

SPECIAL COMMISSION MEETING MINUTES
THURSDAY, NOVEMBER 8, 2007
4:30 p.m.

The Board of Commissioners met in Special Session at 8:30 a.m. with Mayor Virgil O. Horn, Jr., presiding.

Those in attendance were:

COMMISSIONER RICHARD GONZALES
COMMISSIONER ALEC HENDRYX
COMMISSIONER LOUIE HUMMEL
COMMISSIONER PAM JONES

City Staff in attendance were:

CITY MANAGER JEFF MORRIS
CITY CLERK CINDY PRICE
CITY ATTORNEY PAUL KRITZ
FINANCE DIRECTOR STEPHANIE RICHARDSON
CITY PLANNER/ARCHITECT DENNIS JACOBS

1. Presentation by Dalmark Development LLC on tax credit application for project located west of Overlook between First and Woodland.
 - Jim Nichols and Chad Ullman, representing Dalmark Development reviewed the tax credit project they are submitting for a 72-unit multi-family complex to be located west of Overlook and north of First Street on a tract of land owned by Mary Wilson. If this project is selected for tax credits, they would come back in six to eight months with an application for senior housing to be located on the Wilson property, also. Plans are also to build 110 single family houses in the \$124,000 to \$139,000 range. The apartment complex would include a clubhouse with computer access, playground, walking trails and picnic areas. Dalmark will manage the complex; they currently manage the Manor House in Coffeyville. The total cost for the tax credit project is \$7 million; the tax credits buy down the cost of development to make the rents more affordable.
2. Resolution No. R-07-130 – A Resolution to support a Housing Tax Credit Application by Dalmark Development Group for development of rental housing west of Overlook between First and Woodland.

MOTION: Move to approve Resolution No. R-07-130.

ACTION: THE MOTION WAS MADE BY COMMISSIONER HUMMEL AND SECONDED BY COMMISSIONER GONZALES. ROLL CALL VOTE – ALL AYE EXCEPT COMMISSIONER JONES WHO VOTED NO.

3. Discussion on Neighborhood Revitalization areas
 - City Manager Jeff Morris discussed with Commissioners adding areas to the Neighborhood Revitalization Plan. Requests have come from some of the developers who are submitting tax credit applications for areas not included in the Neighborhood Revitalization areas to receive letters from the City indicating we would work to add areas. Commissioners agreed to pursuing additional areas.

4. Adjournment

MOTION: Move to adjourn.

ACTION: THE MOTION WAS MADE BY MAYOR HORN AND
SECONDED BY COMMISSIONER HUMMEL. ROLL CALL
VOTE – ALL AYE.

TIME THE MEETING WAS ADJOURNED: 5:15 p.m.

Date the minutes were approved _____

Cindy Price, City Clerk