



Housing Authority
of the County of San Joaquin

AGENDA
BOARD OF COMMISSIONERS
REGULAR MEETING — THURSDAY, JANUARY 15, 2015 @ 4:00 P.M.
AT 421 S. EL DORADO STREET, STOCKTON, CA

Call to Order — Roll Call — Pledge of Allegiance

Approval of the Minutes of the Regular Meeting held December 18, 2014.

Executive Director's Report:

1. Leadership Training.
2. U.S. Department of Housing and Urban Development Housing Choice Voucher Quality Control Inspections.

Reports: Major Purchases and Contracts Awarded December 2014; Capital Fund Projects; Unlawful Detainer; Stockton Police Department Activity Report for Conway Homes, Sierra Vista, and HCVP Liaison; Internship Report; Vacancy Report; and, Quarterly Management Reports: Technology and Housing Choice Voucher Program.

Public Comments: Resident representatives from Housing Authority owned properties and Members of the General Public.

Information Items:

1. 2015 National Association of Housing and Redevelopment Officials (NAHRO) Washington Conference, March 15-18, 2015.
2. 2015 PHA Plan Timeline.

Consent Items:

1. Consider Approving Submission of Community Development Block Grant (CDBG) Application to City of Stockton.

Action Items:

1. Consider Approving Reclassification of Preventative Maintenance Technician Position to Labor Mechanic Position and Approving Organizational Structure Chart as Presented.
2. Consider Approving Amendment No. 3 to Purchase Sale Agreement for Sale of Real Property Located at 144 Mun Kwok Lane, Stockton, CA (APN No. 149-040-08) Commonly known as Franco Center.

Commissioners' Questions & Comments/Agenda Building:

Closed Session:

Conference with Real Property Negotiators. Government Code §54956.8. **Property:** Franco Center, 144 Mun Kwok Lane, Stockton, CA. **Agency Negotiator:** Alan Coon. **Negotiating Parties:** RAHD Group (WNC Investment Partners, LLC); CalHFA Loan. **Under Negotiation:** Price and terms for sale of said property and/or price and terms for the payment and/or early retirement of outstanding obligations on the Franco Center property.

Conference with Legal Counsel – Anticipated Litigation: Significant exposure to litigation pursuant to Government Code §54956.9 (a), (c), and (d)(2) and (4): Number of cases: One.



Personnel Matter: Public Employee Performance Evaluation, Settlement & Recruitment and Request for Proposal for Appointment – Titles: Executive Director and Interim Executive Director; and Consider Approving Request for Proposal and/or Request For Information for recruitment services related to Executive Director and Interim Executive Director. Government Code §54957.

Adjournment

Note:

Persons needing disability-related modification or accommodation in order to participate in this meeting, should contact the Secretary of the Board at (209) 460-5065 at least 48 hours prior to the start of the meeting. [Government Code §54954.2(a)]

The Agenda Package material may be reviewed at the Administrative Office of the Housing Authority of the County of San Joaquin, 448 South Center Street, Stockton, CA, 95203, during normal business hours. Please contact the office in writing to obtain a copy of the Agenda Package. Persons requesting a copy may be charged a small fee for copying the Agenda Package.

The time limit within which to commence any lawsuit or legal challenge to any quasi-adjudicative decision made by the Housing Authority is governed by §1094.6 of the Code of Civil Procedure, unless a shorter limitations period is specified by any other provision. Under §1094.6, any lawsuit or legal challenge to any quasi-adjudicative decision made by the Housing Authority must be filed no later than the 90th day following the date on which such decision becomes final. Any lawsuit or legal challenge, which is not filed within that 90-day period, will be barred. Persons wishing to challenge the nature of the above section in court, may be limited to raising only those issues that were raised at the meeting described in this notice, or in written correspondence delivered to the Housing Authority of the County of San Joaquin at or prior to the meeting. In addition, judicial challenge may be limited or barred where the interested party has not sought and exhausted all available administrative remedies.

