

**CRHA Redevelopment Committee Meeting Minutes**  
**May 12th, 2009**  
**South First St. Community Center**

Present: Alex Gulotta, Randy Bickers, Emily Dreyfus, Joy Johnson, Fannie Richards, Rosalyn Keese, Thomas Richards, Paul Vaughan, Holly Edwards, Bob Stevens, Dave Norris, Amy Kilroy, John Conover, Peter Loach, Jason Halbert, Deirdre Gilmore, Kathy Galvin, Karen Shepard, Alex, Morris (WRT), Sinem Metin (WRT)

**Summary of topics/action items discussed:**

1. Staff update on current projects –
  - Resident outreach on Redevelopment
  - Trips to visit other redeveloped Housing Authorities – Alexandria, VA
  - Youth Initiatives update
  
2. Other Business –
  - Update and Review of WRT meeting dates (Phases 1 – 4)

**Minutes:**

- Meeting began with a round of introductions of everyone at the table.
- Minutes of the April 14<sup>th</sup> meeting were reviewed and approved.
- Amy gave a brief update on staff activities:
  1. Resident outreach on redevelopment – No new updates to report at this time. CRHA and PHAR staff have been going door to door to advertise for the upcoming resident meetings.
  
  2. Trips to visit other Housing Authorities – Staff will be taking a group of residents to visit the Alexandria Housing Authority on Wednesday, May 27<sup>th</sup>. This was the date agreed upon by the greatest consensus of Redevelopment Committee members. While on the trip we will visit pre- and post- redeveloped units, meet with staff and residents to discuss their redevelopment process and have time set aside for questions/answers. Plenty of room still left on the bus, let Amy know if interested in going.

Several future trip opportunities were discussed:

**June** – Chester, PA; Philadelphia, PA; Long Branch, NJ

These cities and towns all have WRT redevelopment projects in them and are good examples of 1:1 replacement, mixed-use and mixed-income properties. Alex Morris will send Amy contact information to set up this trip. Due to distance, this would be an overnight trip.

**July** – Greenville, South Carolina

This city has good examples of mixed-use and mixed-income housing. Joy Johnson will work with Amy to set up this trip. Due to distance, this would be an overnight trip.

3. Youth Initiatives & Redevelopment – A meeting with youth service providers was held on Wednesday, April 29<sup>th</sup>. It was a great opportunity for providers to learn more about initiatives that are either already going on in the community or are planned to begin this summer.

Staff will be looking to coordinate these efforts with the Master Planning efforts as much as possible. There are also partners and providers that were not at the table which should be included. Amy has been adding their names to the overall list.

Kathy provided an update from the School Board:

- Kathy is going to attend a meeting with staff of the schools to discuss the curriculum for the upcoming summer Urban Design Institute. She will provide updates after that meeting has taken place.
- Other Business updates: Updates and Discussion of WRT schedule –

A majority of the agenda was spent discussing the upcoming master planning schedule with representatives from Wallace, Roberts & Todd (WRT). The following meeting dates were discussed and agreed upon by Committee members and WRT team members who were present.

**Phase 1: Inventory & Analysis**  
(trip A) – week of May 11<sup>th</sup> – 15<sup>th</sup>

**Phase 2: Community Visioning (2 sets of meetings)**  
(trip B) – Monday, June 29<sup>th</sup> – Wednesday, July 1<sup>st</sup>  
(trip C) - Monday, July 27<sup>th</sup> – Wednesday, July 29<sup>th</sup>

**Phase 3: Review Alternative Scenarios**  
(trip D) – Wednesday, September 23<sup>rd</sup> – Friday, September 25<sup>th</sup>

**Phase 4: Presentation of Draft & Final Master Plans**  
(trip E) – Monday, November 9<sup>th</sup> – Tuesday, November 10<sup>th</sup> (DRAFT)  
(trip F) – Wednesday, December 2<sup>nd</sup> – Thursday, December 3<sup>rd</sup> (FINAL)

WRT staff reviewed their schedule for the Phase 1 trip. This includes site visits to all of the CRHA properties, meetings with staff, the CRHA Board, small focus groups with community stakeholders, and two meetings with residents – the larger meeting to be held at Mt. Zion First Baptist Church on Thursday evening and individual focus group meetings at each multi-family site on Friday.

Other discussion points that came up during this portion of the meeting included:

1. Staff should check the UVA football schedule to make sure it does not conflict with any meeting dates.
2. When is the drop-dead deadline for giving resident input to the Master Plan? Phases 2 and 3 will be the best opportunities to give direct input to the Plan. Any information gathered locally, between WRT visits, can be sent to WRT team by CRHA staff.
3. Staff should look to coordinate Section 3 job opportunities and the Youth components with the City's Summer Youth Internship Program.

4. What types of Section 3 jobs will residents be trained for? Between Phases 1 and 2 residents will receive training on conducting door-to-door surveys of their neighbors. Additional job opportunities will be made available thru Section 3 in later phases.
5. How do we tie PHAR staff and PHAR interns into the process in a more meaningful way? Outreach efforts, Section 3 job opportunities, assistance with running meetings, provide leadership opportunities during the process.
6. Future meeting dates/times must be advertised sooner to give participants ample time to put the meetings on their schedules!
7. WRT staff will be joining the Redevelopment Committee agendas when their trips align with meeting dates.
8. Can we provide a mixture of daytime and nighttime meetings to accommodate a variety of schedules? Absolutely. The goal is to have as much participation as possible.

▪ Future Agenda items:

1. Discussion of moving the date/time of regular Redevelopment Committee meetings
2. 2<sup>nd</sup> Draft of the Marketing Strategy

There being no other business, the meeting was adjourned. Next meeting is Tuesday, June 9, 2009 at 10:00 am in the South First St. Community Center.