MINUTES OF THE SPECIAL MEETING

OF THE BOARD OF COMMISSIONERS OF THE

HOUSING AUTHORITY OF THE COUNTY OF SANTA BARBARA

June 23, 2022

The Housing Authority of the County of Santa Barbara Commission meeting was held via teleconference connection as permitted in accordance with the requirements set out in Government Code 54953(e) and pursuant to the findings and authority set out in Housing Authority of the County of Santa Barbara Resolution No. 2997 as well as in person at 815 West Ocean Avenue, Lompoc, CA.

The Board of Commissioners of the Housing Authority of the County of Santa Barbara met in special session on June 23, 2022, via teleconference/hybrid in person. Chair Pearson convened the meeting at 5:00 p.m.

Upon roll call the following Commissioners were present: Christian Alonso, Robert Doyle, Lisa Knox-Burns, Henry Mercado, and James Pearson. Commissioner Greg Ortiz joined the meeting via teleconference at 5:20 p.m.

Also present were Robert Havlicek, Executive Director, Irene Melton, Director of Finance, Sanford Riggs, Director of Operations, Beverly Negrete, Quality Control Manager, Juan Garcia, Information Systems Manager, Nancy Wesoff, Director of Contract Compliance, and Irene Vejar, Director of Human Resources.

John Polanskey, Director of Development joined the meeting via teleconference at 6:00 p.m.

**INTRODUCTIONS**

Alma Harmsen of Partners in Housing Solutions was introduced via teleconference.

**PUBLIC HEARING –** Public Housing Agency Annual Plan Amendment FY 2022.

Sanford Riggs explained the contents of, and need for, the plan amendment. The amendments will assist in allowing the Housing Authority to proceed in removing properties from the Public Housing program which is a HUD priority. No public comment has been received.

Bob Havlicek further explained the public housing conversion process. The public hearing was closed.

**APPROVAL OF MINUTES**

MOTION by Commissioner Christian Alonso, seconded by Commissioner Henry Mercado to approve the Minutes of the May 19, 2022, Regular Meeting and June 14, 2022, Special Meeting. All voted Aye. Motion carried.

Minutes

June 23, 2022

Page 2

**PUBLIC COMMENT**

There were no public comments.

**REPORT OF THE SECRETARY/EXECUTIVE DIRECTOR**

The Executive Director offered to answer any questions on his written report. He also reported that he had just learned that the agency did receive a 9% tax credit allocation for the Escalante Meadows Development.

Discussion – CAHA Legislative focus was distributed.

The Executive Director also informed the Board of Commissioners that the State Secretary of the Business, Consumer Services and Housing Agency, Lourdes Castro Ramirez, had come from Sacramento to visit the Santa Barbara area. She toured the homeless encampments and visited the Super 8 Motel which the Housing Authority recently purchased.

All questions were answered to the Boards’ satisfaction.

**APPROVAL OF OPERATION AND MANAGEMENT REPORTS**

MOTION by Commissioner Robert Doyle, seconded by Commissioner Lisa Knox-Burns to approve the Operations and Management Reports.

Sanford Riggs answered questions regarding the flooring at Depot Street and concerns with resident behavior at West Cox Cottages. Steps being taken to mitigate the concerns were explained and all questions were answered to the Boards’ satisfaction.

All voted Aye. Motion carried.

**APPROVAL OF EXPENDITURES**

Resolution No. 3001- Approval of Expenditure List as submitted, including meeting expenses. MOTION by Commissioner Henry Mercado, seconded by Commissioner Christian Alonso to adopt Resolution No.3001 as submitted. Irene Melton, Director of Finance answered several questions to the Board’s satisfaction. All voted Aye. Motion carried.

Minutes

June 23, 2022

Page 3

**COMMISSIONERS’ ORAL COMMUNICATIONS**

Commissioner Knox-Burns reported that she had attended the South Coast Housing Workshop. Regional housing needs were discussed and that there is indeed a great need. They are looking for Carpinterians to be advocates and that they are focusing on grass roots efforts.

Commissioner Doyle commended the Housing Authority staff on how good Central Plaza Apartments looks with the upgrades and new zero landscaping.

Commissioner Mercado stated that he was happy that the board was able to meet in person again.

**NEW BUSINESS**

**Resolution No. 3002-** Resolution Proclaiming a Local Emergency, ratifying the proclamation of a State of Emergency by Governor Gavin Newsom dated March 4, 2020, and authorizing remote teleconference meetings of the Board of Commissioners of the Housing Authority of the County of Santa Barbara for the period of 30 days pursuant to the Brown Act Provisions.

MOTION by Commissioner Lisa Knox-Burns, seconded by Commissioner Robert Doyle to adopt Resolution No. 3002.

All voted Aye. Motion carried.

**Motion to Consider a Funding Request from Partners in Housing Solutions for $35,000.00** MOTION by Commissioner Lisa Knox-Burns, seconded by Commissioner Christian Alonso to approve the funding request from Partners in Housing Solutions.

Alma Harmsen answered questions from the Board regarding their program and how it has benefitted Housing Authority clients and provides extra protection for landlords.

Bob Havlicek noted that the Housing Authority has been helping fund Partners in Housing Solutions for several years. They provide a one-stop shop with a 24-hour call line for clients and landlords and the partnership is value added. All voted Aye. Motion carried.

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Minutes

June 23, 2022

Page 4

**Resolution No. 3003** **– Resolution Approving and Authorizing the Executive Director to take all needed actions to participate in the Affordable Housing Sustainable Communities Program – Escalante Meadows.** MOTION by Commissioner Henry Mercado, seconded by Commissioner Robert Doyle to approve Resolution No. 3003

The Executive Director explained that this grant would be beneficial for the residents of Escalante Meadows as well as all citizens of the City of Guadalupe. Part of the funding will be targeted towards transportation for the City’s residents. This is very competitive but very needed funding.

All voted Aye. Motion carried

**Resolution No. 3004 – Approving the issuance of 13 VASH Project-Based Vouchers and issuance of 35 Project-Based Vouchers.** MOTION by Commissioner Christian Alonso, seconded by Commissioner Henry Mercado to approve Resolution No.3004.

The Executive Director answered all questions regarding the competitive application process to the Boards’ satisfaction.

All voted Aye. Motion carried.

**PHA Certifications of Compliance with the PHA Plans and Related Regulations – Board Resolution to accompany 2022 PHA Plan Amendment**

MOTION by Commissioner Lisa Knox-Burns, seconded by Commissioner Christian Alonso to approve.

No public comments were received.

All voted Aye. Motion carried.

**ADJOURNMENT**

There being no further business to come before the board, MOTION by Commissioner Henry Mercado, seconded by Commissioner Robert Doyle to adjourn the meeting at 6:43 p.m. All Voted Aye. Meeting adjourned.

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James E. Pearson, Chair Robert P. Havlicek Jr., Secretary