



Berkeley Housing Authority

## DRAFT MINUTES

BOARD OF THE BERKELEY HOUSING AUTHORITY

REGULAR MEETING

April 13, 2017

North Berkeley Senior Center

1901 Hearst Avenue

Berkeley, CA 94709

6:00 pm

CAROLE NORRIS, CHAIR

DAMION MCNEIL, VICE CHAIR  
MARVA CREMER  
DANIEL ROSSI

VALERIE AGOSTINO  
ADOLPH MOODY  
CHRISTIANA TIEDEMANN

1. **Call to Order** - *Chairperson Norris called the meeting to order at 6:00 p.m.*
2. **Roll Call** - *Present: Chairperson Norris; Vice Chair McNeil; Commissioners Agostino, Cremer, Rossi, and Moody. Absent: Comm. Tiedeman.*
3. **Comments from the Public** – *Members of SEIU 1021 together with their union representative Jose Martinez spoke regarding upcoming labor negotiations.*
4. **Closed Session** – *commenced at 6:20 p.m.*
  - a. Pursuant to Government Code Section 54957.6 – Conference with Labor Negotiators.  
Authority Designated Representatives: William E. Wilkins, Executive Director, Tori Anthony, Renne Sloan Holtzman Sakai LLP; SEIU Local 1021.

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- b. Pursuant to Government Code Section 54957.6 – Conference with Labor Negotiators.  
Authority Designated Representatives: William E. Wilkins, Executive Director, Tori Anthony, Renne Sloan Holtzman Sakai LLP: PEU Local 1.
- c. Pursuant to Government Code Section 54957: Performance Evaluation of the Executive Director

*Closed session ended and regular session re-opened at 7:45 p.m.*

5. **Approval of Minutes**

A. Regular Meeting, March 9, 2017 - *Moved and seconded to approve the minutes of Regular Board Meeting on March 9, 2017 by Commissioners Agostino and Cremer. Comm. Tiedemann, absent.*

6. **Old Business**

None

7. **New Business**

A. Executive Director's Monthly Report – *The Executive Director provided a status of the various proposals/projects with the City of Berkeley, namely (1) \$10 per voucher to BHA for a period of 3 years; (2) \$50,000 for establishment of Damage Claim and Landlord Incentive Program; (3) Inclusionary Housing/Below Market Rate Units; (4) City of Berkeley waiver of annual Rental Housing Safety Program Fees; (5) Micro Unit Housing Project; (6) Gap Funding for BHA from the City of Berkeley; and (7) Measure U1. The Executive Director presented a draft BHA Board Commissioner Volunteer Job Description for review, and provided the BHA Dashboard Report as of March 2017.*

B. Finance Report–Period Ending February 28, 2017 - Val Agostino, Chair, Finance Committee & Jesy Yturralde , Finance Manager –*Jesy Yturralde reported that the projected deficit as of February 28, 2017 dropped by \$41,828 (now \$276,470) compared to last month's projection (\$319,313) primarily because some budget expenses are expected to be either foregone in 2017 or carried over into the following fiscal year (2018). The projected annual deficit continues to be below the original projected by \$92,547, however Jesy advised that we should not count this as earned savings at this time because we do not know how GASB 68 entries will impact our financials in FY2017. Jesy also reported the status of the Net Proceeds from Disposition of Public Housing Units and informed the Board that the repayment of seller's note from Berkeley 75, estimated to be \$354,943 and oversight fee (\$5,305) are expected to be received in the next couple of weeks. She also briefed the Board about the implication of the federal budget possibilities in the HCV program in 2017 as presented in the "Get-Ready" Letter from HUD.*

*At about 8:10 p.m., Comm. Cremer asked to be excused.*

C. Public Hearing & Adoption of 2017 Annual Plan/Administrative Plan – *It was moved and seconded to approve the Adoption of 2017 Annual Plan/ Administrative Plan by Commissioners Moody and Rossi. Comms. Tiedemann and Cremer, absent.*

D. Report & Resolution Recommending Selection of Auditor - *It was moved and seconded to approve the selection of Auditor by Commissioners Agostino and Moody. Comms. Tiedemann and Cremer, absent.*

8. **Commissioners' Questions and Matters** - None

9. **Communications** - *None*

10. **Adjournment** - *— A move to adjourn the regular session at 8:30 was motioned and seconded by Commissioners McNeil and Moody. Comms. Tiedemann and Cremer, absent.*

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This agenda was posted on the doors of the Berkeley Housing Authority at 1936 University Avenue, Suite 150, Berkeley, CA 94704; at North Berkeley Senior Center, 1901 Hearst Avenue, Berkeley, CA 94709; as well as the Berkeley Housing Authority website. The next Regular meeting of the Board is scheduled for **Thursday, May 11, 2017** at 6:00 p.m. at the North Berkeley Senior Center.

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