

**Caldwell Housing Authority  
December 15, 2017 Meeting Minutes  
At Stewarts Bar and Grill**

**Board Members Present:** Arnolito Hernandez, Sid Freeman, Patricia Benedict, Marisela Pesina, Estella Zamora, and Jim Porter. **Board Members absent:** Adam Garcia and Chris Algood.

**Staff Members Present:** Mike Dittenber, Ruben Buenrostro, Cecilia Flores and Rick Legg.

Prior to the meeting, the Board of Directors wished Ruben Buenrostro good luck in his new job as the Director of the of the Wilder Housing Authority. Ruben thanked the Board for the experience and the opportunity to work for a quality organization.

**In Order of Business**

**1. Roll call and call to order:**

Arnolito Hernandez called the meeting to order at **12:15 p.m.** Arnold asked if there were any changes or amendments to the agenda. Sid made a motion to amend the agenda to include discussion about items on the monthly report and to discuss the recent and developing irrigation water delivery system. Seconded by Marisela, and unanimously approved by the Board at **12:17 p.m.**

**2. Review of the November 2017 Minutes:**

After reviewing the meeting minutes, Jim Porter made a motion to accept the November minutes, seconded by Sid Freeman and unanimously approved by the Board at **12:20 p.m.**

**3. Review of the November 2017 Financials:**

Rick Legg provided a summary of the November 2017 finances. He indicated CHA was approximately \$4,000 under-spent; a \$21,000 swing from the previous month. Patricia Benedict made a motion accept the November financial report, seconded by Marisela Pesina and unanimously approved by the Board at **12:32 p.m.**

**4. Old Business**

Mike spoke of the 3-80 housing proposal and how he has advocated to the mayor and hopes to discuss at city council in the near future. 3-80 refers to three (3) different 80% occupancy standards: 1) rent restricted to 80% of area median income, 2) 80% of income from within the City of Caldwell, and 3) 80% of area median income.

Mike explained the possibilities of subdividing Farmway Village and making the property suitable for future development. He indicated he is working with both County and city officials.

Estella asked about the nature of the Fair Housing complaint. Mike indicated it was the same complaint from last year that HUD has not adequately resolved.

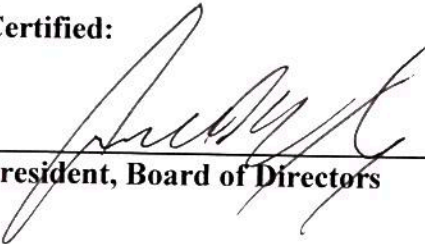
**5. New Business**

Mike explained the necessity of making an amendment to the occupancy policy to include language that would allow preference to H2A worker amongst the ineligible applicant pool. Sid Freeman made a motion to amend the occupancy policy, seconded by Patricia Benedict and unanimously approved by the Board at **1:38 p.m.**

Mike and Sid informed the Board about a recent development with the irrigation system. Scheduled roadwork on Highway 44 requires our irrigation line to be moved and there may be an issue with easements. More information will be forthcoming as it is available.

**6. Meeting adjourned at 1:50 p.m.**

**Certified:**

  
\_\_\_\_\_  
**President, Board of Directors**



  
\_\_\_\_\_  
**Executive Director**