

Please read "Consideration of Complaints by Commission" before filling in form.

*If you wish to address the Commission, you must fill in a form prior to the meeting with your name, address, phone number and the number or letter of the relevant agenda item. Forms are provided on the table by the entrance. Give completed forms to the Secretary.*

Commission Members

CHAIR MOSES L. MAYNE, JR.  
VICE CHAIR ALFRED LEE  
COMMISSIONER MARION M. MILLS  
COMMISSIONER ROBERT J. PITTMAN, JR.  
COMMISSIONER MELANIE M. SHELBY  
COMMISSIONER JACQUELINE TAYLOR  
COMMISSIONER RICHARD E. WINNIE

Executive Director

JON GRESLEY

**HOUSING AUTHORITY OF THE CITY OF OAKLAND, CALIFORNIA**

**CLOSED SESSION**

**Monday, September 27, 2004 at 6:30 p.m.**

**1619 Harrison Street, Oakland, California,  
Executive Conference Room, second floor**

**Purpose: Conference with Labor Negotiators pursuant to California  
Government Code § 54957.6.**

**Negotiating Parties:**

**Agency Negotiators: Walter Kawecki, Jr., Director of Human  
Resources; Rod Roche, Director of Facilities Management;  
Timothy Jones, Director of Housing Management; and Joseph  
Villarreal, Director of Leased Housing.**

**Employee Negotiators: Building and Construction Trades  
Council of Alameda County, AFL-CIO; SEIU, Local 1877;  
SEIU, Local 790; and OPEIU, Local 29.**

**HOUSING AUTHORITY OF THE CITY OF OAKLAND, CALIFORNIA**

**REGULAR MEETING**

**Monday, September 27, 2004 at 7:00 p.m.**

1619 Harrison Street, Oakland, California, Commissioners' Room first floor.

**If you need special assistance to participate in the meetings of the Oakland Housing Authority Board of Commissioners, please contact Fernando Vital (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.**

**Persons wishing to address the Commission are asked to first read "Consideration of Complaints by Commission," then complete a "Speaker Identification Card" and present it to the Secretary at the beginning of the meeting.**

**AGENDA**

- I. Pledge of allegiance
- II. Roll Call
- III. Report from the Legal Counsel regarding final decisions made during Closed Session
- IV. Approval of minutes: Special Meeting of August 30, 2004  
Special Meeting of September 14, 2004
- 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.

VI. New Business

- A. Consideration and Approval of items related to the development of Coliseum Gardens HOPE VI:
1. Authorization to submit to HUD for HUD's review and approval and for the Executive Director to execute Mixed-Finance Evidentiary documents for Phase 1 of the Coliseum Gardens HOPE VI Project – Primary Site.
  2. Approval of resolution committing the Oakland Housing Authority to develop or cause to be developed a minimum of 178 affordable rental housing units within three years of the demolition of Coliseum Gardens.
- B. Consideration and approval of a resolution authorizing the Executive Director to execute a contract with the University of California, Berkeley, Institute of Urban and Regional Development, Community Partnership Office for evaluation services.
- C. Considerations of request for the Commission to support the Chair's participation as a member of the Regional Commissioners Committee of the Pacific Southwest Regional Council (PSWRC) of NAHRO.

VII. Recognition of people wishing to address the Commission.

VIII. Written Communications.

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

X. Reports of Commission Committees.

XI. Announcements by Commissioners.

XII. Adjournment.