

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

HELD MONDAY, DECEMBER 3, 2012

[Most meetings are recorded. A copy of the recorded meetings can be made available via email by sending a request to igarcia@oakha.org or by calling 510-874-1512]

The Oakland Housing Authority Board of Commissioners convened a Special Meeting in the Board of Commissioners Room, First floor, at 1619 Harrison Street, Oakland, California, on the above date. Chair, Gregory D. Hartwig called the meeting to order at approximately 6: 17 p.m.

I. Pledge of Allegiance

II. Roll Call

Present: Chair Greg Hartwig, Vice-Chair Marlene Hurd, Moses L. Mayne, Jr., Adhi Nagraj, Barbara Montgomery. Excused: Tanya Pitts, Janny Castillo.

III. Approval of Minutes:

Approval of Minutes of the Regular Meeting of October 22, 2012. Commissioner Adhi Nagraj moved to approve; Moses Mayne seconded the motion and the board voted unanimously.

IV. Old or Unfinished Business:

A. None.

V. 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 or a need arose after agenda posting.

There were no modifications made to the agenda.

VI. New Business

- A. Consideration of a Resolution Authorizing an amendment to a previously approved permanent loan commitment to Village Side Housing Partners, L.P. (VSHP), including an amendment to a Security Agreement with Bank of America, for the partial financing of Lion Creek Crossings, Phase 4 in the amount of \$7,527,592 in California Affordable Housing Initiatives, Inc. funds, and authorizing a Developer Fee and Security Agreement with

VSHP Developers.

Eric Johnson introduced the item and Phil Neville who provided further information. P. Neville made note of a typo correction to the Memorandum under the section Background, Page 2, Para. 3, \$11 million (not \$17 million).

Steve Hoppe and representatives of EBALDC and Related Management Co. were present to provide further detail. After questions by the Commission were addressed, Adhi Nagraj motioned to approve the item, Moses Mayne seconded the motion; and the board voted unanimously.

B. 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.

Items 1 through three (below) were approved in one motion by Moses Mayne and seconded by Marlene Hurd. The board voted unanimous approval.

1. Consideration of a Resolution authorizing the Executive Director to enter into a contract with Sonrise Roofing, Inc. in the amount not to exceed \$53,908, for the replacement of the Composition Shingle Roof at 3901 Webster Street.
2. Consideration of a Resolution authorizing the Executive Director to purchase two new Ford Fusion SE Hybrid vehicles from The Ford Store San Leandro in the amount of \$52,887.40.
3. Consideration of a Resolution authorizing the Executive Director to increase a purchase order to CPS Human Resource Services by \$200,000 to a total not to exceed \$300,000, and extend the performance period through December 31, 2014.

C. Recognition of people wishing to address the Commission.

There were no speakers present who wished to address the Commission.

VII. Written Communications.

Executive Director Johnson reviewed the items in the report and noted the following:

Senior Splendor Event, December 13;
Harrison Street Senior Housing Grand Opening, December 19;
Executive Director Johnson expressed his gratitude to the Thanksgiving Food Services Volunteers.

VIII. Executive Director's Report.

Executive Director Johnson reviewed the items included in the Written Communications.

IX. Reports of Commission Committees.

Marlene Hurd announced the Education Committee's next meeting to be held in January 2013.
Adhi Nagraj stated that the Development Policy Committee would roll out a draft of its Public Policy in early 2013.

X. Announcements by Commissioners.

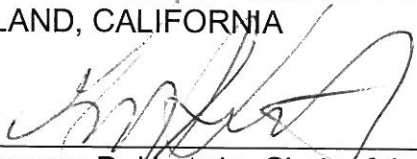
There were no announcements by Commissioners.

XI. Adjournment.


A motion to adjourn was made by Adhi Nagraj, Barbara Montgomery seconded the motion; and the board voted unanimously.
Adjournment of the meeting took place at 7:05 p.m.

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Gregory D. Hartwig, Chair of the Commission



Eric Johnson, Secretary