



TACOMA HOUSING AUTHORITY

BOARD OF COMMISSIONERS MEETING MINUTES STUDYSESSION FRIDAY, September 9, 2011

The Commissioners of the Housing Authority of the City of Tacoma met in Study Session at 902 South L Street, Tacoma, WA at 12:00 PM on Friday, September 9, 2011.

1. CALL TO ORDER

Chair Flauding called the meeting of the Board of Commissioners of the Housing Authority of the City of Tacoma (THA) to order at 12:08 PM.

2. ROLL CALL

Upon roll call, those present and absent were as follows

PRESENT

ABSENT

Commissioners

Janis Flauding, Chair
Greg Mowat, Vice Chair

Ken Miller, Commissioner
Arthur Banks, Commissioner

Stanley Rumbaugh, Commissioner (Arrived at 12:10 PM)

Staff

Michael Mirra, Executive Director
Christine Wilson, Executive Administrator
April Black, REMHS Director
Nancy Vignec, Community Services Director
Barbara Tanbara, Human Resources Director
Ken Shalik, Finance Director
Walter Zisette, RED Director
Todd Craven, Administration Director

Chair Flauding declared there was quorum present at 12:10 PM.

3. REVIEW OF PROPOSED 2012 MTW ACTIVITIES

Director Black led the discussion on the proposal to add four new activities to the 2012 MTW Plan.. Staff will submit these proposals to the Board in October for approval. If the Board approves them, staff will then submit them to HUD for HUD's approval. Director Black review each of the four new activities:

- THA proposes to restrict the ability of voucher holders to "port out" of Tacoma and take their voucher to another jurisdiction. Under this proposal, THA would permit such ports only the following circumstances: for work purposes, for education purposes, for reasons required by disability, and for any purpose to a jurisdiction whose PHA would absorb the voucher. This restriction would serve several purposes. It would reduce THA costs by avoiding payment of HAP dollars in higher cost markets. It would avoid paying administrative dollars to other PHAs to administer out of area vouchers. It would preserve scarce voucher dollars for households that live in Tacoma. It would also allow THA to consider other program changes, such as time limits, that would not be feasible if a household could avoid such limits simply by moving out of town.

The Commissioners requested information showing the number of vouchers that port in.

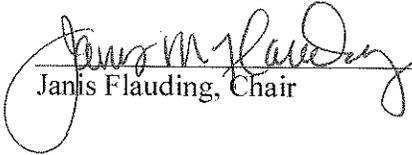
- THA proposes to allow the use of public housing units to serve special needs populations in partnership with service providers. This would match the flexibility THA already has for a similar use of vouchers.
- THA proposes to contribute housing resources, units or dollars, to the competitive centralized process that Pierce County will administer. Under this process, organizations seeking those resources will apply to the County. The County would select the organizations based upon merit, with THA input and direction. The County would be responsible for managing the contracts and ensuring that the selected providers supply the required services in the required amounts and quality. THA would benefit in several ways by contributing its resources to this process. It would allow THA to more closely align its resources with local priorities. It would save THA the administrative burden of managing the process and the contracts. It would strengthen the County's centralized process.
- THA proposes to allow it to blend public housing and section 8 dollars to support the same apartment. This will give THA more flexibility in sustaining our public housing portfolio. This option can be much better and less expensive than giving up on the Public Housing subsidy entirely. It allows us to keep that subsidy and supplement it with less than the cost of a full voucher.

4. ADJOURNMENT

There being no further business to conduct, Commissioner Mowat moved to adjourn, and Commissioner Rumbaugh seconded the motion. Meeting adjourned at 1:13 PM.

APPROVED AS CORRECT

Adopted: November 16, 2011



Janis Flauding, Chair