

**CITY OF LONG BEACH
THE LONG BEACH
COMMUNITY INVESTMENT
COMPANY MINUTES**

**THURSDAY, MAY 25, 2017
333 W. OCEAN BOULEVARD
3RD FLOOR CONFERENCE ROOM, 4:00 PM**

John Thomas, Chair
Diane Arnold, Vice Chair
Stacy McDaniel, Director



Jan Ward, Director
Patrice Wong, Director
Sabrina Sanders, Director
Russell Doyle, Director

FINISHED AGENDA AND DRAFT MINUTES

CALL TO ORDER

At 4:03 PM, Chair Thomas called the meeting to order.

ROLL CALL

Commissioners Jan Ward, Patrice Wong, John Thomas, Stacy McDaniel and
Present: Diane L. Arnold

Commissioners Sabrina Sanders and Russell Doyle
Absent:

Staff Present: Amy Bodek, President; Patrick Ure, Vice President; Oscar Orci, Deputy Director of Development Services; Meggan Sorensen, Development Project Manager; Rich Anthony, Deputy City Attorney; Lisa Fall, Administrative and Financial Services Bureau Manager; Alem Hagos, Grants Administration Officer; Andrew Chang, Administrative Analyst; Kjell Stava, Administrative Analyst; Kate Brewer, Secretary.

FLAG SALUTE

Director Ward led the flag salute.

CLOSED SESSION

At 4:05 PM, there being no objection, Chair Thomas recessed the meeting to closed session.

1. Conference with Real Property Negotiator pursuant to Government Code §54956.8
(Acquisition of Properties)

APN: 7253-026-029
Address: 4151 E. Fountain Street
LBCIC Negotiator: Amy J. Bodek, President
Negotiating Parties: Childnet Youth and Family
Under Negotiation: Price and Terms of Acquisition

2. Conference with Real Property Negotiator pursuant to Government Code §54956.8
(Acquisition of Properties)

APN: 7218-005-900
Address: 5571 Orange Avenue
LBCIC Negotiator: Amy J. Bodek, President
Negotiating Parties: City of Long Beach
Under Negotiation: Price and Terms of Acquisition

- Status of Development Projects
- Board Attendance Discussion
- Report on Revenue Tools and Incentives for the Production of Affordable and Workforce Housing

REGULAR AGENDA

At 4:29 PM, Chair Thomas reconvened to the regular meeting.

1. [17-016CI](#) Recommendation to receive and file the minutes of the Regular Board meeting held Wednesday, March 15, 2017.

Chair Thomas spoke.

A motion was made by Vice Chair Arnold, seconded by Director Ward, to approve recommendation. The motion carried by the following vote:

Yes: 5 - Jan Ward, Patrice Wong, John Thomas, Stacy McDaniel and Diane L. Arnold

Absent: 2 - Sabrina Sanders and Russell Doyle

2. [17-017CI](#) Recommendation to elect The Long Beach Community Investment Company (LBCIC) Chair and Vice Chair.

Chair Thomas spoke.

Vice Chair Arnold spoke.

Director McDaniel spoke.

Vice Chair Arnold spoke.

Chair Thomas spoke.

Director Ward spoke.

Chair Thomas spoke.

Director Ward spoke.

Chair Thomas spoke.

Deputy Director Rich Anthony spoke.

Chair Thomas spoke.

Director Ward spoke.

Director McDaniel spoke.

Chair Thomas spoke.

A motion was made by Vice Chair Arnold, seconded by Director Ward, to elect John Thomas as Chair. The motion carried by the following vote:

Yes: 5 - Jan Ward, Patrice Wong, John Thomas, Stacy McDaniel and Diane L. Arnold

Absent: 2 - Sabrina Sanders and Russell Doyle

A motion was made by Chair Thomas, seconded by Director McDaniel, to elect Diane Arnold as Vice Chair. The motion carried by the following vote:

Yes: 5 - Jan Ward, Patrice Wong, John Thomas, Stacy McDaniel and Diane L. Arnold

Absent: 2 - Sabrina Sanders and Russell Doyle

3. [17-018CI](#)

Recommendation to

1. Approve a loan in the amount of \$4,000,000 to AMCAL Multi-Housing, Inc. for the acquisition of the property located at 1795 Long Beach Boulevard;
2. Authorize the President to negotiate an Affordable Housing Loan Agreement with AMCAL Multi-Housing, Inc.; and,
3. Authorize the President to execute any and all documents necessary to implement the Loan Agreement and the project.

Chair Thomas spoke.

Vice President Ure provided a staff report.

Chair Thomas spoke.

Director McDaniel spoke.

Discussion ensued.

Vice Chair Arnold spoke.

Vice President Ure spoke.

Director McDaniel spoke.

AMCAL spoke.

Discussion ensued.

Director Ward spoke.

President Bodek spoke.

Discussion ensued.

Director Wong spoke.

Discussion ensued.

Grants Administration Officer, Alem Hagos, spoke.

Discussion ensued.

Administrative and Financial Services Bureau Manager, Lisa Fall, spoke.

Discussion ensued.

A motion was made by Director Wong, seconded by Director McDaniel, to approve recommendation. The motion carried by the following vote:

Yes: 5 - Jan Ward, Patrice Wong, John Thomas, Stacy McDaniel
and Diane L. Arnold

Absent: 2 - Sabrina Sanders and Russell Doyle

4. [17-019CI](#)

Recommendation to adopt the proposed budget of the Long Beach Community Investment Company for Fiscal Year 2017-2018 (FY18).

Chair Thomas spoke.

Administrative and Financial Services Bureau Manager, Lisa Fall, spoke.

Deputy City Attorney, Rich Anthony, spoke.

President Bodek spoke.

Administrative Analyst, Kjell Stava, provided a staff report.

Chair Thomas spoke.

Discussion ensued.

Director McDaniel spoke.

Discussion ensued.

Director Wong spoke.

Vice President Ure spoke.

Discussion ensued.

A motion was made by Director McDaniel, seconded by Vice Chair Arnold, to approve recommendation. The motion carried by the following vote:

Yes: 5 - Jan Ward, Patrice Wong, John Thomas, Stacy McDaniel and Diane L. Arnold

Absent: 2 - Sabrina Sanders and Russell Doyle

STUDY SESSION

5. [17-020CI](#) 2018-2022 Consolidated Plan

President Bodek spoke.

Grants Administration Officer, Alem Hagos, provided a staff report.

Director McDaniel spoke.

Discussion ensued.

Director Wong spoke.

Discussion ensued.

Vice President Ure spoke.

Discussion ensued.

Chair Thomas spoke.

Discussion ensued.

Director Ward spoke.

Discussion ensued.

Administrative and Financial Services Bureau Manager, Lisa Fall, spoke.

Discussion ensued.

Deputy Director of Development Services, Oscar Orci, spoke.

Discussion ensued.

Director Wong spoke.

Discussion ensued.

PRESIDENT'S REPORT

President Bodek provided community updates.

PUBLIC PARTICIPATION: Members of the public are invited to address the Board on items of interest to the public within the Agency Board jurisdiction. Each speaker will be limited to two minutes unless that time is extended by the Chair.

No members of the public were present.

NEW BUSINESS

Director Wong spoke.

President Bodek spoke.

Chair Thomas spoke.

President Bodek spoke.

Vice Chair Arnold spoke.

Director McDaniel spoke.

Director Ward spoke.

Chair Thomas spoke.

Administrative and Financial Services Bureau Manager, Lisa Fall, spoke.

Discussion ensued.

Vice President Ure spoke.

Grants Administrative Officer, Alem Hagos, spoke.

Chair Thomas spoke.

ADJOURNMENT

At 6:13 PM, Chair Thomas adjourned the meeting.

Respectfully submitted,

Amy J. Bodek, President

John Thomas, Chair