

MINUTES OF THE MEETING OF THE  
HOUSING AUTHORITY OF THE CITY OF RENO  
**DEVELOPMENT COMMITTEE**  
October 22, 2020

The Development Committee of the Housing Authority of the City of Reno (Agency) meeting was called to order by Chair Griffith at 12:00 pm on Thursday, October 22, 2020. Pursuant to Governor Sisolak's March 22, 2020 Declaration of Emergency Directive 006, the requirement contained in NRS 241.023(1)(b), that there be a physical location designated for meetings of public bodies where members of the public are permitted to attend and participate, is suspended in order to mitigate against the possible exposure or transmission of the COVID-19 (Corona Virus). This meeting was held by video/telephone conference.

**Members Present**

Britton Griffith, Chair  
Lane McQuatt  
Krista Wahnefried  
Allyson Wong

**Members Absent**

Fred Reeder

**Staff Present**

Amy Jones, Executive Director  
Mishon Hurst, Deputy Executive Director  
Heidi McKendree, Director of Rental Assistance  
Maribel Martinez, Director of Asset Management  
Ryan Aeschlimann, Director of Administration  
Matt Robinson, Director of Development  
Linda Long, Acting Director of Administration  
Samantha Arellano, IT Manager  
Kathy Merrill, Executive Administrative Assistant

**Staff Absent**

**Others Present**

RHA Commissioner Mark Sullivan, Vice Chairman

There being a quorum present, the order of business was as follows:

- **Call to order and roll call.**
- **Receive introduction of guests.**

**Public Comment. Public comment, if any, must be limited to any item on the Agenda which is listed as an item for action by the Board. Comment from the public is limited to three minutes per person, under these items.**

There was no public comment.

➤ **Approval of agenda (For Possible Action)**

It was moved by Member Wong to approve the agenda posted on October 19, 2020. Member Wahnefried seconded the motion. Motion passed unanimously.

**1. Approval of the minutes of the RHA Development committee meeting held September 24, 2020. (For Possible Action)**

It was moved by Member Wong to approve the minutes of the RHA Development committee meetings held September 24, 2020. Member Wahnefried seconded the motion. Motion passed unanimously.

**2. Update and discussion of 1035 8th Street property, APN 008-164-20, owned by the City of Reno. (Discussion)**

Executive Director Jones updated the committee on the status of the project. RHA is considering serving families and partnering with Community Services Agency (CSA) due to their proximity to the property. Staff is reviewing possible unit configuration options that would best suit families served and the property area. Discussions have taken place with staff and Member Wong on the concept of a design build option that could be beneficial to the project.

**3. Update and discussion of Horizon Hills property, APN 82-225-10, owned by the RHA. Discussion may include, but not limited to, committee recommendations regarding the submissions received by the RHA for the Request For Qualifications (RFQ) for architect on the project. (Discussion)**

Development Director Robinson updated the committee on the status of the project. Architect interviews are scheduled for November 12, 2020. Committee members are welcome to participate. The two submissions were H+K Architects and Frame Architecture. Both firms are highly qualified to conduct the evaluation of the property.

**4. Update and discussion of parcels APN 011-640-05, APN 011-640-06, APN 011-640-07, and APN 011-640-08 currently owned by the City of Reno. (For Possible Action)**

Executive Director Jones reported a developer has submitted an affordable housing project for these parcels with the City of Reno. Staff has been in discussion with the developer regarding the possibility of a potential partnership between the RHA and the developer. The RHA would be interested in supporting the project and its ability to provide additional affordable or workforce units to the community.

**5. Update and discussion of Mineral Manor, Public Housing Project NV39-P001-101. Discussion to include, but not limited to, an overview of staff and committee discussion with the City of Reno Development staff and the process of the State Historic Preservation Office (SHPO) possible involvement within the scope of the project. (Discussion)**

Executive Director Jones stated a meeting will be scheduled with Committee Chair Griffin and Rebecca Palmer of SHPO to discuss the potential concerns, if any, under SHPO with the NDOT expansion and its effect on the Mineral Manor site. Committee Chair Griffin indicated she will reach out to Councilman Delgado to discuss the option of converting the property to Rental Assistance Demonstration (RAD) program.

**6. Discussion and possible action to set future Development committee meeting dates. (For Possible Action)**

Next Committee meeting was set for Thursday, November 19, 2020 at 12 pm.

## 7. **Additional items:**

- i) General matters of concern to committee members regarding matters not appearing on the Agenda. (Discussion)

Executive Director Jones stated the Development Committee Bylaws were approved by the RHA Board of Commissioners with small modifications which will be done under the guise of legal counsel. The Bylaws will be distributed to the committee once finalized.

- ii) Old and New Business. (Discussion)

There was no old or new business.

- 8. **Public Comment.** The opportunity for public comment is reserved for any matter within the jurisdiction of the Board. No action on such an item may be taken by the Board unless and until the matter has been noticed as an action item. Comment from the public is limited to three minutes per person.

There was no public comment.

## 7. **Adjournment. (For Possible Action)**

The meeting adjourned at 12:15 pm.