



ORANGE COUNTY HOUSING & COMMUNITY DEVELOPMENT

ORANGE COUNTY HOUSING AUTHORITY ADVISORY BOARD MEETING

Wednesday, October 20, 2021 at 6:00 PM
VIRTUAL MEETING: <https://zoom.us/j/98126441099>

AGENDA - MINUTES

- I. **CALL TO ORDER/GREETINGS/ROLL CALL**
- II. **Members present: Jacobs, Johann, Reynolds**
 - **Staff present: Corey Root (ED), Blake Rosser (Manager)**
- III. **APPROVAL OF THE SEPTEMBER '21 MEETING MINUTES**
 - **Approved unanimously (Jacobs/Johann/Reynolds)**
- III. **UPDATES FROM MEMBERS (3-MINUTES PER MEMBER)**

None
- IV. **EXECUTIVE DIRECTOR/COUNTY REPORT**
 - a. **UPDATE ON THE HOUSING CHOICE VOUCHER PROGRAM**
 - i. **Administrative Plan Changes (Increasing payment standard to 110%) – DISCUSS and VOTE**
 - Board discussed 3 options: 1) leaving payment standards as is, raising payment standards to 110% of FMR across the board, or raising payment standards in a more targeted fashion by applying Small Area FMRs (SAFMRs) to specific zip codes (in this case, 27510 and 27514)
 - Board agreed that raising payment standards was a good idea given increased rent prices in the area, and also increase in reserve funds. Manager Rosser pointed out that the general increase to 110% will allow OCHA to petition HUD for a higher FMR in general after 6 months
 - Board unanimously (Jacobs/Johann/Reynolds) approved increase to 110% across the board and requested that it be implemented as soon as possible in order to impact the greatest number of people in the most equitable possible way.
 - ii. **Emergency Housing Vouchers – First applications have been sent out.**
 - iii. **Reducing Briefings to 1x/month – Rosser states that as volume of issuing has decreased, need for 2 meetings/month has also decreased. Reducing briefings to once a month leaves OCHA with more frequent briefings still than most other PHAs.**
 - b. **MONTHLY OVERVIEW**



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- i. PROGRAMMATIC REPORTS – Utilization, Voucher Issuance, Two Year Tool, VMS, Audits, Finance cleanup
 - ii. INFORMAL HEARINGS - NO HEARINGS HELD THIS MONTH
- V. OTHER BUSINESS (OLD OR NEW)**
- a. **Bylaw Review – No change in role for Executive Director**
 - a. **Review postponed until a later meeting**
 - b. **Board members:**
 - a. 2 new members recommended to BOCC: Valerie Sauer and Dennis Carmody
 - b. 1 opening, currently open applications with preference for non-CH residents
 - c. **Meeting Time Change (Wednesdays are bad for new member)**
 - a. **Manager Rosser polled availability for a potential change in meeting times and will respond by the end of the week with a decision on changed meeting times**
 - i. **(postscript) Meeting times changed to 3rd Thursday of month at the same time.**
- VI. ADJOURNMENT – Due to the extended State of Emergency, we will continue meeting remotely until the Board votes to meet in person.**