

# Quality of Life Council Committee Meeting Minutes

Tuesday, January 11, 2011  
10:00 AM

Media Briefing Room, City Hall

**Members Present:** Councilmember Jennifer V. Ramos, Chair, *District 3*  
Councilmember Ivy R. Taylor, *District 2*  
Councilmember Mary Alice P. Cisneros, *District 1*  
Councilmember David Medina, Jr., *District 5*

---

**Members Absent:** *None*

**Staff Present:** T.C. Broadnax, *Assistant City Manager*; Peter Zanoni, *Assistant City Manager*; Maria Villagomez, *Management & Budget Director*; Cindy Schoenmakers, *Community Initiatives Interim Director*; Melody Woosley, *Community Initiatives Assistant Director*; Edward Gonzalez, *Community Initiatives Interim Assistant Director*; Audrey Abed, *Head Start Administrator*; Jed Maebius, *Office of the Mayor*; Samuel Garcia, *Assistant City Attorney*; Shreya Shah, *Assistant City Attorney*; Enid Howard, *Assistant City Attorney*; Brandon Smith, *Office of the City Clerk*

---

**Also Present:** Chip Haass, *NHS*; Cassandra Ortiz, *Shelton & Valadez*; Nancy Hard, *Family Service*

---

## Call to order

Chairperson Ramos called the meeting to order.

### 1. Citizens to be Heard

There were no citizens to be heard.

### 2. Approval of the Minutes for the November 9, 2010 Quality of Life Council Committee Meeting

Councilmember Taylor moved to approve the Minutes of the November 9, 2010 Quality of Life Council Committee Meeting. Councilmember Medina seconded the motion. Motion carried unanimously.

## INDIVIDUAL BRIEFING

### 3. Briefing and Possible Action on the Plan to review and update the Housing Policy Guidelines and the Housing Plan

Maria Villagomez, Director, Office of Management & Budget; Brian James, Assistant Director, Planning & Community Development

Maria Villagomez provided an overview of the proposed timeline to update CDBG and HOME Housing Policies. She reported that the last Housing Policy Update was approved by the City Council in March 2010. She stated that the following items would be addressed: 1) Housing

Policy Sales Price; 2) HUD approved maximum sales; and 3) San Antonio average sales price. She provided a timeline and goal to coordinate with stakeholders, and noted that once recommendations were approved by the Quality of Life Council Committee, staff will bring revised presentation to the City Council in June 2011.

Brian James reported that the Comprehensive Housing Plan would include: 1) Assessment of existing housing conditions; 2) Housing needs; and 3) Identify strategies to address stated needs. He stated that HUD would provide technical support to develop the plan through the "College of Experts" Program. He noted that final revisions and stakeholder meetings (if needed) were scheduled for July, 2011 and presentation to City Council in September, 2011.

In response to Chairperson Ramos, Ms. Villagomez responded that the Housing Policy Sales Price was updated to \$110,000 in 2007 and that sales price was \$89,000 prior to 2007. She noted that previous sales prices would be provided at a later date.

Councilmember Cisneros entered the meeting at this time.

Chairperson Ramos expressed concern with separate timelines and asked why the Housing Policy and Housing Plan were not considered concurrently. Mr. James explained that the Housing Plan was a broader plan and required more time. He stated that the both plans should be consider concurrently and staff would explore that option next year.

Councilmember Cisneros requested that staff bring the San Antonio Sales Price up to the HUD Sales Price and asked how often HUD reviewed the amount. Mr. James responded that HUD reviewed Sales Price annually.

Councilmember Taylor stated that she was pleased that the Housing Policy and Plan was being revisited due to the change in the economic climate. She requested to be informed of the individuals and organizations invited to stakeholder meetings. Councilmember Medina requested that the appropriate entities be informed of the stakeholders meetings and that staff take extra steps to reach out to all.

TC Broadnax clarified that staff was considering to eliminate the sales price cap and base the sales price on the maximum amount that a mortgage holder could afford. He stated that the focus would be based on the level of subsidy allowed in the City's Program. He noted that staff would explore any impediments that could be removed to make the City's Program more flexible.

Councilmember Cisneros moved to approve said item as recommended by staff. Councilmember Taylor seconded the motion. Motion carried unanimously.

#### **4. Briefing and possible action on Head Start Program**

Cindy Schoenmakers, Interim Director, Community Initiatives, Peter Zaroni, Assistant City Manager

Cindy Schoenmakers provided an update on the completed and planned corrective action in response to the Head Start Federal Review and requested approval of the following items: A) Revisions to the 2009 – 2010 San Antonio and Bexar County Head Start Program Annual Report; B) Revisions to the Program Participant Selection Policy; and C) Governing Body and Policy Council Rules and Responsibilities Framework Documentation.

In response to Councilmember Cisneros, Ms. Schoenmakers reported that a child's primary language would be given greater consideration and explained that a Spanish-speaking child would be ensured placement in a Spanish-speaking class instead of placement in the first class available. Councilmember Cisneros requested information on the population ratio in the City of San Antonio in order to properly address language and learning disabilities.

Councilmember Cisneros moved to approve said item as recommended by staff. Councilmember Medina seconded the motion. Motion carried unanimously.

**5. Update on Quality of Life Committee's recommendation to Secure a Consultant with the Senior Center Services Study**

Peter Zanoni, Assistant City Manager

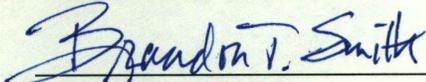
Peter Zanoni reported that a Request for Proposal (RFP) was issued on December 8, 2010 seeking qualified firms interested in developing a Senior Services Strategic Plan and that a Pre-proposal conference was held on December 17, 2010. He stated that six individuals attended the conference representing four organizations, and that RFP's from qualified firms were due January 12, 2011. He noted that the contract with the selected firm would be presented to City Council for consideration in early February and that the Consultant's services would begin no later than March 1, 2011.

Chairperson Ramos asked of the value of the contract. Mr. Zanoni stated that a value had not yet been placed on the contract to ensure that respondents wouldn't build their product to the cost of the contract.

**6. Adjournment**

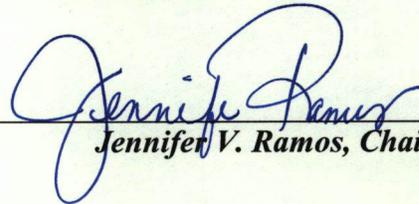
There being no further discussion, the meeting was adjourned at 11:15 a.m.

*Respectfully Submitted,*



*Brandon T. Smith*

*Office of the City Clerk*



*Jennifer V. Ramos, Chairperson*