



DALY CITY HOUSING DEVELOPMENT FINANCE AGENCY

AGENDA

REGULAR MEETING

COUNCIL CHAMBERS – 333 90TH STREET

MONDAY, December 12, 2016 – 7:00 P.M.

For those wishing to address the Agency Board on any Item on the Agenda or under Public Appearances/Oral Communications, please complete a Speaker Card located at the entrance to the Council Chambers and submit to a Staff Member as early in the meeting as possible.

Persons with disabilities who require auxiliary aids or services in attending or participating in this meeting should call the office of the City Clerk at 991-8078 as soon as possible.

CALL TO ORDER:

ROLL CALL:

APPROVAL OF MINUTES:

1. Meeting of October 24, 2016

CHANGE OF OFFICERS:

The Mayor of the City of Daly City is hereby designated as Chairperson and the Vice-Mayor is hereby designated as Vice Chairperson.

PUBLIC APPEARANCE – ORAL COMMUNICATIONS:

NOTE: Speakers are limited to two minutes, unless modified by the Chair.
The Board cannot take action on any matter raised under this item.

ADJOURNMENT:

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The meeting was called to order by Chairperson Torres at 7:00 P.M.

ROLL CALL: Commissioners Present:

Sal Torres, Chairperson
David J. Canepa, Vice-Chairperson
Ray Buenaventura
Judith Christensen
Michael Guingona

Patricia Martel, Executive Secretary/Director
Rose Zimmerman, General Counsel
K. Annette Hipona, Assistant Secretary

MINUTES:

Meeting of September 12, 2016

It was moved by Vice-Chairperson Canepa, seconded by Commissioner Christensen and carried to approve the Special Meeting minutes of September 12, 2016.

RESOLUTION:

Approval of Oversight Agent and Program Administration Agreement for the Franciscan Mobile Home Park

Betsy Zobell, Housing Community Development Supervisor, reviewed the Agenda Report with the Commissioners. In 2002, the Agency appointed Rosenow Spevacek Group, Inc., (RSG) as Program Administrator to monitor compliance with the income and rent restrictions described in the loan agreement. In July 2016, the Agency was notified by RSG of their intention to resign from its position as Program Administrator/Oversight Agency. Staff reviewed qualifications of three firms and found Wolf Company, Inc. to be well qualified to carry the Program Administration and Oversight work associated with the Franciscan Loan Agreement and Regulatory Agreement.

The following residents are from the Franciscan Mobile Home Park:

Cyn Thompson was disappointed with the results of the Council Study Session and that public comment was not allowed. She stated that she is disappointed that the Council did not investigate the crimes and failings of RSG against the residents. She is concerned that the Council is allowing RSG to run away without scrutiny.

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Jessica Li, with Sonny Quinquini speaking on her behalf, stated that she is one of the many low income residents in the park and has never been given the reduced rent. She asks where the compliance is. She would like to be included in the list of lower rents.

Mamie Zhu, speaking on behalf of the residents, stated that most of the residents are low income. They do not know where the low income numbers are. How can they know who is on the list?

Bill Stipinovich objects to the release of RSG as the Oversight Agency because of their non-compliance. They have not been held accountable for their actions. The recommended Oversight Agency handles smaller businesses.

Sonny Quinquini stated that the Council should not approve RSG's resignation. RSG should be questioned about their compliance since 2002 by the Council and the residents. He would like a third study session to question RSG.

It was moved by Commissioner Guingona, seconded by Chairperson Torres and carried by roll call vote to approve the following resolution:

Ayes: Christensen, Guingona, Torres
No: Buenaventura, Canepa

HFA-41, Authorizing Termination of an Agreement with Rosenow Spevacek Group, Inc. and Approving an Agreement with Wolf Company, Inc. for Oversight Agent and Program Administrator Services Pertaining to the Franciscan Mobile Home Park

ADJOURNMENT:

It was moved by Vice-Chairperson Canepa, seconded by Commissioner Christensen and carried to adjourn the meeting of the Daly City Housing Development Finance Agency at 7:15 P.M.

Assistant Secretary

Approved this _____ 12th _____ day
of _____ December _____, 2016

Chairperson