



Oakland Housing Authority

Board of Commissioners

ANNE GRIFFITH
GREGORY D HARTWIG
LYNETTE JUNG-LEE
BARBARA MONTGOMERY
WILLIAM J MAYES
JANNY CASTILLO

Executive Director

Patricia Wells

In accordance with Article III, Section 1 and 2, of the Oakland Housing Authority Bylaws, NOTICE IS HEREBY GIVEN that the **Special Meeting** of the Board of Commissioners has been called. The meeting will be held as follows:

**HOUSING AUTHORITY
OF THE CITY OF OAKLAND, CALIFORNIA**

Special Meeting

**Monday, December 9, 2024 at 6:00 PM
1619 Harrison Street
Oakland, CA 94612**



Oakland Housing
Authority

AGENDA
Special Meeting
December 9, 2024, 6:00 PM

Zoom Information

To participate via teleconference, please use the zoom link below.

Join Zoom Meeting Online: <https://oakha-org.zoom.us/j/86516370475?pwd=bj0cdSHd3XWj99FL16aqfOATJoXrty.1>

Meeting ID (access code): [865 1637 0475](#) **Meeting Password:** [788027](#)

Closed Caption – provided through the link.

To participate by Telephone: [1-669-219-2599](#) ; [1-213-338 -8477](#); [1-206-337-9723](#)

Meeting ID (access code): [865 1637 0475](#) **Meeting Password:** [788027](#)

1. Pledge of Allegiance

2. Roll Call

(AB 2449 Compliance) The Chair/Clerk of the Board will confirm that there are 4 Commissioners in the same, properly noticed meeting room within the jurisdiction of the City of Oakland, accessible to the public. Each Commissioner who is accessing the meeting remotely must disclose verbally whether they are requesting to meet remotely under AB2449 due to: (1) just cause (notice required), or (2) emergency circumstances. For “emergency circumstances” the request must be approved by a majority vote of the Board of Commissioners for the emergency circumstance to be used as a justification to participate remotely. All Commissioners meeting remotely must provide a general description of the circumstances relating to need to appear remotely at the given meeting. A Commissioner must also publicly disclose at the meeting, prior to any action, whether any other individuals 18 years or older are present in the room with the member at the remote location, and the general nature of the member’s relationship with such individuals.

3. Approval of Minutes

3.1 24-1575 Approval of the draft minutes of the Regular Board of Commissioners Meeting of October 28, 2024.

Attachment(s)

[Draft Minutes For The October 28, 2024 Board of Commissioners Meeting](#)

4. Recognition of people wishing to address the Commission

If you need special assistance to participate in the meetings of the Oakland Housing Authority Board of Commissioners, please contact (510) 874-1510 (TDD: 800-618-4781). Notification 48 hours prior to the meeting will enable the Oakland Housing Authority Board of Commissioners to make reasonable arrangements to ensure accessibility.

All public comment on action items will be taken at the public comment portion of the meeting. You may comment via zoom by “raising your hand” or by submitting an e-mail to publiccomments@oakha.org or call using the zoom participant number.

- You may request to make a public comment by “raising your hand” through Zoom’s video conference or phone feature, as described below. Requests will be received only during the designated times in which to receive such requests and only for eligible Agenda items. Public comments will be subject to the appropriate time limit of three (3) minutes.
- To comment by Zoom video conference, click the “Raise Your Hand” button to request to speak when Public Comment is being taken on the eligible Agenda item. You will then be unmuted, during your turn, and allowed to make public comments. After the allotted time of three (3) minutes, you will then be re-muted. Instructions on how to “Raise Your Hand” is available at: <https://support.zoom.us/hc/en-us/articles/205566129> - Raise-Hand-In-Webinar.
- To comment by phone, please call on one of the phone numbers listed below. You will be prompted to “Raise Your Hand” by pressing “*9” to request to speak when Public Comment is being taken on the eligible Agenda Item. You will then be unmuted, during your turn, and allowed to make public comments. After the allotted time of three (3) minutes, you will then be re-muted. Please unmute yourself by pressing *6. Instructions of how to raise your hand by phone are available at: <https://support.zoom.us/hc/en-us/articles/201362663> - Joining-a-meeting-by-phone.

5. Old or Unfinished Business

6. Modifications to the Agenda

(Allows for any change in the order of business or the announcement of the postponement or continuation of agenda items.) The Board can only take action on items listed on this agenda unless a finding is made that an emergency exists.

7. New Business

- 7.1 24-1586 Presentation of a Lifetime Achievement Award to a distinguished, long serving, and accomplished Oakland Housing Authority Employee.

Attachment(s)

[Staff Report - Presentation of Lifetime Achievement Award](#)

- 7.2 24-1589 Presentation of the unaudited Financial Status Report for the 1st Quarter of Fiscal Year 2025, ending September 30, 2024.

Attachment(s)

[Staff Report - First Quarter Fiscal Year 2025](#)

[Oakland Housing Authority's FY 2025 1st Quarter Financial](#)

[Presentation](#)

- 7.3 24-1606 Authorize the Executive Director to accept a grant award of \$600,000 from the United States Department of Justice (DOJ) Office of Justice Programs, specifically to be used for the DOJ Anti-Trafficking Housing Assistance Program.

Attachment(s)

[Staff Report - Department of Justice Grant Award](#)
[DOJ Grant Award Document](#)
[DOJ Grant Acceptance Resolution](#)

- 7.4 24-1571 Authorize the Executive Director to execute a grant agreement with Oakland Affordable Housing Preservation Initiatives (OAHPI) utilizing the United States Department of Housing and Urban Development (HUD) held Housing Choice Voucher Housing Assistance Payments Reserve account to provide housing assistance and support to serve at least 50 low-income families as part of the implementation of Building Bridges: Hospital to Home, a partnership with UCSF Benioff Children's Hospital, in the amount of \$1,080,000, per year, for a maximum of five (5) years, for a total amount not to exceed \$5,400,000.

Attachment(s)

[Staff Report - Building Bridges Grant Agreement](#)
[Building Bridges Resolution](#)

- 7.5 24-1534 Presentation of Oakland Housing Authority Insurance programs.

Attachment(s)

[Staff Report - Oakland Housing Authority Insurance Program](#)
[BOC Insurance Presentation Dec 2024](#)

- 7.6 24-1604 Adopt a resolution authorizing the Executive Director to purchase comprehensive insurance policies during the period of January 1, 2025, to June 30, 2025, in a total aggregate amount not to exceed \$4,560,000.

Attachment(s)

[Staff Report - Comprehensive Insurance Purchase](#)
[Resolution for Purchase of Insurance from January 2025 through June 30, 2025](#)

8. Consent Agenda

Items on the Consent Agenda are considered routine and do not require separate discussion. If a Commissioner wishes to have discussion, or if a member of the public wishes to comment on any consent item, the item may be removed from the consent agenda and considered separately. Questions or clarifications may be considered by the Commission without removal from the Consent Agenda. The Consent Agenda is adopted in one motion.

- 8.1 24-1578 Adopt a resolution authorizing the Executive Director to execute an agreement with the County of Alameda Department of Housing and

Community Development (HCD) for the Shelter Plus Care (S+C) Single-Room Occupancy (SRO) program, in an amount not to exceed \$800,000, for the term November 1, 2024, to October 31, 2025.

Attachment(s)

[Staff Report - Shelter Plus Care Single Room Occupancy Shelter Plus Care Single Room Occupancy Resolution 2024](#)

- 8.2 24-1503 Adopt a resolution authorizing the Executive Director to execute a grant agreement renewal with the City of Oakland for the Sponsor-Based Housing Assistance Program (SBHAP) in an amount not to exceed \$12,629,079 for the initial three year term, and \$4,209,693 for the first one-year option term and \$4,209,693 for the second one-year option term, for a total renewal amount not to exceed \$21,048,465.

Attachment(s)

[Staff Report - Sponsored Based Housing Assistance Program Sponsor-Based Housing Assistance Program Resolution](#)

9. Written Communications Departments' Monthly Report

- 9.1 24-1574 Written Communications Departments' Monthly Report

Attachment(s)

[01- Family and Community Partnerships](#)
[02- Leased Housing](#)
[03- Office of Property Operations](#)
[04- Capital Improvements Department](#)
[05 - Office of Real Estate Development](#)
[06- Asset Management](#)

10. Executive Director's report regarding matters of special interest to the Commission occurring since the last meeting of the Commission

- 10.1 24-1563 Commissioners Tour of Oakland Affordable Housing Preservation Initiative (OAHPI) Properties - October 29, 2024

Attachment(s)

[OAHPI Property Tour](#)

- 10.2 24-1583 Foon Lok East Ribbon Cutting Event - November 8, 2024

Attachment(s)

[Foon Lok East Ribbon Cutting Event](#)

- 10.3 24-1582 The Council of Large Public Housing Authorities (CLPHA) 2024 Fall Meeting - November 14th - November 15th

Attachment(s)

[CLPHA Fall 2024 Conference](#)

- 10.4 24-1592 Board of Commissioners Meeting schedule for the calendar year of 2025

Attachment(s)

[Board of Commissioners Meeting Schedule For Calendar Year 2025](#)

10.5 24-1595 Board of Commissioners Meeting schedule for calendar year of 2026

Attachment(s)

[Board of Commissioners Meeting Schedule For Calendar Year 2026](#)

10.6 24-1596 UCSF Benioff Homelessness and Housing Initiative's statement on potential impact of the 2024 Election on housing justice.

Attachment(s)

[UCSF Benioff Homelessness and Housing Initiative's Statement On The Potential Impact Of The 2024 Election On Housing Justice](#)

10.7 24-1599 Faith Forward Event at Incredible Church - November 8, 2024

Attachment(s)

[Faith Forward at Incredible Church Event Photos - November 8, 2024](#)

10.8 24-1600 Senior Splendor Event - October 24, 2024

Attachment(s)

[Senior Splendor Event](#)

10.9 24-1601 District Six Turkey Give Away - November 23, 2024

Attachment(s)

[District Six Turkey Give Away](#)

10.10 24-1607 10th Annual Winter Wonderland Extravaganza - December 18, 2024

Attachment(s)

[10th Annual Winter Wonderland Extravaganza Flyer](#)

10.11 24-1613 NorCal-Nevada NAHRO 2025 Annual Conference - January 26, 2025 - January 28, 2025

Attachment(s)

[NorCal-Nevada NAHRO 2025 Annual Conference](#)

11. Reports of Commission Committees

12. Announcements by Commissioners

13. Adjournment to Closed Session

14. Closed Session

14.1 24-1603 Conference with Legal Counsel - Anticipated Litigation: Anticipated litigation pursuant to subdivision (d)(4) of Government Code Section 54956.9:

Two (2) potential cases.

15. Adjournment of Closed Session

16. Adjournment