in Spanish or in other languages, because the people who speak other languages would need to be able to understand it. She expressed concerns she has.

Ms. Ashley Werner, with Leadership Counsel for Justice and Accountability, spoke on behalf of the organization and Familias Addams Por un Mejor Futuro. She asked that the Commission give more time to the public that's needed to go out and reach more people, and added that there is a serious crisis in the City in the area of affordability and substandard housing.

Mr. Jeff Roberts, with Granville Homes, spoke regarding the Housing Element. He feels the City is behind the curve on the timing, they're trying to get done by the end of next month. He doesn't think the public has adequate opportunity to review all the new provisions that have been added.

Ms. Jocelyn Landeros, student at Fresno City College, spoke regarding connecting with people in the community. She suggested that some of the teenagers might want to volunteer or might be paid by the City to disburse information rather than the City having to pay a big company.

Discussion continued.

Ms. Talia Kolluri informed on the actions the Commission could take regarding the item before them on this evening, stating it will move forward to the Planning Commission and Council hearings, and they would each receive the recommendation of the Housing Commission. Ms. Pagoulatos explained that the Housing Element was widely circulated, and she listed places it was disbursed, including public meetings, committees, commissions, and City Council. Discussion proceeded.

Commissioner Falke expressed that the fact that the second draft was released the previous Thursday, and they are meeting the following Wednesday, asking folks to review, consider it and have feedback, along with obvious translation issues, people can't understand it, and he believes it's unacceptable. He elaborated. Discussion ensued, with comments from several others.

Chair Farrar asked for any other comments. He then closed the Public Hearing.

MOTION: Commissioner Falke made a motion to recommend denying approval of Item F-1 and advising staff to extend the time, recognizing they will not make the deadline of April 30.

SECONDED: Commissioner Reyes

AYES: Chair Farrar, Vice Chair Fiske, Commissioners Falke, Hardie and Reyes

NOES: None

ABSTAIN: None

Discussion followed.

G. INFORMATIONAL REPORTS

None.

H. COMMISSIONER ITEMS

None.

I. UNSCHEDULED ORAL COMMUNICATION

None.

J. ADJOURNMENT

There being no further business to bring before the Housing and Community Development Commission, the meeting adjourned at 6:39 p.m.

The next scheduled Commission meeting is on **April 13, 2016.**

Bob Farrar, HCDC Chairperson

José Trujillo, Manager Housing and
Community Development Division