



# CITY OF SANTA MONICA HOUSING COMMISSION MINUTES September 15, 2016



1. **CALL TO ORDER & ROLL CALL:** A regular meeting of the Santa Monica Housing Commission was called to order by Chair Soloff at 4:36 p.m. on Thursday, September 15, 2016, in the Multipurpose Room of the Santa Monica Main Library, 601 Santa Monica Boulevard.

## A. Roll Call

- **Present:** Chair Soloff, Vice-Chair Hilton, Commissioner Leavitt, Commissioner Buchanan
- **Absent:** Commissioner Katz, Commissioner Bloch, Commissioner Keintz
- **Staff Present:** Housing Manager Barbara Collins, Housing Program Manager James Kemper, Administrative Analyst Jonathan Carr

## 2. PUBLIC INPUT

There was no input from members of the public.

3. **APPROVAL OF MINUTES** – Approval of minutes for the August 18, 2016 Housing Commission meeting.

Motion by Commissioner Leavitt, seconded by Chair Soloff, to approve August 18, 2016 minutes with suggested correction to item 4B.

The motion was approved by the following vote:

AYES: Chair Soloff, Vice-Chair Hilton, Commissioner Leavitt,  
Commissioner Buchanan

NOES: NONE

ABSTAIN: NONE

ABSENT: Commissioner Katz, Commissioner Bloch, Commissioner Keintz

## 4. DISCUSSION ITEMS

- A. **DRAFT ANNUAL MULTIFAMILY HOUSING REPORTS** – Presentation of combined draft annual reports regarding production, as well as City financing,

of multifamily housing (Proposition R & Proposition I) for July 2015-June 2016, for Commission review and comment. [[REPORTS](#)]

Presentation by Jonathan Carr, Administrative Analyst.

There was no input from members of the public.

On order of the Chair, the information was received and filed.

- B. HOUSING TRUST FUND PRIORITIES** – Presentation and overview of the Housing Trust Fund Guidelines, which establish the parameters and process for City funding of affordable housing. [[HOUSING TRUST FUND GUIDELINES](#)]

Presentation by Jim Kemper, Housing Program Manager.

Two members of the public spoke regarding this item:

- Alex Novakovich – Spoke regarding loan approval process for Step on 26<sup>th</sup> development, and outreach and notification to the community.
- Steve Weinraub – Spoke regarding the maximum per-unit trust loan amount.

On order of the Chair, the information was received and filed.

The Housing Commission took a break at 6:26p.m. and resumed the meeting at 6:42p.m.

## 5. ACTION ITEMS

- A. HOUSING AUTHORITY DRAFT ADMINISTRATIVE PLAN** – Presentation of proposed discretionary revisions to the FY2016-2017 Santa Monica Housing Authority Administrative Plan and possible action to support the proposed revisions. [[LIST OF PROPOSED DISCRETIONARY REVISIONS](#)] [[ADMINISTRATIVE PLAN](#)]

There was no action taken on this item.

Staff indicated they return to the Commission with a narrowed list of the more significant proposed changes to the Administrative Plan, at the October Housing Commission meeting.

There was no public comment on this item.

- B. COMMISSION WORK PLAN** – Discussion of annual work plan and potential priorities, and possible action setting long-range agenda and work plan.

Motion by Commissioner Leavitt, seconded by Chair Soloff, that the Housing Commission will create a subcommittee consisting of Chair Soloff and Commissioner Buchanan that will work on developing a program about homelessness issues and possible meeting with Social Services Commission.

The motion was approved by the following vote:

AYES: Chair Soloff, Vice-Chair Hilton, Commissioner Leavitt,  
Commissioner Buchanan

NOES: NONE

ABSTAIN: NONE

ABSENT: Commissioner Katz, Commissioner Bloch, Commissioner  
Keintz

**6. HOUSING MANAGER'S REPORT** – Ms. Collins reported the following:

- The Preserving Our Diversity pilot rental voucher program, the proposed revised loan terms for remaining TORCA borrowers, and the proposed disposition of the City-owned property at 2018 19<sup>th</sup> Street will be considered at the September 27<sup>th</sup> City Council meeting.

**7. CHAIR/COMMISSIONERS REPORT**

- Richard Hilton – Vice-Chair Hilton discussed a handout about a settlement agreement with the City of Los Angeles regarding housing and physical accessibility requirements. Vice-Chair Hilton also discussed an [article in the September/October issue of Seascape](#) regarding Housing programs, innovations, and improvements.

**8. ADJOURNMENT OF THE HOUSING COMMISSION**

On order of the Chair, the Housing Commission meeting was adjourned at 8:45p.m.

**The next scheduled Housing Commission meeting date is a regular meeting on Thursday, October 20, 2016.**

ATTEST:

  
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Michael Soloff  
Chair, Housing Commission

  
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(Jim Kemper for) Seiky Gil  
Housing Commission Secretary