

HOUSING & COMMUNITY DEVELOPMENT COMMISSION
REGULAR MEETING ACTION MINUTES
NOVEMBER 10, 2016

MEMBERS PRESENT:	Mike Graves	Chair
	Melissa Medina	Vice-Chair
	Lee Thompson	Commissioner
	Davlyn Jones	Commissioner
	Martha O’Connell	Commissioner
	Bob Gill	Commissioner
	Gary Prideaux	Commissioner
	Andrea Wheeler	Commissioner
	Alex Shoor	Commissioner (6:05pm)
	Bob Gill	Commissioner (6:34pm)

MEMBERS ABSENT: None

STAFF:	Dave Bopf	Housing Department
	Patrick Heisinger	Housing Department
	James Stagi	Housing Department
	Adam Marcus	Housing Department
	Robert Lopez	Housing Department
	Jenny Nusbaum	Planning Department
	Austin McComb	Vice Mayor Herrera’s Office

(a) Call to Order/Orders of the Day—Chair Graves opened the meeting at 5:48pm.

(b) Introductions—Commissioners, staff, and audience introduced themselves.

(c) Approval of the Action Minutes for the October 13, 2016 Regular Meeting

Vice Chair Medina made the motion to approve the minutes for the October 13, 2016 regular meeting with an edit to Part G: “to not reduce the existing impact fee” with a second by Commissioner Fitzgerald. The motion passed unanimously (7:0).

(d) Chair’s Report (Chair Graves)

Chair Graves announced the updated public hearing for Mobilehome ordinance.

(e) Proposed Amendments to the Zoning Code pertaining to: 1) the Development of Secondary Dwelling Units; and 2) Parking Requirements for emergency shelters (A. Marcus, Housing Department) *Item deferred until after Item (e)**

Commissioner O’Connell made the motion to individually consider recommendations outlined in a letter by SPUR with a second by Commissioner Wheeler. The motion passed unanimously (10:0).

The Commission considered each recommendation separately with none approved for recommendation by roll call vote.

DRAFT

Chair Graves made the motion to recommend to City Council the approval of the Planning Department's proposed amendments to the Zoning Code pertaining to Secondary Dwelling Units and reduced parking requirements for emergency residential shelters with a second by Commissioner Prideaux. The motion passed 9-1 by roll call vote with Commissioner Shoor voting "no".

Commissioner O'Connell made the motion to not adopt the language to reduce parking requirements for residential emergency shelters (G2) with a second by Commissioner Wheeler. The motion passed 9-1 by roll call vote with Commissioner Shoor voting "no".

(f) Teacher Housing Program (J. Morales-Ferrand, Housing Department)

Commissioner O'Connell suggested that the program also include school staff like janitors.

Commissioner Thompson suggested that the Department refer to San Mateo's work on this issue.

Commissioner Shoor made the motion to move forward with the Commission comments on the Teacher Housing Program with a second by Commissioner Jones. The motion passed unanimously (10:0)

(g) FY 2017-18 Annual Action Plan (J. Stagi, Housing Department)

Commissioner Thompson made the motion to recommend to the City Council the federal funding priorities for FY 2017-18 with a friendly amendment from Commissioner Shoor that shared housing also be considered. Commissioner Jones seconded the motion. The motion passes unanimously (10:0).

(h) FY 2016-17 HCDC Workplan (J. Morales-Ferrand, Housing Department). * Deferred to after Item (j)

Commissioned Jones made the motion to recommend to the Rules and Open Government Committee to approve the FY 2016-17 HCDC Work plan with a second by Vice Chair Medina. The motion passed unanimously (10:0).

(i) Discussion of Potential Future Agenda Items

Commissioner Wheeler suggested the North First/North San Jose Development policy.

(j) Mobilehome Residency Law Article 5 - Homeowner Communications and Meetings (D. Bopf, Housing Department)

Commissioner Thompson made the motion to request the Housing Department or City Attorney to send a letter to mobilehome park owners/managers reminding them of the requirements of Article 5 as well as to post Article 5 in the major meeting/community rooms. Commissioner Wheeler added a friendly amendment to require the posting to be mandatory. Commissioner Graves seconded the motion. The motion passed unanimously.

(k) Director's Report (D. Bopf, Housing Department)

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Mr. Bopf reported that as per Council Policy 0-4 there will be some requirements going into effect including a new standardized agenda format. Mr. Bopf also summarized recent and upcoming City Council items concerning the Housing Department.

(l) Open Forum

No public comment.

(m) Adjournment

Chair Graves adjourned the meeting at 9:58pm.