

## H&CD COMMISSION -SPECIAL MEETING MINUTES

Thursday, October 27, 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
- III. **ROLL CALL:** Jessica Villa  
**Present: M. Alvarez, D. Barnes, S. Rains, C. Wilkerson, J. Mai, W. Carvalho, C. Hupp, M. Ullman, M. Frost, H. Smith-Gardner**  
**Absent: A. Nguyen, C. Wilkerson**
- IV. **STAFF IN ATTENDANCE:**  
Julia Bidwell, Director, Housing Community Development/Executive Director of OCHA  
Marie Vu, Manager, Housing Assistance Division  
January Johnson, Manager, Housing Assistance Division  
Michelle Zdeba, Manager, Housing Development  
Craig Fee, Manager, Community Development  
Jessica Villa, Commission Clerk
- V. **APPROVAL OF MINUTES:**  
**RECOMMENDED ACTION:**  
Approve the Summary of Minutes of the meeting held on October 13, 2022  
**Public Comment: Ms. Mary Cameron** - Oral re: spoke to the Commission about Commission member James Mai regarding public posting and her personal views on his character  
**Motion to approve minutes: M. Alvarez**  
**Motion was seconded: D. Barnes**  
**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.*
  - **Ms. Mary Cameron** spoke to the Commission about Commission member James Mai regarding public posting and her personal views on his character

- **Mr. Sean Khan** – Oral re: Spoke via Microsoft Teams on his personal views regarding a public speaker

**VIII. CONSENT CALENDAR: (none)**

**NONE**

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

**1. (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: S. Rains**

**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.***

**NONE**

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

**A. Community Development:**

Craig Fee, Manager

**Craig Fee:** Mentioned the amendment to the 2021-22 Action Plan was approved by the Board of Supervisors on October 4<sup>th</sup> and the Funding Allocation Policy and Process is scheduled to go through the Board of Supervisors for approval on November 8<sup>th</sup>

**B. Housing Development:**

Michelle Zdeba, Housing Development Manager

**Michelle Zdeba:** Mentioned Project Review Advisory Panel was updated on Motel 6 in Costa Mesa and Riviera Motel in Stanton. November 10<sup>th</sup> next tentative meeting of the Project Review Advisory Panel

**C. Orange County Housing Authority Update:**

Marie Vu, Manager, Housing Assistance Division

**Marie Vu:** Mentioned the steps being taken on the waitlist purge that is being worked on.

**D. Barnes:** Asked if there is a cap with rent for an applicant to look for housing options

**Marie Vu:** Maximum of 40% to be paid of the tenant's income at new admission and moving to another unit.

**M. Ullman:** Asked if Housing navigation programs will be informed of new funding updates to assist tenants.

**Marie Vu:** OCHA administers the landlord incentive and moving costs and is working with partner agencies.

**D. Executive Director/Secretary's Report:**

Julia Bidwell, Executive Director/Secretary

**Julia Bidwell:** Mentioned the American Rescue Plan Act allocation of \$27 million to H&CD that was approved by the Board to be used for development and landlord incentives and move-in costs. Spoke about grand openings and how invitations will continue to be forwarded and encouraged H&CD Commission members to attend.

**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.*

- **Mr. Sean Khan** – Oral re: Spoke via Microsoft Teams on his personal views regarding a public speaker
- **Ms. Mary Cameron** – Oral re: mentioned that subject matters should be discussed only and stated her personal views.

**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.*

- **M. Alvarez:** Asked for clarification on the next meeting date  
**Commission Clerk:** Clarified next meeting will be on November 17th and all would be notified via email and public post.
- **J. Mai:** Mentioned he had an opportunity to speak at the United Nations Gala where Housing in the County was mentioned
- **C. Hupp:** Mentioned she will not be in attendance on November 17 and ask Vice Chair, Sandy Rains to please fill in on her absence
- **S. Rains:** Agreed to fill in.

**XIV. ADJOURNMENT**

**XV. NEXT SCHEDULED MEETING:**

**November 17, 2022**

**ORANGE COUNTY HOUSING AUTHORITY**

**CONFERENCE ROOM A**

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

**Santa Ana, CA 92705**