

**SPECIAL MEETING MINUTES OF THE
KING COUNTY HOUSING AUTHORITY
BOARD OF COMMISSIONERS
HYBRID MEETING**

Tuesday, February 20, 2024

I. CALL TO ORDER

The special monthly meeting of the King County Housing Authority Board of Commissioners was held as a hybrid meeting on Tuesday, February 20, 2024. There being a quorum, the hybrid meeting was called to order by Chair Barnes at 3:02 p.m.

II. ROLL CALL

Present: Commissioner Doug Barnes (Chair) (via Zoom), Commissioner TerryLynn Stewart (via Zoom), Commissioner Richard Jackson (via Zoom), and Commissioner Regina Elmi (via Zoom)

Excused: Commissioner Richard Harmon

III. PUBLIC COMMENT

Cindy Ference gave public comment.

IV. APPROVAL OF MINUTES

A. Board Meeting Minutes – December 19, 2023

On motion by Commissioner Richard Jackson, and seconded by Commissioner TerryLynn Stewart, the Board unanimously approved the December 19, 2023 Meeting Minutes.

V. APPROVAL OF AGENDA

On motion by Commissioner Richard Jackson, and seconded by Commissioner TerryLynn Stewart, the Board unanimously approved the February 20, 2024 hybrid Board of Commissioners' meeting agenda.

VI. CONSENT AGENDA

- A. Voucher Certification Reports for November 2023
- B. Voucher Certification Reports for December 2023

On motion by Commissioner Richard Jackson, and seconded by Commissioner TerryLynn Stewart, the Board unanimously approved the February 20, 2024 hybrid Board of Commissioners' meeting consent agenda.

VII. RESOLUTIONS FOR DISCUSSION

A. Resolution No. 5764 – Recognizing the Dedicated Service of Commissioner John Welch Throughout his Tenure on the Board of Commissioners of the King County Housing Authority from 2015 through 2023 and Expressing the Appreciation of Board Members and Staff of the Housing Authority.

Chair Barnes read the resolution in its entirety.

On motion by Commissioner Richard Jackson, and seconded by Commissioner TerryLynn Stewart, the Board unanimously approved Resolution 5764.

B. Resolution No 5763 – Adoption of Economic Adjustments of Represented Staff Related to New 3-Year Contract with Seattle Building Trades.

Tonya Harlan, VP of Human Resources explained the details of the resolution.

Questions of Commissioners were answered.

On motion by Commissioner Richard Jackson, and seconded by Commissioner TerryLynn Stewart, the Board unanimously approved Resolution 5763.

VIII. BRIEFINGS & REPORTS

A. Fourth Quarter 2023 Procurement Report

Saeed Hajarizadeh, Executive VP of Administration/Chief Administrative Officer and Tim Baker, Senior Management Analyst gave a summary of the Procurement Report.

B. KCHA State Legislative Priorities for 2024

Andrew Calkins, Vice President of Policy and Intergovernmental Affairs gave the update of the Legislative Priorities for 2024.

- Reform the Real Estate Excise Tax to Fund Affordable Housing
- Allocate Capital Funding for the Skyway Resource Center
- Advance Opportunities for Acquisition and Preservation of Existing Housing
- Fund Essential Safety Net Programs & Services

C. Fourth Quarter 2023 Write-Off Report

Anneliese Gryta, Executive VP of Housing Operations/Chief Operations Officer gave details of the report.

IX. EXECUTIVE DIRECTOR REPORT

Robin Walls, President/CEO gave news updates.

- Thursday, January 18th was the ground breaking for the Skyway Resource Center. This was a shared event for the community and the Skyway Coalition that has supported the use of this space. The Skyway Resource Center has been led by Tim Walters's group, in terms of Asset Management, Dan Landes and Sunnie Park being very active to make use of that space.
- February 1st, met with Dow Constantine and SHA ED Rod Brandon. We participated in a video for King County Veterans Programs collaborative case management that is now on YouTube. We talked about the VASH program, a ground breaking initiative. It's been a success and marks an expansion with a true collaboration. Kristy Johnson and her team coordinated this.
- February 6th, we had a visit with HUD's Principal Deputy Assistant Secretary - Rich Monocchio. The PDAS visit was designed to focus on MTW Housing Authorities. He went to Seattle Housing Authority, King County Housing Authority and Tacoma Housing Authority. He really wanted to understand how MTW well run housing authorities, we had a productive visit. We started our visit at Greenbridge and then to Highline Community College, where our WISH program is housed. Also met with Community partners and participants from the WISH program. Kristy Johnson, Ted Dezember, Shawli Hathaway, Andrew Calkins did a lot of the coordination and this was a triumphant moment for KCHA.
- We attended the National Leased Housing Association (NLHA) mid-year meeting. We presented on Housing Stability and Housing Navigation. It was well attended and received. Anneliese Gryta, Kristy Johnson, Pam Taylor, and Allison Menendez who all knocked it out of the park with their presentations and highlighted KCHA's effectiveness. This is going back to stability around emergency housing vouchers issues and housing navigation.
- Inclusive Leadership Training – We are in the process of a 6 month series, and we will be rolling out new performance management tools that will be used for both supervisors and staff. We will be meeting with Senior Staff in the next couple weeks to discuss the tools. We have done a really good job with catching up on performance appraisals and we are at the final phase with retooling the process.
- EDIB Training agenda for EDIB – This will involve a combination of the EDIB office, Greatheart Consulting as well as HR Learning and Development. Bringing all of the EDIB definitions and the next phase of where we are going to the full body of the KCHA staff.
- HUD Audits have been completed.

XII. KCHA IN THE NEWS

None.

XIII. COMMISSIONER COMMENTS

XIV. ADJOURNMENT

Chair Barnes adjourned the meeting at 4:27 p.m.

THE HOUSING AUTHORITY OF THE COUNTY OF KING, WASHINGTON



DOUGLAS J. BARNES, Chair
Board of Commissioners



ROBIN WALLS
Secretary