

**MINUTES OF THE SPECIAL MEETING
BOARD OF COMMISSIONERS
HOUSING AUTHORITY OF THE
CITY OF OAKLAND, CALIFORNIA**

**[Most meetings are recorded.
A copy of the recorded meetings can be made available
by contacting the Executive Office at 510-874-1517]**

**Monday, June 07, 2021
Special Meeting**

NOTE: In accordance with Governor Newsom's issued Executive Order N-29-20, dated March 17, 2020, Suspending Brown Act Requirements for public meetings due to Coronavirus (COVID-19), a local legislative body is authorized to hold public meetings via teleconferencing and make public meetings accessible "telephonically or electronically" to all members of the public seeking to observe and to address the legislative body.

The Oakland Housing Authority Board of Commissioners convened a Special Meeting at 1619 Harrison Street, Oakland, California in accordance with the March 17, 2020 Alameda County Shelter in Place Order which limited public gatherings and required social distancing. Attendees in the meeting room were limited to seven (7) persons. The meeting was held through the Zoom software platform online and via teleconference, providing access to the public and enabling submission of public comment by phone and/or by email.

Chair Gregory Hartwig presided and called the meeting to order at 4:01 PM.

I. Pledge of Allegiance

II. Roll Call

Present 6 – Gregory Hartwig, Anne Griffith, Bettye Lou-Wright, Barbara Montgomery, Mark Tortorich, and Lynette Jung Lee – joined at 4:05pm.

Excused 1 – Janny Castillo,

III. Recognition of people wishing to address the Commission

There were no persons wishing to address the Commission.

IV. New Business

A. Fiscal Year 2022 Oakland Housing Authority Annual Budget Workshop Discussion.

Secretary Wells introduced the item stating that this Special Meeting allows the Leadership team to have an open dialogue with the Board members on the proposed budget for Fiscal Year for 2022. Facilitating a Board workshop aligns with two of the Multi-year Strategic Goals: #2) Position OHA As A Sustained Leader In The Preservation Of Units And Expansion Of Affordable Housing; And, #4) Expand Board Knowledge Of OHA And Its Affiliates.

Chief Officer of Program and Finance Administration (COPFA), Duane Hopkins, initiated the staff presentations by also stating that staff created their presentations to align with Strategic Goal #4 to expand on the board knowledge of the operating budget. Mr. Hopkins described the methodology that the Directors used to prepare their departments budgets. Director of Finance, Victor Madamba began the introduction of the FY22 presentation.

Chair Hartwig asked if there will be a comparison of the FY22 Budget and FY21 Actuals. Mr. Hopkins stated that each department looks at the actuals when preparing their budgets to forecast their operating budget for the new fiscal year. Secretary Wells stated that the implementation this past year of quarterly updates will demonstrate how each department is trending throughout the year.

Highlights of Board/Staff Discussion by Topic

Overview of Financial Documents

Anne Griffith asked what goals are anticipated for sustainability from an environmental perspective, such as solar efficiency and water efficiency. Additionally, are there planned investments or adjustments built in the budget to assume these changes? Director of CID, Bruce Bracket stated that solar is a project the department is looking into; however, it will not be budgeted in the current fiscal year. Director of OPO, Mark Schiferl specified that Public Housing unit turnovers have conversions to LED lighting, energy star refrigerators, energy saver faucets and shower heads.

Chair Hartwig inquired on the difference between the Housing Assistance payments increase of 1% versus the Housing Assistance payments – Sponsor Based increase of 53%. Director of LH, Michelle Hasan stated that the 1% is based on the increase and per unit cost that HUD provides. Secretary Wells detailed that the Special Needs Ad Hoc has dived into the distinction between the MTW regular vouchers families served and Special Initiatives voucher families served and comparing that with the income earned. Additionally, Secretary Wells stated that Ms. Hasan would provide a

presentation update to the Special Needs Ad Hoc in the near future.

Each department presented in detail the planned FY22 budget to the board. The Board of Commissioners thanked staff for the information provided and the work placed into making the content easy to understand. There were no further questions from the board.

V. Adjournment

A motion was made by Lynette Jung-Lee seconded by Mark Tortorich for the approval to adjourn. The meeting adjourned at 6:28 PM and passed by the following vote.

Aye 6 – Gregory Hartwig, Anne Griffith, Lynette Jung Lee, Bettye Lou-Wright, Barbara Montgomery and Mark Tortorich.

Excused 1 – Janny Castillo

THE HOUSING AUTHORITY OF THE CITY OF OAKLAND, CALIFORNIA



Gregory D. Hartwig, Chair of the Commission



Patricia Wells, Secretary/Executive Director