



March 10, 2016  
Tacoma Municipal Bldg., Room 248

Steve Snider, Vice President, called the meeting to order at 7:30 a.m.

### **ROLL CALL**

TCRA Members Present: Tess Colby, Dan Montopoli, Helen Tran, Steve Snider, Jason Kors, Michael McNeil, Mathew LaCroix

Staff in Attendance: Jacinda Howard, Carey Jenkins, Cathy Morton

### ***THE FOLLOWING ITEMS ARE PRESENTED FOR BOARD REVIEW AND DISCUSSION:***

#### **CONSENT AGENDA**

1. TCRA Minutes for Feb. 25, 2016

**MOTION:** Mike McNeil moved to approve the consent agenda as presented. Jason Kors seconded the motion, which received a unanimous vote.

#### **COMMUNITY IMPROVEMENTS**

2. Metropolitan Development Council (Presenter: Cathy Morton)

Staff recommended the Board approve a grant in the amount of \$75,000 to Metropolitan Development Council (MDC) to assist with ADA accessibility to their facility at 721 South Fawcett. Funding for this request will come from the City's set-aside of CDBG funds for community improvements. Staff indicated the project will include a MDC administrative cost not to exceed 5% of the project cost.

**MOTION:** Matt LaCroix moved to approve a CDBG grant not to exceed \$75,000 to MDC for the construction of an ADA ramp necessary to increase accessibility to MDC's chemical dependency services. Dan Montopoli seconded the motion, which passed unanimously.

#### **HOUSING**

3. Multi-Family Monitoring (Presenter: Cathy Morton)

Staff presented the results of their 2015 monitoring of the multi-family housing portfolio. Jason Kors requested future reports to the board include historic monitoring results relevant to the properties presented at that time.

No Action Required

4. Attorney General Fund Update (Presenter: Cathy Morton)

Staff presented an update on the progress made as of the quarter ending December 31, 2015 under the Attorney General funded program.

No Action Required

5. Valhalla Hall Property Mngmt. Services Recommendation (Presenter: Carey Jenkins)

Staff requested the Board's approval to enter into an agreement with Coast Real Estate Services to provide full property management services for the Valhalla Hall project, located at 1216-1218 Martin Luther King Jr Way.

**MOTION:** Tess Colby moved to approve entering into an agreement between TCRA and Coast Real Estate Services to provide full property management for the Valhalla Hall project. Matt LaCroix seconded the motion, which passed unanimously.

**ECONOMIC DEVELOPMENT**

6. Acquisition of 5231 S. Tacoma Way (Presenter: Carey Jenkins)

Staff requested the Board's authorization to execute a Purchase and Sale Agreement to acquire the former Starlite Restaurant and Lounge, located at 5231 S. Tacoma Way, Tacoma WA 98409, for the purpose of rehabilitating the building for commercial use by creative arts entrepreneurs. Staff further requested the Board's approval of a resolution authorizing Carey Jenkins on behalf of the TCRA to execute the Purchase and Sale Agreement for the purchase of the property.


**MOTION:** Mike McNeil moved to approve a resolution authorizing Carey Jenkins, on behalf of the TCRA, to enter into a Purchase and Sale Agreement with BBCN Bank for the acquisition of 5231 S. Tacoma Way. Helen Tran seconded the motion, which passed unanimously.

**FOR THE GOOD OF THE ORDER**

**ADJOURN**

The meeting adjourned at 8:20 a.m.

Respectfully Submitted,

  
Tess Colby