



MINUTES
Meeting No. 728

April 28, 2022
Virtual Zoom Meeting Video and Call-in information provided

Dan Montopoli called the meeting to order at 7:32 AM.

ROLL CALL

TCRA Members Present: Dan Montopoli, Ian Northrip, Andrew Kwon, Eric Frank, Kimber Starr, Meredith Neal, Ryan Dutli, Joe van Dyk

TCRA Members Absent: Miriam McBride, Terri Scott, Yo Ahzzma

TCRA Staff in Attendance: Felicia Medlen, Erika Bartlett, Jeff Robinson

Guests in Attendance: Ronda VanderMeer, Heidi Burbidge, Kathy Jones, Roberta Schur, Sandy Burgess, Jennifer Hines, Bryan Schmid, Mike Clothier, Deputy Mayor Catherine Ushka

THE FOLLOWING ITEMS WERE PRESENTED FOR BOARD REVIEW AND DISCUSSION:

CONSENT AGENDA

1. TCRA Meeting Minutes for April 14, 2022
2. March 2022 Check/Voucher Record

MOTION: Meredith Neal moved to approve the Consent Agenda as presented. Joe van Dyk seconded the motion, which passed unanimously.

ADMINISTRATION

The TCRA Administrator presented a summary of work underway or completed during Quarter 1 2022. Item was for information only, no action was taken.

HOUSING

3. Tacoma Housing Authority (THA) Housing Hilltop Update

Staff from the City of Tacoma and THA presented additional details on the Housing Hilltop project and the financing structure.

MOTION: Joe van Dyk moved to approve a \$900,000 award for acquisition of the Housing Hilltop project and other soft costs, structured as a 40-year, 1% interest deferred loan, forgivable after 40 years. Meredith Neal seconded the motion, which passed unanimously.

4. Pierce County Transfer of 3561 Pacific Avenue

Ian Northrip and Joe van Dyke recused themselves from discussion or taking action on the item.

Staff presented the general terms and conditions of Pierce County's resolution to transfer approximately 2.9 acres of vacant land at 3561 Pacific Avenue to either the City of Tacoma or the TCRA in support of a mixed-use, affordable housing development.

MOTION: Meredith Neal moved to authorize staff to enter into negotiation with Pierce County and the City of Tacoma on terms for accepting ownership of the 3561 Pacific Avenue property, with emphases on addressing community concerns surrounding the interim use of the site for temporary shelter and the prioritization of community needs for the future, commercial component of the development. Ryan Dutli seconded the motion. The motion was adopted.

Ayes: 6, Nays: 0, Recusals: 2

FOR THE GOOD OF THE ORDER

Jeff Robinson informed the Board that the Housing Division will be requesting additional staff in the biennial budget.

ABSENT MEMBERS WERE EXCUSED

Terri Scott and Yo Ahzzma were excused.

ADJOURN

The meeting adjourned at 9:05 AM.

Respectfully Submitted,

DocuSigned by:

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Kimber Starr