

MAYOR WRIGHT HOMES
RESIDENT COMMUNITY MEETING
August 5, 2008

1) INTRODUCTIONS

2) RESIDENT ASSOCIATIONS:

- TENANT MONITORS AT EACH PROPERTY
- WE NEED RESIDENTS INPUT TO DETERMINE WHAT NEEDS TO BE ADDRESSED

3) RESIDENT ISSUES:

- 1) teenage drinking in common areas
- 2) intimidation & threats to residents & security personnel (law Jan. 2009)
- 3) non repair of 4 BDR. units, 24C & E, 26E & F, 28E, 29C
- 4) no hot water
- 5) emergency phone # response
- 6) poor lighting (safety issue)
- 7) 8 hour community service requirement of residents w/medical excuse
- 8) resident participation, lead by example
- 9) security refuse/fail to report problems
- 10) residents do see a decrease in activity

EMERGENCY PHONE #
832-3390

- UPDATE BY OCT 2008 on items 1 – 10.
- Neighborhood Board member, Lynn Vasquez reported they have seen a decrease in problems in recent months due to efforts working with management and resident association, thanks to Hannah & Theresa.

4) HPD/WEED & SEED – Officer Motas, 845-1384 (non-emergency #)

5) REP. RHOADS –

- suggests arresting non residents on property causing disturbances
- request video or pics of security not doing their job
- phone #271-5995

6) Other issues

- mgmt/alii security & residents would like to meet
- pothole problem
- request to open main gate – not enough security to open main gate
- can we rotate opening the gates?
- has alii security given out trespassing violations?
- alii suggests resident ID card
- is alii doing their jobs? record & report

- bring security issues to Manager
- drugs at bus stop on LILIHA street

7) MGMNT CONCERNS:

- pay rent on time
- resident assistance identifying problems in community
- open door policy

Asset Mgmt. – Stephanie Fo

- budget, need rents
- more charges

Question – those who pay rent vs. those who don't pay rent – yes must be made up

Zero tolerance for non-payment, pay ahead

Presentation by Chad Taniguchi, Executive Director

- board report on HPHA website, 3 million budgeted for solar water heating repair
- HPHA losing money last 4 yrs., HPHA spent more than collected
- fix units, fill units, collect rents, get rid of deficit
- we need your help, what will happen to public housing?
- HPHA needs 360 million OVER 30 YEARS
- volunteer/conservate electricity & water
- mixed income properties:
 - add affordable rent & market rate rentals to public housing developments
 - add retail stores into public housing site's
 - mixed financing
- how long does the process take?
 - how does it affect the resident relocation or section 8
 - has this process started? no
- suggestion to let applicants fix vacant units
- will HPHA consider "rent to own"
- what will the economy be like in the future?
- rents based on 30% of income
- HPHA will discuss mixed income site's if we determine we want it then we have to do a request for proposal. Could take up to 6 months. HPHA will come back to discuss with residents.
- How will HPHA address the waiting list if affordable housing is built
- request a traffic light on Liliha St.
- what could we have done better? microphone, fans, sign in sheet at the door, longer meeting

