

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

DATE: **Monday, October 22, 2007**

TIME: **6:00 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. <u>ROLL CALL</u>	<u>PRESENT</u>	<u>ABSENT</u>
Chair Josh Stewart	_____	_____
Vice Chair Alan Styles	_____	_____
Commissioner York Gin	_____	_____
Commissioner John Dalessio	_____	_____
Commissioner Richard Rangel	_____	_____
Commissioner Merri Bilek	_____	_____
Commissioner Elizabeth Williams	_____	_____

3. PRESENTATIONS

- A. Introduction of past and present RAC board members
- B. MCHI Strategic Plan presentation

4. BREAK

5. COMMENTS FROM THE PUBLIC

6. 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. Resolution 2512: Revised Section 8 Schedule of Allowances for Tenant Purchased Utilities and Other Services for 2008.
- B. Resolution No. 2514: Acknowledgement of Selection of Debt & Equity Partners – Benito Affordable
- C. Resolution No. 2515: Authorization to Execute Loan Documents Relative to Monterey Street Affordable Development.

7. REPORTS OF COMMITTEES

<u>Personnel Committee</u>	Commissioner John Dalessio, Chairman
<u>Finance/Development Committee</u>	Commissioner Alan Styles, Chairman
<u>Monterey County Housing, Inc.</u>	Commissioner Starla Warren & Tony Caldwell, Representatives
<u>Affordable Acquisitions</u>	Commissioner Starla Warren & Tony Caldwell, Representatives
<u>Ad Hoc Committee for Rippling River</u>	Commissioner vacant position
<u>Resident Advisory Council</u>	Commissioner Richard Rangel, Representative
<u>Monterey County Housing Development Corporation</u>	Jim Nakashima, President
<u>Tynan Village Inc. & Tynan Village Affordable Housing LP</u>	Jim Nakashima, Authorized Signature
<u>Rippling River Affordable Housing LLC HACM & MCHADC & LP</u>	Jim Nakashima, Authorized Signature
<u>MCHADC & Benito FLC, LP</u>	Jim Nakashima, Authorized Signature

8. REPORT OF SECRETARY

- A. Executive Report

9. NEW BUSINESS

- A. Resolution 2511: Resolution of the Housing Authority of the County of Monterey Authorizing the Issuance, Sale and Delivery of Two Series of Revenue Bonds Related to the Financing of Benito Street Affordable Housing Community in Soledad, California. Authorizing the Execution and Delivery of Related Documents and Approving Actions in Connection therewith.
- B. Resolution 2513: Approve Execution of Purchase and Sales Agreement of Casas Del Sol.
- C. Resolution 2516: Affirm Existing Grievance Policy for Personnel and Provide Board Procedures for Handling Complaints.
- D. Resolution 2517: Authorization to Execute Loan Documents Relative to Benito Street Affordable Development
- E. Support of Federal Housing Trust Fund bill - Discussion
- F. Insurance – Discussion
- G. Resolution 2518: Changing Sponsors on Joe Serna Grant Application for Elm Townhomes.

10. INFORMATION

- A. Financial Report: July & August 2007 Financial Statements and August & September 2007 Disbursements.
- B. Human Resources Report September/October 2007
- C. Status Report: Monthly Development Report
- D. Status Report: Monthly Housing Management Report
- E. Status Report: Eligibility/Section 8 Reports
- F. Status Report: Administrative Report
- G. Legislative Update
- H. Media Update
- I. Follow-up & Referral items
- J. President Campaign positions on Housing

9. 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 54957: PUBLIC EMPLOYEE DISCIPLINE/DISMISSAL/RELEASE: 1
- B. With respect to every item to be discussed in Closed Session pursuant to Government Code Section 54956.9(b): CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION: 2

11. COMMISSIONER COMMENTS

12. 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, November 26, 2007 at 6:00 p.m.**
