

Commission Members

CHAIR GREGORY D. HARTWIG
VICE-CHAIR ANNE GRIFFITH
COMMISSIONER JANNY CASTILLO
COMMISSIONER LYNETTE JUNG LEE
COMMISSIONER BETTYE LOU WRIGHT
COMMISSIONER BARBARA MONTGOMERY
COMMISSIONER MARK J. TORTORICH

Executive Director

Patricia Wells

In accordance with Article III, Section 1 and 2, of the Oakland Housing Authority Bylaws, NOTICE IS HEREBY GIVEN that the **Special Meeting** of the Board of Commissioners has been called. The meeting will be held as follows:

HOUSING AUTHORITY OF THE CITY OF OAKLAND, CALIFORNIA

REGULAR MEETING

Monday, December 07, 6:00 p.m.

Tele-Conference

***NOTE:** Pursuant to the Governor's 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.*

Join Zoom Meeting Online:

<https://oakha-org.zoom.us/j/97379384145?pwd=VWphMzZ6MjhjQzBtLzEyWXCWVVRKQT09>

Meeting ID (access code): 973 7938 4145 **Meeting Password:** 237600

Closed Caption – provided through the link

To participate by Telephone: 1 (669) 900-9128

Meeting ID (access code): 973 7938 4145 **Meeting Password:** 237600#

If you need special assistance to participate in the meetings of the Oakland Housing Authority Board of Commissioners, please contact (510) 874-1517 (TDD: 510-832-0633). Notification 48 hours prior to the meeting will enable the Oakland Housing Authority Board of Commissioners to make reasonable arrangements to ensure accessibility.

All public comment on action items will be taken at the public comment portion of the meeting, ITEM VI.H. You may comment via zoom by "raising your hand" or by submitting an e-mail to publiccomments@oakha.org or leave a voicemail at: 510-874-1510 before 5:00PM



Oakland Housing
Authority

AGENDA

Special Meeting
December 07, 2020
6:00 pm

I. Pledge of Allegiance

II. Roll Call

III. Approval of Minutes:

Approval of Minutes of the Regular Meeting of October 26, 2020.

IV. 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.

V. Old or Unfinished Business:

VI. New Business:

A. Authorization to execute a two-year contract with three one-year option terms with HD Supply for maintenance, repair, operating, industrial supplies and related products, in an amount not to exceed \$2,800,000 per year.

B. Authorization to submit a technical amendment to the Fiscal Year 2021 Making Transitions Work Annual Plan to the U.S. Department of Housing and Urban Development.

C. Authorization to execute a contract with I2C Technologies to purchase up to 100 cellular-based cameras, in an amount not to exceed \$720,500.

D. Informational update on work being performed by Helen Dunlap Consulting including the development of a five-year strategic plan for real estate development.

E. 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.

1. Authorization to execute a one-year contract with CVR Associates, Inc., for operations and policy and procedure consulting services in an amount not to exceed \$200,000.
2. Authorization to execute a one-year contract with Municipal Resource Group for consulting in an amount not to exceed \$164,000.
3. Authorization to purchase 75 new Dell, in an amount not to exceed \$196,042.64
4. Approval of Public Employees System (CalPERS) Resolution for the 001 Unrepresented Group, Fixing the Authority's Contribution under the Public Employees' Medical and Hospital Care Act (PEMHCA).
5. Approval of Public Employees System (CalPERS) Resolution for the 002 Alameda Co Bldg Construct Unit, Fixing the Authority's Contribution under the Public Employees' Medical and Hospital Care Act (PEMHCA).
6. Approval of Public Employees System (CalPERS) Resolution for the 004 Loc 1021 SEIU MAINT Unit, Fixing the Authority's Contribution under the Public Employees' Medical and Hospital Care Act (PEMHCA).
7. Approval of Public Employees System (CalPERS) Resolution for the 005 Loc 1021 SEIU APA/HAR Unit, Fixing the Authority's Contribution under the Public Employees' Medical and Hospital Care Act (PEMHCA).
8. Approval of Public Employees System (CalPERS) Resolution for the 006 Loc 29 OPEIU Unit, Fixing the Authority's Contribution under the Public Employees' Medical and Hospital Care Act (PEMHCA).
9. Approval of Public Employees System (CalPERS) Resolution for the 701 Unrepresented ICMA RETR Group, Fixing the Authority's Contribution under the Public Employees' Medical and Hospital Care Act (PEMHCA).
10. Approval of Public Employees System (CalPERS) Resolution for the 702 Alameda Co Bldg ICMA RETR, Fixing the Authority's Contribution under the Public Employees' Medical and Hospital Care Act (PEMHCA).
11. Approval of Public Employees System (CalPERS) Resolution for the 704 Loc 1021 SEIU ICMA RETR Unit, Fixing the Authority's Contribution under the Public Employees' Medical and Hospital Care Act (PEMHCA).
12. Approval of Public Employees System (CalPERS) Resolution for the

F. Recognition of people wishing to address the Commission

- 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.
- 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, 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](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, 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](https://support.zoom.us/hc/en-us/articles/201362663-Joining-a-meeting-by-phone).

- VII. Written Communications Departments' Monthly Report.
- VIII. Executive Director's report regarding matters of special interest to the Commission occurring since the last meeting of the Commission.
- IX. Reports of Commission Committees.
- X. Announcements by Commissioners.
- XI. Adjournment to Closed Session.

Closed Session
Monday, December 7, 2020 following the Meeting

Tele-Conference

Purpose: Pursuant to Government Code § 54956.8 a conference with real property negotiators in regard to price and terms of payment:

Property: 73rd and MacArthur
APN: 039-3291-020

Owner/General Partner Negotiating Parties:

Alexa Jeffress, Director, Economic & Workforce Development, City of Oakland

Oakland Housing Authority Negotiating Parties:

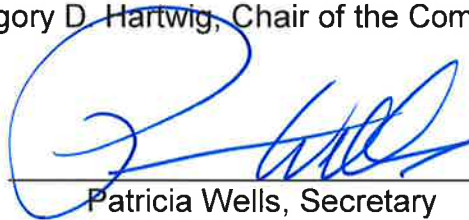
Bridget Galka, Interim Senior Director, Office of Real Estate Development
Michelle Brewer, Attorney, Goldfarb and Lipman

HOUSING AUTHORITY OF THE CITY OF OAKLAND, CALIFORNIA

THE HOUSING AUTHORITY OF THE CITY OF
OAKLAND, CALIFORNIA

Gregory D. Hartwig, Chair of the Commission

By



Patricia Wells, Secretary