



Russian River Redevelopment Oversight Committee (RRROC)
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MINUTES FOR THE REGULAR MEETING
Thursday, June 18, 2009, 6:00 P.M.
Monte Rio Community Center, 20488 Highway 116, Monte Rio

1. Call to Order

Chairperson Ken Wikle called the meeting of the Russian River Redevelopment Oversight Committee (RRROC) to order at 6:06 p.m.

2. Roll Call

Present were Lynn Crescione, John Uniack, Ken Wikle, Suzie Baxman, Dan Fein, Sarah Ronis, Tom Lynch, Gary Getchell and Catherine Young. Also present were Community Development Manager Mark Krug, Redevelopment Manager Cas Ellena, Redevelopment Associate Al Lerma, Redevelopment Staff Judith Miller, and approximately 13 members of the public during the course of the meeting. Sarah Ronis arrived at 6:09 and Tom Lynch arrived at 6:15.

3. Minutes

Lynn Crescione made a motion to approve the May 21, 2009 Meeting Minutes as amended with the correction of two typographical errors; the motion was seconded by Sarah Ronis and the motion passed 7-1-1 (Young abstained, Lynch absent for vote)

4. Public Comment on Non-Agenda Matters

Lloyd Guccione
Lee Torr IV

5. Information Sharing

John Uniack informed the RRROC that the next meeting of Vet Connect would be on Thursday, July 9th from 12:00 – 3:00 p.m. at the Guerneville Veterans' Memorial Hall. Also suggested that RRROC packet posted on the web have the pages numbered or coded.

6. Correspondence

Ken Wikle reported that there were two items of correspondence in the packet on which the RRROC was copied. Dan Fein commented.

Public Comment
Lloyd Guccione

7. Monthly Reports

Redevelopment Manager, Cas Ellena discussed the updates that were included in the Monthly Reports. RRROC members commented.

Public Comments
Lloyd Guccione
Lenny Weinstein

8. Old Business

A. Russian River Redevelopment Plan Amendment

Chair Wikle asked that this item be continued until the July 16, 2009 meeting.

B. Vouchers for County Refuse Disposal Facility

Chair Wikle asked that this item be continued until the July 16, 2009 meeting.

9. New Business

A. Commercial Rehab Loan Program

Chair Wikle asked that this item be continued until the July 16, 2009 meeting.

B. Fife Creek Commons (AKA, 5th and Mill Street)

Mark Krug, CDC Community Development Manager made a presentation regarding the Fife Creek Commons affordable housing development and Burbank Housing Development Corporation's request for \$1,175,000 in Russian River Redevelopment housing set-aside funds to pay a portion of the predevelopment and construction costs. Mr. Krug introduced Burbank Housing Project Manager Craig Meltzner who answered questions from RRROC members regarding the project financing, which includes county, state, and federal funding sources. The RRROC did not take any action on this item and will consider the funding request for a vote at their July 16, 2009 meeting.

Public Comment

Lloyd Guccione
Chuck Berger
Lee Torr, IV

C. 2009 RRROC Election

Chair Wikle asked that this item be continued until the July 16, 2009 meeting.

D. Monte Rio Fire Protection District Request for Funds

Chair Wikle recused himself from this item and handed over the Chair's gavel to Vice-Chair Lynn Crescione. Steve Baxman, Fire Chief for the Monte Rio Fire Protection District (the "District") presented a request to the RRROC on behalf of

the District for \$13,600 to pay for costs associated with the septic system feasibility analysis and for a real property appraisal pertaining to the Monte Rio Fire Station renovation and addition project. Chief Baxman and Ken Wikle answered questions regarding the request. Chief. Baxman specified that the original request was for \$17,600 but advised that the District is removing the Torr property appraisal from original request.

Tom Lynch made a motion to approve the funding request for \$ 13,600 with the restriction that the Monte Rio Fire District include in their resolution a specification that the District would not enter into any adverse condemnation proceedings in association with this project. Lynn Crescione seconded the motion, which passed on a vote of 6-1-1-1 (Uniack opposed, Ronis left before the vote and Wikle abstained)

Public Comments

Steve Baxman
Ken Wikle
Lee Torr IV
Lloyd Guccione
Brian Grant
Chuck Burger

10. Public Comment on Non-Agenda Matters, continued

Lloyd Guccione
Lee Torr IV

11. Agenda for Next Meeting

The following items were recommended for inclusion in the July 16, 2009 Agenda: Call to Order; Roll Call; Approval of Minutes for June 18, 2009; Public Comment; Information Sharing; Correspondence; Monthly Reports; Old Business: Russian River Redevelopment Plan Amendment; Vouchers for County Refuse Disposal Facility; Fife Creek Commons; New Business: Commercial Rehabilitation Loan Program; 2009 RRROC Election; Public Comment; Agenda for Next Meeting; Adjournment.

12. Adjournment

The meeting adjourned at 10:10 p.m.

Next Meeting: Next regular meeting on Thursday, July 16, 2009 at 6:00 p.m., Guerneville Vets' Building, 1st and Church Streets, Guerneville

RRROC members:

Residential Tenants: Catherine Young, Suzie Baxman, Sarah Ronis.

Residential Property Owner Occupants and Residential Property Owners: Dan Fein, Tom Lynch and John Uniack.

Business Owners/Business Property Owners: Lynn Crescione, Gary Getchell, and Ken Wikle.

Notes:

1. A recording of the meeting is available on CD at the Guerneville Library for listening purposes on-site or you may purchase a copy of the recording from the Sonoma County Community Redevelopment Agency for \$5.00 by calling (707) 565-7523.