



MINUTES
Board Meeting
Land Park Community Association

Eskaton Monroe Lodge
3225 Freeport Boulevard
January 17, 2018 - 6:30 p.m. -8:30pm

Board members:

- Present: Steve Winlock – President, Craig Rutledge - Vice President, Mitch Rohrer - Treasurer, Stephanie Duncan- fill-in Secretary, Pinki Cockrell, Joleen Lonigan, Lisa Riley, Art Taylor, Steve Walker.
- Absent: Shannel LaDue, Alison Leary- Secretary, Dana Moore, John Schade

Call to Order: 6:32pm

Items for Meeting

- Geoffrey Ross, Assistant Director for Development, Sacramento Housing & Redevelopment Agency- The LPCA sent a list of questions to SHRA in September 2017. Mr. Ross mentioned that questions were sent, but did not go through the questions and answers, instead choosing to have a conversational dialogue with board members.
 - SHRA is currently partnering with the City to selecting a planning partner to perform a Specific Plan for a possible future redevelopment project in Alder Grove & Marina Vista. This is a 12-16 month process. They need to look at various factors, including historic preservation, where the funding would come from (this would be an ~\$700Million project). Due to the cost of the project, there will probably not be any change for 10+ years. In 2012, redevelopment funds went away, so that also pushes out the timeline.
 - Management at AG/MV has provided a new health clinic, electric car sharing, job training services, and head start services to residents.
 - SHRA is currently redeveloping the Twin Rivers public housing near Richards Blvd. and 12th St. This is currently a 24 acre, 218 unit complex and will become an almost 500 unit complex and a Light Rail stop will be added. Additional nearby land will be used in this redevelopment project. The redevelopment project at Twin Rivers is \$300Million and 12th St. is also getting a road diet in the process. The addition of units at Twin Rivers will not reduce the number of units at AG/MV.

-Mr. Ross said that there currently is no project set forth for AG/MV. When asked if a future project could include expanding to 1200-1500 units, Mr. Ross said under current land use and zoning, they could have 1200-1500 units. In an ideal situation, a future project would have 1/3 development and replacement of public housing, 1/3 workforce housing, and 1/3 market rate housing.

-Question re: whether the 751 units currently at AG/MV have to be replaced on the same site. Mr. Ross said that the replacement of units has to be on a comparable site or better and that there are not many other spots in Sacramento that are comparable or better. Plus, moving units would also entail the cost of acquiring new sites. Any new units would have to be modern and sustainable.

-HUD controls the property that AG/MV is on and SHRA manages it. HUD has to approve what happens to the property. Question whether HUD would consider selling AG/MV land since it is in an area with higher property value. Answer: HUD does not tend to sell public housing property to pay for redevelopment projects.

-HUD says they do not receive enough funding to maintain the current units. They get approximately \$0.80 for each \$1 needed to maintain the units.

-Question about crime that happens on the AG/MV property: Mr. Ross stated that 99% of the time, their residents are not causing the problems on the property. It is "other folks" who come to the property to cause problems, dump stolen cars, and illegally dump trash on the property. (Per SacPD, this claim is untrue).

-Question about trash strewn around the dumpster areas at end of December (photos shown) and why it wasn't cleaned up in a timely manner. Answer: They had less staff on site during the holidays, which lead to increased trash and illegal dumping onsite.

-Pres. Steve Winlock asked if SHRA could return to LPCA meeting in the future to have public meeting about redevelopment. Future meeting TBD.

- LPCA Admin Assistant Introduction- Beverly Schmidkunz Boido- Discussion of her duties & assignments. Beverly will initially be working with Treasurer Mitch Rohrer regarding the budget and Treasurer duties with which she will be assisting. Beverly will help keep monthly budget, reconcile bank statements, utilize Quicken to categorize expenditures, prepare checks for the Treasurer to sign, complete compliance items such as tax filings, oversee an LPCA Dropbox to store electronic files, write and send thank you notes, pick up mail, attend board meetings, and other items as needed.
- Letter to McClatchy High School Principal re: Parking on residential streets- Numerous parents park on 7th and 8th Avenues, particularly after school to wait for their students. Both 7th & 8th Aves are marked as No Parking except with permit and residents are upset that their streets are filled with waiting vehicles that sometimes block their driveways. The City's Parking Enforcement Team has been out to give warnings, but it is not clear if any tickets have been issued.

Discussion had about the best approach to inform McClatchy principal of problem and see how outreach can be performed to parents. Putting information in the Student Handbook was one suggestion. It was determined that the Public Safety & Land Use Committees would work together to formulate a letter to the McClatchy principal. Jay Hansen & Steve Hansen will be cc'd.

- Update on the May 20th A Taste of Land Park Event- Event planner Tommy Trejo was introduced and will be working with Craig Rutledge on planning for the event. Tommy has a history of event coordination and organization.
- Land Park Volunteer Corps- Craig Powell present to accept the \$1,000 check from the LPCA to support the LPVC. Craig stated that the donation is a great help and the money will go toward tools, plants, and food for volunteers. The 2018 kickoff for LPVC will be Saturday, March 3rd at 9am. 2018 is also the 100 year anniversary of William Land Park.
- Scheduling Guest Speaker from Parks Dept.- Shannon Brown is the Interim Parks Director since Col. Chris Conlin has moved from Parks Director to Interim City Manager. Parks Committee will look into inviting Shannon Brown to February 2018 Community Meeting.
- Board Elections- Board members up for re-election are:
Pinki Cockrell
Shannel LaDue
Lisa Riley
Craig Rutledge
Art Taylor
Steve Walker
Elections will be held at the March 21st Annual Membership meeting. Those interested in running for the board are encouraged to submit their application by March 1st, but last minute applications will be accepted at the March 21st meeting per LPCA bylaws.
Dana Moore has resigned from the board effective immediately, which brings current vacancies to 3.
- Parks Committee- Pinki gave a Parks Committee update and wanted to renew the \$250 sponsorship to the City Cemetery. Art Taylor moved to renew, Lisa Riley seconded. The Parks Committee can use their budgeted funds to renew the sponsorship without a vote of the board.
- Communications Committee- Joleen Lonigan is working with Stephanie LeSieur of McClatchy's HISP program to get help from student volunteers to pass out LPCA door hangers, possibly on February 10th. The first phase of door hanger distribution will be in the South Land Park Terrace and South Land Park Estates areas, between Sutterville and Fruitridge.

Next Board Meeting: Community Meeting on February 21, 2018 at 6:30pm

Adjourn: 8:53pm

01/17/18

LPCA Treasurer Report

Checking -5222	\$20,713.00
Savings -8623	\$29,123.50
Savings -6487 Rock Garden	\$8,000.79

LPCA FY 2018 Budget
July 2017-June 2018

Storage Unit	1380
Web Hosting	1200
Committees:	
Parks	500
Membership	1000
Public Safety	500
Land Use	500

Events:	
Egg Hunt	1000
Taste Seed Money	1000
Membership BBQ	2000
Holiday Party	800
Movie in the Park	650

Grants	5000
Clerical/Bookkeeping	4800
Administrative Operations	500
Board Retreat	250
Communications	3550
Board Insurance	1909

Food 1500 music 500
Food \$200.00 entertainment \$600

admin asst @ 400/mo
postage, stationary materials

advertising land park news & Inside Publication 1000
copies of monthly agenda for area business 50
Quarterly news letter design & 500 copies 2000
Doorhangers
postcard ads for area business dsitribution 200
Survey Monkey 300

Revenue	
Membership Fees	7500
TOLP	20000
Total	27500

Sub Total 3550

26539

revised 1/7/18

Jan. 2018-LPCA Public Safety Committee Meeting/Overview

1. LP Dr. & Riverside Blvd. Safety Improvements & Crosswalk Safety-Being researched. We have contacted City of Sacto. Public Works Department, Dec. 1, 2017, Jan. 9, 2018-follow-up to request safety studies of areas and situations that are dangerous in Land Park.
2. **Cops & Coffee planned for Jan. 30, 2018, Tuesday, 6:00-7:30 pm, Crocker/Riverside Elem. Auditorium.** LPCA Public Safety Committee assisting. Local eateries will provide donated snacks. Officer John Pullen, Problem Oriented Policing- (POP) South Command will be the lead, plus his team and Impact Team (Homeless)
3. SHRA Presentation, WHEN? LPCA needs to commit to a Statement as to the SHRA Expansion 1200/1500 of the Alder Grove/Marina Vista Land Park Public Housing, with or without the SHRA Tour or Presentation. This is a Land Use and Public Safety issue.
4. Parking by Parents/Friends who drop off & pick up CKM students in marked NO PARKING areas, continues on 7th, 8th Ave. near Freeport are most impacted. City Parking Enforcement assisting, making positive impact. CKM Principal Lambert now claims he is seeking assistance from Parking Enforcement and Student Advisors. SCUSD could best resolve the parking issue by placing parking structure at CKM, as there is no land for expansion.

LPCA QUESTIONS TO SHRA 9/17'

1. What portions of the SHRA's TRANSPARENCY STATEMENT does SHRA abide by?

Transparency

Sacramento Housing and Redevelopment Agency is committed to openness, transparency, accountability and responsiveness as we work to provide a broad range of services and programs for residents and communities in the City and County of Sacramento.

We highly value the public's trust in our performance as a public agency. We seek to inform and engage all stakeholders in our communities and neighborhoods by providing timely information and access to reports, documents, and opportunities which will enable the public to take an active role in the decision making process.

2. Upper Land Park (ULP) is already absorbing an abnormally high number of PH Units, in which the 751 units of the LP PH make up 44% of Sacramento's PH. Per the national standard of what is considered healthy for a community, how is increasing this number going to enrich the lives of those impacted?

3. Should Sacramento PD have a presence or sub-station at the LP PH in ULP as they did in the past. Why or why not?

4. Do you agree that the existing over-concentrated public housing in this one little area has caused decades of major problems and costs for this community and Sacramento. Why or why not?

5. All across this country, States are moving towards more modern and successful subsidized housing models for the poor, including scatter site and housing voucher programs that integrate low income in a number of economically viable communities, with smaller numbers in any one area. Should these more modern and successful models be used? Why or why not?

6. How many and where are the other affordable housing and public housing units throughout the City?

7. Will equal size units for Homeless/Low/ No income/large families be available at the relocation sites, and in the final inventory of the rebuilt neighborhood? (The report indicated smaller units.)

8. Why has Land Park specifically been designated to receive this expansion?

9. Is it likely, or not, that money for this project expansion will be included in the projected HUD agency budget given the current emphasis for more infrastructure and defense spending by the current Administration?

10. In addition to the questions set forth I would want to know if SHRA has considered the impact on the local schools of the addition of 400-600 new homes and how many children would there be in each of the schools-elementary, middle and high school?

11. How many Market Rate vs. Affordable vs. Public Housing vs. Homeless Units will there be in the finished product, breakdown of each?

JANUARY 2018 LPCA PARKS UPDATE

There was no need for a parks committee meeting in January as no debatable issues arose by the second Monday meeting date. A future meeting should include a meet and greet with the new zoo director, including an introduction of the history of LPCA and partnerships and projects that we have had with the zoo. It was recommended that we allow time for him to settle in, so this may not occur before board elections. Some issues arose this week for which details were needed before comment.

- **Boat Lake.** Construction fences were removed. Observers were surprised by the intrusion of solar panels and permanent fencing in a location that affects ambiance. It was confirmed that it was to run the pumps. The contract that was approved by the council did not specify solar panels, so there was no public comment on placement. Councilman Hansen promised to drive by this past Sunday to evaluate. To soften the vista, most likely masking vegetation will be added, whether by the city, the Land Park Volunteer Corp, or another partnership.
- **2018 is the 100th anniversary of the founding of William Land Park!** I recommend that notation of the milestone be added to the LPCA Web site. A commemorative event has not been announced, and is unlikely to occur by the "official" February date. Let's celebrate all year!
- **Park Plant Vandalism.** Debris in areas around park fruit trees and active pickers were observed. Similar issues were previously reported with flowers and personal cutting of wood from both live and downed trees. I elevated the issue to the city to determine the code.
 - *Section 12.72.060 Park Use Regulations states: no person shall intentionally remove, break, injure, deface, or disturb any plant material, structure, or improvement,*
 - There is signage for leash laws and fish and wildlife regulations regarding animals. There is no signage about foliage as there is in McKinley Park Rose Garden. LPCA may wish to request either of the following:
 - Request that the city add such signs (issues would include placement and recognition of the sheer size of the park as being prohibitive.)
 - **Include the park in LPCA sponsored gleaning activities.** Recommend that LPCA contact Parks and Recreation to add to the gleaning schedules, although there may not be unplucked fruit by the February 17th event. It seems to be an appropriate public outreach from LPCA, as well as a valid public use of public fruit, and to better ensure that neither the gleaners nor the plants are harmed.
- Old City Cemetery AND Historic Rose Garden.** This is a park within LPCA boundaries. LPCA voted in 2016 to become a sponsor and recognize the volunteer effort. It is time to renew our sponsorship. I recommend that LPCA increase our sponsorship level from \$200 to \$250; it is timely as there is a new citizens advisory committee of appropriate experts to address renovation and preservation.
- No update on the replacement of the burned Village Green restroom.
- Shannon Brown has been designated as the interim parks director.
- LPCA president, Steve Winlock, will represent the neighborhood/LPCA on the amphitheater renovation committee.