



Oakland Housing
Authority



Corrected
version

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

[Meetings are recorded and are accessible through our website: www.oakha.org]

Tuesday, December 19, 2023

Special Meeting

The Oakland Housing Authority Board of Commissioners convened a Special Meeting in-person and via Zoom software platform online and via teleconference, providing access to the public and enabling submission of public comment by zoom, phone and/or by email.

Secretary Wells called the meeting to order at 5:31PM

- 1. Pledge of Allegiance**
- 2. Roll Call**

(AB 2449 Compliance) The Chair/Clerk of the Board will confirm that there are 4 Commissioners in the same, properly noticed meeting room within the jurisdiction of the City of Oakland, accessible to the public. Each Commissioner who is accessing the meeting remotely must disclose verbally whether they are requesting to meet remotely under AB2449 due to: (1) just cause (notice required), or (2) emergency circumstances. For "emergency circumstances" the request must be approved by a majority vote of the Board of Commissioners for the emergency circumstance to be used as a justification to participate remotely. All Commissioners meeting remotely must provide a general description of the circumstances relating to need to appear remotely at the given meeting. A Commissioner must also publicly disclose at the meeting, prior to any action, whether any other individuals 18 years or older are present in the room with the member at the remote location, and the general nature of the member's relationship with such individuals.

Present 5 – Anne Griffith, Gregory Hartwig, Janny Castillo, Lynette Jung-Lee, Barbara Montgomery,

Excused 2 - Mark Tortorich, and William J. Mayes.

3. Approval of Minutes

3.1 December 19, 2023 Special Meeting - Draft Minutes

No minutes were available for the meeting. Minutes will be presented at the January 22, 2024 Regular meeting.

4. Recognition of people wishing to address the Commission

There were none.

5. Old or Unfinished Business

There was none.

6. Modifications to the Agenda

7. Recess to Closed Session

8. Closed Session

8.1 2023-1041 Conference with Real Property Negotiations (Government Code §54956.8)

Property: 6951 Lion Way, Oakland, CA 94621

APN: Phase I APNs: 041-4212-004-00, 041-4212-005-00; Phase II APNs: 041-4212-010-01, 041-4212-011-00

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

Negotiating Parties: Oakland Coliseum Housing Partners, L.P. and Lion Way Housing Partners, L.P.

Under Negotiation: Price and terms of payment.

9. Adjournment to Open Session

The Board Chair indicated there was no action taken and nothing to report from Closed Session.

10. New Business

10.1 Adopt a Resolution Authorizing the ED to Execute Documents to Allow for the Re-syndication and Rehabilitation of Lion Creek Crossings Phase I and II

Tom Deloye gave a presentation on the resolution related to the Rehabilitation of Lion Creek Crossing phase one and phase two. He gave a summary of the re-syndication process, the justification for the re-syndication, and the staff recommendation to move forward.

Secretary Wells noted a friendly amendment to the resolution, which would correct the date on the resolution to reflect the date of the meeting, and in the now therefore recital, and amendment will be made to include but not limited to a binding term sheet and OHA and EBALDC and related.

Having no further questions from the Board, Commissioner Hartwig motioned to approve item 10.1, which was seconded by Commissioner Montgomery. The item passed unanimously by the following vote:

Ayes 5 – Griffith, Hartwig, Castillo, Montgomery, Jung-Lee

11. Consent Agenda

No Items on the Consent Agenda

12. Written Communications Departments' Monthly Report

12.1 Operational Departments December Monthly Reports

Secretary Wells noted that the Director's report regarding the previous two board meetings would be presented at the January 22, 2024 meeting.

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

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

- Secretary Wells briefed the commission on the following topics:
 - OHA Foundation partnered with OHAPD and FCP to host a Christmas celebration for children of families receiving housing subsidy
 - OHA's Holiday Hours

14. Reports of Commission Committees

None to report

15. Announcements by Commissioners

None to report

16. Adjournment 6:54 PM

Commissioner Jung-Lee motioned to adjourn, which was seconded by Commissioner Hartwig. The item passed unanimously by the following vote:

Ayes 5 – Griffith, Hartwig, Castillo, Montgomery, Jung-Lee



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Commissioner Griffith motioned to adjourn, which was seconded by Commissioner Hartwig. The item passed unanimously by the following vote:

Ayes 5 – Griffith, Hartwig, Castillo, Montgomery, Jung-Lee

