HAWAII PUBLIC HOUSING AUTHORITY
NOTICE OF MEETING
REGULAR BOARD OF DIRECTORS MEETING
April 16, 2009
9:00 a.m.
1002 North School Street, Building E
Honolulu, Hawaii 96817

AGENDA

I. CALL TO ORDER / ROLL CALL

II. APPROVAL OF MINUTES

A. Regular Meeting, March19, 2009
B. Executive Sessions, March 19, 2009

III. PUBLIC TESTIMONY

Public testimony on any agenda item shall be taken at this time. Pursuant to section 92-3, Hawaii Revised Statutes, and section 17-2000-18, Hawaii Administrative Rules, the Board may limit public testimony to three minutes.

IV. DECISION MAKING

A. Decision Making: To Approve the Hawaii Public Housing Authority's Five Year and Annual Public Housing Agency Plan for the Fiscal Year Beginning July 1, 2009 to June 30, 2010 and to Authorize the Executive Director to Take Required Actions to Submit the Approved Plan to the U.S. Department of Housing and Urban Development

B. Decision Making: To Adopt the Hawaii Public Housing Authority's Updated Utility Schedule for the Fiscal Year Beginning July 1, 2009 to June 30, 2010, and Authorize the Executive Director to Publish the Utility Schedule for Public Comment

C. Decision Making: To Adopt Resolution No. 16 Authorizing the Disposition Request and Application for a Sewer Easement over Waimanalo Homes, Lot 146, 41-555 Humuna Place, Waimanalo, Oahu, Hawaii

D. Decision Making: Whether or Not to Pursue the Establishment of Ombudsman Position for Hawaii Public Housing Authority (HPHA)

V. REPORTS

A. Report of Task Force Committees
- Finance / Audit/Asset Management – T. Thompson, E. Beaver & L. Smith
- Human Resources / Personnel – H. Oliva, C. Ignacio & M. Yoshioka
- Homelessness – K. Park, C. Ignacio & R. Berthiaume
- Public Housing Operations/Tenant/Tenant Relations – C. Hosino Yoshioka, C. Ignacio & S. Dodson
- Mixed Income Projects – E. Beaver, R. Berthiaume, K. Park & S. Dodson

B. Report of the Executive Director Program/Project Updates

A. Status of the FY 2010 Budget
B. MD Strum Work Statement and Status
C. Legislative Update

D. Status of the Transfer to State Management on Kauai
E. FY 2009 Budget to Actual Comparisons
F. Property Branch
   1. Rent Collection
   2. Island Overview
   3. AMP Overview
   4. Vacant Units After 7/1/08
   5. Vacant Units Before 7/1/08
   6. Pool of Oahu Applicants
G. Construction Services Elevator Repairs, Modernization
H. Federal and State Capital Planning
I. Hearings Office Evictions
J. Contracts & Procurement Office Contracts
K. Section 8 Subsidy Programs Report
L. Homeless Programs Report
M. Personnel Report

FOR INFORMATION

A. For Information: Update on Progress of Energy Contractor, Ameresco, in the Assessment of Energy Conservation Measures for Public Housing Projects

B. For Information: Kuhio Park Terrace (KPT) Lawsuits: *Faletogo et al. v. Hawaii Public Housing Authority* (Civil No. 08-1-2608-12) *and McMillon et al. v. Hawaii Public Housing Authority* (Civil No. CV08-00578).

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to *Faletogo et al. v. Hawaii Public Housing* Authority (Civil No. 08-1-2608-12) *and McMillon et al. v. Hawaii Public Housing Authority* (Civil No. CV08-00578).

C. For Information: Update on the Status of Kahikolu Ohana Hale O Waianae

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to Kahikolu Ohana Hale O Waianae

D. For Information: Update on Compliance with the Consent Agreement and Final Order with the U.S. Environmental Protection Agency Relating to the Conversion of Large Capacity Cesspools

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related Update on Compliance with the Consent Agreement and Final Order with the U.S. Environmental Protection Agency Relating to the Conversion of Large Capacity Cesspools

E. For Information: Status of Banyan Street Manor Audit

The Board may go into executive session pursuant to Hawaii Revised Statutes sections 92-4 and 92-5(a)(4) to consult with the Board's attorneys on questions and issues pertaining to the Board's powers, duties, privileges, immunities, and liabilities as related to Status of Banyan Street Manor Audit

F. For Information: Performance evaluation of the Executive Director and possible personnel action related thereto. Evaluation to cover performance to date.

The Board may go into executive session pursuant to sections 92-4, 92-5(a)(2), and 92-5(a)(4), the Board of Directors may convene in executive session to evaluate the performance of the Executive Director and possible personnel actions related thereto.

G. For Information: Update on the Status of the American Reinvestment and Recovery Act (ARRA) Appropriation for Homeless Prevention Activities

H. For Information: Report on Hawaii Public Housing Authority's Fiscal Performance on the Review of Bad Debts, Conversion to Accrual Based Accounting, Budgeting, Operating Procedures at the Asset Management Projects, and Analysis of HPHA's Vehicle Inventory

I. For Information: Update on Elderly Families-Only Designation for Targeted Federal Public Housing