

Board of Directors

Ann Bailey, Chair
Emily Balme Michaels, Vice-Chair
Nick Avdis, Member
Jose Bodipo-Memba, Member
Bob Lagomarsino, Member
Tara Gandara, Board Secretary

CADA/CACDC Administration

Danielle Foster, Executive Director
(CADA)/President (CACDC)
Marc de la Vergne, Deputy Executive
Director (CADA)/Vice President (CACDC)
Noelle Mussen, Finance Director
(CADA)/Chief Financial Officer (CACDC)
Todd Leon, Development Director (CADA)
Josh Palmer, Asset Management and
Facilities Maintenance Director (CADA)

Legal Counsel

Jeff Mitchell
Kronick, Moskovitz, Tiedemann & Girard

Phone: (916) 322-2114

Web: www.cadanet.org

AGENDA REGULAR MEETING

THE CAPITOL AREA DEVELOPMENT AUTHORITY AND THE CAPITOL AREA COMMUNITY DEVELOPMENT CORPORATION BOARD OF DIRECTORS

FRIDAY, OCTOBER 18, 2024

10:00 A.M.

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

**Members of the Public are invited to
participate via ZOOM or in person.**

To join via Zoom:

Go to: <https://zoom.us/join>

Or join by phone: (669) 900-9128 (Pacific Coast)

Find your local number: <https://us02web.zoom.us/j/kcoHLfF55h>

Meeting ID: 865 0022 4215

Request Password (prior to start of meeting):

tgandara@cadanet.org



- 1. Roll Call and Just Cause/Emergency Teleconference Information (if applicable)**
- 2. Approval of Minutes: September 27, 2024 [CADA & CACDC]**
- 3. Chair's Oral Report**
- 4. Executive Director/President's Oral Report**
 - Cancellation of the FY Cabinet Installer Rebid
- 5. [CACDC] Accepting Appointment to the Board of Directors and Approving Officers**

Recommended Action: Adopt a resolution indicating acceptance by board members of their appointment, appointing the officers of the CACDC, and establishing the schedule for annual and regular meetings.

Contact: Tara Gandara, Contracts and Office Manager/Board Secretary [CADA & CACDC]

6. [CADA] The Dean Renovation Project – 1400 N Street

Recommended Action: Adopt a resolution approving the following two actions: 1) Authorizing the Executive Director to enter into a construction contract for the Dean Apartment Remodel Project – 1400 N Street with Dos Amigos in the amount of \$229,485; and 2) Requesting a budget amendment to increase the FY 24/25 Major Construction Budget and decrease the FY 19/20 Dean Building Development Project Budget by \$200,000, respectively.

Contact: Frank Czajka, Construction Manager [CADA]
Josh Palmer, Asset Management and Facilities Maintenance Director [CADA]

7. Oral Staff Reports/Updates

- A. Downtown Sacramento Partnership
- B. Downtown Sacramento Revitalization Corporation
- C. Midtown Association
- D. O Street Streetscape (7th – 17th Streets)
- E. Energy Conservation
- F. Other Neighborhood Improvements
- G. 14th & N – The Cypress
- H. 1717 S Street – ARY Place
- I. 2000 16th Street/16th & T Streets
- J. 805 R Street – Monarch
- K. R Street Partnership

8. Transmittals

- A. Monarch and Sakura Renderings
- B. Ombudsman Report: September 2024
- C. Apartment Status Report: August and September 2024
- D. Affordable Housing Report: August and September 2024
- E. Commercial Leases/Vacancies: October 2024
- F. CADA Neighborhood Incident Report: September 2024
- G. Contracts Log: September and October 2024
- H. Financial Report: September 2024
- I. City Treasurer Monthly Investment Report: August 2024

9. Opportunity for the Public to Address the Board Regarding Matters Not on the Agenda

10. Adjournment

11. Following the conclusion of the meeting the Board will tour Cypress at 15th and N Streets, CADA's new Maintenance Warehouse at 525 S Street, and Studio30 at 16th and E Streets.

Approved for Transmittal:



Danielle Foster, Executive Director/President

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.

PURSUANT TO STATE AND FEDERAL LAW, IF YOU HAVE A REQUEST FOR A DISABILITY-RELATED MODIFICATION OR ACCOMMODATION IN ORDER TO ASSIST YOU IN PARTICIPATING IN THE MEETING, PLEASE CONTACT TARA GANDARA, BOARD SECRETARY AT (916) 322-2114 TO MAKE SUCH A REQUEST. IN ORDER TO ALLOW ADEQUATE TIME TO ACCOMMODATE ANY REQUESTS, CADA ASKS THAT THE REQUEST BE MADE AT LEAST 24 HOURS PRIOR TO THE MEETING.