

YOLO COUNTY HOUSING

AGENDA

REGULAR MEETING

January 25, 2017

4:00 p.m.



YOLO COUNTY HOUSING
HOUSING COMMISSION

WILL ARNOLD
MARK JOHANNESSEN
HELEN MACLEOD THOMSON
KAREN VANDERFORD
JENNIFER WIENECKE-FRIEDMAN

BOARD OF SUPERVISORS CHAMBERS
625 COURT STREET, ROOM 206
WOODLAND, CALIFORNIA 95695

LISA A. BAKER
CHIEF EXECUTIVE OFFICER

HOPE WELTON
AGENCY COUNSEL

Reminder: Please turn off cell phones.

ANNOUNCEMENT

Oath of Office: Mark Johannessen, Angel Barajas, Pierre Neu, Karen Vanderford

CALL TO ORDER

1. Pledge of Allegiance.
2. Consider approval of the agenda.
3. Public Comment: Opportunity for members of the public to address the Housing Authority on subjects not otherwise on the agenda relating to Housing Authority business. The Board reserves the right to impose a reasonable limit on time afforded to any topic or to any individual speaker.

CONSENT AGENDA

4. Approval of Minutes from the meeting of December 14, 2016
5. Review, and Approve Award of Contract to Nor-Cal Pump and Drilling, Inc., for New Water Well Development and Improvements at El Rio Villas and Authorize the Chief Executive Officer to Execute Contract (Ichtertz and Holt)
6. Review, Approve and Adopt Resolution Honoring Service of former Chair Cecilia Aguiar-Curry (Holt and Baker)
7. Review, Approve and Adopt Resolution Honoring Service of former Commissioner Tom Stallard (Holt and Baker)

PRESENTATIONS

8. Presentation of Resolution to former Commissioner Tom Stallard
9. Presentation of 2016 Year in Review
10. Presentation of 2016 Property Challenges

REGULAR AGENDA

11. Selection of Chair and Vice Chair for 2017
12. Review and Approve Proposed Meeting Schedule for 2017
13. Consider substitute appointment for Ad Hoc Fundraising Subcommittee member Stallard
14. Update and Orientation for Commissioners (Baker)
15. Receive comments from CEO Baker
16. Receive comments from Commissioners

CLOSED SESSION

17. Conference with Legal Counsel – Anticipated Litigation
Significant exposure to litigation pursuant to Government Code
Section 54956.9(d) (2): 1 case

ADJOURNMENT

Next meeting is TBD.

I declare under penalty of perjury that the foregoing agenda was posted by January 20, 2016 by 4:00 p.m. at the following places:

- On the bulletin board at the east entrance of the Erwin W. Meier Administration Building, 625 Court Street, Woodland, California; and
- On the bulletin board outside the Board of Supervisors Chambers, Room 206 in the Erwin W. Meier Administration Building, 625 Court Street, Woodland, California; and
- On the bulletin board of Yolo County Housing, 147 West Main Street, Woodland, California.

I declare under penalty of perjury that the foregoing agenda will be posted no later than Friday, January 20, 2017 by 4:00 p.m. as follows:

- On the Yolo County website: www.yolocounty.org.

Julie Dachtler, Clerk of the Board

By: _____
Clerk

NOTICE

If requested, this agenda can be made available in appropriate alternative formats to persons with a disability, as required by Section 202 of the Americans with Disabilities Act of 1990 and the Federal Rules and Regulations adopted in implementation thereof. Persons seeking an alternative format should contact the Clerk of the Board for further information. In addition, a person with a disability who requires a modification or accommodation, including auxiliary aids or services, in order to participate in a public meeting should telephone or otherwise contact the Clerk of the Board as soon as possible and at least 72 hours prior to the meeting. The Clerk of the Board may be reached at (530) 666-8195 or at the following address:

Yolo County Housing
c/o Clerk of the Board of Supervisors
County of Yolo
625 Court Street, Room 204, Woodland, CA 95695

Yolo County Housing
Meeting Date: 01/25/2017

Information

SUBJECT

Approval of Minutes from the meeting of December 14, 2016

Attachments

Att. A. Minutes

Form Review

Form Started By: Julie Dachtler
Final Approval Date: 01/20/2017

Started On: 01/20/2017 11:32 AM

Yolo County Housing Yolo County, California

December 14, 2016

MINUTES

The Yolo County Housing met on the 14th day of December, 2016, in regular session in its Chambers in the Erwin W. Meier Administration Building, 625 Court Street, Woodland, California at 4:00 p.m.

Present: Mark Johannessen; Tom Stallard; Karen Vanderford; Jennifer Wienecke-Friedman;
Will Arnold

Absent: Helen Thomson

Staff Present: Lisa Baker, CEO
Hope Welton, Agency Counsel
Janis Holt, General Managing Director
Julie Dachtler, Clerk

CALL TO ORDER

1. Pledge of Allegiance.
2. Consider approval of the agenda.

Minute Order No. 16-27: Approved agenda as submitted.

MOTION: Arnold. SECOND: Stallard. AYES: Arnold, Johannessen, Stallard,
Wienecke-Friedman. ABSENT: Thomson, Vanderford.

3. Public Comment: Opportunity for members of the public to address the Housing Authority on subjects not otherwise on the agenda relating to Housing Authority business. The Board reserves the right to impose a reasonable limit on time afforded to any topic or to any individual speaker.

There was no public comment.

CONSENT AGENDA

Minute Order No. 16-28: Approved Consent Agenda Item Nos. 4 - 8.

MOTION: Stallard. SECOND: Wienecke-Friedman. AYES: Arnold, Johannessen, Stallard, Wienecke-Friedman. ABSENT: Thomson, Vanderford.

4. Approval of Minutes from the meeting of October 26, 2016

Approved the minutes of October 26, 2016 on Consent.

5. Review, Approve and Authorize the CEO to Execute Intergovernmental Agreement with the City of Davis (Baker, Holt)

Approved **Agreement No. 16-06** on Consent.

6. Receive and File Compliance Review Monitoring Letter from U.S. Department of Housing and Urban Development (Baker, Holt)

Approved recommended action on Consent.

7. Review, Approve and Authorize the CEO to Execute Commercial Lease for 145 W. Main Street, Woodland, CA with Dr. Jeffrey P. Robinson (Gillette)

Approved recommended action on Consent.

8. Receive and File Staff Report Regarding HUD's Small Area Fair Market Rent Rule (SAFMR) and Potential Impacts to the Housing Choice Voucher Program and Rental Markets (information only) (Holt, Jimenez-Perez)

Approved recommended action on Consent.

REGULAR AGENDA

9. Review and Approve Position Description and Salary Range for Management Analyst Position (Holt)

Minute Order No. 16-29: Approved recommended action.

MOTION: Arnold. SECOND: Wienecke-Friedman. AYES: Arnold, Johannessen, Stallard, Wienecke-Friedman. ABSENT: Thomson, Vanderford.

10. Consider Appointment of an Ad Hoc Fundraising Subcommittee (Brock, Baker)

Minute Order No. 16-30: Approved creating an Ad Hoc Fundraising Subcommittee and Commissioners Arnold and Stallard offered to serve on the subcommittee.

MOTION: Arnold. SECOND: Wienecke-Friedman. AYES: Arnold, Johannessen, Stallard, Vanderford, Wienecke-Friedman. ABSENT: Thomson.

11. Review and Approve Date for January Commission Meeting (Baker)

Approved setting the next meeting for January 25, 2017 at 4:00 p.m.

12. Receive Verbal Update from CEO on Status of Governance Change (Baker)

Received verbal update from CEO on the status of governance change noting the final pieces are coming together. She is hopeful it will be final by January 25, 2017.

13. Receive Verbal Update from CEO on Community Center and Boxing Club (Baker)

Received verbal update from CEO on the Community Center and Boxing Club. They are working on the items in the letter sent by the Commission to the City of Woodland. In addition, they have done a work analysis to see what needs to be done to meet minimum standards. At this time they have received final quotes with the final package being put together in order to move forward making repairs. Both City of Woodland and YCH are working diligently together on making repairs. Fred Ichtertz confirmed there are conceptual plans of the interior at this time. It was also noted they are trying to raise \$2 million for this project.

14. Receive comments from CEO Baker

CEO noted during her comments they are working with Probation and Parole for intergovernmental transfer funds to be able to acquire an existing single family home and create a 'Step Up Rent Ready Program,' for folks exiting incarceration. This program allows skill building but also for them to overcome issues with private landlords. Once they secure a piece of property, they will be returning to the Board for action. This whole subject about private landlords not renting to those who have prior criminal convictions has become a national conversation. This is the fastest driver to homelessness. They would really like to start working with the partners in the community to address this issue and would like to make inroads against that.

15. Receive comments from Commissioners

Commissioner Wienecke-Friedman commented that at a recent Community Services Action Board, to which she is appointed, they are seeking additional members to fill vacancies on this Board. Specifically they are looking for those representing low income or community service positions.

ADJOURNMENT

Next meeting is TBD.

Mark Johannessen, Vice-Chair
Yolo County Housing

Julie Dachtler, Clerk
Yolo County Housing

Yolo County Housing

Meeting Date: 01/25/2017

Information

SUBJECT

Review, and Approve Award of Contract to Nor-Cal Pump and Drilling, Inc., for New Water Well Development and Improvements at El Rio Villas and Authorize the Chief Executive Officer to Execute Contract (Ichtertz and Holt)

Attachments

Staff Report

Form Review

Form Started By: Julie Dachtler
Final Approval Date: 01/20/2017

Started On: 01/20/2017 11:33 AM



Yolo County Housing

147 W. Main Street
Woodland, CA 95695

Woodland: (530) 662-5428
Sacramento: (916) 444-8982
TTY: (800) 545-1833, ext. 626

DATE: January 25, 2017
TO: Board of Commissioners
FROM: Lisa A. Baker, Chief Executive Officer
PREPARED BY: Fred Ichtertz, Facilities Director
SUBJECT: Review and Approve Award of Contract to Nor-Cal Pump & Drilling, Inc, for New Water Well Development and Improvements at El Rio Villas, Winters and Authorize the Chief Executive Officer to Execute Contract.

RECOMMENDED ACTIONS:

That the Board of Commissioners;

1. Review and approve contract with Nor-Cal Pump and Drilling, Inc. of Yuba City, CA, who has been determined the lowest responsive - responsible bidder for the El Rio Villa West Water Well Development and Improvements at Winters; and
2. Authorize the Chief Executive Officer to execute contract.

BACKGROUND / DISCUSSION

The El Rio Villas housing complex in Winters has two potable water wells, (East and West) that provides water to residents. The East well is the lead well. It was developed in the 1980's, is the highest producer at over 500 gallons per minute, and is used during peak water demand hours. The West well produces approximately 150 gallons per minute and is set as the lag well for use during non-peak water demand hours.

The West water well is a 1940's agricultural well that was converted to a potable water system in the 1950's. As the Commission is aware, it has tested positive for high nitrates and Chromium Six levels since the State's change in Chromium Six reporting requirements. In addition, this water well is past its' useful life and has been scheduled for replacement in YCH's capital planning.

The West well design and improvements had been completed by YCH's contract engineers. However, as the Commission knows, before the project could go out to bid in 2016, the East well suffered a major failure of its submersible pump. Gallons per minute dropped to less than 120 gallons per minute.

Since the East water well would be required to run at full water production levels prior to the West well being taken out of service during its replacement, YCH received approval from

HUD to amend our Capital Fund Plan to cover the cost of emergency repairs at the East water well. Emergency repairs to the East well were completed in August of 2016. And the West Well replacement could then move forward.

YCH went out to bid in October 2016 for the West Water Well Replacement and Improvements. The Bid opening was held on December 8, 2016 with three bidders submitting proposals. Those bid results are as follows;

EI Rio Villa West Water Well Replacement and Improvements Bid Results		
Contractors Name		Bid Amount
1.	Nor-Cal Pump & Well Drilling	\$595,863.00
2.	North State Pump	\$637,903.50
3.	Eaton Pump and Drilling	\$872,413.00

Upon review of all submitted bid packets for completeness by YCH staff and the Agency engineer, it was determined that Nor-Cal Pump and Drilling made a mathematical error in its bid submission and the correct amount should have been \$595,823.00 (-\$40.00). Even with this error, Nor-Cal Pump & Well Drilling was deemed the lowest responsive - responsible bidder for the EI Rio Villa West Well Replacement and Improvements at EI Rio Villas.

FISCAL IMPACT

None, Costs have been previously budgeted through the HUD Capital Fund.

CONCLUSION

Staff recommends award of contract to Nor-Cal Pump and Drilling, Inc., who has been determined the lowest responsive - responsible bidder for the EI Rio Villa West Water Well Development and Improvements. Staff recommends that the Commission authorize Lisa A. Baker, Chief Executive Officer, to execute a contract with Nor-Cal Pump and Drilling Inc. in the amount of \$595,823.00

Yolo County Housing

Meeting Date: 01/25/2017

Information

SUBJECT

Review, Approve and Adopt Resolution Honoring Service of former Chair Cecilia Aguiar-Curry (Holt and Baker)

Attachments

Staff Report

Att. A. Resolution

Form Review

Form Started By: Julie Dachtler

Started On: 01/20/2017 11:37 AM

Final Approval Date: 01/20/2017

Yolo County Housing

626



147 W. Main Street
WOODLAND, CA 95695

Woodland: (530) 662-5428
Sacramento: (916) 444-8982
TTY: (800) 545-1833, ext.

DATE: January 25, 2017

TO: YCH Housing Commission
FROM: Lisa A. Baker, Executive Director
PREPARED BY: Janis Holt, General Director
SUBJECT: **REVIEW, APPROVE AND ADOPT RESOLUTION RECOGNIZING THE SERVICE OF CECILIA AGUIAR-CURRY TO THE HOUSING COMMISSION OF YOLO COUNTY HOUSING**

RECOMMENDED ACTION

That the Housing Commission adopts the Resolution recognizing Cecilia Aguiar-Curry for her service to the YCH Housing Commission.

BACKGROUND/DISCUSSION

YCH recognizes that in order to fulfill our mission, we require the service, guidance, and support of our Housing Commission. We would like to take this opportunity to recognize Cecilia Aguiar-Curry for her contributions to the agency serving as Commissioner representing the City of Winters since February 23, 2012.

Ms. Aguiar-Curry has served her community in a variety of ways in her roles as Mayor and Winters City Council Member, City of Winters Planning Commission, and local businesswoman, just to name a few. YCH appreciates her outstanding public service and wishes her success as California State Assembly Member for District #4.

FISCAL IMPACT

None.

CONCLUSION

Staff recommends that the Housing Commission approve the proposed Resolution.

Attachment: Resolution

**YOLO COUNTY HOUSING
RESOLUTION NO. 17-_____**

WHEREAS, Cecilia Aguiar-Curry, was appointed as Commissioner to the Housing Commission of Yolo County Housing on February 23, 2012; and

WHEREAS, Commissioner Aguiar-Curry supported Yolo County Housing initiatives through her role on the Housing Commission; and

WHEREAS, Commissioner Aguiar-Curry also as the first woman Mayor of the City of Winters; and

WHEREAS, Commissioner Aguiar-Curry is a businesswoman and regional leader that has tirelessly advocated for affordable housing and access to services; and

WHEREAS, Commissioner Aguiar-Curry served on the New Hope Community Development Corporation Board of Directors, the Ten Year Plan to End Homelessness Commission and was elected to the State of California Assembly District #4 in the 2016 election; and

WHEREAS, Commissioner Aguiar-Curry was instrumental in bringing the PG&E training facility to Winters and worked to establish the Berryessa Snow Mountain National Monument, to bring jobs and to protect environmental lands across five counties; and

WHEREAS, Commissioner Aguiar-Curry has worked diligently to improve our communities throughout her political career and was named Citizen of the Year by the Winters Chamber of Commerce; and

WHEREAS, Commissioner Aguiar-Curry has served as Chair of the Housing Commission with a high level of professionalism, providing that connection between the Housing Commission and the City of Winters; and

WHEREAS, Commissioner Aguiar-Curry will be missed but not forgotten;

NOW, THEREFORE, BE IT RESOLVED, that the Housing Commission of Yolo County Housing extends its sincere appreciation to Commissioner Aguiar-Curry for her outstanding public service and wishes her continued success in her future endeavors.

PASSED AND ADOPTED, by the Housing Commission of the Housing Authority of the County of Yolo, State of California, this 25th day of January 2017 by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

Mark Johannessen, Vice-Chair
Housing Commission of the
Housing Authority of the County of Yolo

Approved as to Form:

By _____
Hope P. Welton , Agency Counsel

Attest:
Julie Dachtler, Agency Clerk
Housing Commission of the
Housing Authority of the County of Yolo

By _____

Yolo County Housing

Meeting Date: 01/25/2017

Information

SUBJECT

Review, Approve and Adopt Resolution Honoring Service of former Commissioner Tom Stallard (Holt and Baker)

Attachments

Staff Report

Att. A. Resolution

Form Review

Form Started By: Julie Dachtler

Started On: 01/20/2017 11:42 AM

Final Approval Date: 01/20/2017



Yolo County Housing

147 W. Main Street
WOODLAND, CA 95695

Woodland: (530) 662-5428
Sacramento: (916) 444-8982
TTY: (800) 545-1833

DATE: January 25, 2017
TO: YCH Housing Commission
FROM: Lisa A. Baker, Chief Executive Officer
PREPARED BY: Janis Holt, General Director
SUBJECT: **REVIEW, APPROVE AND ADOPT RESOLUTION RECOGNIZING THE SERVICE OF MR. TOM STALLARD TO THE HOUSING COMMISSION OF YOLO COUNTY HOUSING**

RECOMMENDED ACTION

That the Housing Commission adopts the Resolution recognizing Tom Stallard for his service to the YCH Housing Commission.

BACKGROUND/DISCUSSION

YCH recognizes that in order to fulfill our mission, we require the service, guidance, and support of our Housing Commission. We would like to take this opportunity to recognize Tom Stallard for his contributions to the agency serving as Commissioner representing the City of Woodland since August 2014.

Mr. Stallard has served his community in a variety of ways in his roles with downtown revitalization, sustainability, philanthropy and service on the City Council, just to name a few. YCH appreciates his outstanding public service and wishes him continued success in his future endeavors.

FISCAL IMPACT

None.

CONCLUSION

Staff recommends that the Housing Commission approve the proposed Resolution.

Attachment: Resolution

**YOLO COUNTY HOUSING
RESOLUTION NO. 17-_____**

WHEREAS, Tom Stallard, was appointed as Commissioner to the Housing Commission of Yolo County Housing on August 21, 2014; and

WHEREAS, Commissioner Stallard supported Yolo County Housing initiatives through his role on the Housing Commission and

WHEREAS, Commissioner Stallard has worked diligently on the revitalization of the Woodland community downtown area for over 44 years; and

WHEREAS, Commissioner Stallard was instrumental in raising funding to assist with the establishment of Walters House and Fourth and Hope, a lead provider of services to the homeless; and

WHEREAS, Commissioner Stallard served the Housing Commission, New Hope Development Corporation and served on the Ten Year Plan to End Homelessness; and

WHEREAS, Commissioner Stallard leads his community in making progress on sustainability including water conservation, solar implementation, solid waste reduction and energy conservation; and

WHEREAS, Commissioner Stallard has worked diligently to improve our communities throughout his political career; and

WHEREAS, Commissioner Stallard has participated as a member of the Commission with a high level of professionalism, providing that connection between the Housing Commission and the City of Woodland; and

WHEREAS, Commissioner Stallard will be missed but not forgotten;

NOW, THEREFORE, BE IT RESOLVED, that the Housing Commission of Yolo County Housing extends its sincere appreciation to Commissioner Tom Stallard for his outstanding public service and wishes him continued success in his future endeavors.

PASSED AND ADOPTED, by the Housing Commission of the Housing Authority of the County of Yolo, State of California, this 25th day of January 2017 by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

Mark Johannessen, Vice-Chair
Housing Commission of the
Housing Authority of the County of Yolo

Approved as to Form:

By _____
Hope P. Welton , Agency Counsel

Attest:
Julie Dachtler, Agency Clerk
Housing Commission of the
Housing Authority of the County of Yolo

By _____

Yolo County Housing

Meeting Date: 01/25/2017

Information

SUBJECT

Selection of Chair and Vice Chair for 2017

Attachments

Staff Report

Form Review

Form Started By: Julie Dachtler
Final Approval Date: 01/20/2017

Started On: 01/20/2017 11:43 AM



Yolo County Housing

147 W. Main Street
WOODLAND, CA 95695

Woodland: (530) 662-5428
Sacramento: (916) 444-8982
TTY: (800) 545-1833, ext. 626

DATE: January 25, 2017
TO: Housing Commission
FROM: Lisa A. Baker, Chief Executive Officer
SUBJECT: **Election of Chair and Vice Chair for 2015**

RECOMMENDED ACTIONS:

That the Commissioner Elect and Chairperson and Vice Chairperson of the Housing Commission for calendar year 2017.

BACKGROUND/DISCUSSION

The Agency's by-laws require, and good governance demands, that the Agency elect a Chair and Vice Chair from among its members to serve the Housing Commission.

FISCAL IMPACT

None.

CONCLUSION:

It is recommended that the Housing Commission elect the officer positions of Chairperson and Vice Chairperson.

Yolo County Housing
Meeting Date: 01/25/2017

Information

SUBJECT

Review and Approve Proposed Meeting Schedule for 2017

Attachments

Staff Report

Form Review

Form Started By: Julie Dachtler
Final Approval Date: 01/20/2017

Started On: 01/20/2017 11:44 AM



Yolo County Housing

Lisa A. Baker, Chief Executive Officer

147 W. Main Street
WOODLAND, CA 95695

Woodland: (530) 662-5428
Sacramento: (916) 444-8982
TTY: (800) 545-1833, ext. 626

DATE: January 25, 2017
TO: YCH Housing Commission
FROM: Lisa A. Baker, CEO
SUBJECT: **Review and Approve Proposed Meeting Schedule for 2017**

RECOMMENDED ACTIONS:

Staff recommends that the Housing Commission Review and Approve the proposed calendar for 2017.

BACKGROUND / DISCUSSION

YCH is required to meet at regular times. According to the by-laws of the YCH at “Article III – Meetings,” the Authority is required to hold an annual meeting. Staff proposes that the Commission select mutually agreeable dates for the meetings. Meetings have generally been held the 2nd or 3rd Wednesday of the month at 4 p.m.

Based on the foregoing, staff proposes the following draft calendar for the Commission’s review:

- February 15 at 4:00 p.m. (alternate could be February 22 at 4:00 p.m.)
- March 8 at 4:00 p.m. (alternate could be March 15 at 4:00 p.m.)
- April 12 at 4:00 p.m. (alternate could be April 19 at 4:00)
- May 10 at 4:00 p.m. (alternate could be May 17 at 4:00)
- June 14 at 4:00 p.m. (alternate could be June 7 at 4:00)
- July 12 at 4:00 p.m. (alternate could be July 19 at 4:00)
- August 9 at 4:00 p.m. (alternate could be August 16 at 4:00) This is the last available meeting for annual Certification for HUD
- September 13 at 4:00 p.m. (alternate could be September 20 at 4)
- October 11 at 4:00 p.m. (alternate could be October 18 at 4)
- November – No Meeting
- December 13 at 4:00 p.m. (alternate could be December 20 at 4:00)

FISCAL IMPACT

Working together to provide quality affordable housing and community development services for all

No fiscal impact. Meeting at regular times will keep YCH in compliance with the requirements of its funding partners and will allow YCH to conduct business and make required reporting submissions on a timely basis.

CONCLUSION

In accordance with the Authority's by-laws, current practice and the needs of YCH, staff proposes that the Housing Commission approve a meeting calendar for 2017.

Yolo County Housing

Meeting Date: 01/25/2017

Information

SUBJECT

Consider substitute appointment for Ad Hoc Fundraising Subcommittee member Stallard

Attachments

Staff Report

Form Review

Form Started By: Julie Dachtler
Final Approval Date: 01/20/2017

Started On: 01/20/2017 11:45 AM



Yolo County Housing

147 W. Main Street
WOODLAND, CA 95695

Woodland: (530) 662-5428
Sacramento: (916) 444-8982
TTY: (800) 545-1833, ext. 626

DATE: January 25, 2017

TO: Housing Commission

FROM: Lisa A. Baker, Chief Executive Officer

PREPARED BY: Colleen Brock, Senior Management Analyst

SUBJECT: **CONSIDER SUBSTITUTE APPOINTMENT FOR AD HOC FUNDRAISING COMMITTEE MEMBER STALLARD**

RECOMMENDED ACTIONS:

It is recommended that the Housing Commission:

1. Appoint a substitute member for the fundraising committee to replace outgoing member Tom Stallard

BACKGROUND/DISCUSSION

At its December meeting, the Housing Commission approved the creation of an Ad-Hoc Fundraising Committee for the proposed community training facility, which is also planned to house the replacement Boxing Club. Since that time, member Stallard has left the Commission and Angel Barajas has been designated as the Commissioner for the Housing Commission.

As a result, staff recommends that the Commission select a replacement member in order to move forward with the project.

History

In 2010, the YCH Board of Commissioners passed a resolution authorizing the CEO to apply for a \$1,666,366 federal grant via CFCF funding which would allow YCH to build a community building at Yolano Donnelly to provide a location for much needed adult education and job training services for the residents and the community. The proposed structure would be 6,000 square feet, single story, green and energy efficient, and fully ADA accessible. The facility could hold up to 200 people. Plans included two offices and two storage areas for use by partner agency staff for the provision of services to residents, 20 computer stations set up in two computer labs with internet and online classroom access, large kitchen area which will be used for nutrition and healthy cooking courses as well as a break room area, and shop/classroom area that would be easily converted into a job training classroom to prepare residents for competitive jobs in the future economy.

Unfortunately the grant was not funded and other grant funding opportunities have been scarce. YCH was successful in receiving CDBG funds from the City of Woodland to help with the planning, drawings and site preparation; however, the project still requires funding for the final construction phase.

In December, the Housing Commission created an Ad Hoc Committee to help see staff through an ambitious capital campaign to raise the approximately \$2,000,000 in necessary funding. Based on staff's fundraising experience, a Capital Campaign of this size traditionally requires approximately 2 years to meet successfully meet all project goals.

FISCAL IMPACT

None.

CONCLUSION

YCH has the opportunity to provide much needed services to our residents, our voucher residents and other rental units, as well as to the community of Woodland and surrounding Yolo County in an area where few services currently exist. The Ad Hoc Fundraising Committee is the first step to seeing this dream come true.

Attachments: None