

## H&CD COMMISSION -SPECIAL MEETING MINUTES

Thursday, October 13, 2022 – 10:00 a.m.

**MEETING WAS HELD VIA TELECONFERENCE/VIDEOCONFERENCE ONLY**

**A Nguyen, 1st District  
Muriel Ullman, 2nd District  
Mike Alvarez, 3rd District  
Denise Barnes, 4th District  
Sandy Rains, Vice Chair, 5th District**

**James Mai, At-Large  
Wayne Carvalho, At-Large  
Carla Wilkerson, Tenant Representative  
Helen Smith-Gardner, Tenant Representative  
Mike Frost, City Selection Representative  
Cecilia Hupp, Chair, City Selection Representative**

- I. **CALL TO ORDER:** Cecilia Hupp, Chair
  
- II. **PLEDGE OF ALLEGIANCE:** Cecilia Hupp, Chair
  
- II. **ROLL CALL:** Jessica Villa  
  
**Present: M. Alvarez, D. Barnes, C. Wilkerson, S. Rains, C. Wilkerson, J. Mai, W. Carvalho, C. Hupp,  
M. Ullman, M. Frost, H. Smith-Gardner**  
**Absent: A. Nguyen**
  
- IV. **STAFF IN ATTENDANCE:**  
Julia Bidwell, Director, Housing Community Development/Executive Director of OCHA  
Marie Vu, Manager, Housing Assistance Division  
Michelle Zdeba, Manager, Housing Development  
January Johnson, Manager, Housing Assistance Division  
Jessica Villa, Commission Clerk
  
- V. **APPROVAL OF MINUTES:**  
  
**RECOMMENDED ACTION:**  
Approve the Summary of Minutes of the meeting held on September 22, 2022  
  
**Motion to approve minutes: W. Carvalho**  
**Motion was seconded: M. Frost**  
  
**All in favor: Vote was unanimous**  
**(Votes taken via roll call)**
  
- VI. **PRESENTATIONS/INTRODUCTIONS:** (None)
  
- VII. **PUBLIC COMMENTS:** *At this time, members of the public may address the H&CD Commission regarding any items within the subject jurisdiction of the Commission, provided that NO action shall be taken on off-agenda items unless authorized by law.*
  - **Name not provided - Oral re: Spoke on her professional relationship with James Mai in the reference to public emails and post posts sent to the H&CD Commission.**
  - **Mr. Khan – Oral re: Read an email to the Commission members on James Mai character and regarding negative emails being inaccurate.**
  - **Ava Liu –Oral re: Mentioned the various postings on her Facebook page describing the character of the individual making accusations of James Mai.**

**VIII. CONSENT CALENDAR: (1)**

- 1. (OCHA) 2022-2023 PAYMENT STANDARDS FOR HOUSING CHOICE VOUCHER PROGRAM**  
Marie Vu, Manager, Housing Assistance Division

**RECOMMENDED ACTION:**

Received and file the attached 2022-2023 Payment Standards effective October 1, 2022

**Marie – Mentioned payment standards at 100% for basic cities, 105% for central cities, and 110% for South County based on 2023 Fair Market Rents.**

**Motion to receive and file: M. Alvarez**

**Motion was seconded: S. Rains**

**All in favor: Vote was unanimous**

**(Votes taken via roll call)**

**IX. DISCUSSION CALENDAR: (1)**

- 1. (H&CD) H&CD COMMISSION – Emailed Public Comments**  
Julia Bidwell, Executive Director/Secretary

**RECOMMENDED ACTION:**

Discuss, deliberate, and take action if needed regarding emailed public comments regarding alleged social media posts by Housing & Community Development Commission member received in connection with Housing & Community Development Commission meetings held on August 25, 2022, and September 22, 2022.

**Member Comments – There was much discussion.**

**Public speakers (1)**

**Mr. Khan – Oral re: Thanked the Commission for their time on this matter**

**No action taken**

- 2. (HCD) AB 361 (Government Code § 54953(e)(3)) Review and Findings**  
Julia Bidwell, Executive Director/Secretary

**RECOMMENDED ACTION:**

Review and reconsider state of emergency arising from COVID-19 under AB 361 and find that the Housing & Community Development Commission has reconsidered the state of emergency; the state of emergency continues to directly impact the ability of the members to meet safely in person; and, as a result, the Housing & Community Development Commission will continue hybrid meetings (i.e. virtual/remote and in-person attendance) or meeting via teleconference under Government Code subsection 54953(e)(3).

**Motion to approve: C. Wilkerson**

**Motion was seconded: M. Ullman**

**All in favor: Vote was unanimous**  
**(Votes taken via roll call)**

X. **PUBLIC HEARINGS:** *At this time, members of the public may address the Commission regarding any off-agenda items within the subject matter jurisdiction of the H&CD Commission, provided that **NO** action shall be taken on off-agenda items unless authorized by law.*

XI. **REPORTS OF STAFF AND/OR COMMISSION MEMBERS:**

- **No Report of Staff**

XII. **PUBLIC COMMENTS:** *At this time, members of the public may address the Commission regarding any off-agenda items within the subject matter jurisdiction of the H&CD Commission, provided that **NO** action shall be taken on off-agenda items unless authorized by law.*

- **None**

XIII. **MEMBER COMMENTS:** *At this time, Members of the H&CD Commission may comment on agenda or non-agenda matters and ask questions of or give directions to staff; provided that **NO** action shall be taken on non-agenda items unless authorized by law.*

- **None**

XIV. **ADJOURNMENT**

XV. **NEXT SCHEDULED MEETING:**

**October 27, 2022**

**ORANGE COUNTY HOUSING AUTHORITY**

**CONFERENCE ROOM A**

**1501 E. St. Andrew Pl.**

**Santa Ana, CA 92705**