

ORANGE COUNTY HOUSING AUTHORITY BOARD

Minutes

February 15, 2017, 6:00 PM

Southern Human Services Center, Conference Room D

2501 Homestead Road, Chapel Hill, NC 27514

Members Present: Jean Boulduc, *Chair*; Diane Beecham, *Vice Chair*; Evelyn Johann, Tammy Jacobs

Excused Absence: Daniel Bullock

Guest: Ryan Miller

Staff Present: Annette Moore, Interim Director/Secretary, Angela Rockett, Administrative Assistant, and David Saconn, Inspector

Welcome/Introduction

The Chair, Jean Bolduc, called the meeting to order at 6:16 pm. Ms. Bolduc introduced Bonnie Hammersley, County Manager. Ms. Hammersley shared with the board that the Housing Human Rights and Community Development Director, Audrey Spencer-Horsley, had resigned. She introduced, Annette Moore, who will serve as the Interim Director. Ms. Hammersley told the OCHA how much she appreciates their service to the County and she is here to support the OCHA.

Approval of Minutes

Evelyn Johann made a motion to approve the minutes of November 16, 2017. Diane Beecham seconded the motion and the minutes were approved unanimously.

Diane Beecham made a motion to approve the minutes for January 18, 2017 with one change. The minutes for November 16, 2017 were tabled, but not due to lack of quorum. Evelyn Johann seconded the motion and the minutes were approved unanimously.

Department Report/County Report

Annette Moore explained that on February 7, 2017 the Board of County Commissioners (“BOCC”) approved the criteria selection, the timeline, resolution and the number of documents for the \$2.5 million of the bond money for affordable housing. She showed them a map outlining the location of the ten (10) County and OCHA owned properties that will be included in the second RFP. She explained there will issue two RFP’s: (1) an RFP for \$2.5 million in bond money to be used for affordable housing and (2) an RFP for the County and OCHA owned parcels of land that will be developed for affordable housing.

Ms. Moore explained the scoring criteria to evaluate the RFPs. She also discussed the timeline for release of the RFP and the selection process. The RFP will be released on February 20, 2017. Tammy Jacobs asked about the locations for the application workshops. Ms. Moore stated that it will probably be at the Link building or Southern Human Services Building. She will provide the information to the OCHA. Diane Beecham asked why there was such a condensed timeline. Ms. Moore explained that the Board of County Commissioners (“BOCC”) discussed the condensed timeline and the intent was that if we don’t get enough good projects in this round we can do another round later this year. There was discussion on the resolution of which properties would be considered for the RFP and why the three major properties with major acreage were removed from consideration. The OCHA board would like to have information on why the BOCC took the larger parcels of land of the table.

Financial Report

Jean Bolduc presented a copy of Durham County’s HCV financial spreadsheet to the board. She wanted the board to see how they liked the set up and if it would be something they would consider using. Diane Beecham agreed and suggested adding working in the spreadsheet identifying the meaning of the acronyms and how they are calculated. Ms. Bolduc provided a spreadsheet that she created for the OCHA.

Administrative Plan Update

Angela Rockett gave an update to the board about the attachment to the Administrative Plan. All Chapters were discussed in previous meetings with the exception of Chapter 8. David Saconn explained what he knew about Chapter 8 and OCHA agreed to let Ms. Moore look at the documents before the next meeting and have discussion on changes at the next meeting.

Other Business

Ms. Moore asked if any members wanted to attend the Housing Authority Commissioners Conference; attending. Jean Bolduc, Evelyn Johann, Tammy Jacobs and Diane Beecham stated that they would like to attend. More information will be shared with the board when available. Ms. Moore asked about the Bylaws and Ms. Bolduc will be forwarding a copy to her.

There being no further business the meeting was adjourned at 7:06 p.m.

Respectfully Submitted:

Angela Rockett, Administrative Assistant

Annette Moore, Interim Director Housing, Human Rights and Community Development Department