

## APPROVE MINUTES

For 01/20/2026

### HOUSING AND LAND USE COMMITTEE

**PRESENT:** Councilmember Jose Luis Barajas, Councilmember Aurelio Salazar

**ABSENT:** Councilmember Andrew Sandoval

**STAFF:** Vincent Montgomery, Planning Manager; Francisco Brambila, Management Analyst; Monica Flores-Ponce, Community Development Analyst; Eric Sotelo, Community Development Analyst; Laura Gama, Administrative Analyst

#### CALL TO ORDER

The meeting was called to order at 3:35p.m.

#### COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA:

No Public Comment

#### CONSENT

**ID#26-004 Minutes from January 20, 2026, Housing and Land Use Committee Meeting**

**Recommendation:** Approve minutes from January 20, 2026, Housing and Land Use Committee Meeting.

**AYES:** Jose Luis Barajas, Aurelio Salazar

**NOES:** None

**ABSENT:** Andrew Sandoval

**ABSTENTIONS:** None

#### CONSIDERATION

**ID#26-008 Establishment of a First Time Home Buyer Mortgage Down Payment Assistance Program**

**Recommendation:**

A motion recommending that the City Council approve a Resolution to

1. Establish the First Time Home Buyer Mortgage Down Payment Assistance Program (MDPAP);
2. Appropriate \$1,034,137 of Permanent Local Housing Allocation (PLHA) grant funds from allocation years 2021 and 2022; and

3. Authorize the City Manager, or designee, to promulgate the MDPAP guidelines, and negotiate and execute all applicable forms, conditional commitment letters, agreements, and subsequent amendments as needed to implement the MDPAP.

**AYES:** Jose Luis Barajas, Aurelio Salazar

**NOES:** None

**ABSENT:** Andrew Sandoval

**ABSTENTIONS:** None

**Public Comment on ID#26-008:** Community Member provided comments regarding inclusionary housing, explaining that inclusionary homeownership units are subject to City and Council restrictions, are not intended for market appreciation, and do not convert to free-market units for 30 years. The resident emphasized the importance of clearly communicating these restrictions to prospective buyers.

**End Time:** 3:56 p.m.