

MINUTES OF THE SPECIAL MEETING
HOUSING AUTHORITY OF THE CITY OF RENO
BOARD OF COMMISSIONERS
February 25, 2022

The special meeting of the Board of Commissioners of the Housing Authority of the City of Reno (Agency) was called to order by Chairman Sullivan at 12:03 pm on Friday, February 25, 2022 in the Agency's Boardroom.

Commissioners Present

Mark Sullivan, Chairman **via Phone**
Dave Aiazzi, Vice Chairman **via Phone**
Mayor Hillary Schieve **via Phone**

Commissioners Absent

Oscar Delgado

Staff Present

Amy Jones, Executive Director
Pete Cladianos, III, Legal Counsel
Darrell Playford, Senior Project Manager
April Conway, Public Information Officer
Kathy Merrill, Executive Administrative Assistant

Staff Absent

Others Present

No others were present.

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

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

None.

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)**

Vice Chairman Aiazzi motioned to approve the agenda. Commissioner Schieve seconded the motion. Hearing no further discussion, Chairman Sullivan called for the question. The vote was all ayes, no nays. Chairman Sullivan declared the motion carried and the agenda approved.

1. **Closed Session to discuss and provide direction to the RHA negotiating team regarding the RHA's interest in purchasing the parcels situated at 215 W 4th Street, Reno, NV; APN: 007-284-06, the Bonanza Inn and 007-284-11 paved parking lot adjacent to the Bonanza. The Board may also consider other approaches to pursue the purchase of the Bonanza Inn. No formal acceptance of the negotiated settlement will be made during the closed session. No action may be taken during the closed session.**

Vice Chairman Aiazzi motioned to go into closed session at 12:04 pm. Commissioner Schieve seconded the motion. Hearing no further discussion, Chairman Sullivan called for the question. The vote was all ayes, no nays. Chairman Sullivan declared the motion carried.

- 2. Closed Session to discuss and provide direction to the RHA negotiating team regarding the RHA's interest in purchasing the parcels situated at North Arlington Avenue and West Street, Reno, NV; APN: 007-471-01, APN: 007-473-01, APN: 007-471-02, APN: 007-283-17, APN: 007-283-09, APN: 007-283-10, APN: 007-283-11, APN: 007-283-12, APN: 007-283-07, APN: 007-283-19, and APN: 007-283-18, collectively known as the "Sundowner". No formal acceptance of the negotiated settlement will be made during the closed session. No action may be taken during the closed session.**

See item above.

- 3. Closed session to discuss all offers received to purchase the Horizon Hills property; APN: 82-225-10. No formal acceptance of the negotiated settlement will be made during the closed session. No action may be taken during the closed session.**

See item above.

- 4. Discussion and for possible action to continue negotiations with the Seller including authorizing the Executive Director with advice of the Board's legal counsel to negotiate, including a non-binding Letter of Intent for the purchase the parcels located at 215 W 4th Street, Reno, NV; APN: 007-284-06, the Bonanza Inn and 007-284-11 paved parking lot adjacent to the Bonanza. The Board may also consider other approaches to pursue the purchase of the Bonanza. (For Possible Action)**

Vice Chairman Aiazzi motioned to go into open session at 12:24 pm. Commissioner Schieve seconded the motion. Hearing no further discussion, Chairman Sullivan called for the question. The vote was all ayes, no nays. Chairman Sullivan declared the motion carried.

Attendees present were Chairman Sullivan, Vice Chairman Aiazzi, Commissioner Schieve, Commissioner Delgado, Executive Director Jones, Legal Counsel Cladianos, Senior Project Manager Playford, Public Information Officer Conway, and Executive Administrative Assistant Merrill.

No action was taken by the Board on this item.

- 5. Discussion and for possible action to continue negotiations with the Seller including authorizing the Executive Director with advice of the Board's legal counsel to negotiate, including a non-binding Letter of Intent for the purchase of the following parcels situated at North Arlington Avenue and West Street, Reno, NV; APN: 007-471-01, APN: 007-473-01, APN: 007-471-02, APN: 007-283-17, APN: 007-283-09, APN: 007-283-10, APN: 007-283-11, APN: 007-283-12, APN: 007-283-07, APN: 007-283-19, and APN: 007-283-18, collectively known as the "Sundowner". The Board may also consider other approaches to pursue the purchase of the Sundowner. (For Possible Action)**

No action was taken by the Board on this item.

- 6. Discussion and for possible action to consider all Letters of Intent (LOI) received by the RHA for the sale of the Horizon Hills property; APN: APN: 82-225-10. Action by the**

Board may include, but not be limited to, authorizing the Executive Director with advice of the Board's legal counsel, to reject, abandon, accept, counter, or take any other actions the Board deems appropriate. (For Possible Action)

No action was taken by the Board on this item.

7. Additional items:

i) General matters of concern to Board Members regarding matters not appearing on the agenda. (Discussion)

Vice Chairman Aiazzi requested to add the appointment of an interim Executive Director and the process of a succession plan for the Executive Director position search to next week's agenda.

Chairman Sullivan requested to add a discussion to a future agenda to bring all of the jurisdictions together to develop a roadmap that covers the communities needs for housing. This could include permanent supportive housing, transitional housing, wrap-around services, etc. This could ensure that agencies are not duplicating services within the affordable housing space.

ii) Reports on conferences and trainings. (Discussion)

There were no conferences or trainings discussed.

iii) Old and New Business. (Discussion)

There was no old or new business to discuss.

iv) Schedule of next meeting. The following dates have been scheduled in advance but are subject to change at any time:

- (a) special meeting scheduled Friday, March 4, 2022;
- (b) special meeting scheduled Friday, March 11, 2022;
- (c) special meeting scheduled Friday, March 18, 2022;
- (d) regular meeting scheduled Tuesday, March 22, 2022 (possible merge into Friday, March 25, 2022 meeting)
- (e) special meeting scheduled Friday, March 25, 2022 (For Possible Action).

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.

9. Adjournment. (For Possible Action)

Vice Chairman Aiazzi motioned to adjourn the meeting. Commissioner Schieve seconded the motion. Hearing no further discussion, Chairman Sullivan called for the question. The vote was all ayes and no nays. Chairman Sullivan declared the motion carried and the meeting adjourned at 12:34 pm.