



**CITY OF OAKDALE  
Redevelopment Agency Minutes  
Monday, August 18, 2008  
277 North Third Avenue  
Oakdale, California**

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A meeting of the City of Oakdale Redevelopment Agency was held Monday, August 4, 2008, in the City Council Chambers. Agency Member Morgan called the meeting to order at 7:30 p.m.

**AGENCY MEMBERS PRESENT:** Mike Brennan  
Toni Hanson  
Katherine Morgan

**MEMBERS EXCUSED:** Farrell Jackson, Chairperson  
Tom Dunlop, Vice Chairman

**STAFF PRESENT:** Tom Hallinan, Agency Attorney  
Colleen Andersen, Administrative Secretary  
Albert Avila, Finance Director  
Cheryl Bolin, Parks and Recreation Director  
Mike Botto, Fire Chief  
Nancy Lilly, City Clerk  
Michelle McKinsey, Senior Human Resources Analyst  
David Myers, Acting Public Works Director  
Danelle Stylos, Community Development Director  
Marty West, Police Chief

**STAFF EXCUSED:** Steve Hallam, Executive Director

**3. PUBLIC COMMENT:**  
There was no public comment.

**4. CONSENT AGENDA: MOTION**

To adopt CRA Resolution 2008-9 approving the Consent Agenda as follows:

- a) Approving August 4, 2008 Redevelopment Agency Minutes.
- b) CRA Resolution 2008-10 Authorizing Purchase of New Diesel Exhaust Removal System for Fire Station 1.

Moved by Agency Member Brennan, seconded by Agency Member Hanson, and **CARRIED.**

AYES: AGENCY MEMBERS: Brennan, Hanson, Morgan  
NOES: AGENCY MEMBERS: None  
ABSENT: AGENCY MEMBERS: Dunlop, Jackson  
ABSTAINED: AGENCY MEMBERS: None

**5. Staff Reports**

**a) Mid-Term Review-RDA Implementation Plan, 2004-2009**

Due to the absence of Executive Director Hallam, Director Avila requested the item be tabled to the next meeting.



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Agency Member Morgan opened the public hearing at 7:32 p.m. and asked for public comments.

There were no public comments and Agency Member Morgan continued the hearing to September 2, 2008.

**b) Appropriation of Funds – Purchase of 730 Old Stockton Road**

Finance Director Avila presented the staff report and background information on the subject. Last year Agency staff recommended the Agency consider the purchase of a vacant, 1.52 acre parcel situated immediately north of Oak Haven at 730 Old Stockton Road. The Agency, in conjunction with the City, negotiated a purchase of the parcel. The funding source for the purchase would be the Redevelopment Agency Housing Set-Aside Fund Account. Following acquisition of the property, the Agency would begin a plan and design process to explore affordable residential development options that compliment the adjoining Oak Haven Apartments and general neighborhood. Director Avila requested adoption of the proposed resolution appropriating \$500,000 of reserve from the Redevelopment Agency Housing set-aside increment fund for the Agency's share of the purchase.

Member Brennan questioned how many appraisals had been received. Director Avila answered one appraisal had been received. Agency Member Brennan questioned how they knew if it was a fair price. Director Avila explained the City had looked at purchasing the property two years ago and the appraisal was substantially higher at that time. He further explained that the property owner had passed away, it was a purchase through his estate, and was a good deal.

Agency Member Morgan questioned the City's plans for the property. Director Avila responded the City was looking at partnering with another non-profit agency to build affordable housing.

**MOTION**

To adopt CRA Resolution 2008-11 authorizing the appropriation of funds from the Redevelopment Agency Housing Set-aside Tax Increment toward the purchase of property at 730 Old Stockton Road (APN 064-001-005).

Moved by Agency Member Brennan, seconded by Agency Member Hanson, and **CARRIED.**

AYES: AGENCY MEMBERS: Brennan, Hanson, Morgan  
 NOES: AGENCY MEMBERS: None  
 ABSENT: AGENCY MEMBERS: Dunlop, Jackson  
 ABSTAINED: AGENCY MEMBERS: None

**6. AGENCY MEMBER COMMENTS:**

There were no comments.

**7. ADJOURNMENT:**

There being no further business, Agency Member Morgan adjourned the meeting at 7:36 p.m.

Respectfully submitted,

Nancy Lilly, City Clerk