



ORANGE COUNTY
HOUSING DEPARTMENT

Orange County Housing Authority
(OCHA) Board Meeting

November 16th, 2023

Shorter agenda for tonight's meeting

- Minutes & Member Updates
- Program Manager Report
 - Updates
- Annual Work Plan
- Adjournment

Opening meeting items

- Minutes from October
 - Motion to approve
- Member updates

Program Manager Report



Successful utilization continues

September 2023

Number of Vouchers	679
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Number of Participants (including POV, VASH)	635
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Voucher Utilization	94%
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HAP Utilization	98%
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POV – Port-Out Voucher
PIV – Port-In Voucher
VASH – Veterans Affairs Supportive Housing
HAP -- Housing Assistance Payment



Expenses still increasing

HAP DETAIL

Type	Vouchers	Amount
Regular Vouchers	592	\$438,328
Mid-Month Lease-Ups	6	\$6,091
VASH (Veterans Affairs Supportive Housing)	18	\$11,175
POV (Port-Out Voucher)	4	\$5,310
HOV (Homeownership)	4	\$2,575
Total	624	\$463,479

Expenses still increasing

- 20 Port-In Vouchers, \$16,946 HAP
- 14 Emergency Housing Vouchers (EHV), \$11,434 HAP
- 3 FYI Vouchers, \$4,463

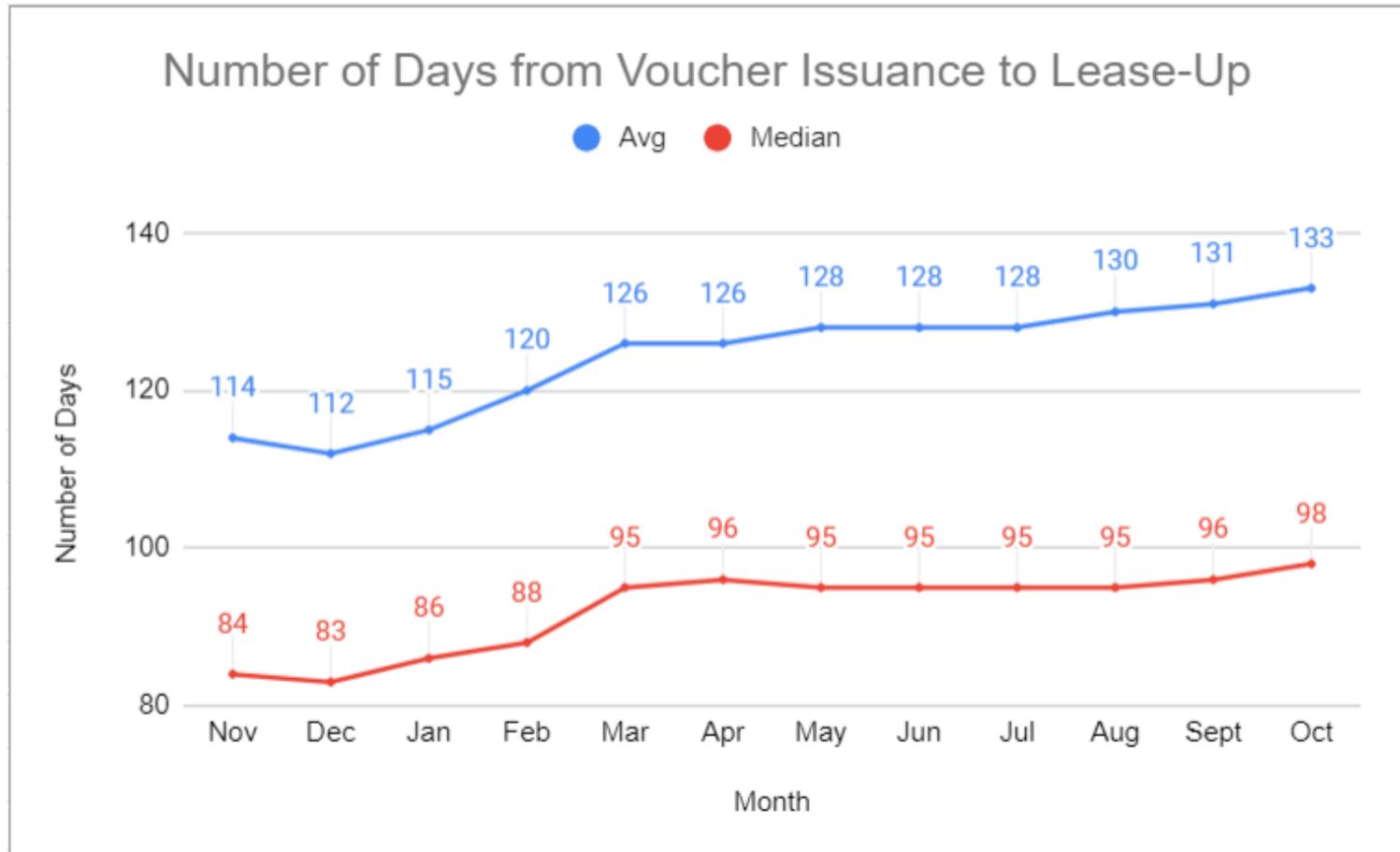
Leasing takes big jump, PUC increases

Month	Actual UML	Vouchers In Search	Actual HAP	New Vouchers	Per Unit Cost
Oct '22	582	88	\$398,459	6	\$684
Nov '22	582	89	\$403,143	6	\$693
Dec '22	575	87	\$396,885	5	\$690
Jan '23	583	79	\$402,949	4	\$691
Feb '23	583	78	\$408,077	7	\$700
Mar '23	583	80	\$402,687	11	\$691
Apr '23	583	81	\$409,211	2	\$702
May '23	593	83	\$431,892	4	\$728
Jun '23	612	85	\$446,794	6	\$730
Jul '23	619	88	\$436,442	5	\$705
Aug '23	628	86	\$442,867	4	\$705
Sep '23	635	87	\$474,913	1	\$748
TOTAL	(12 Mo.)			72	\$705

Previous Year-End UMLs	
2018	499
2019	490
2020	489
2021	566
2022	575

UML – Unit Month Leased
PUC – Per Unit Cost
HAP – Housing Assistance Payment

Lease-up times inching up



Terminations, Evictions and Appeals

- Terminations: 4 in October
 - 2 voluntary, 1 client deceased, 1 loss of contact
- Evictions: none

Terminations, Evictions and Appeals

- Informal Hearings: 0
 - 1 scheduled (income dispute) but client did not appear (may reschedule)

Program Updates

- Emergency Housing Assistance
- Admin Plan
- Waitlist

Other Stuff



Annual Work Plan

- Answers from last year's included

We need a new Vice-Chair

- Nominations and vote needed

Wrap Up



Questions

- Blake Rosser, HCV Program Manager
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- Bonnie Hammersley, Interim Director
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