

MINUTES OF THE REGULAR MEETING
BOARD OF COMMISSIONERS
HOUSING AUTHORITY OF THE
CITY OF OAKLAND, CALIFORNIA
HELD MONDAY, AUGUST 27, 2007

[Meetings are recorded. A copy of the recording can be made available
via email by sending a request to fvital@oakha.org or by calling 510-874-1517]

The Oakland Housing Authority Board of Commissioners convened its Regular Meeting at 1619 Harrison Street, Oakland, California on the above date. Chair Moses L. Mayne Jr. called the meeting to order at 6:06 p.m.

I. Pledge of Allegiance

II. Roll Call

Commissioners present were Joe L. Brown, Gregory D. Hartwig, Alfred Lee, Robert J. Pittman Jr., Ramon J. Terrazas and Chair Moses L. Mayne Jr. Commissioner Jacqueline M. Taylor was excused.

III. Approval of Minutes: Special Meeting of August 8, 2007

Commissioner Pittman moved that the minutes be approved. Commissioner Hartwig seconded, and the minutes were unanimously approved as submitted.

IV. Modifications to the Agenda

There were none.

V. New Business

A. Consideration and approval of recommendation for the award of a contract for the comprehensive rehabilitation of 3500 Bruce Street, Oakland, CA.

Staff briefed the Commission on the comprehensive rehabilitation of 3500 Bruce Street.

A brief discussion with questions and answers followed.

Commissioner Lee moved to approve the resolution. Commissioner Pittman seconded and the Board voted unanimous approval.

B. Consideration and approval of the Public Housing Assessment System (PHAS) certification.

Staff briefed the Commission on the Public Housing Assessment System (PHAS) certification.

A discussion with questions and answers followed.

Commissioner Pittman moved to approve the PHAS certification. Commissioner Hartwig seconded and the Board voted. Commissioners Brown, Hartwig, Pittman, Terrazas and Chair Mayne voted yes, while Commissioner Lee abstained.

VI. Recognition of people wishing to address the Commission.

The first speaker was Ms. Lillie J. Hurd. She discussed the problems she claims to have with the Authority's Claim Adjuster. The Board referred Ms. Hurd to staff.

The second speaker was Ms. Dametra Williams who is enrolled in the Authority's Section 8 FSS program. Ms. Williams was seeking help to utilize the money she has in her FSS account to support her education. The Board referred Ms. Williams to staff.

VII. Written Communications.

The Commissioners requested the monthly reports provided to some of the Oakland City Council also be addressed to them.

Commissioner Terrazas said that he spoke to one landlord who commented favorably about Section 8 housing.

VIII. Executive Director's report regarding matters of special interest to the Commission occurring since the last meeting of the Commission.

Mr. Gresley introduced Mr. Craig McBurney, IT Director and Ms. Shelby Song, Internal Auditor, to the Board.

Mr. Gresley gave each Commissioner a copy of the Audit Report for FY ending June 30, 2006.

The For-Cause Evictions in the Monthly Status Report were discussed.

The Commissioners agreed to hold a special board meeting on December 10 in lieu of the holidays in November and December.

IX. Reports of Commission Committees.

Commissioner Hartwig gave a report of the Committee to ensure long-term sustainability for the Oakland Housing Authority.

Commissioner Lee provided a report of the Scattered Sites Committee

XI. Announcements by Commissioners.

Commissioner Pittman suggested that an Ad Hoc Committee be formed, with himself and Chair Mayne as members in order to review the bylaws of the Commission. Chair Mayne agreed.

XII. Adjournment to Closed Session.

The regular meeting was adjourned at 7:39 p.m. to closed session.

Closed Session

The Oakland Housing Authority Board of Commissioners convened in Closed Session at 1619 Harrison Street, Oakland, California on the above date. Chair Mayne called the meeting to order at 7:50 p.m. regarding the following:

- Conference with legal counsel pursuant to Government Code Section 54956.9(a) regarding City of Oakland v. Oakland Housing Authority, Alameda County Superior Court No. RG07311262.
- Conference with Labor Negotiators pursuant to California Government Code §54957.6.

Attendance

Commissioners present were Joe L. Brown, Gregory D. Hartwig, Alfred Lee, Robert J. Pittman Jr., Ramon J. Terrazas and Chair Moses L. Mayne Jr. Commissioner Taylor was excused.

The Closed Session was adjourned at 8:45 p.m.

Chair

Secretary