

Commission Members

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

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

Virtual Special Meeting

Monday, November 21, 2022 at 5:30 p.m.

Meeting Via Teleconference Pursuant to Assembly Bill 361 [(Chapter 165, Statutes of 2021) approved by the Governor on September 16, 2021]]

Join Zoom Meeting Online:

<https://oakha-org.zoom.us/j/85780925891?pwd=N3VGT0xPTUIDRG81b2lrS3Y3RFVCdz09>

Meeting ID (access code): 857 8092 5891 Meeting Password: 401814

Closed Caption – provided through the link

To participate by Telephone: 1 (669) 219-2599

Meeting ID (access code): 857 8092 5891 Meeting Password: 401814#

If you need special assistance to participate in the meetings of the Oakland Housing Authority Board of Commissioners, please contact (510) 874-1510 (TDD: 800-618-4781). 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. 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.



AGENDA
Special Meeting
November 21, 2022, 5:30 pm

- I. Pledge of Allegiance
- II. Roll Call
- III. Approval of Minutes:
 - A. Approval of Minutes of the Regular Meeting of October 24, 2022
- IV. Recognition of people wishing to address the Commission
- V. Old or Unfinished Business
- VI. 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.
- VII. Recess to Closed Session
 - A. **Purpose: Pursuant to Government Code Section 54957.6 – Labor Negotiations.**

Authority Designated Representatives: Drew Felder, Director of Human Resources, and Patricia Wells, Executive Director

Employee Organization(s): SEIU Local 1021, OPEIU Local 29, Alameda Building and Trades Council, and Unrepresented.
 - B. **Pursuant to Government Code § 54956.8 a conference with real property negotiators in regard to price and terms of payment:**

Property: 7007 MacArthur Boulevard, Oakland, CA 94605 (APN 39-3291-4)
6948 Foothill Boulevard, Oakland, CA 94605 (APN 39-3291-18)

Agency Negotiation: Patricia Wells, Executive Director; Tom Deloye, Chief Officer of Real Estate Development; Jonathan Young, Senior Development Program Manager; Isabel Brown, Legal Counsel

Negotiating Parties: Wings of Love Marantha Ministries, a California nonprofit public benefit corporation

Under Negotiation: Price and terms of payment.

VIII. New Business:

- A. Informational presentation on Assembly Bill 2449 pertaining to future Board of Commissioner meetings.
- B. Adopt a resolution authorizing the Executive Director to execute a Purchase and Sale Agreement, Lease Agreement, and all other documents required to purchase 7007 MacArthur Boulevard (APN 39-3291-4) and 6948 Foothill Boulevard (APN 39-3291-18) from Wings of Love Maranatha Ministries for a purchase price of \$2,325,000, with total expenditure including due diligence and closing costs not to exceed \$2,525,000; CEQA exempt.
- C. 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. Adopt a resolution authorizing the Executive Director to Continue Remote Teleconference Meetings of the Board of Commissioners Pursuant to Brown Act Provisions, as amended by Assembly Bill Number 361.

IX. Adjournment of Public Session

Anne Griffith, Chair of the Commission

By _____
Patricia Wells, Secretary

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Patricia Wells
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