

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

**WEDNESDAY, SEPTEMBER 19, 2018
333 W. OCEAN BOULEVARD
3RD FLOOR CONFERENCE ROOM, 4:00 PM**

John Thomas, Chair
Diane Arnold, Vice Chair
Russell Doyle, Director



Lindsay Mais, Director
Sabrina Sanders, Director
Jan Ward, Director
Patrice Wong, Director

FINISHED AGENDA AND DRAFT MINUTES

CALL TO ORDER

At 4:05 PM, Chair Thomas called the meeting to order.

ROLL CALL

Commissioners Lindsay Mais, Sabrina Sanders, Diane L. Arnold and John

Present: Thomas

Commissioners Russell Doyle, Jan Ward and Patrice Wong

Absent:

Staff Present: Linda F. Tatum, President; Patrick Ure, Vice President; Rich Anthony, Deputy City Attorney; Meggan Sorensen, Housing Development Officer; Andrew Chang, Administrative Analyst; Courtney Richards, Housing Services Analyst; Johnathan Garcia, Public Affairs Assistant; Kate Brewer, Secretary.

Members of the Public Present: Erin Rank, President & CEO of Habitat for Humanity of Greater Los Angeles; Darrell Simien, Senior Vice President of Habitat for Humanity of Greater Los Angeles; Patrick Sunpanich, Project Manager with Habitat for Humanity of Greater Los Angeles; Jocelyn De la Rosa, Resident and Journalism student.

FLAG SALUTE

Vice Chair Arnold led the flag salute.

PRESIDENT'S REPORT

Chair Thomas spoke.

Director Mais spoke.

Discussion ensued.

Rich Anthony, Deputy City Attorney, spoke.

Discussion ensued.

President Tatum spoke.

Discussion ensued.

Vice President Ure spoke.

Discussion ensued.

REGULAR AGENDA

SECOND ROLL CALL

Commissioners Lindsay Mais, Sabrina Sanders, Patrice Wong, Diane L. Arnold
Present: and John Thomas

Commissioners Russell Doyle and Jan Ward
Absent:

1. [18-027CI](#) Recommendation to receive and file the minutes of the Special Board Meeting held Wednesday, June 27, 2018.

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

Yes: 4 - Sabrina Sanders, Patrice Wong, Diane L. Arnold and John Thomas

Abstain: 1 - Lindsay Mais

Absent: 2 - Russell Doyle and Jan Ward

THIRD ROLL CALL

Commissioners Russell Doyle, Lindsay Mais, Sabrina Sanders, Patrice Wong,

Present: Diane L. Arnold and John Thomas

Commissioners Jan Ward

Absent:

2. [18-028CI](#)

Recommendation to

1. Authorize the President or designee to negotiate and enter into a Disposition and Development Agreement for the conveyance of the properties at 116 West 14th Street, 124 West 14th Street, 1348 Pacific Avenue, 1339 Pine Avenue and 1347 Pine Avenue to Habitat for Humanity Greater Los Angeles;

2. Approve a loan in the amount of \$990,000 to Habitat for Humanity Greater Los Angeles to provide gap financing for the development of the properties at 116 West 14th Street, 124 West 14th Street, 1348 Pacific Avenue, 1339 Pine Avenue and 1347 Pine Avenue; and

3. Authorize the President or designee to execute any and all documents necessary to implement the Disposition and Development and Loan Agreements.

Chair Thomas spoke.

Vice President Ure spoke.

Discussion ensued.

Meggan Sorensen, Housing Development Officer, provided a staff report.

Chair Thomas spoke.

Director Doyle spoke.

Discussion ensued.

Director Sanders spoke.

Discussion ensued.

Darrell Simien, Habitat for Humanity of Greater Los Angeles, spoke.

Discussion ensued.

Erin Rank, Habitat for Humanity of Greater Los Angeles, spoke.

Discussion ensued.

A motion was made by Director Sanders, seconded by Director Doyle, to approve recommendation as amended with the following revised condition: If homebuyer first mortgages yield a higher cash revenue than currently anticipated in the attached budget (\$1,905,200), the additional proceeds shall be divided equally between Habitat for Humanity (HFH) and the LBCIC. The LBCIC portion shall reduce the LBCIC second mortgages by an equal amount. The HFH portion shall be used to cover any unexpected construction costs, and to provide additional proceeds to HFH. The motion carried by the following vote:

Yes: 6 - Russell Doyle, Lindsay Mais, Sabrina Sanders, Patrice Wong, Diane L. Arnold and John Thomas

Absent: 1 - Jan Ward

PUBLIC PARTICIPATION:

Chair Thomas spoke.

Director Sanders spoke.

Rich Anthony, Deputy City Attorney, spoke.

Chair Thomas spoke.

There were no additional comments from members of the Public.

NEW BUSINESS

Chair Thomas spoke.

Director Sanders spoke.

Vice President Ure spoke.

Discussion ensued.

President Tatum spoke.

Discussion ensued.

Director Wong spoke.

Discussion ensued.

ADJOURNMENT

Chair Thomas adjourned the meeting at 4:38 PM.

Respectfully submitted,

Linda F. Tatum, President

Respectfully submitted,

John Thomas, Chair