

LOMA LINDA HOUSING AUTHORITY

AGENDA

REGULAR MEETING OF NOVEMBER 12, 2019

A regular meeting of the Housing Authority of the City of Loma Linda is scheduled to be held at 7:00 p.m. or as soon thereafter as possible, Tuesday, November 12, 2019 in the City Council Chamber, 25541 Barton Road, Loma Linda, California.

Reports and Documents relating to each agenda item are on file in the Office of the City Clerk and are available for public inspection during normal business hours. The Loma Linda Branch Library is also provided an agenda packet for your convenience. The agenda and reports are also located on the City's Website at www.lomalinda-ca.gov.

Materials related to an item on this Agenda submitted to the Housing Authority Board after distribution of the agenda packet are available for public inspection in the City Clerk's Office, 25541 Barton Road, Loma Linda, CA during normal business hours. Such documents are also available on the City's website at www.lomalinda-ca.gov subject to staff's ability to post the documents before the meeting.

Persons wishing to speak on an agenda item are asked to complete an information card and present it to the City Clerk prior to consideration of the item. When the item is to be considered, please step forward to the podium, the Chair will recognize you and you may offer your comments. The Housing Authority meeting is recorded to assist in the preparation of the Minutes, and you are therefore asked to give your name and address prior to offering testimony.

The Oral Reports/Public Participation portion of the agenda pertains to items NOT on the agenda and is limited to 30 minutes; 3 minutes allotted for each speaker. Pursuant to the Brown Act, no action may be taken by the Housing Authority at this time; however, the Housing Authority Board may refer your comments/concerns to staff or request that the item be placed on a future agenda.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at (909) 799-2819. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. Later requests will be accommodated to the extent feasible.

Agenda item requests for the December 10, 2019 meeting must be submitted in writing to the City Clerk no later than Noon, Tuesday, November 26, 2019

- A. Call To Order**
- B. Roll Call**
- C. Items To Be Added Or Deleted**
- D. Oral Reports/Public Participation - Non-Agenda Items (Limited to 30 minutes; 3 minutes allotted for each speaker)**
- E. Conflict of Interest Disclosure - Note agenda item that may require member abstentions due to possible conflicts of interest_**

F. **Consent Calendar**

1. Demands Register
2. Minutes of October 8, 2019

G. **New Business**

H. **Chair and Member Reports**

I. **Reports of Officers**

J. **Adjournment**



Loma Linda Housing Authority Official Report

Rhodes Rigsby, Chairman
John Lenart, Vice Chairman
Ovidiu Popescu, Member
Phillip Dupper, Member
Ronald Dailey, Member

HOUSING AUTHORITY AGENDA: November 12, 2019
TO: Housing Authority Board
SUBJECT: Demands Register

Approved/Continued/Denied By City Council Date _____
--

RECOMMENDATION

It is recommended that the Housing Authority Board approve the attached list of demands for payment.

vchlist
10/16/2019 4:39:38PM

Voucher List
CITY OF LOMA LINDA
10-22-2019 HA

Page: 1

Bank code : bofaha

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
2186	10/8/2019	001744 CDW GOVERNMENT, INC.	TXX1089 HA	P-0000016124	VM WARE SUPPORT AND SUBSCRIPTI	49.17
					Total :	49.17
2187	10/8/2019	000266 ROBBINS & HOLDAWAY, A PROFESSIONAL CC 37790			PROFESSIONAL/LEGAL SERVICES	249.38
					Total :	249.38
2188	10/8/2019	005395 USBANK EQUIPMENT FINANCE	3960545638 HA	P-0000015920	PRINTER LEASE AGREEMENT	27.01
					Total :	27.01
2189	10/16/2019	003628 U.S. BANK CORPORATE PYMNT SYS	4246044555650021HA		CAL-CARD PURCHASES	186.84
					Total :	186.84
2190	10/22/2019	005791 CENTURYLINK	85221925 HA	P-0000015960	INTERNET SERVICES AND VOIP	2.57
					Total :	2.57
2191	10/22/2019	005634 CIVICLIVE, WEST INTERACTIVE SERVICES	111790 HA	P-0000016148	WEBSITE SUPPORT AND MAINTENANC	48.25
					Total :	48.25
2192	10/22/2019	001613 OFFICE DEPOT, INC	382469943001 HA	P-0000015841	ENVELOPE	16.15
					Total :	16.15
7 Vouchers for bank code :		bofaha			Bank total :	579.37
7 Vouchers in this report					Total vouchers :	579.37

Page: 1

vchlist
10/16/2019 4:39:38PM

Voucher List
CITY OF LOMA LINDA

Bank code : bofaha

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
---------	------	--------	---------	------	---------------------	--------

CLAIMS VOUCHER APPROVAL

I have reviewed the above listing of payments on check nos. 2186 through 2192 for a total disbursement of \$ 579.37, and to the best of my knowledge, based on the information provided, they are correct and are recommended for payment.


DIANA DE ANDA, Finance Director

Recommend that City Council approve for payment.

T. Jarb Thaipejr, City Manager

Approved by the City Council at their meeting held on 11/12/2019 and the City Treasurer is hereby directed to pay except as noted.

Rhodes Rigsby, Mayor

vchlist
11/04/2019 2:23:06PM

Voucher List
CITY OF LOMA LINDA
10-31-2019 HA

Page: 1

Bank code : bofaha

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount	
2193	10/22/2019	005364 TECHSTRATA	1001-25-88 HA	P-0000016177	HP HARDWARE & MAINTENANCE ONSI	58.74	
					Total :	58.74	
2194	10/24/2019	004547 ACSC	CHO 121588225	P-0000016193	25438 SONORA LOOP/CHRISTOHER LE	1,040.00	
					Total :	1,040.00	
2195	10/24/2019	003647 MID-CENTURY INSURANCE CO	93133-22-39 POLICY	P-0000016194	HOMEOWNERS INS - GUTABARAT - 25	1,712.39	
					Total :	1,712.39	
2196	10/29/2019	006052 UNIVERSITY HOMES INC, C/O CMS	1341577		25613 PROSPECT AVE/HOA DUES-NOV	135.00	
					Total :	135.00	
2197	10/31/2019	005443 SBC TAX COLLECTOR	REQUEST		2019-2020 PROP TAX 1ST INSTALLMEN	34,514.21	
					Total :	34,514.21	
5 Vouchers for bank code : bofaha						Bank total :	37,460.34
5 Vouchers in this report						Total vouchers :	37,460.34

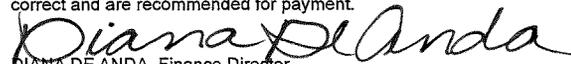
Page: 1

Bank code : bofaha

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
---------	------	--------	---------	------	---------------------	--------

CLAIMS VOUCHER APPROVAL

I have reviewed the above listing of payments on check nos.
2193 through 2197 for a total
disbursement of \$ 37,460.34, and to the best of
my knowledge, based on the information provided, they are
correct and are recommended for payment.


DIANA DE ANDA, Finance Director

Recommend that City Council approve for payment.

T. Jarb Thaipejr, City Manager

Approved by the City Council at their meeting held on
11/12/2019 and the City Treasurer is hereby directed
to pay except as noted.

Rhodes Rigsby, Mayor

vchlist
 11/07/2019 8:52:58AM

Voucher List
 CITY OF LOMA LINDA
 11-12-2019 HA

Bank code : bofaha

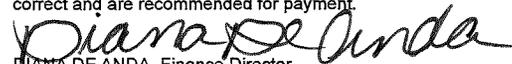
Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
2198	11/5/2019	005395 USBANK EQUIPMENT FINANCE	398679654 HA	P-0000015920	PRINTER LEASE AGREEMENT	27.01
Total :						27.01
2199	11/12/2019	005144 JAMES D. HUSS JR., WEST SWPPP SERVICE	19047 19048	P-0000015824 P-0000015824	WEED ABATEMENT WEED ABATEMENT	280.00 210.00
Total :						490.00
2200	11/12/2019	001613 OFFICE DEPOT, INC	391214369001	P-0000015841	FILE STORAGE	40.49
Total :						40.49
2201	11/12/2019	005932 STATE FARM, INSURANCE SUPPORT CENTEF	71-ET-R654-6	P-0000016196	25478 SONORA LOOP-HOMEOWNERS	842.00
Total :						842.00
2202	11/12/2019	001799 STRADLING, YOCCA, CARLSON, & RAUTH	358281-0006		PROFESSIONAL/LEGAL SERVICES	1,668.80
Total :						1,668.80
5 Vouchers for bank code : bofaha						Bank total : 3,068.30
5 Vouchers in this report						Total vouchers : 3,068.30

Bank code : bofaha

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
---------	------	--------	---------	------	---------------------	--------

CLAIMS VOUCHER APPROVAL

I have reviewed the above listing of payments on check nos.
2198 through 2202 for a total
disbursement of \$ 3,068.30, and to the best of
my knowledge, based on the information provided, they are
correct and are recommended for payment.


DIANA DE ANDA, Finance Director

Recommend that City Council approve for payment.

T. Jarb Thaipejr, City Manager

Approved by the City Council at their meeting held on
11-12-2019 and the City Treasurer is hereby directed
to pay except as noted.

Rhodes Rigsby, Mayor



Loma Linda Housing Authority Official Report

Rhodes Rigsby, Chairman
John Lenart, Vice Chairman
Ovidiu Popescu, Member
Phillip Dupper, Member
Ronald Dailey, Member

HOUSING AUTHORITY AGENDA: November 12, 2019
TO: Housing Authority Board
SUBJECT: Minutes of October 8, 2019

Approved/Continued/Denied By City Council Date _____
--

RECOMMENDATION

It is recommended that the City Council approve the minutes of October 8, 2019.

Loma Linda Housing Authority

Minutes

A Regular Meeting of October 8, 2019

A regular meeting of the Loma Linda Housing Authority was called to order by Chairman Rigsby at 6:01 p.m., Tuesday, October 8, 2019, in the City Council Chamber, 25541 Barton Road, Loma Linda, California.

Board Members Present:	Chairman Rhodes Rigsby Vice Chairman John Lenart Ovidiu Popescu Phill Dupper Ron Dailey
Board Members Absent:	None
Others Present:	Executive Director T Jarb Thaipejr General Counsel Richard Holdaway

The Housing Authority Board immediately recessed into closed session.

HA-2019-16 – Closed Session – Initiation of litigation pursuant to paragraph (4) of subdivision (d) of Section 54956.9: (one potential case) – The facts and circumstances involve potential legal actin by the Authority to enforce recorded covenants of affordability against PDQ Investments, LLC, or any other party now claiming an ownership interest in the subject property located at 10918 Cabrillo Loop, Loma Linda

The Housing Authority Board reconvened at 7:04 p.m.; General Counsel Holdaway indicated that the Authority Board provided direction to initiate litigation to enforce the affordability covenant.

The Housing Authority Board recessed at 7:05 p.m. for completion of the City Council agenda and reconvened at 8:42 p.m.

No items were added or deleted; no public participation comments were offered upon invitation of the Chair; and no conflicts of interest were noted.

HA-2019-17

CC-2019-62– Joint Meeting of the City Council and Housing Authority

Assistant City Manager Bolowich provided a brief history, indicating that Mary Erickson Community Housing (Developer) was provided an opportunity to dispose of several Housing Authority scattered sites (Phase One lots) to generate revenue for construction of an Affordable Housing project on Juanita Street (Phase Two). The disposal of the Phase One lots has been completed pursuant to the Second Amendment to the Affordable Housing Agreement.

The Developer has demonstrated to Authority staff following the obtaining of construction bids that the development of six houses was not feasible at this time, but it was feasible for the Developer to undertake development of four housing on the Phase Two lots, and defer addressing provision of the remaining two lots (the “Deferred Lots”). The Developer has reviewed and approves a Third Amendment to the Affordable Housing Agreement as presented to reduce the number of units to be developed at this time.

Motion by Dupper, seconded by Popescu and carried unanimously to adopt Housing Authority Bill #R-2019-03 Approving a Third Amendment to Affordable Housing Agreement by and among the Loma Linda Housing Authority, the City of Loma Linda and Mary Erickson Community Housing

LLHA Resolution No. 44

A Resolution of the Loma Linda Housing Authority Approving a Third Amendment to Affordable Housing Agreement by and among the Loma Linda Housing Authority, the City of Loma Linda and Mary Erickson Community Housing

Motion by Dupper, seconded by Popescu and carried unanimously to adopt Council Bill #R-2019-43 Approving a Third Amendment to Affordable Housing Agreement by and among the Loma Linda Housing Authority, the City of Loma Linda and Mary Erickson Community Housing

Resolution No. 3041

A Resolution of the City Council of the City of Loma Linda Approving a Third Amendment to Affordable Housing Agreement by and among the Loma Linda Housing Authority, the City of Loma Linda and Mary Erickson Community Housing

HA-2019-18 – Consent Calendar

Motion by Dupper, seconded by Lenart and carried unanimously to approve the following:

The Demands Register dated:

September 24, 2019 with commercial demands totaling \$11,699.57;

October 8, 2019 with commercial demands totaling \$215.84.

The minutes of September 10, 2019 as presented.

The meeting adjourned at 8:43 p.m.

Approved at the meeting of _____.

Secretary