

LIPH Feasibility Subcommittee Notes from Jan. 14, 2010 Meeting

Board Members Present: Valerie Agostino, Adolph Moody, Carole Norris

Staff Present: Rachel Gonzales-Levine

- Our Principles have to do with what we are committing to the current residents throughout this process
- Committee examined the summary of the Jan. 8 Special Meeting Goals/Outcomes; Principles for Process; Issues/Concerns (see attached)
- Over-housed families will receive a voucher; over income families will be assisted through the relocation laws for 48 months, during which time BHA will pay the difference between their new rent and what they currently pay BHA for their rent.
- Talking points to consider when faced with the question, “Why are you disrupting my family’s life that we have made here?”
 - BHA owns 75 three & four bedroom units. They are unmanageable with the rents that HUD reimburses BHA for them.
 - The low rates of funding for LIPH units causes maintenance that must be deferred due to cost of such maintenance; deferred maintenance causes unhealthy living conditions and undue wear and tear on the units.
 - Many of the families are over-housed so that the units are not being occupied by families that are sized appropriately.
- Feasibility Subcommittee recommends a Planning Committee be developed to include
 - 3 BHA Board Members
 - Current LIPH/RCHP residents (3)
 - City Council Member (1)
 - City Housing Dept. Staffer (1)
 - Social Service Provider (1)
 - BOCAH (clergy community) (1)
 - Legal Community (National Housing Law Project and/or East Bay Community Law Center) (1)
- The Planning Committee will be advisory in nature, advising the Feasibility Committee.
- The Planning Committee must be staffed (e.g. by the Consultant Project Manager)
- We need to hire a project manager, on a consultancy basis to manage the process
- Feasibility Committee would like to see an RFQ from Scott/Eric