

**STATE OF TEXAS
COUNTIES OF POTTER AND RANDALL
CITY OF AMARILLO**

On the **13th day of May 2010**, the Community Development Advisory Committee met in a public hearing at 6:30 p.m. The hearing was held at the Downtown Library, 4th & Buchanan, with the following members present:

VOTING MEMBERS	PRESENT TODAY	NO. MEETINGS HELD SINCE APPOINTMENT	NO. MEETINGS ATTENDED SINCE APPOINTMENT
ALLEN: James, Chairman	Yes	204	178
DAVIS: W. L. (Dub), Target Area	Yes	89	84
DUNN: Eddie, Target Area	Yes	13	10
GRISHAM: Glenda, NW Area	Yes	38	33
HALL: Lani, SW Area	Yes	73	59
JONES: Thomas, NE Area	Yes	30	22
MENDEZ: Rudy, SE Area	No	13	10
PARR: Chuck, SW Area	No	2	1
RIVERA: Ruben, SE Area	Yes	26	24
SALDIERNA: Rita, NE Area	Yes	23	18
WHITAKER: Clem, NW Area	Yes	81	69

STAFF MEMBERS:

Todd Steelman, Community Development Administrator
Deon Coffman, Affordable Housing Program Coordinator
Diana Lindvay, Reporting Secretary

Citizens in Attendance: 25
Media: 0

Chairman James Allen called the meeting to order at 6:30pm and thanked attendees for coming and gave a brief description of what the committee does for the agencies and city departments that request funding.

Chairman Allen asked each committee and staff member to introduce themselves and the area they represent.

ITEM 1: Consider project funding requests for the 2010-2011 annual Action Plan for Housing and Community Development using the following resources:

2010-2011 Community Development Block Grant	\$1,944,624
2010-2011 HOME Investment Partnership Program	\$1,000,644

Allocation Total	\$2,945,268

Chairman Allen told applicants that they should just give the highlights of their requests and if there was any new information, just give us a brief description. There is a time limit of five minutes, then public can ask questions and make comments, then the committee can ask questions.

Amarillo Multiservice Center for the Aging, Inc. – Jan Werner Adult Day Care **\$ 25,000**
Alana J. Chilcote, Executive Director

Alana Chilcote, 3108 S. Fillmore, stated that they were requesting funding for Jan Werner Adult Day Care Center in which they provide day health care for aged and disabled adults including Alzheimer's by providing nursing care, exercise and therapies, nutrition, transportation, supervision and activities in a protective environment. Without the CDBG funding our seniors would not have been able to attend our day care center from October through April. Our goal is to help seniors stay in their homes as long as possible and have been very successful

in doing this for twenty years. Last year we opened our new Memory Care unit which is licensed for eighty people in that facility.

Chairman Allen asked if there were any comments from the public.

No public comments.

Chairman Allen asked if there were any comments from the committee

No committee comments.

Guyon Saunders Resource Center – Day Room
Kelly Stephens, 2-1-1/GSRC Manager
Bryan Gillespie, GSRC Day Room Coordinator

\$ 37,992

Kelly Stephens, 200 S. Tyler, stated that they were requesting funding for their Day Room which provides services that address basic needs such as showers, mail service, hygiene items, laundry, personal storage bins, local phone service, emergency clothing closet, and day shelter 365 days a year. The GSRC Day Room is the only day room for homeless and at risk in our community. They can use the internet to apply for jobs. We saw 1,587 unduplicated clients last year, which is a significant number of people coming through the day room. This funding will be for the operations of the day room and security guard for weekends and holidays.

Chairman Allen asked if there were any comments from the public.

No public comments.

Chairman Allen asked if there were any comments from the committee.

Thomas Jones stated that according to your budget you have 2,867 square feet x \$9.20, will you explain this.

Ms. Stephens replied that the day room is 2,867 square feet and it costs \$9.20 for each tenant. This also includes upkeep, maintenance, rent and utilities.

Eddie Dunn said he noticed that you provide transportation for veterans. Do you also do this for non-veterans.

Ms. Stephens replied that the VA provides transportation to and from the VA Hospital. The City provides bus tokens that we give to people for their appointments and these never last. Then United Way also provides 200 to 300 bus tokens per month to fill in the gap that is not being filled by transportation.

Clem Whitaker asked if they had had any problems with the name change.

Ms. Stephens replied no.

Glenda Grisham asked if the committee couldn't give them 100% of their request, would 90% work.

Ms. Stephens answered that they would have to make cuts and try to find other funding if that happened.

Lani Hall asked if the day room was only open Monday through Friday.

Ms. Stephens replied yes.

Dub Taylor asked who was Guyon Saunders.

Ms. Stephens replied that Mr. Saunders used to come into the day room and ask, "What do you need today." He would load us up into the van and take us to Sam's and buy us whatever we needed. Without his assistance, we have a big gap to fill.

Chairman Allen asked if there were any further comments from the committee.

No further committee comments.

Wesley Community Center, Inc. – Club Wrestling
Belinda Taylor, Executive Director
Milton Guerrero, Administrative Assistant

\$ 15,000

Milton Guerrero, 1615 S. Roberts, said that they are requesting funding to help provide at-risk youth the opportunity to learn wrestling techniques and skills, practice and improve those skills and compete against other peers throughout the state of Texas and the United States; and level out the playing field for children who cannot afford fee payments for sports by providing a program that is affordable and parent fed. We are asking for \$12,000 for a coach and \$3,000 for equipment and will also be able to help children for twelve months rather than nine months.

Belinda Taylor, 1615 S. Roberts, added that they had a very successful year. Wanted to let everyone know that we have won another National State Championship this year. It is unheard of to keep winning so many championships competing with Texas, Oklahoma, Arizona and California. It is just a really healthy program.

Chairman Allen asked if there were any comments from the public.

No public comments.

Chairman Allen asked if there were any comments from the committee.

Ms. Grisham asked what kind of fundraisers do they do.

Ms. Taylor replied that they did car washes and did raffles. They raised \$5,770 last year.

Eddie Dunn asked how martial arts helps with wrestling.

Mr. Guerrero answered that it helped with discipline and how to use certain parts of your body.

Ms. Taylor added that volunteers started the wrestling program ten years ago and now a volunteer is going to teach martial arts that will help them with a new type of free style wrestling.

Chairman Allen asked that since you are going twelve months now, doesn't this conflict with school programs.

Ms. Taylor explained that the children will come on Tuesdays and Thursdays, 6:00pm to 8:30pm. We have fifty-five students at this time and seven of them are students that we have had through the season. The rest of the children are brand new participants. We have four to fifteen year olds out there learning a new sport. Johnny Cobb who went to Tascosa is now at Waylon Baptist University and invited our eight year old national champion wrestler to put on a wrestling demonstration. This helps the children to look to the future and college.

Ms. Hall asked what other sources did they use for contributions.

Ms. Taylor answered that they had none. They have become the program providers for United Way for two programs so therefore we are getting support from United Way.

Ms. Hall asked when United Way started.

Ms. Taylor answered that it was in April and get the first check in May.

Ms. Hall asked if what they paid out of their direct expenses, excluding personnel

Ms. Taylor replied that they paid tournament fees, things for children and travel.

Rita Saldierna asked how involved were the parents.

Mr. Guerrero replied that it was parent driven.

Ms. Taylor added that parents work in the office, take training if they want to be on the mats, coaches and fund raisers.

Ms. Saldierna stated that it sounds great.

Chairman Allen asked if there were any further comments from the committee.

No further comments.

**The Salvation Army – Support Our Social Services SOSS
Major Tim Grider, Commanding Officer
Amy Marshall, Director of Social Services & Community Relations**

\$ 80,250

Major Tim Grider, 400 S. Harrison, requesting to underwrite the expenses to employ the two key staff in our Social Services department. We operate a coordinated case management system for the homeless. This is a one-time request that we are asking for due to the impact of the weather, the numbers needing assistance and the economy. Approximately 85-90% of the homeless from Potter and Randall Counties comes through our area. We serve 26 counties curing disaster relief. Donations have been extremely down this year.

Chairman Allen asked if there were any comments from the public.

No public comments.

Chairman Allen asked if there were any comments from the committee.

Ms. Grisham asked that if we could fund the salaries, but not the benefits, would that be alright.

Major Grider said that they would take anything that you are able to give us and shift however we needed too.

Ms. Hall asked how support services was determined.

Major Grider said that it was 9% of court services.

Ms. Hall answered OK.

Chairman Allen asked that if they received any funding, how would they shift it around and would you also use your reserves.

Major Grider answered that they would shift it to where they needed it: like property repairs, maintenance and utilities. Our reserves are almost depleted.

Ms. Saldierna asked how much impact has the weather and storms. Have you had a high impact of people and families.

Amy Marshall explained that there has been a high number of people coming into the shelter and the community using our services. They have come from every state in the nation and believe it is because Amarillo is listed as #9 city in the United States to live. They think they can come here and get a job because of our ranking. The fact is that we are getting hit non-stop from everywhere. In the past year we have helped approximately 987 people in the area with their rent and utilities. This is just counting one area, not our shelters. In our shelters we have every bed out, cots out and the people do not take proper care of our building when staying with us. The repairs this year have thoroughly depleted our funds.

Major Grider added that there are some nights that there are more people in the facilities than there are in small towns. We have had over 1,000 twice. On Christmas Eve we had 961 people. In March it starts to drop down to 600 people.

Mr. Jones asked how long are the people there.

Major Grider replied that they had policies that they followed and they inclement weather plan because we work with the entire Panhandle and Department of Public Services on Disaster Relief, so we have what we call inclement weather nights. If the weather is forecast to be under a certain temperature, snow, or ice, which has happened almost everyday this winter.

Ms. Marshall added that between October and March 26 we had four nights that were not weather nights.

Clem Whitaker asked how the word of Amarillo got out to the nation.

Ms. Marshall answered that it is on the internet, news, it is everywhere.

Major Grider added that Amarillo is ranked #20 nationally in seven positive categories. Job search is probably the #1 reason people come here.

Chairman Allen asked if there were any further comments from the committee.

No further comments from committee.

Sinclair Builders, Inc. – Belaire Addition
Curtis Sinclair, President
Robert Downing, Project Manager

\$ 481,450

Curtis Sinclair, 1001 S. Georgia, stated that they were asking for funding for new home ownership to increase access to decent affordable housing for SE Amarillo by providing assistance with sewer, water, alley, sidewalk construction, for the Belaire Addition. We will be able to build approximately 15 new homes to begin this development on S. Easter St. In 1950 this addition had 400 lots plotted, streets added and streets named. Located at I-40 & Eastern, east of Oakdale. The city utilities run out at the end of Eastern Street. The request is the get the City to help us put in the utilities. In our talks with the City they told us that they try to achieve a mixture of home ownership, HUD housing, and low-moderate income. I think that our project goes well with a lot of the technical assistance handbook. Would like to provide homes for all people regardless of race, color, religion, sex, regional origin or handicapped. This would put a lot of people in a brand new home.

Robert Downing, 1001 S. Georgia, stated that the first phase is basically Ula & Eastern Streets which is approximately three blocks long. We will do all the utilities in the alley. By doing all this work it will cut the cost of the house down. The cost of a lot is around \$16,000. So if you take a \$135,000 house and take out \$16,000, you are providing a house that most people can afford. There are a lot of companies already out that way and the new wind farm company will be out there. Most of the employees will be production workers and be in the range of \$35,000 to \$55,000.

Mr. Sinclair added that payments that HUD pays are close to the same.

Chairman Allen asked if there were any public comments.

Rita Bryant, 2720 Fannin, is this in the city limits. How does this fit in the city planning with the community action that was done with community meeting with the recommendations that were received. There would be a limit of residential areas outside the loop and concentrate within the city limits.

Chairman Allen stated that you are talking about a different parts. CDBG target area that is defined by the Census Tract that are low to moderate income for affordable housing is a high priority. So if this is in our target area with the comprehensive plan for at least ten years. This is how affordable housing would fit into our mandate.

Ms. Bryant stated that we did all these studies that has been disregarded by the City.

Chairman Allen answered that this is not correct. The surveys show that the people wanted to provide affordable housing and therefore it makes it very important.

Mr. Steelman added that you have the same issues, but different criteria.

Ms. Bryant stated that she spent a lot of time going to those meetings and spent a lot of money on the studies, then we disregard the recommendations.

Chairman Allen told her that she needed to keep in mind that we have not made any decisions.

Ms. Bryant replied that she understands what he is saying and that it is just confusing.

Metha Able, 6600 Plum Creek Drive #214, define affordable to me.

Mr. Steelman replied that it varies according to your family size and generally you do not want to pay more than 30% of your income.

Deon Coffman added that it was based on your income, therefore there is not a number.

Mr. Steelman added that you could be a family of four and go up to \$44,000 and still meet the income guidelines that we have and will be able to afford a different type of house than a family of two probably would making \$36,000. I don't think that you will find a \$150,000 necessarily affordable.

Chairman Allen asked if the scale was on the website.

Mr. Steelman answered that we have some handouts with this information.

Chairman Allen asked if there were any further public comments.

No further public comments.

Chairman Allen asked if there were any committee comments.

No committee comments.

Maverick Boys & Girls Club – Restroom Renovation (Part II)
Vic Allcorn, Chief Professional Officer

\$ 132,758

Vic Allcorn, 1923 S. Lincoln, said asking funding to renovate restrooms that were not funded in the 2009 restroom renovation project. Hall adult male restroom will be converted into a small restroom for boys and space to be converted into a kitchen at later date; and the remaining two restrooms will be renovated and brought to safety and health standards set by building codes.

Chairman Allen asked if there were any public comments.

No public comments.

Chairman Allen asked if there were any committee comments.

Ms. Grisham asked if they had other funding.

Mr. Allcorn replied that they had a fundraiser this year and have checked on several other grants. They are having to think seriously about charging.

Chairman Allen asked if there were further committee comments.

No further committee comments.

Sears Methodist Retirement System, Inc. – The Canyons Retirement Community
Lora Beck, Canyons Retirement Community Administrator

\$ 500,000

Lora Beck, 2200 W. 7th, stated the funding was to rehabilitate an existing 111-unit affordable senior housing community. The funds will be used for general development costs including architect's fees, construction costs, and other expenses.

Chairman Allen asked if any public comments.

No public comments.

Chairman Allen asked if any committee comments.

Mr. Taylor asked what was the cost of the units and are meals included.

Ms. Beck replied that the costs are from \$275 to \$850 a month. The meals are \$90 a month or \$3 a day.

Chairman Allen asked if any further committee comments.

No further committee comments.

YMCA Young Men's Christian Association – Midtown Branch
Kent Reece, 5205 Tawney, Volunteer
Andy Little, 6911 Jersey Elm, Volunteer

\$ 148,031

Kent Reece said they were requesting funding support for Aquatic Facility locker/dressing room. There are privacy issues and this renovation will solve this problem.

Chairman Allen asked if there were any public comments.

No public comments.

Chairman Allen asked if there were any committee comments.

Ruben Rivera asked about the subfloor, if they thought there would be problems in the future.

Mr. Reece replied that there was a crawl space.

Mr. Rivera replied that then they would not have to bust out any concrete again and that would save money.

Ms. Hall asked about the 2008 pending legation for personal injury to a child.

Mr. Reece answered that it was all taken care of by insurance.

Chairman Allen asked if there were any further committee comments.

No further comments.

YMCA Young Men's Christian Association – North Branch
Linda Ries, Chief Executive Officer
Andy Little, 6911 Jersey Elm, Volunteer

\$ 422,625

Andy Little said that they were requesting funding support for their fitness center expansion renovation that would at 4,830 square feet for fitness room, weight room, and restrooms.

Chairman Allen asked if there were any public comments.

No public comments.

Chairman Allen asked if there were any committee comments.

Mr. Jones asked if they had any other funding.

Mr. Reece answered that donations are very slow. Funding is hard to find in this bad economic time.

Chairman Allen asked if there were any further committee comments.

No further committee comments.

Chairman Allen informed the committee that this would be the last meeting for Todd Steelman.

Mr. Steelman told everyone that he appreciated the time he has spent with them. He is moving to Lubbock to work for the Department of Agriculture.

Chairman Allen said that the committee had a heck of five years with Todd. The Community Development Department is a great place and the leadership is still very good. Thank you Todd. Amarillo is a better place for Todd's assistance.

Chairman Allen said, with no further business to come before the committee, this meeting is adjourned at 9:00pm.

Vicki Covey
Assistant City Manager