

Housing Authority of the City of Paso Robles

Board Meeting Minutes

April 8, 2014

Present:	Chairman:	Mr. Bob Fonarow
	Commissioners:	Mr. Jason Boonstra
		Ms. Sherryl Bragg
		Ms. Beatriz Espinoza
		Mr. Harry Ovitt
		Mr. Dick Willhoit
	Absent:	Ms. Sherri Goforth
	Sec/Dir:	Mr. David Cooke
	Recorder:	Ms. Nora Gaisi
	Accountant:	Ms. Beitian Webb
	Guest:	Mr. Fred Strong

1. The meeting was called to order by the Chairman, Mr. Fonarow at 5:42 p.m.
2. Public Comment: None.
3. City Liaison Report: Mr. Strong discussed water issues including water bond, a possible tunnel between Lake Nacimiento and San Antonio, and positive progress on the new sewer treatment plant.

Mr. Strong discussed new business development in Paso Robles. Board members discussed the possible impact on current low income residents of Paso Robles, and inquired about future increases in city building fees.

4. Director's Summary Report: Mr. Cooke reviewed the summary report with the Board Members including: current vacancies (2) in Oak Park, applications in progress for these units, a healthy waitlist for Oak Park 1, status on completing Oak Park 1 with buildings 43-49 being 95% completed in construction, and Phase Two encompassing a larger number of apartments and area of the old section of Oak Park.

The Acorns After-School Program is increasing in numbers. There are 28 children enrolled with an average of 20 children on a daily basis.

Scholarships for this year's Oak Park High School Seniors and for current college students are currently under review.

5. Consent Agenda:
 - a. Approval of March 11, 2014 Board Meeting Minutes: Mr. Willhoit asked for clarity on Oak Park Soccer discontinuing under Paso Robles Housing Authority but continuing under another organization. Mr. Cooke and Ms. Webb discussed the recent change in plans to continue with Oak Park Soccer, with a formation of a new soccer league outside of Oak Park lead by previous coaches from Oak Park Soccer.

Mr. Ovitt moved to approve the Minutes. Mr. Willhoit seconded the motion. The motion was approved.

- b. Fiscal: Preliminary Financials for January and February 2014- Ms. Webb presented the Informational Financials for Board Review only; there was no action to approve these preliminary financial documents. The Board discussed Soccer Grants and Deferred Note.

6. Old Business: None

7. New Business:

- a. Oak Park 2 Sources and Uses - Mr. Cooke reviewed the CTCAC Application Submittal Sources and Uses Summary Sheet for Oak Park Phase 2. The land constitutes the PRLLC source, which will be the Note for Oak Park 2. Board Members inquired about budget including: site work, all costs being included in the budget, over runs being budgeted, and builder bonds. The Paso Robles Housing Authority will be General Partners in Oak Park 2.

Oak Park 2 – Architect site plan /Cover sheet - The Site Plan was reviewed. There are new building types (C & E) in Oak Park 2, as well as the New Community Center/Office and Community Park. Board Members discussed lead time for the Architects for the new building floor plans.

8. Other News:

- a. 2014 Audit from Moss, Levy, Hartzheim- The audit of financials was completed by the HUD deadline. Mr. Cooke distributed copies of the report completed by the accounting firm Moss, Levy and Hartzheim to Board Member for review and future discussion.
- b. TCAC 2014 1st Round-rural self-score results, Round Applicants, Available Allocation-The Board reviewed the initial information from the Tax Credit Allocation Committee and discussed State Tax Credit Standings, Tie Breaker Scores, and Statewide Set Asides. There is 8.8 Million/20% of funds available to designated Rural Communities. Oak Park 2 appears to be in a favorable position to receive a tax credit award based on the preliminary results.

9. May Agenda: AHPR meeting, Change of Board Members, and officers.

10. Next Scheduled Meeting: May 13, 2014 5:30 P.M. @ the Chet Dotter Senior Community Center

Mr. Willhoit moved to adjourn the meeting. Mr. Ovitt seconded the motion. The motion passed and the meeting ended at 7:10 p.m.

Secretary: _____

Chairman: _____

Date: _____

5.13.14