HOUSING OPPORTUNITIES OF SW WASHINGTON
BOARD OF COMMISSIONERS REGULAR MEETING
July 25, 2016
Monday, at 4:00 PM
820 11th Avenue
Longview, WA.
Minutes to Regular Meeting

Chairperson Bashor-Sarancik called the meeting to order at 4:00 PM.

Present
Absent

Commissioners
Lori Bashor-Sarancik, Chair
Linda Brigham, Vice Chair
Floyd “Gus” Nolte, Commissioner
Wayne Ostermiller, Commissioner
Peter Bennett, Commissioner
Bruce Fischer, Commissioner
Chris Pegg, Secretary, CEO

Staff
Katie Bonus, Asset Manager
Jon Dieter, Director of Community Services
Becky Phillips, Finance Manager
Vickie Rhodes, Housing Programs Supervisor
David Pennington, Veteran Operations Manager
Gary G. Gray, Admin. Asst.

Guests

CHANGES AND ADDITIONS TO THE AGENDA
PUBLIC COMMENT: No comments

BOARD COMMITTEE REPORTS: Finance Committee – Commissioner Fischer provided a brief report. Financials continue to improve and staff is beginning the budget process for FY2017.

CONSENT AGENDA:

- Approve Minutes of June 27, 2016 Regular Board Meeting
- Approve June 2016 Vouchers As Paid
- Approve June 2016 Write Off of Uncollectible Debts
- Approve June 2016 Financial Reports
- Approve Lilac Place June 2016 Vouchers As Paid
Approval of Lilac Place June 2016 Financial Reports

Commissioner Fischer moved to approve Consent Agenda as presented. Commissioner Brigham seconded the motion. Discussion – None. Motion passed unanimously.

CHAIRMAN AND SECRETARY REPORTS:

Secretary Pegg updated the Board on the following topics:
- The speaking engagement at the Woodland Chamber of Commerce.
- The NAHRO Summer Conference;
- Senator Cantwell’s visit to Lilac Place in Woodland, WA;
- Congresswoman Herrera Beutler’s visit to the Stratford Arms Apartments and Phoenix House;
- The pending opening of the waiting list for the Non-Elderly Disabled Housing Choice Vouchers; and
- The creation of a Limited Preference for Homeless Families referred by the local Coordinated Agency, Love Overwhelming.

UNFINISHED BUSINESS:

Board Discussion: Update on Homeless Youth Outreach and Shelter Development

Secretary Pegg updated the Board on progress on creation of a Homeless Youth Outreach Program and Youth Shelter. Janus Youth Programs received notice their application for funding for outreach workers was selected for funding by the WA State Office of Homeless Youth. Housing Opportunities staff will be working closely with Janus on the application for funding from the Housing Trust Fund to rehab the existing houses owned by the County to provide a drop in center to support outreach activities and eventually, if the need supports it, development of a transitional housing facility for homeless youth. Discussion followed. There was no action taken.

Limited Preference for Homeless Families Referred by Coordinated Entry:

Vickie Rhodes, Housing Programs Supervisor, updated the Board on the development of a Memorandum of Agreement with Love Overwhelming, the current Coordinated Entry entity, as the referring agency for the vouchers for homeless families with children. A separate waiting list has been established with a limited preference for this population as adopted in our most recent HUD Annual Plan. We expect to begin serving these families in late August or early September. No additional action is required by the Board.
NEW BUSINESS:

Approval of Resolution 16-12: Amending the Section 8 Housing Choice Voucher Administrative Plan

Vickie Rhodes, Housing Programs Supervisor, provided a summary of changes to the Housing Choice Voucher Administrative Plan.

Commissioner Ostermiller moved to approve Resolution 16-12 as presented. Commissioner Fischer seconded the motion. Discussion followed. Motion carried unanimously.

Board Discussion: “Bringing School Home, Turning PHAs into Learning Enablers”

Secretary Pegg presented the video, “Statisticks” to begin the discussion about how Housing Opportunities can create an environment to encourage and enable learning among school children in our rental complexes. Several ideas came out of the discussion including:

- installation of book cases and free books at the complexes,
- encouraging staff to ask the kids about school and provide encouragement,
- creation of a possible partnership with local high schools to bring in mentors,
- applying for a Weyerheuser Foundation grant to provide funding for activities and supplies,
- creation of a partnership with the Woodland Friends of the Library, and
- meeting with Head Start and Reading is Fundamental to explore a partnership.

The Board requested that staff provide demographic information including the number of children in the families served and ages at our next meeting to continue this discussion. No other action was taken at this time.

EXECUTIVE SESSION: None Scheduled

SCHEDULING OF NEXT REGULAR MEETING:

Next Regular Board Meeting scheduled for August 22, 2016.
There being no further business to discuss, Chairperson Bashor-Sarancik adjourned the board meeting at 5:00 PM.

Respectfully submitted by:

CHRISTINA M. PEGG
Secretary

BOARD APPROVAL OF MINUTES

Lori Bashor-Sarancik, Chairperson

Attest: Christina M. Pegg, Secretary