

**HOUSING AUTHORITY OF THE COUNTY OF BUTTE (HACB)**  
**Board of Commissioners Meeting**  
2039 Forest Avenue, Chico, California 95928

**MEETING AGENDA**

September 17, 2015  
2:00 p.m.

The Board of Commissioners welcomes and encourages public participation in the Board meetings. Members of the public may be heard on any items on the Commission's agenda. A person addressing the Commission will be limited to 5 minutes unless the Chairperson grants a longer period of time. Comments by members of the public on any item on the agenda will only be allowed during consideration of the item by the Commission. Members of the public desiring to be heard on matters under jurisdiction of the Commission, but not on the agenda, may address the Commission during agenda item 6.

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If you are disabled and need special assistance to participate in this meeting, please contact the Housing Authority office at 895-4474. Notification at least 48 hours prior to the meeting will enable the Housing Authority to make reasonable arrangements.

NEXT RESOLUTION NO. 4594

**ITEMS OF BUSINESS**

1. ROLL CALL
2. AGENDA AMENDMENTS
3. CONSENT CALENDAR
  - 3.1 Minutes for the special meeting of August 13, 2015.  
Minutes for the meeting of August 20, 2015.
  - 3.2 Checks written for:
    - 3.2.1 Accounts Payable – \$220,891.44
    - 3.2.2 Landlords – \$963,340.45
    - 3.2.3 Payroll – \$98,630.49
  - 3.3 Financial Statements
  - 3.4 Section 8 Housing Choice Voucher Program
  - 3.5 Property Vacancy Report
  - 3.6 Public Housing
  - 3.7 Capital Improvement Projects
  - 3.8 FLH Reports
  - 3.9 Tax Credit Properties
  - 3.10 Bond Properties
  - 3.11 Other Properties

3.12 Family Self Sufficiency

3.13 Rental Assistance Programs

3.14 Standard Maintenance Charges – Approval of revised Standard Maintenance Charges to Residents for Cleaning, Repair, Replacement and Miscellaneous Charges, effective October 1, 2015.

Recommendation:

Resolution No. 4594

4. CORRESPONDENCE

5. REPORTS FROM EXECUTIVE DIRECTOR

5.1 Capital Fund Contract - Winston Gardens (43-10), Oroville – Award contract for path of travel / ADA improvements.

Recommendation:

Resolution No. 4595

5.2 HACB Consolidated Budget – Adopt 2015-16 HACB Authority-wide Operating Budget.

Recommendation:

Resolution No. 4596

5.3 Section 8 Housing Choice Voucher Program – Announce opening of Section 8 Wait List in November 2015.

Recommendation:

Information

5.4 Personnel – Adopt Health Insurance Opt-Out for Management Personnel.

Recommendation:

Resolution No. 4597

5.5 Chico Commons – Accept settlement claim as Managing General Partner, Chico Commons L.P. for siding contractor default at Chico Commons Apartments.

Recommendation:

Resolution No. 4598

6. MEETING OPEN FOR PUBLIC DISCUSSION

7. MATTERS CONTINUED FOR DISCUSSION

7.1 Gridley Farm Labor Housing rehab project – Discuss award construction contract for major modernization and renovation of the property.

Recommendation:

Discussion / Resolution No. 4591

7.2 HACB Strategic Planning – Status report.

8. SPECIAL REPORTS

9. REPORTS FROM COMMISSIONERS

10. MATTERS INITIATED BY COMMISSIONERS

11. EXECUTIVE SESSION

11.1 Government Code Section 54957.6: Conference with Labor Negotiators  
(Operating Engineer's Local No. 3)

Recommendation:

Motion

12. COMMISSIONERS' CALENDAR

- NAHRO National Conference, Los Angeles CA, October 14-17, 2015
- Next Meeting – October 22, 2015.

13. ADJOURNMENT