



Stanislaus Regional Housing Authority

ALPINE | AMADOR | CALAVERAS | INYO | MARIPOSA
MONO | STANISLAUS | TUOLUMNE COUNTIES

MINUTES

Regular Board Meeting
April 10, 2025 12:00 P.M.

The meeting was called to order by Chairperson Estacio 12:04 P.M.

ROLL CALL:

PRESENT: Commissioner Cheeseman, Commissioner Schweininger, Commissioner Ploof and Chairperson Estacio

ABSENT: Vice-Chair Hoek

OFFICERS: Jim Kruse, Executive Director
Thomas E. Lewis, General Counsel
Kimberly Ryan, Clerk of the Board/Deputy Director

PUBLIC COMMENT PERIOD AND RECOGNITION OF GUESTS

Chairperson Estacio welcomed guests and staff, opened the floor for Public Comment. The Public Comment period was closed when there were no requests to address the Board.

APPROVAL OF MINUTES

On a motion by Commissioner Schweininger and second by Commissioner Cheeseman, the minutes for the Regularly Board Meeting held on February 13, 2025 were approved by a unanimous vote.

INFORMATION/DISCUSSION ITEMS

None

CONSENT CALENDAR:

On a motion by Commissioner Cheeseman and seconded by Commissioner Ploof, the Financial Report and the Check Register was approved by a unanimous vote.

On a motion by Commissioner Cheeseman and seconded by Commissioner Schweininger, the OMS rehabilitation agreement extension and the Stanislaus Regional Housing Authority conversion of construction gap funding into perm financing for the Central Valley Homes Development was approved by a unanimous vote.

ACTION AGENDA:

1. **Resolution No. 24-25-05** Resolution of the Stanislaus Regional Housing Authority ("AUTHORITY") approving and authorizing its executive director or designee to execute and take all needed actions in consultation with Authority's general counsel relative to the amendment of the Stanislaus Regional Housing Authority "Seller Carryback Loan" documents to increase the interest rate in connection with the 1612 Apartments affordable housing project.

On a Motion by Commissioner Schweininger, second by Commissioner Cheeseman, Resolution 24-25-05 was passed by the following roll call vote:

AYES:	Commissioner Schweininger, Commissioner Cheeseman, Commissioner Ploof, and Chairperson Estacio
NAYS:	None
ABSTAIN:	None
ABSENT:	Vice-Chair Hoek

2. **Resolution No. 24-25-06** Resolution approving Stanislaus Regional Housing Authority to enter into a co-developer agreement with RPH Development, LLC for the purpose of assisting the Housing Authority through the Parque Rio funding, development and compliance process for the development of an affordable housing project know as Parque Rio Apartments, located at 1500 Robertson Road, Modesto, CA

On a Motion by Commissioner Cheeseman, second by Commissioner Ploof, Resolution 24-25-06 was passed by the following roll call vote:

AYES:	Commissioner Schweininger, Commissioner Cheeseman, Commissioner Ploof, and Chairperson Estacio
NAYS:	None
ABSTAIN:	None
ABSENT:	Vice-Chair Hoek

MOTION TO ENTER CLOSED SESSION

On a motion by Commissioner Schweininger and Seconded by Commissioner Ploof the board entered closed session at 12:52 p.m. by unanimous vote.

MOTION TO EXIT CLOSE SESSION:

On a motion made by Commissioner Cheeseman and seconded by Ploof the board exited the closes session at 1:10 pm by unanimous vote.

REPORTABLE ACTIONS TAKEN IN CLOSED SESSION:

None

MEETING ADJOURNED

On a motion by Commissioner Schweininger and seconded by Commissioner Ploof the meeting was adjourned at 1:10 p.m. by unanimous vote.