



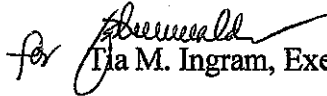
Berkeley Housing Authority

1901 Fairview St., Berkeley, CA 94703
Telephone: (510) 981 5470 Fax: (510) 981 5480

Office of the Executive Director

Item 6E
INFORMATION
February 9, 2012

To: Honorable Chairperson and
Members of the Berkeley Housing Authority Board

From: *for*  Tia M. Ingram, Executive Director

Subject: Status Report – LIPH Repositioning Project

Our last full Board discussion about the repositioning project was in September 2011, when you authorized the Executive Director to enter a period of exclusive negotiations with the Related Companies of California, LLC.

Significant developments/activities since that date include:

- a. Ongoing weekly meeting with the BHA negotiating team (Tia Ingram, Executive Director, Jennifer Bell, Legal Counsel, Eric Novak and Scott Jepsen, consultants) and the Related Company. Unfortunately for us, Kathleen Sims has other commitments and is no longer an active member of our team;
- b. The LIPH Feasibility Committee met February 2, 2012 for a update on the status of negotiations;
- c. A meeting with the Rent Stabilization Program to discuss, and refine our knowledge of the various rights residents have to return the post rehab properties;
- d. A presentation (by Tia Ingram, Executive Director and Lydia Tan, Executive Vice President, Related) as requested by the Housing Advisory Committee to provide a general project update (February 2, 2012);
- e. Executed the Phase II contract with Overland, Pacific and Cutler to provide relocation services (February 3, 2012);
- f. Residents were provided a written update on the project (February 3, 2012);
- g. Discussions with Christine Daniel, Interim Berkeley City Manager, and Council members Anderson and Moore, regarding the design of a public forum to engage residents and the NAACP around issues pertaining to the repositioning project (neither the date or location have been confirmed as of the writing of this report);

Upcoming activities include:

- a. Study session with the Board (and Related) to engage in final negotiations of the Disposition, Development and Loan Agreement ("DDLA"): this is a closed session scheduled for Monday, February 13, 2012, 10 a.m. – 1 p.m. at the Ed Roberts Center (3075 Adeline St.).
- b. Meeting with the Housing Advisory Commission (March 2, 2012) to discuss application/approval of the \$700,000 Housing Trust Fund allocation reserved for the project in 2010 which includes \$400,000 for predevelopment cost (for Related) and \$300,000 for relocation expenses (for BHA).
- c. Action on the DDLA is tentatively scheduled for March 9, 2012 – as part of the regularly scheduled Board meeting.

CONTACT PERSON

Tia M. Ingram, Executive Director, (510) 981-5471