Commissioners met at the Central Office. Chair Kathleen Ballesteros called the meeting to order at 5:01 p.m. Present: Chair Kathleen Ballesteros, and Commissioners Elizabeth Williams, Kevin Healy, Viviana Gama, Rita Dady and Yessica Ramirez. Absent: Vice Chair Mary Jo Zenk. Also Present: Jean Goebel, Executive Director; Kirk Mann, Director of Finance; Maria Madera, Director of Housing Programs; Pat Wyatt, Human Resources Manager; and Starla Warren, Fee-for-Service Director of Development. Recorder: Sandy Tebbs.

PRESENTATION: Chair Ballesteros presented Certificates of Service to Dana Kozak for 30 years and Ricardo Calderon for 25 years; the Board thanks Ms. Kozak and Mr. Calderon for their many years of dedicated service to the Housing Authority.

COMMENTS FROM THE PUBLIC: None

CONSENT AGENDA

A. Minutes – Approval of Minutes of the Regular Board Meeting held March 26, 2018

Upon motion by Commissioner Healy, seconded by Commissioner Williams, the Board approved the Consent Agenda. Motion carried with the following roll-call vote:

YES: Ballesteros, Williams, Healy, Gama, Dady, Ramirez
NOES: None
ABSENT: Zenk

REPORTS OF COMMITTEES

Personnel Committee: Staff reminded there were no committee meetings this month.
Finance/Dev Committee: Commissioner Williams stated there was no meeting this month.
Monterey County Housing, Inc.: & Affordable Acquisitions: Mr. Rose reported MCHI meets every other month and their next meeting will be on May 9th at 6 p.m. at 303 Front Street. Mr. Rose stated we hope to have the budget prepared for that meeting.

REPORT OF SECRETARY

A. Executive Report:
Ms. Goebel reported progress is starting on the renovation of 123 Rico Street.

NEW BUSINESS

A. Resolution 2929: Approve MOU Between HACM and CSAC Excess Insurance Authority JPA and Authorize the Executive Director to Sign the MOU required for Employee Dental, Vision and Other Non-Medical Insurance TR

Upon motion by Commissioner Williams, seconded by Commissioner Healy, the Board adopted Resolution 2929, authorizing HACM to join the CSAC JPA and authorizing the Executive Director to sign the related MOU. Motion carried with the following roll-call vote:

YES: Ballesteros, Williams, Healy, Gama, Dady, Ramirez
NOES: None
ABSENT: Zenk

B. Resolution 2930: Authorization to Award the Solar and Roof Contract for 123 Rico Modernization

Upon motion by Commissioner Healy, seconded by Commissioner Williams, the Board adopted Resolution 2930, authorizing the award for the solar and roofing at 123 Rico Street to Scudder Solar and Scudder Roofing. Motion carried with the following roll-call vote:

YES: Ballesteros, Williams, Healy, Gama, Dady, Ramirez
NOES: None
ABSENT: Zenk
INFORMATION

A. Finance Report
Mr. Mann reported he had no updates.

B. Human Resources Report:
Ms. Wyatt reported we have two new staff members, an internal promotion, and we have opened an active recruitment for the Quality Control Supervisor position.

C. Development Report
Ms. Warren stated she would report out on the Development Report in the HDC Board meeting.

D. Property Management Report
Ms. Goebel stated she would receive any questions for Ms. Tonkin; there were no questions.

E. Housing Programs Report
Ms. Madera reported her department has an orientation tomorrow for 106 families to look at Parkside; if they are interested and qualify, they will be rescheduled to get lease up started. She noted her staff is also purging the Housing Choice Voucher list as well as continuing to work on the wait list for the other Project Based vacancies.

F. Strategic Goals:
Ms. Goebel reported the central office building is at the point where some renovation will start fairly soon. Ms. Tebbs pointed out the NAHRO Commissioner recertification requirements and dates are on the reverse side of the strategic goals report.

The Board convened to Closed Session at 5:25 p.m.

CLOSED SESSION

The Board of Commissioners met in Closed Session for the following purpose and reason:

A. Government Code Section 54957(b) Personnel Matters (Board Clerk evaluation)
ACTION: No action taken.

The Board reconvened to regular session at 5:35 p.m.

COMMISSIONER COMMENTS:

Commissioner Healy thanked Staff for their hard work; he stated, keep your hand on the throttle for finishing the RAD conversion. He next congratulated Ms. Madera on her promotion.

Commissioner Ramirez congratulated Ms. Kozak and Mr. Ricardo on their milestone service awards; she next congratulated Ms. Madera on her promotion. Commissioner Ramirez then thanked Staff for all the hard work they do.

Commissioner Williams congratulated Ms. Madera and noted she will do a good job. She next congratulated Ms. Kozak for her 30 years of service and Mr. Calderon for his 25 years of service.

Commissioner Dady congratulated Ms. Kozak and Mr. Calderon on their milestone years of service. She next congratulated Ms. Madera on her promotion.

Commissioner Gama congratulated Ms. Kozak for her 30 years of service and Mr. Calderon for his 25 years of service; she next congratulated Ms. Madera on her promotion. Commissioner Gama then thanked Staff for all that they do.

Commissioner Ballesteros congratulated Ms. Kozak and Mr. Calderon for their years of service and she noted with their longevity, these employees must love what they do as well as the people they work with. She next congratulated Ms. Madera on her promotion. Commissioner Ballesteros further thanked Ms. Madera for representing the Housing Authority at public meetings.
ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned at 5:37 p.m.

Vice Chairman

ATTEST:

Secretary

5-22-18

Date