

**AGENDA
HOUSING AUTHORITY OF THE COUNTY OF MONTEREY
REGULAR MEETING
BOARD OF COMMISSIONERS**

DATE: **Monday, June 26, 2006**

TIME: **6 p.m.**

PLACE: Housing Authority of the County of Monterey
Central Office
123 Rico Street
Salinas, CA 93907

1. CALL TO ORDER (Pledge of Allegiance)

2. ROLL CALL PRESENT ABSENT

Chair Alan Styles	_____	_____
Vice Chair Josh Stewart	_____	_____
Commissioner York Gin	_____	_____
Commissioner Timothy Escamilla	_____	_____
Commissioner John Dalessio	_____	_____
Commissioner Richard Rangel	_____	_____
Commissioner Merri Bilek	_____	_____

3. PRESENTATION

A. Presentation: Disaster Preparedness Plan

4. COMMENTS FROM THE PUBLIC

5. CONSENT AGENDA

Items on the Consent Agenda are considered routine and, therefore, do not require separate discussion. However, if discussion is necessary or if a member of the public wishes to comment on any item, the item may be removed from the Consent Agenda and considered separately. Questions of clarification may be made by Commissioners without removal from the Consent Agenda. The Consent Agenda is adopted in one motion.

- A. **Minutes—Approval of Minutes of the Regular Board Meeting held May 22, 2006**
- B. **Resolution 2437: Approve Housing Choice Voucher Landlord Write-Offs**
- C. **Resolution 2438: Approve Housing Choice Voucher Participant Write-Offs**
- D. **Resolution 2440: Additional Bond Allocation Tynan Village**

6. REPORTS OF COMMITTEES

<u>Personnel Committee</u>	Commissioner Josh Stewart, Chairman
<u>Finance/Development Committee</u>	Commissioner Tim Escamilla, Chairman
<u>Monterey County Housing, Inc.</u>	Commissioner Josh Stewart, Representative
<u>Affordable Acquisitions</u>	Commissioner Josh Stewart, Representative
<u>Ad Hoc Committee for Rippling River</u>	Commissioner Tim Escamilla, Chairman
<u>Resident Advisory Council</u>	Commissioner Richard Rangel, Representative
<u>Monterey County Housing Authority Development Corporation</u>	Jim Nakashima, President
<u>Tynan Village, Inc.</u>	Jim Nakashima, President
<u>Monterey County Affordable Housing LLC & Tynan Village Affordable Housing LP</u>	Jim Nakashima, Authorized Signature
<u>Rippling River Affordable Housing LLC & LP</u>	Jim Nakashima, Authorized Signature

Soledad Affordable Housing LLC, & Benito FCL, LP

Jim Nakashima, Authorized
Signature

Soledad Affordable Housing LLC & Benito Street Affordable Housing LP

Jim Nakashima, Authorized
Signature

Soledad Affordable Housing LLC & Monterey Affordable Housing LP

Jim Nakashima, Authorized
Signature

7. REPORT OF SECRETARY

A. Executive Report

8. OLD BUSINESS

A. Information: Lakeview Apartments Status Report

9. NEW BUSINESS

A. Information: Request to Co-Sponsor Sun Street Centers event

B. Resolution 2436: Approve Semi-Annual Write-Offs

C. Resolution 2433: Authorizing the issuance, sale, and delivery of revenue bonds related to the Financing of Benito FLC apartments, authorizing the execution delivery of related documents and approving the actions in connection therewith

D. Resolution 2439: Acknowledging the selection of the Tax Credit Investor for Benito FLC, LP

E. Resolution 2435: Approve Budgets and Personnel Complement for 2006-2007

10. INFORMATION

A. Administrative Report/Summary of Actions May/June 2006

B. Status Report: April 2006 Financial Statements and May 2006 Disbursements

C. Status Report: Monthly Development Report

D. Status Report: Monthly Housing Management Report

E. Status Report: Eligibility/Section 8 Reports

F. Status Report: Software Migration Update

G. Legislative Update

H. Legislative Correspondence

I. Media Update

J. Follow-up & Referral items

11. COMMISSIONER COMMENTS

12. CLOSED SESSION

The Board of Commissioners will meet in Closed Session for the following purposes and reasons:

- A. With respect to every item to be discussed in Closed Session pursuant to Government Code Section 54956.8: CONFERENCE WITH REAL PROPERTY NEGOTIATORS;
PROPERTY: 5315 Carmel Valley Road, Carmel, CA 93923
AGENCY NEGOTIATOR: Jim Nakashima, HACM Executive Director, Starla Warren, Director of Housing Development
NEGOTIATING PARTY: Jim Nakashima, HACM Executive Director & Carmel Overview Limited Partnership;
UNDER NEGOTIATION: Terms of Payment and price

13. ADJOURNMENT

This agenda was posted on the Housing Authority's Bulletin Boards at 123 Rico Street, Salinas, CA.
The Board of Commissioners will next meet at the regular Board meeting on Monday, **July 24, 2006 at 6:00 p.m.**

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