

**IN THE COUNCIL CHAMBER OF THE CITY OF SAN RAFAEL, MONDAY, NOVEMBER 20, 2006 AT 7:30 PM**

Regular Meeting:  
San Rafael Redevelopment Agency

Present: Albert J. Boro, Chairman  
Gary O. Phillips, Vice-Chair  
Paul M. Cohen, Member  
Barbara Heller, Member  
Cyr N. Miller, Member

Absent: None

Also Present: Ken Nordhoff, Executive Director  
Gary T. Ragghianti, Agency Attorney  
Jeanne M. Leoncini, Agency Secretary

**CLOSED SESSION – CONFERENCE ROOM 201**

None

**ORAL COMMUNICATIONS OF AN URGENCY NATURE:**

**8:14 PM**

None

**CONSENT CALENDAR:**

Member Miller moved and Member Heller seconded, to approve the following Consent Calendar items:

<b><u>ITEM</u></b>	<b><u>RECOMMENDED ACTION</u></b>
1. Approval of Minutes of Regular Meeting of Monday, November 6, 2006 (AS)	<b>Minutes approved as submitted.</b>
2. Monthly Investment Report for Month Ending October, 2006 (FIN) – <u>File R-123</u>	<b>Accepted Monthly Investment Report for month ending October, 2006, as presented.</b>
3. Unapproved Minutes of Citizens Advisory Committee on Redevelopment Meeting of Thursday, November 2, 2006 (RA) – <u>File R-140 IVB</u>	<b>Accepted report.</b>

<b>AYES:</b>	<b>MEMBERS:</b>	<b>Cohen, Heller, Miller, Phillips and Chairman Boro</b>
<b>NOES:</b>	<b>MEMBERS:</b>	<b>None</b>
<b>ABSENT:</b>	<b>MEMBERS:</b>	<b>None</b>

**AGENCY CONSIDERATION:**

- RESOLUTION AUTHORIZING AN APPLICATION TO THE CALIFORNIA DEBT LIMIT ALLOCATION COMMITTEE TO PERMIT THE ISSUANCE OF QUALIFIED RESIDENTIAL RENTAL PROJECT BONDS AND DECLARATION OF OFFICIAL INTENT TO REIMBURSE CERTAIN EXPENDITURES FROM PROCEEDS OF INDEBTEDNESS (MARTINELLI HOUSE, 1327 LINCOLN AVENUE) (RA) – FILE R-467 x R-173**

Economic Development Coordinator Stephanie Lovette noted that together with this item on the Redevelopment Agency agenda, a further item regarding Martinelli House was on the City Council agenda this evening.

Ms. Lovette explained that Martinelli House was a 66-unit low-income residential project for seniors and Martinelli was applying for tax exempt bonds to do some rehabilitation on the project; they were applying for \$6 million in bond authorization. She reported that these types of conduit bonds had been done for other affordable housing developers. They were not obligations of the City or of the Agency, rather were paid from rents on the project.

Ms. Lovette stated that this evening the Agency was being requested to approve the application to the Tax Credit Allocation committee and to request the City Council to set a public hearing for December 18, 2006 to hear comments from the public concerning the issuance of these bonds. She noted that this action did not obligate the Agency to go forward with the issuance.

Member Heller moved and Member Phillips seconded, to adopt the Resolution.

**RESOLUTION NO. 2006-17 – RESOLUTION AUTHORIZING AN APPLICATION TO THE CALIFORNIA DEBT LIMIT ALLOCATION COMMITTEE TO PERMIT THE ISSUANCE OF QUALIFIED RESIDENTIAL RENTAL PROJECT BONDS AND DECLARATION OF OFFICIAL INTENT TO REIMBURSE CERTAIN EXPENDITURES FROM PROCEEDS OF INDEBTEDNESS (Martinelli House, 1327 Lincoln Avenue)**

<b>AYES:</b>	<b>MEMBERS:</b>	<b>Cohen, Heller, Miller, Phillips and Chairman Boro</b>
<b>NOES:</b>	<b>MEMBERS:</b>	<b>None</b>
<b>ABSENT:</b>	<b>MEMBERS:</b>	<b>None</b>

**AGENCY MEMBER REPORTS:**

5. a) **Holiday Parking Validation Program: File R-181 x R-140 #8 x (SRCC) 11-18 x (SRCC) 9-3-87**

Economic Development Director Nancy Mackle reported that to date, 112 businesses had signed up for the Holiday Parking Validation Program, which commences on November 22, 2006. She explained that people could go to any one of these merchants or offices and obtain a ticket validating three hours of parking. She noted big blue 'P' signs would be placed in the windows of participating stores and offices, the Business Improvement District had been really supportive of the program and staff was excited about generating a new way of encouraging people to shop in the downtown.

b) **Downtown Events: - File R-181 x R-140#8**

Ms. Mackle issued a reminder that the Parade of Lights takes place on Friday, November 24, commencing at 5:30 p.m. and Winter Wonderland and Snow on November 24 and 25, 2006.

There being no further business, the San Rafael Redevelopment Agency meeting was adjourned at 8:19 p.m.

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JEANNE M. LEONCINI, Agency Secretary