



Minutes

Island City Development
Regular Meeting, June 26, 2024
In person at Independence Plaza Community Room, 703
Atlantic Avenue, Alameda CA 94501, and Teleconference
via Zoom

1. CALL TO ORDER & ROLL CALL

Director Cooper called the meeting to order at 8:22 PM. The following Board members were present: Director Vanessa Cooper, Director Alicia Southern, and Director Carly Grob; quorum established. Staff in attendance: Sarah Raskin, Jenny Wong, Stephen Zhou, Jasmine Polar, Shanon Lampkins, Tonya Schuler-Cummins, Tony Weng, Greg Kats, Janet Lee, Leon Ko, Paris Howze, Sylvia Martinez, Nancy Gerardin, Trevor Jones, Greg Kats, Jie Liang, Louie So, and Joseph Nagel.

2. PUBLIC COMMENT (Non-Agenda) **NONE**

3. AB2449 COMPLIANCE - The Chair will confirm that there are 2 members in the same, properly noticed meeting room within the jurisdiction of the City of Alameda. Each board member who is accessing the meeting remotely must disclose verbally whether they are able to be remote under AB2449: (1) just cause (max. 2 per year), or (2) emergency circumstances." For Emergency Circumstances, the request must be approved by a majority vote of the Board of Directors for the emergency circumstances to be used as a justification to participate remotely. Remote Directors must provide a general description of the circumstances relating to need to appear remotely at the given meeting. Directors must also publicly disclose at the meeting, prior to any action, whether any other individuals 18 years or older are present in the room with the member at the remote location, and the general nature of the member's relationship with such individuals. Note: A Director cannot participate in meetings of the Board of Directors solely by teleconference from a remote location for a period of more than 3 consecutive months or 20% of the regular meetings for ICD within a calendar year, or more than 2 meetings if the Board of Directors regularly meets fewer than 10 times per calendar year.

4. CONSENT CALENDAR (Action)

- A. Approve Minutes of the Special ICD Meeting held on May 13, 2024.
- B. Accept the Monthly Construction Report for the Estuary I.
- C. Accept the Monthly Construction Report for Linnet Corner.
- D. Accept the Quarterly LIHTC Portfolio Asset Management Fiscal Year-to-Date Financial Report through March 30, 2024.
- E. Ratify the legal services contracts between Gubb and Barshay LLP and each



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of the limited partnerships for the three proposed projects at North Housing Block A.

- F. Ratify a Consultant Services Agreement Not to Exceed \$2,309,519.07 between the Housing Authority of the City of Alameda and Lakehurst and Mosley LP and Ratify a Consultant Services Agreement Not to Exceed \$5,439,696.14 between the Housing Authority of the City of Alameda and Mabuhay and Lakehurst LP for North Housing Block A Master Development Work.

No Comments. Director Grob motioned to accept consent calendar items 4A – 4F, Director Cooper seconded. A call for all in favor, the motion passed.

- 5. NEW BUSINESS **NONE**
- 6. NON-AGENDA (Public Comment) **NONE**
- 7. WRITTEN COMMUNICATIONS **NONE**
- 8. ORAL COMMUNICATIONS – BOARD MEMBERS AND STAFF **NONE**
- 9. ADJOURNMENT

Director Cooper adjourned the meeting at 8:26 PM.

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