

Board of Directors

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CADA Administration

Paul B. Schmidt, Executive Director
Jacqueline Whitelam, Deputy Executive Director
Tom Kigar, Development Director
Noelle Mussen, Accounting Manager

Legal Counsel

Robert Murphy
Kronick, Moskovitz, Tiedemann & Girard

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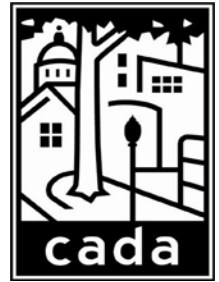
AGENDA REGULAR MEETING

**THE CAPITOL AREA DEVELOPMENT
AUTHORITY
BOARD OF DIRECTORS**

FRIDAY, APRIL 18, 2008

9:00 A.M.

**CADA ADMINISTRATIVE OFFICE
1522 14TH STREET, SACRAMENTO, CA 95814**



1. Roll Call

2. Approval of Minutes: March 28, 2008

3. Chair's Report

4. Executive Director's Report

5. Closed Session

A. CONFERENCE WITH REAL ESTATE NEGOTIATOR (Government Code 54956.8)

Negotiator: Paul Schmidt and Anastasia Efstathiou

Other Parties: Lambert Development Company

Properties: East End Gateway 1 (Northwest Corner of 16th Street and N Streets)

6. R Street Infrastructure Financing Analysis

Recommended Action: A presentation by Economic Planning Systems. For review and comments only.
Contact: Todd Leon, R Street Development Manager

7. Hitomi's Restaurant Improvements (12th and R Streets)

Recommended Action: Adopt a resolution approving a budget amendment and authorizing the Executive Director to enter into agreement(s).
Contact: Todd Leon, R Street Development Manager

8. Draft 2008-2013 Strategic Plan

Recommended Action: Review and comments only.
Contact: Jacqueline Whitelam, Deputy Executive Director

9. Staff Reports/Updates

A. West End Project (Blocks bound by 7th/8th, N/P Streets)

B. Residential Site 21 14th and N Streets)

- C. East End Gateway Site 1 (Northwest Corner of 16th and N Streets)
- D. East End Gateway Site 4 (Southeast Corner of 16th and P Streets)
- E. Capitol Lofts (11th and R Streets)
- F. Mercury Cleaners Report (Northeast Corner of 16th and O Streets)
- G. East End Gateway Sites 2 and 3 (Northwest and Southwest Corners of 16th and O Streets)
- H. East End Gateway Site 5 (1614 N Street)
- I. Site 9B (1610 17th Street)
- J. 13th/16th Street Light Rail Station Improvements
- K. Phase I - R Street Streetscape Implementation: 10th – 13th Street
- L. Phase II – Streetscape Implementation: Market Plaza
- M. City of Sacramento General Plan Update

10. Transmittals

- A. Bond Status Report
- B. Ombudsman Report
- C. Development Construction Schedule
- D. Apartment Status Report: March 2008
- E. CADA Affordable Housing Report: March 2008
- F. Commercial Listings/Vacancies
- G. Commercial Leases
- H. CADA Neighborhood Incident Report: March 2008
- I. Contracts Log
- J. Financial Report for Period Ending: March 31, 2008
- K. City Treasurer Monthly Transmittal dated March 27, 2008

11. Opportunity for the Public to Address the Board Regarding Matters not on the Agenda

12. Adjournment

Approved for Transmittal:

Paul B. Schmidt, Executive Director

NOTE: THE BOARD MAY TAKE ACTION ON ANY MATTER LISTED ON THE AGENDA. ADDITIONALLY, THE BOARD MAY TAKE ACTION ON ANY MATTER NOT LISTED ON THE AGENDA TO THE EXTENT PERMITTED BY APPLICABLE LAW.

Please Note: CADA's Sam's Market Restoration Celebration and Earth Day Event, "The Art of Being Green" will be held at 11:30 a.m. at 14th and O Streets following the Board Meeting.