



Minutes

Island City Development
Special Meeting, October 7, 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 1:36 PM. The following Board members were present: Director Vanessa Cooper, Director Alicia Southern; Director Carly Grob was absent; quorum established. Staff in attendance: Sarah Raskin, Shanon Lampkins, Sylvia Martinez, Tony Weng, Nancy Gerardin, Trevor Jones, Jie Liang, Louie So, Janet Lee, and Leon Ko.

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

3. AB2449 COMPLIANCE - The Chair confirmed that there were 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. Authorize the President to Executive an Amendment to the Limited Partnership Agreement and an Updated OD-1 Form for the Estuary II.

Staff T. Weng presented on the Amendment and Updated OD-1 Form for the Estuary II's National Housing Trust Fund (NHTF) award. Prior to executing the Standard Agreement for the NHTF award, the California Department of Housing and Community Development (HCD) requested that we incorporate their comments into the Limited Partnership Agreement between Mosley and Mabuhay LP and ICD Mosley LLC. Additionally, the OD-1 Form,



which is the Loan Authorization Form, was updated to reflect Alicia Southern as the Secretary for ICD and removed former Director Greg Kats as Secretary.

Director Cooper asked why the OD-1 Form in the agenda lists former Director Kats as a signatory, and Staff T. Weng clarified that the newest version circulated prior to the meeting on 10/7 was updated to reflect Director Southern as the signatory. Director Cooper thanked staff for the Board for meeting to approve these organizational forms.

Director Southern motioned to accept consent calendar item 4A, Director Cooper seconded. A call for all in favor, the motion passed.

5. NEW BUSINESS
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 1:40 PM.

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Alicia Southern
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