



Oakland Housing
Initiatives, Inc.

Board of Directors

PATRICIA WELLS
ROY SCHWEYER
CARLA DARTIS
BERNARD DEASY
GREGORY D HARTWIG
ANNE GRIFFITH
JON GRESLEY
HAROLD DAVIS
DON FALK
JANET HOWLEY
GARY FLAXMAN

Executive Director

Patricia Wells

In accordance with Article IV, Section 4.10 and 4.11, of the Oakland Housing Initiatives, Inc. Bylaws, NOTICE IS HEREBY GIVEN that the **Regular Meeting (Affiliate Meeting)** of the Oakland Housing Initiatives has been called. The meeting will be held as follows:

OAKLAND HOUSING INITIATIVES, INC.

Regular Meeting (Affiliate Meeting)

Tuesday, June 11, 2024 at 11:00 AM



Oakland Housing
Initiatives, Inc.

AGENDA
Regular Meeting (Affiliate Meeting)
June 11, 2024, 11:00 AM

Zoom Information

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

Join Zoom Meeting Online: <https://oakha-org.zoom.us/j/86030604820?pwd=REP0ST4orAgVWPLier8L2TgbJ3oFga.1>

Meeting ID (access code): 860 3060 4820# Meeting Password: 2024#
Closed Caption – provided through the link.

To participate by Telephone: **1 669 900 9128**
Meeting ID (access code): 860 3060 4820# Meeting Password: 2024#

1. Roll Call

(AB 2449 Compliance) The Chair/Clerk of the Board will confirm that there are four (4) Directors in the same, properly noticed meeting room within the jurisdiction of the City of Oakland, accessible to the public. Each Director 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 Directors for the emergency circumstance to be used as a justification to participate remotely. All Directors meeting remotely must provide a general description of the circumstances relating to need to appear remotely at the given meeting. A Director must a/so publicly disclose at the meeting prior to any action whether any 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.

2. Approval of the Minutes

2.1 24-1285 Approval of the Minutes

Attachment(s)

[Draft Minutes for March 12, 2024 OHI Meeting](#)

3. 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.

4. Recognition of people wishing to address the Board

If you need special assistance to participate in the meetings of the Oakland Housing Initiatives Inc., Board of Directors, please contact (510) 874-1510 (TDD: 800-618-4781). Notification 48 hours prior to the meeting will enable the Oakland Housing Initiatives, Inc., Board of Directors 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. Nominating Committee Report

5.1 24-1207 Ad Hoc Nominating Committee Report

Attachment(s)
[Nominating Committee Report](#)

6. New Business

6.1 24-1218 Re-election of Directors with expiring terms to the Oakland Housing Initiatives, Inc. Board of Directors for two-year terms beginning July 1, 2024

Attachment(s)
[Re-election of the Directors Memorandum](#)

6.2 24-1262 Adopt a resolution to recognize and honor Harold Davis for his years of distinguished service to the Oakland Housing Initiatives, Inc. Board of Directors

Attachment(s)
[Recognition of Harold Davis - Memorandum](#)
[Recognition of Harold Davis Resolution](#)

6.3 24-1263 Adopt a resolution to recognize and honor Jon Gresley for his years of distinguished service to the Oakland Housing Initiatives, Inc. Board of Directors

Attachment(s)
[Recognition of Jon Gresley - Memorandum](#)
[Recognition of Jon Gresley Resolution](#)

6.4 24-1264 Adopt a resolution to recognize and honor Bernard Deasy for his years of distinguished service to the Oakland Housing Initiatives, Inc. Board of Directors

Attachment(s)

[Recognition of Bernard Deasey - Memorandum](#)
[Recognition of Bernard Deasey Resolution](#)

6.5 24-1219 Annual Election of Officers

Attachment(s)

[Annual Election of Officers](#)

6.6 24-1220 Appointment of Directors with expiring terms to the Keller Housing Initiatives, Inc. Board of Directors for two-year terms beginning July 1, 2024

Attachment(s)

[Appointment of Directors to KHI](#)

6.7 24-1215 Appointment of Directors to the Harrison Street Senior Housing Corporation Board of Directors

Attachment(s)

[Appointments of Directors to HSSHC Board](#)

6.8 24-1276 Adopt a resolution authorizing and approving the Executive Director to execute an amendment to the standard form of agreement (AIA Document B101-2017) between Oakland Housing Initiatives, Inc., and SGPA Architecture and Planning for architecture and engineering services for the Foothill Family Apartments rehabilitation project (Contract) to increase the not-to-exceed contract amount by \$411,150, for an increase in the total contract amount from \$1,003,950 to \$1,415,100

Attachment(s)

[SGPA Contract Amendment 1 Memorandum](#)
[OHI Resolution from June 21, 2023](#)
[SGPA Contract Amendment 1 Resolution](#)

7. Reports

8. Announcements

9. Adjournment