



PROJECT AREA COMMITTEE MINUTES

Wednesday, December 6, 2006
5:30 P.M.

**MEETING LOCATION: CONFERENCE ROOM, 2ND FLOOR
1000 SPRING STREET, PASO ROBLES**

CALL TO ORDER AT 5:38P.M.

ROLL CALL Committee Members Bob Burgess James Cole, Norma Duncan, Nick Gilman, David Hanush, Christine Requa-Hines, and Chuck Treach.

ABSENT Pat Crawford, Matt Masia, Pat McMahan, and Chuck Sawyer (arrived at the beginning of the second agenda item)

GUESTS Scott Smith and Carol Brown of Peoples' Self-Help Housing Corp., Norma Moyer of Paso Robles Main Street, and Mike Menath, Planning Commission representative

CITY STAFF Ed Gallagher and Jennifer Sorensen

PUBLIC COMMENTS

This is the time the public may address the Committee on items other than those scheduled on the agenda. **PLEASE SPEAK CLEARLY AND BEGIN BY STATING YOUR NAME AND ADDRESS. EACH PERSON AND SUBJECT IS LIMITED TO A 3-MINUTE DISCUSSION.** Any person or subject requiring more than three minutes may be scheduled for a future Committee meeting or referred to committee or staff. Those persons wishing to speak on any item scheduled on the agenda will be given an opportunity to do so at the time that item is being considered.

PUBLIC COMMENT

There was no public comment

DISCUSSION

1. **Canyon Creek Apartments: Termination of Payment in Lieu of Taxes Agreement**

Ed Gallagher, Housing Programs Manager

Scott Smith and Carol Brown of Peoples Self-Help Housing Corp. gave a presentation on the proposed Education Enhancement Program to be operated at Canyon Creek Apartments, which will serve both Canyon Creek residents and the general public.

It was moved by Nick Gilman, seconded by Christine Requa-Hines, and passed unanimously to recommend that the City Council suspend the Payment In Lieu of Taxes Agreement subject to the condition that payments in lieu of taxes under the Agreement shall be resumed if Peoples Self-Help Housing Corp. or their successors cease to operate the Education Enhancement Program.

2. **Redevelopment Annual Report**

Jennifer Sorensen, Accounting Manager

The Draft Annual Report on Redevelopment activities for Fiscal Year 05/06 was presented to the Project Area Committee, which acknowledged the report without comments or recommendations to the Redevelopment Agency.

3. **City Council Goals**

Ed Gallagher, Housing Programs Manager

It was moved by Bob Burgess, seconded by David Hanush, and passed unanimously to recommend that the City Council consider the following four goals:

1. Establish a Housing Strategy for the community that implements a key goal of the General Plan to "maintain a balanced community where the majority of residents can live, work, and shop."
2. Begin efforts to expand and improve a mixed use downtown, including incorporation of the Salinas River Corridor and Paso Robles Event Center area, by preparing and adopting a Town Center Specific Plan and implementing "form-based" development code for the area.
3. Continue efforts to address parking in the downtown and look for long-term strategies to fund infrastructure for an expanding downtown.
4. Begin redevelopment efforts in the northern end of town by preparing and adopting an Uptown Specific Plan.

4. **Minutes of Project Area Committee of June 21, 2006.**

It was moved by David Hanush, seconded by Bob Burgess, and passed unanimously, to approve the minutes of the June 21, 2006 meeting as presented.

5. **Adjournment**

The meeting was adjourned at 7:02 pm.

Deborah D. Robinson, Deputy City Clerk

Approved: May 2, 2007