



Board of Commissioners
REGULAR MEETING
VIDEOCONFERENCE

THURSDAY– OCTOBER 27, 2022

ACTION MINUTES

Commissioner Cielo Castro called the Board of Commissioners Regular Meeting Videoconference to order on Thursday, October 27, 2022 at 9:02am. Executive Assistant, Tiffany Prescott. Recorded the minutes of the meeting.

I. ATTENDANCE

PRESENT: Commissioner Cielo Castro
Commissioner Dan Tenenbaum
Commissioner Lucelia Hooper
Commissioner Delfino De La Cruz (Joined at 9:12am)
Commissioner Ana Bryan
Commissioner Marisa Hall

ABSENT: Commissioner Taelor Bakewell

ALSO PRESENT: Douglas Guthrie, President and CEO

II. POSTING OF THE AGENDA

Posting of the Agenda complied with the requirements of the Brown Act. Agenda was posted prior to 4:30pm on Friday, October 21, 2022 in the front display case at 2600 Wilshire Boulevard, Los Angeles, CA 90057 and at www.hacla.org.

III. Proposed Resolution Making Findings in Accordance with Government Code Section 54953(e) Authorizing Remote Teleconference Meetings of the Board of Commissioners of the Housing Authority of the City of Los Angeles

Purpose: To adopt a Resolution which will enable the Board of Commissioners of the Housing Authority of the City of Los Angeles (“Board”) to comply with the requirements of AB 361 and authorize the continued use of teleconferencing for meetings of the Board.

Contact: James Johnson, General Counsel

Action: **APPROVED**
Motioned: Commissioner Dan Tenenbaum
Seconded: Commissioner Lucelia Hooper

5 AYES, 0 NAYS, 2 ABSENT (De La Cruz, Bakewell), Motion Carried

IV. SPECIAL ORDER OF BUSINESS

1. Recognition of Saralynn Jones-Redd, Pervis Henderson, and Aracely Hernandez as Employees of the Month

V. PUBLIC COMMENT INSTRUCTIONS

****Please note special Videoconference Public Comment Instructions***

MEMBERS OF THE PUBLIC WHO WISH TO SPEAK ON ANY ITEM MAY PROVIDE COMMENTS VERBALLY DURING THE VIDEOCONFERENCE OR IN WRITING VIA EMAIL

1. **ORAL PUBLIC COMMENTS** WILL BE ACCEPTED DURING THE VIDEOCONFERENCE MEETING. TO SUBMIT ORAL PUBLIC COMMENT, YOU WILL NEED TO DOWNLOAD THE ZOOM ONLINE MEETING PLATFORM AVAILABLE AT WWW.ZOOM.COM OR CONNECT TO THE MEETING IN-BROWSER.
 - If using a web browser, make sure you are using a current, up-to-date browser: Chrome 30+, Firefox 27+, Microsoft Edge 12+, Safari 7+. Certain functionality may be disabled in older browsers including Internet Explorer.
 - OR, if using a smart phone, download the ZOOM application onto your phone from the Apple Store or Google Play Store and enter the meeting ID.
 - Zoom requests that you enter a first and last name, which will be visible online and will be used to notify you that it is your turn to speak.
 - When the Board Chair calls for the item on which you wish to speak, click on "Raise Hand" (or dial *9 if using your phone for audio). Speakers will be notified shortly before they are called to speak by the Board Secretary. Mute all other audio before speaking, as using multiple devices can cause audio feedback.
 - When called upon, unmute yourself using the screen controls (or dial *6 if using your phone for audio). Please limit your remarks to two minutes. After the comment has been given, the microphone for the speaker's Zoom profile will be muted.
 - Any person that does not adhere to the Public Comment Instructions provided herein will be dismissed from the meeting. The purpose of public comment is

- to allow the public to address the Board and the Board is interested in hearing from members of the public, stakeholders, and interested parties. However, speakers are asked to exercise courtesy and consider the rights of other speakers by adhering to the Special Teleconference Public Comment Instructions and if possible, refrain from unnecessary interruptions or repetition in their comments.
- We ask that you only connect to the meeting using the App or In-Browser due to interpretation and language setting limitations.

ZOOM MEETING ID: 867 4111 6966

2. **WRITTEN PUBLIC COMMENTS** MAY BE SUBMITTED TO THE BOARD SECRETARY BY EMAIL AT TIFFANY.PRESCOTT@HACLA.ORG. Although it is preferred for written comments to be submitted by Wednesday, October 26, 2022 at 12:00 P.M., we will accept written comments up to and during the meeting. Please make sure your email includes name, agenda item number, and address/organization for who you represent. We also ask that all comments be limited to 500 words or less. The secretary will provide all written comments to the Board for review and read each public comment into the record at the time the item is considered.

VI. PRESIDENT AND CEO ADMINISTRATIVE REPORT

1. Monthly Oral Report

VII. BOARD BUSINESS ITEMS

A. Items for Discussion

1. Proposed Resolution Authorizing Revisions to the Section 8 Administrative Plan Section 10.2.2 Extensions for Applicants with Disabilities and Section 10.3.2 Expiration of the Voucher and Reasonable Accommodation

Purpose: To extend the voucher term to make the program accessible to a program participant who is a person with disabilities up to a term reasonably required to accommodate the participant's disability.

Contact: Carlos VanNatter, Director of Section 8

Action: **APPROVED**

Motioned: Commissioner Lucelia Hooper

Seconded: Commissioner Dan Tenenbaum

6 AYES, 0 NAYS, 1 ABSENT (Bakewell), Motion Carried

2. Oral Report on Promoting Jobs in Construction

Contact: Jenny Scanlin, Chief Strategic Development Officer
Howard Baum, Deputy General Counsel

No action required

3. Digital Inclusion Initiatives Update

Contact: Jenny Scanlin, Chief Strategic Development Officer

No action required

4. Information Technology Initiatives 2022 Annual Update

Contact: Luis Yataco, Information Technology Director

No action required

B. Consent Items

Routine business items are assigned to the consent agenda. These items will be approved by the Board in one motion. A Commissioner may request any consent agenda item to be removed, discussed or acted upon separately. Items removed from the consent agenda for separate action will be considered in the “Excluded Consent Items” section below.

2. Proposed Resolution Authorizing the President and CEO, or Designee, to Enter Into Intergovernmental Agreements with the Los Angeles County Department of Mental Health and the Los Angeles County Department of Health Services, to Provide Referral, Case Management and Supportive Services for the Section 8 Tenant Based Supportive Housing Program

Purpose: Authorize the President & CEO, or designee, to enter into one-year intergovernmental agreements, each with four one-year options to renew, with the Los Angeles County Department of Mental Health (DMH), and the Los Angeles County Department of Health Services (DHS), to provide referrals, case management, and supportive services for the Section 8 Tenant Based Supportive Housing (TBSH) Program.

Contact: Carlos VanNatter, Director of Section 8

Action: **APPROVED**

Motioned: Commissioner Delfino De La Cruz

Seconded: Commissioner Dan Tenenbaum

6 AYES, 0 NAYS, 1 ABSENT (Bakewell), Motion Carried

3. Jordan Downs Redevelopment Project Quarterly Report (Q3 2022)

Receive and File

Contact: Geoffrey Moen, Director of Development

4. Rose Hill Courts Redevelopment Progress Report (Q3 2022)

Receive and File

Contact: Geoffrey Moen, Director of Development

5. Pueblo Del Sol Rehabilitation Progress Report (Q3 2022)

Receive and File

Contact: Geoffrey Moen, Director of Development

B. Excluded Consent Agenda Items

Item A1 -Proposed Resolution Authorizing the Execution of an Intergovernmental Agreement with the Los Angeles County Development Authority to Provide Criminal Background Screenings of Public Housing and Section 8 Applicants for a Total Amount Not-to-Exceed \$610,000

Purpose: The Housing Authority of the City of Los Angeles (“HACLA”) requires criminal background checks of public housing and Section 8 applicants (“Applicants”). Conducting such screening is required by the U.S. Department of Housing and Urban Development (“HUD”) before admitting Applicants into HACLA’s housing programs to become residents in public housing or participate in the Section 8 subsidized housing program. The proposed intergovernmental agreement (“IntergovAgreement”) will allow HACLA to receive applicants’ criminal background checks effectively and efficiently.

Contact: Marisela Ocampo, Director of Housing Services
Carlos VanNatter, Director of Section 8

Action: **APPROVED**

Motioned: Commissioner Lucelia Hooper

Seconded: Commissioner Dan Tenenbaum

6 AYES, 0 NAYS, 1 ABSENT (Bakewell), Motion Carried

D. Agenda Items for Future Board of Commissioner Meetings

Commissioners may direct staff to add agenda items for future Board meetings.

- Update on Caltrans Project (C. Castro)

VIII. GENERAL PUBLIC COMMENT

MEMBERS OF THE PUBLIC WHO WISH TO SPEAK ON ANY NON-AGENDIZED PUBLIC INTEREST ITEM CAN ADDRESS THE BOARD DURING THE GENERAL PUBLIC COMMENT PERIOD

IX. CLOSED SESSION

Public Employee Performance Evaluation Pursuant to Government Code § 54957 and Conference with Labor Negotiator(s) Pursuant to Government Code § 54957.6

Agency Designated Representative(s): Cielo Castro, Delfino De La Cruz, Taelor Bakewell

Employee Title/Unrepresented Employee: President and Chief Executive Officer

Start Time: 1:03pm

End Time: 3:01pm

No reportable action

X. ADJOURNMENT

Motioned: Commissioner Delfino De La Cruz

Seconded: Commissioner Dan Tenenbaum

6 AYES, 0 NAYS, 1 ABSENT (Bakewell), **Meeting Adjourned at 3:01pm**