

**REGULAR MEETING SUMMARY ACTION MINUTES
ORANGE COUNTY HOUSING FINANCE TRUST**

FRIDAY, AUGUST 30, 2019, 9:00 A.M.

JOHN MARK JENNINGS
Chair

DAVID PENALOZA
Vice Chair

DON BARNES
Director

DOUG CHAFFEE
Director

ANDREW DO
Director

STEPHEN FAESSEL
Director

JAMEY FEDERICO
Director

SHARI FREIDENRICH
Director

ED SACHS
Director

Trust Manger
Adam Eliason

Trust Counsel
Jacqueline Guzman

Clerk of the Trust
Robin Stieler

ATTENDANCE: Doug Chaffee, Stephen Faessel, Shari Freidenrich, Jamey Federico, John Mark Jennings,
Ed Sachs and David Penaloza

ABSENT: Don Barnes and Andrew Do

PRESENT: Manager of the Trust Adam Eliason
Trust Counsel Jacqueline Guzman
Clerk of the Trust Robin Stieler

Call to Order

CHAIR JENNINGS CALLED THE MEETING TO ORDER AT 9:06 A.M.

Pledge of Allegiance

DIRECTOR FEDERICO LED THE PLEDGE OF ALLEGIANCE

Roll Call

THE CLERK CALLED THE ROLL AND CONFIRMED QUORUM

ACTION ITEMS (Items 1-5):

1. Approve Orange County Housing Finance Trust minutes from the June 27, 2019 Regular Meeting **ON THE MOTION OF DIRECTOR SACHS, SECONDED BY DIRECTOR FAESSEL, BY A VOTE OF 6 TO 0, WITH VICE CHAIR PENALOZA AND DIRECTORS BARNES AND DO BEING ABSENT, APPROVED THE ORANGE COUNTY HOUSING FINANCE TRUST MINUTES FROM THE JUNE 27, 2019 REGULAR MEETING AS AMENDED TO ADD: ON THE MOTION OF DIRECTOR CHAFFEE, WITH A UNANIMOUS VOTE OF THE BOARD AND WITH DIRECTORS BARNES AND SIDHU BEING ABSENT, THE BOARD CONFIRMED THE APPOINTMENTS OF DIRECTOR JENNINGS AS CHAIR AND DIRECTOR PENALOZA AS VICE CHAIR.**

2. Approve and adopt by resolution the proposed Orange County Housing Finance Trust Bylaws. **ON THE MOTION OF DIRECTOR CHAFFEE, SECONDED BY DIRECTOR FAESSEL, BY A VOTE OF 6 TO 0, WITH VICE CHAIR PENALOZA AND DIRECTORS BARNES AND DO BEING ABSENT, THE BOARD UNANIMOUSLY APPROVED ITEM AS RECOMMENDED**

RESO: 19-001-OCHFT

3. Election of Officers of Chair and Vice Chair for the Orange County Housing Finance Trust **ON THE MOTION OF DIRECTOR FEDERICO, SECONDED BY DIRECTOR SACHS, NOMINATED AS A SLATE DIRECTOR JENNINGS AS CHAIR AND DIRECTOR DO AS VICE CHAIR.**

ON THE MOTION OF DIRECTOR CHAFFEE, SECONDED BY DIRECTOR SACHS, BY A VOTE OF 6 TO 0, WITH DIRECTORS PENALOZA, BARNES AND DO BEING ABSENT, NOMINATED AND ELECTED BY ACCLAMATION DIRECTOR JENNINGS AS CHAIR AND DIRECTOR DO AS VICE CHAIR.

4. Authorize and adopt by resolution the Orange County Housing Finance Trust Manager, or his designee, to apply for the \$1million-dollar funding and accept the grant terms and conditions via the execution of the California Department of Housing & Community Development State Standard Agreement. **ON THE MOTION OF DIRECTOR FEDERICO, SECONDED BY DIRECTOR CHAFFEE, BY A VOTE OF 7 TO 0, WITH DIRECTORS BARNES AND DO BEING ABSENT, THE BOARD UNANIMOUSLY APPROVED ITEM AS RECOMMENDED.**

RESO: 19-002-OCHFT

5. Approve and adopt by resolution the initial Conflict of Interest Code for the Orange County Housing Finance Trust **ON THE MOTION OF CHAIR JENNINGS, SECONDED BY DIRECTOR PENALOZA, BY A VOTE OF 7 TO 0, WITH DIRECTORS BARNES AND DO BEING ABSENT, THE BOARD UNANIMOUSLY APPROVED ITEM AS RECOMMENDED.**

RESO: 19-003-OCHFT

DISCUSSION ITEMS: (None)

HOUSING TRUST MANAGER REPORT

6. Oral Report from the Housing Trust Manager
 - **PROVIDED A VIEW OF THE TRUST'S WEBSITE AND STATED THERE ARE 21 MEMBERS OF THE JOINT POWERS AUTHORITY INCLUDING THE CITIES OF**

WESTMINSTER, ALISO VIEJO AND LAGUNA HILLS.

- **WORKING WITH THE STATE AND COUNTY STAFF TO RECEIVE A \$1 MILLION GRANT DIRECTLY TO THE TRUST. THE \$1 MILLION WILL BE COMBINED WITH THE COUNTY'S \$5 MILLION TO CREATE THE TRUST'S FIRST NOTICE OF FUNDING AVAILABILITY OF \$6 MILLION FOR THE DEVELOPMENT OF PERMANENT SUPPORTIVE HOUSING WITH FUNDS AVAILABLE TO DEVELOPERS IN THE FIRST QUARTER OF 2020.**
- **WORKING WITH COUNTY STAFF TO APPLY FOR A NON COMPETITIVE GRANT FROM THE SB2 YEAR 1 PLANNING GRANT (\$310,000) FOR COUNTY PLANNING ACTIVITIES AND TRUST ADMINISTRATIVE TASKS WHICH WILL INCLUDE A BUSINESS/STRATEGIC PLAN, LEGAL COSTS TO ASSIST IN THE REVIEW AND POSSIBLE FORMATION OF A 501(c)(3) FOR DONATIONS, ADMINISTRATIVE POLICIES AND PROCEDURES, WEBSITE, UPDATES TO THE HOUSING FUNDING STRATEGY, AND PREPARATION OF REGIONAL HOUSING POLICIES AND ORDINANCES THAT CAN BE A TEMPLATE TO ASSIST IN PERMANENT SUPPORTIVE HOUSING UNITS IN THE COUNTY.**
- **THE COUNTY HOUSING FUNDING STRATEGY ESTABLISHED A GOAL OF CREATING 2,700 UNITS OF PERMANENT SUPPORTIVE HOUSING AS WELL AS 2,700 UNITS OF AFFORDABLE HOUSING. THE TRUST'S WEBSITE HAS AN INTERACTIVE TRACKING PAGE TO TRACK THE PROGRESS OF THE GOAL ESTABLISHED AND REPORTS THE DETAILS RELATED TO EACH PROJECT. ENCOURAGED EVERYONE TO SUBSCRIBE ON THE TRUST'S WEBSITE TO RECEIVE PERIODIC NEWS AND UPDATES.**
- **WAS INVITED TO SPEAK ON A PANEL AT THE KENNEDY COMMISSION FORUM ON AUGUST 16, 2019 WITH REPRESENTATIVES FROM THE HOUSING TRUST OF SILICON VALLEY, ORANGE COUNTY HOUSING TRUST AND LUCY DUNN FROM THE ORANGE COUNTY BUSINESS COUNCIL. THE PANEL SPOKE ABOUT THE COLLABORATIVE EFFORTS TO ADDRESS AFFORDABLE HOUSING AND PERMANENT SUPPORTIVE HOUSING IN THE COUNTY AND SHOWING SACRAMENTO THAT ORANGE COUNTY IS INVESTED AND HAS THE COLLECTIVE POLITICAL WILL AND PRIVATE CORPORATION WILL TO ADDRESS THE HOUSING CRISIS. WILL BE SPEAKING AT THE SOUTHERN CALIFORNIA ASSOCIATION OF NON-PROFITS CONFERENCE IN LOS ANGELES, CALIFORNIA ON OCTOBER 25, 2019.**
- **PROPOSED NEXT TRUST MEETING BE HELD ON OCTOBER 29, 2019 AT 10:00 A.M. DISCUSSION WILL INCLUDE THE RECOMMENDATION TO HIRE LEGAL COUNSEL/CONSULTANT TO EXPLORE THE FORMATION OF THE 501(c)(3) AND TAX-DEDUCTIBLE DONATIONS, DRAFT BUDGET/MEMORANDUM OF UNDERSTANDING WITH VARIOUS COUNTY DEPARMENTS FOR ADMINISTRATIVE AND FINANCIAL MATTERS AND A DRAFT NOTICE OF FUNDING AVAILABILITY FOR REVIEW AND APPROVAL BY THE BOARD. STAFF IS ALSO DRAFTING THE 2020 TRUST MEETING SCHEDULE FOR BOARD CONSIDERATION.**
- **CHAIR JENNINGS REQUESTED THE TRUST MANAGER INVITE BOARD MEMBERS TO FUTURE SPEAKING ENGAGEMENTS.**
- **CHAIR JENNINGS REQUESTED TO COMBINE EFFORTS WITH AND/OR INVITE THE ORANGE COUNTY HOUSING TRUST TO ORANGE COUNTY HOUSING FINANCE TRUST MEETINGS AND PROVIDE REPORTS AND UPDATES.**
- **CHAIR JENNINGS REQUESTED TO COORDINATE LOBBYING EFFORTS WITH BOARD MEMBERS FOR LEVERAGING OF FUNDS FOR THE TRUST AS WELL AS JOINING FORCES WITH THE ORANGE COUNTY HOUSING TRUST ON LOBBYING EFFORTS.**

- **DIRECTOR FREIDENRICH SUGGESTED HAVING A POP-UP WINDOW DISPLAY IMMEDIATELY WHEN INDIVIDUALS LOG ON THE TRUST’S WEBSITE TO SUBSCRIBE AND RECEIVE PERIODIC NEWS AND UPDATES OF THE TRUST.**
- **DIRECTOR FREIDENRICH SUGGESTED AS PART OF THE MEMORANDUM WITH THE COUNTY TO USE SOCIAL MEDIA PLATFORMS THAT THE COUNTY HAS IN PLACE TO COMMUNICATE THE WORK OF THE TRUST (I.E., HAVE LINKS TO EACH CITIES WEBSITES WHO ARE MEMBERS OF THE TRUST).**
- **DIRECTOR FREIDENRICH SUGGESTED THE COUNTY ASSIST THE TRUST IN ENCOURAGING THE 21 MEMBERS OF THE JOINT POWERS AUTHORITY TO PROVIDE LINKS TO THE TRUST’S WEBSITE ON THEIR CITY WEBSITES.**
- **DIRECTOR FREIDENRICH REQUESTED TO ADD A SECTION TO THE TRUST’S AGENDA FOR DIRECTORS TO SUBMIT INFORMATIONAL AGENDA ITEMS.**
- **DIRECTOR PENALOZA ENCOURAGED THE 21 MEMBERS OF THE JOINT POWERS AUTHORITY TO PROVIDE LINKS TO THE TRUST’S WEBSITE ON THEIR CITY WEBSITES.**

PUBLIC & TRUST COMMENTS:

PUBLIC COMMENTS

Thomas Fielder – Oral re: Resident of the City of Anaheim; member of Housing is a Human Right OC; urged the Trust to act with urgency to find housing for the homeless; the County and State can provide more funding for the development of permanent supportive housing; urged the Board to request the County provide their discretionary funds for housing.

David Duran – Oral re: Member of Housing is a Human Right OC; homeless deaths in Orange County; County of Orange elected officials not speaking positively about the homeless and expressing negative rhetoric regarding homelessness.

DIRECTOR COMMENTS

Director Sachs – Oral re: Has heard negative comments regarding the homeless from elected officials; suggested adding a tab to the Trust’s website “Who are the homeless’ to share and communicate the work of the Trust.

Chair Jennings – Oral re: Has heard negative comments regarding the homeless from elected officials and residents; agrees with Director Sach’s suggestion to add a tab to the Trust’s website “Who are the homeless’ to share and communicate the work of the Trust; welcomed Director Faessel to the Trust; announced the next meeting of the Trust will be held on Tuesday, October 29, 2019, location to be determined.

ADJOURNED: 9:49 A.M

NEXT MEETING:

Tuesday, October 29, 2019 Location to be determined

JOHN MARK JENNINGS
Chair, Orange County Housing Finance Trust

ROBIN STIELER
Clerk of the Orange County Housing Finance Trust