

MINUTES OF THE
HOLLYWOOD HOUSING AUTHORITY
HELD
OCTOBER 8, 2014
AT THE HOLLYWOOD HOUSING AUTHORITY OFFICE

Present: Mr. Martin Schlosberg, Chairman
Mr. Lloyd Edelstein, Vice Chairman
Ms Debra McGowan, Commissioner
Mr. David Dweek, Commissioner - Absent
Mr. James Moore – Commissioner - Absent

Also Present: Attorney Kaye Ann Baxter
Ms Taymir Sempe – Assist. Section 8 Coordinator – Hollywood Housing Authority
Ms Lidia Vidal – Receptionist – Hollywood Housing Authority

Mr. Tim Schwartz, Executive Director – Hollywood Housing Authority
Ms Kathy Chopard, Recording Secretary

Board Meeting was called to order at 5:10 PM and roll was called.

A motion was made by Mr. Edelstein, seconded by Ms McGowan approving the Agenda for this meeting. Roll call vote was unanimous.

In regard to the Landlord Complaint – The landlord did not show for the meeting. Ms Baxter explained to the Board that the landlord had sent an email on October 7, stating that she would not be attending the meeting. Ms Baxter informed the Board that this landlord Leslie Davis, sent a letter of complaints against the Hollywood Housing Authority. Ms Baxter stated that after meeting the staff it was decided that there was no merit to this complaint. It was explained to the Board that basically this landlord wanted an increase to her rent payment that was higher than the HUD payment standard would allow for the voucher size that her tenant had. Ms Schwartz stated that the reason he wanted this item to be placed on the Agenda is because of the written comments that Ms Davis had made about staff committing illegal activities. She was accusing staff of trying to talk the client move to another area. The fact is the client no longer liked the area and wanted to move and staff was trying to assist the client to find other areas. Mr. Schwartz told the Board that he always wanted to keep the Board aware of these types of situations. Mr. Schlosberg said that he did not feel there was any action that the Board will need to take.

Ms Baxter left the meeting at 5:30PM.

A motion was made by Mr. Edelstein seconded by Ms McGowan approving the minutes of the Board Meeting held on September 8, 2014. Roll call vote was unanimous.

RESOLUTION AND COMMUNICATION

Resolution 397 - Approval of Payments of 100% of Fair Market Rents as of 12/1/2014. - Ms Sempe explained that every October HUD changes the Fair Market Rents. The Hollywood Housing Authority will be paying 100% of the Fair Market Rents beginning 12/1/2014. All the Section 8 tenants have to be given proper notice as to the Fair Market Rents and that is why it these rates will begin December 1, 2014. Mr. Schwartz stated that Hollywood Housing Authority has been paying 100% of the rents for the past 5 years. A motion was made by Ms McGowan seconded by Mr. Edelstein to approve Resolution 397. All in favor.

Resolution 398 – Approval of Acknowledgement of Public Housing and Section 8 Utility Allowance as of 1/1/2015. HUD has stated that what they want the Housing Authorities to do is to not allow a family who qualifies for a one bedroom voucher to be able to rent a unit with more bedrooms even if the rent for the two is within the rental limits of a one. This will allow proper utility allowance rates to be used for this family. The families that will be coming in to the office for their January recertification will be notified of this new ruling. The Board will be voting on this new regulation to the Administrative Plan. A motion was made by Mr. Edelstein, seconded by Ms McGowan. All in favor.

Ms Sempe and Ms Vidal left at this time. 5:50PM

Mr. Schwartz stated that he had the scheduled conference call with Mr. Milo of Related Urban and Mr. Dorfman of TD International and he was told that apparently in regard to the Request for Changing and Zoning the entry date has been made later. Mr. Schwartz was told that the request is in its "First Committee Meeting". Mr. Schlosberg asked about other items that would need to be addressed such as relocating the tenants in the existing building. Mr. Schwartz said that many of these items would have to include Housing and Urban Development. There would be many offices that would be included in this project. HUD would have to confirm that the zoning has been approved before the demolition is approved. Mr. Schwartz has to confirm that HUD will give the Housing Authority the vouchers that will be needed for the relocating of the tenants and the Hollywood Housing Authority does not have to use some of the vouchers that are now in use. Mr. Schwartz said that in the past HUD has supplied the vouchers. Mr. Schwartz stated that for the next bi-weekly call he would be out of town at a seminar but that Mr. Dorfman will be sitting in on this call.

In regard to scheduling of the next Hollywood Housing Authority Board meeting the Board agreed that November 20, 2014 will be the date.

MONTHLY REPORTS

There were no comments.

SECRETARY/EXECUTIVE DIRECTOR REPORT

There were no comments.

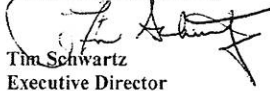
COMMENTS FROM PUBLIC

There were no comments.

ADJOURNMENT

Mr. Edelstein made a motion, seconded by Ms McGowan to adjourn this meeting, which was passed without dissent at 6:00 PM. All in favor

Respectfully submitted,


Tim Schwartz
Executive Director

Approved:

Martin Schlosberg
Chairman