



# MINUTES OF THE CITY OF SANTA MONICA HOUSING COMMISSION REGULAR MEETING



October 18, 2012

Santa Monica Public Library  
601 Santa Monica Blvd.  
2<sup>nd</sup> Floor Community Room  
Santa Monica, CA 90401

Thursday October 18, 2012  
4:30pm

1. **CALL TO ORDER & ROLL CALL:** Meeting was called to order by Vice-Chair Bird at 4:36 p.m.

**Commissioners Present:** Vice-Chair Bird, Commissioner Bloch\* (\*left meeting early at 6:23pm), Commissioner Buchanan, Commissioner Hilton, Commissioner Leavitt, and Commissioner Mueller

**Commissioners Absent:** Chair Gerwitz

**Also Present:**

Barbara Collins, Housing Manager  
Jim Kemper, Housing Administrator

2. **PUBLIC INPUT**

None.

3. **APPROVAL OF MINUTES**

Motion by Commissioner Leavitt, seconded by Commissioner Buchanan, to approve the minutes from the September 20, 2012 Housing Commission meeting upon correction of Item 6-A. Motion passed unanimously by voice vote.

4. **DISCUSSION ITEMS**

**A. Housing Element** – Staff member, Jim Kemper, reviewed the portion of the Housing Element goals for which the Housing Division is the lead responsible entity. Housing Commission considered if existing goals should be maintained/modified/withdrawn or if new goals added, in response to current circumstances.

5. **ACTION ITEMS**

**A. Rules and Procedures for Housing Commission Meetings** – Motion to approve the proposed updates to the Rules and Procedures, pending minor changes in sentence structure, by Commissioner Leavitt, seconded by Commissioner Buchanan. Motion passed unanimously by voice vote.

AYES – Vice-Chair Bird, Commissioner Bloch, Commissioner Buchanan, Commissioner Hilton, Commissioner Leavitt and Commissioner Mueller

NAYS – None.

ABSENT – Chair Gerwitz

## 6. HOUSING MANAGER'S REPORT

- A. **Self-Evaluation Management Assessment Program (SEMAP)** – For Fiscal Year 2011-2012, the Housing Authority rated as a “Standard Performer,” as opposed to “High Performer,” due to rent reasonableness inconsistencies and Family Self Sufficiency’s escrow requirements.
- B. **Sale of 1920 Ocean Way** – The City’s property at 1920 Ocean Way was successfully purchased for roughly \$13 million by Edward Thomas Companies, the owner of Shuttles and Casa Del Mar hotels. The funds will go into the Housing Trust Fund for use in affordable housing production.
- C. **Shelter Plus Care (SPC) Application Process** – The Housing Authority submitted an application to the Los Angeles Homeless Services Authority (LAHSA) for a grant to provide permanent supportive housing for eligible SPC applicants located at 1616 Ocean Avenue and operated by OPCC. Unfortunately, due to a recent reiteration of the HEARTH Act as interpreted by the US Department of Housing and Urban Development (HUD), LAHSA rejected the Housing Authority’s application. Staff will join other California Housing Authorities in submitting a formal letter rejecting HUD’s interpretation of this policy.
- D. **Santa Monica Talks Series** – City of Santa Monica departments will be holding informal “talks” for residents to ask questions and become more familiar with their local government on three (3) different nights in November. More information is available at: <http://www.smgov.net/smtalks>

## 7. CHAIR/COMMISSIONERS REPORT

### 8. ADJOURNMENT

The meeting was adjourned by Vice-Chair Bird at 6:45 p.m.

**The next regularly scheduled Housing Commission meeting will be Thursday November 15, 2012.\***  
**\*This date was later changed to a special meeting on November 20, 2012 to accommodate holiday schedules.**

ATTEST:

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Chloe Bird  
Vice-Chair, Housing Commission

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Sophie Bennett  
Housing Commission Secretary