Pima County Housing Commission
October 25, 2010 – 3:00 pm

Pima County Administration Building
130 W. Congress
1st Floor Conference Room
Tucson, AZ

Members Present:	**Members Absent:**	**Staff & Guests:**
Tim Escobedo	Frank Moreno	Betty Villegas
Jon Miles	Kathleen Lowery	Marcos Ysmael
Henry Boice	Jessica Whyde	Margaret Kish
Scott Place	David Greenberg	Hank Atha
Frank Thomson		Richard Elias
Brad Smith		Samantha Romero
Ken Anderson		Magdalena Barajas
		Amy Valdés Schwemm
		Mac Hudson
		Patrick Cavanaugh
		Reid Spaulding
		Gary Campbell
		Evelia Martinez
		Susan Soto
		Lillian Lopez-Grant

I. Welcome & Call to Order

Commissioner Tim Escobedo called the meeting to order at 3:04 pm.

II. Approval of Minutes from September 27, 2010

Motion made by Henry Boice to approve the minutes from September 27, 2010.
Motion seconded by Ken Anderson. Motion carried unanimously.

III. Discussion and possible action on Center for Housing and Sustainability

- **Presentation on Center for Housing and Sustainability**

Pima County staff Betty Villegas thanked the Commission for allowing staff to re-present a more thorough report on the proposed Pima County Center for Housing and Sustainability.

Ms. Villegas explained that the goal for the Pima County Center for Housing and Sustainability is to create the first comprehensive one-stop housing center in Southern Arizona to address the challenges of housing and self-sufficiency issues with a broad-based approach, enhancing the existing collaborative model between public and private partners in Pima County.

Ms. Villegas presented a brief background of the project, starting in 2007 when it was first introduced as part of the 2008 GO Bond Project. The project was approved by the Housing Commission in February 2009, and later revised and submitted again in September 2009 as the 2010 GO Bond Project. Currently, the line item for the housing center is still on the list of projects, and the Bond Advisory Committee will be meeting in November to discuss the feasibility of a 2011 bond election. Should there be a 2011 bond election and the project was approved, the housing center would not open until 2012 or 2013.

Ms. Villegas explained that the "El Banco" location would be an ideal location for the housing center because of its proximity to other services and its proximity to transportation corridors, as well as its accessibility by public transportation.

Ms. Villegas outlined all of the different programs that are currently part of the housing division, and how they would continue at housing center. She also named the current collaborative partners, and explained that these partnerships could be strengthened with the establishment of the housing center.

Ms. Villegas also presented several letters of support from the housing center from various individuals and organizations.

Reid Spalding and Gary Campbell from Pima County Facilities Management continued the presentation, and discussed the "El Banco" site. Gary Campbell presented the proposed floor plan he developed for the "El Banco" building. The building would allow for office space for the current staff, as well as work areas for community partners to utilize when needed. It would also include computer workstations for use by clients, a small conference room, as well as a community room that could hold 25-30 people. An ADA bathroom would need to be built within the building, as well. He informed the Commission that there is an additional space, the old bank drive-through that could be enclosed at a later date, which would add 1,500 square feet (in the form of a large meeting room) to the already 4,300 square foot facility.

Mr. Spaulding explained that Southwest Gas has approached Pima County about installing a new technology (a natural gas fire heat pump) in a County facility as a demonstration project. He noted that Southwest Gas wants to install this pump in an energy efficient building, as they will be recording data that will be used for marketing, and the "El Banco" building is currently not energy efficient as it has single pane windows and no insulation in the roof. A cost estimate of $200,000 was developed for the cost of rehabbing the existing building to be more energy efficient that includes the exterior wall insulation, and window glazing. Mr. Spalding also noted that it is recommended that the roof be insulated in order to remove the asbestos regardless of whether or not the other energy saving measures are done. He further explained that Solon is interested in donating a 10kW solar ray to a project in Pima County, which could be the "El Banco" site.

Mr. Campbell stated that interior improvements in the building could be done within 60 days.

As a conclusion to her section of the presentation, Ms. Villegas addressed the Commission and asked them to consider requesting this project to the Pima County Board of Supervisors for approval.

Next, Malena Barajas, staff assistant to Pima County Supervisor Richard Elias, continued the presentation and explained to the Commission that the Menlo Park Neighborhood Association has played an active role with this project and has formed a committee to advise Pima County Administrator Chuck Huckleberry and Supervisor Elias in regards to the project.

Amy Schwenn, a member of the committee, gave the Commission some background information on the Linda Avenue house. The house is located adjacent to the "El Banco" building that was rehabilitated and stabilized by funds from Pima County. She explained that this house could be included with the "El Banco" site to create a campus that would include ProNeighborhoods and the Pima Community College Promotora program to provide resources to the community. She explained that the house could also be used as green building model/demonstration project for homeowners looking to do similar things to their own homes.

Lillian Lopez-Grant from the Menlo Park Neighborhood Association further endorsed this project, and stressed its urgency.

Motion made by Frank Thomson to pass the request for the full $600,000 for the housing center with energy saving measures to the Pima County Board of Supervisors, with the provision that they also review two lesser options - one with the base cost plus the roof work done for a total of $284,000, and another option with the base cost, roof work, and an additional $100,000 for the 1,500 square foot enclosure.
Motion seconded by Henry Boice. Motion carried unanimously.

IV. Call to the Audience

No comments from the audience.

V. Announcements

Betty Villegas announced that the subcommittee meeting for the review of the Gadsden Project will be on November 18th.

VI. Adjournment

Tim Escobedo adjourned the meeting adjourned at 4:48 pm.