HAWAII PUBLIC HOUSING AUTHORITY
NOTICE OF MEETING
REGULAR BOARD OF DIRECTORS MEETING
June 18, 2009
9:00 a.m.
1002 North School Street, Building E
Honolulu, Hawaii 96817

AGENDA

I. CALL TO ORDER / ROLL CALL

II. APPROVAL OF MINUTES

A. Regular Meeting, May 21, 2009
B. Executive Sessions, May 21, 2009

III. PUBLIC TESTIMONY

Public testimony on any agenda item shall be taken at this time. Pursuant to section 92-3, Hawaii Revised Statutes, and section 17-2000-18, Hawaii Administrative Rules, the Board may limit public testimony to three minutes.

IV. DECISION MAKING

A. Decision Making: To Repppoint Mr. Earl Mente, Ms. Joyce R. Nakamura, Ms. Jane Moana Gray, Ms. Sylvianne Young, Mr. Solomon Kuresa, Jr. and Mr. Wayne Fujikane to the Oahu Eviction Board for a Two-Year Term Expiring on July 31, 2011

B. Decision Making: To Reappoint Ms. Jane Moana Gray to the Hilo, Kona, Kauai and Maui Eviction Boards for a Two-Year Term Expiring on June 30, 2011

C. Decision Making: To Adopt the Environmental Assessment (EA) Prepared by the Department of Hawaiian Home Lands (DHHL) for its Kumuhau Subdivision and the Supplemental Environmental Assessment that Includes the Non-Exclusive Sewer Easement through Waimanalo Homes, Lot 146, Waimanalo, Oahu, Hawaii

D. Decision Making: To Approve the Hawaii Public Housing Authority's Agency-wide Operating Budget for the Fiscal Year July 1, 2009 to June 30, 2010 and to Adopt Resolution No. 17 Approving the Fiscal Year 2010 Operating Budget for the Federal Low-Rent Program of the Hawaii Public Housing Authority

E. Decision Making: To Approve the Hawaii Public Housing Authority's Request to the Governor to Veto S.B. No. 1160 – S.D. 2, H.D. 2, C.D. 1 - Relating to the Hawaii Public Housing Authority (Requiring Common Area Expense Assessment; Hiring of a Hearings Officer; and Prohibiting the Sale of Land Under Public Housing)

F. Decision Making: To Approve the Hawaii Public Housing Authority's Request to the Governor to Veto S.B. 1677 – S.D. 1, H.D. 2, C.D. 1 – Relating to Lands Controlled by the State (Requiring 2/3 Approval by Both Houses of the Legislature to Sell or Gift State Land)

G. Decision Making: To Approve the Hawaii Public Housing Authority's Request to the Governor to Veto HB 1692 – H.D. 2, S.D. 2, C.D. 1 – Relating to Housing (Requiring Designation of a State Housing Project for Time Limits on Occupancy)

H.. Decision Making: To Adopt Board Resolution No. 16 to Comply with H.C.R. No. 282 – H.D. 1 - Urging the Hawaii Public Housing Authority to Increase the Minimum Rent Schedule for State Public Housing to a Minimum of $250.00 per month

I. Decision Making: To Approve the Policy on the Use of Resident Participation Funds by the Hawaii Public Housing Authority

J. Decision Making: Evaluation of the Executive Director and Possible Personnel Action Related Thereto. Evaluation to Cover Performance to Date.

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4, 92-5(a)(2), and 92-5(a)(4), to evaluate the performance of the Executive Director and possible personnel actions related thereto.

V. REPORTS

A. Report of Task Force Committees

- Finance / Audit/Asset Management – T. Thompson, E. Beaver & L. Smith
- Human Resources / Personnel – H. Oliva, C. Ignacio & M. Yoshioka
- Homelessness – K. Park, C. Ignacio & R. Berthiaume
- Public Housing Operations/Tenant/Tenant Relations – C. Hosino Yoshioka, C. Ignacio & S. Dodson
- Mixed Income Projects – E. Beaver, R. Berthiaume, K. Park & S. Dodson

B. Report of the Executive Director Program/Project Updates

A. FY 2009 Budget to Actual Comparisons
B. Property Branch
   1. Rent Collection
   2. Island Overview
   3. AMP Overview
   4. Turnover Report
C. Construction Services Elevator Repairs, Modernization
D. Hearings Office Evictions
E. Contracts & Procurement Office Contracts
F. Section 8 Subsidy Programs Report
G. Homeless Programs Report
H. Personnel Report

VI. FOR INFORMATION/FOR DISCUSSION

A. For Discussion: Implications of the Governor's Announcement Regarding Staff Furloughs and the HPHA's Plans for FY 2009-2010

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to the staff furloughs

B. For Information: Kuhio Park Terrace (KPT) Lawsuits: *Faletogo et al. v. Hawaii Public Housing Authority* (Civil No. 08-1-2608-12) *and McMillon et al. v. Hawaii Public Housing Authority* (Civil No. CV08-00578*)*

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to *Faletogo et al. v. Hawaii Public*

Housing Authority (Civil No. 08-1-2608-12) *and McMillon et al. v. Hawaii Public Housing Authority* (Civil No. CV08-00578).

C. For Information: Update on Administrative Judgment Regarding Banyan Street Manor

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to the Administrative Judgment regarding Banyan Street Manor.

D. For Information: Update on Compliance with the Consent Agreement and Final Order with the U.S. Environmental Protection Agency Relating to the Conversion of Large Capacity Cesspools

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to Compliance with the Consent Agreement and Final Order with the U.S. Environmental Protection Agency Relating to the Conversion of Large Capacity Cesspools.

E. For Information: Update on the Sale of the Hana Parcel (TMK 2-1-3-9:9), located at 2890 Hana Highway

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to the Hana Parcel.

F. For Information: Update on the Status of Kahikolu Ohana Hale O Waianae Homeless Shelter

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to Kahikolu Ohana Hale O Waianae Homeless Shelter.

G. For Information: Report on the Hawaii Public Housing Authority's Contracts with Non Profit Organizations for Homeless Services

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to Homeless Services.

H. For Information: Update on U.S. Department of Housing and Urban Development Technical Assistance Contractor MD Strum Housing Services Inc.

I. For Information: To Approve the Hawaii Public Housing Authority's Fiscal Internal Control Policy

J. For Discussion: Strategic Vision for the Hawaii Public Housing Authority