

**HAWAII PUBLIC HOUSING AUTHORITY
NOTICE OF MEETING
SPECIAL BOARD OF DIRECTORS MEETING
1002 North School Street, Building A Boardroom
Honolulu, Hawaii 96817
Wednesday, September 2, 2020
9:00 a.m.**

AGENDA

**THIS MEETING WILL BE HELD VIA TELECONFERENCE CALL OR OTHER
ALTERNATIVE MEANS OF COMMUNICATION ONLY INCLUDING BOARD
MEMBERS, STAFF, DEPUTY ATTORNEYS GENERAL, AND THE PUBLIC.**

The Governor's Twelfth Supplementary Proclamation dated August 20, 2020, suspended Chapter 92, HRS, Part I. Meetings, to the extent necessary to enable Boards to conduct meetings without any board members or members of the public physically present in the same location. In consideration of the current COVID-19 situation, the HPHA's offices are closed to the public. Individuals should submit written testimony no later than 12:00 noon on Tuesday, September 1, 2020 which will be distributed to Board members. You may submit written testimony via email to jennifer.k.menor@hawaii.gov or by U.S. mail to PO Box 17907, Honolulu, HI 96817.

The public may participate in the Board meeting as it happens via Zoom app at: <https://zoom.us/j/95767367650?pwd=Ukh0ZWVjVTVheUFRZWp4UWdVZEJUdz09> (Please click on this link.) When prompted, enter the Meeting ID: 957 6736 7650 and the Password: 7QBfwc.

Alternatively, the public may also participate via telephone by calling: 1-669-900-6833. When prompted, callers should enter the Meeting ID: 957 6736 7650 and the Password: 222963. We request that meeting participants change the display on their device to show their first and last name to expedite rollcall. Please keep in mind that many devices will display your cellphone number if not changed.

The Board will consider public testimony on any item relevant to this agenda. 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 per agenda item.

I. CALL TO ORDER/ESTABLISHING QUORUM

II. PUBLIC TESTIMONY

Public testimony on any item relevant to this agenda 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 per agenda item.

III. DISCUSSION AND/OR DECISION MAKING

To **(1)** Adopt “Extension of Hawaii Public Housing Authority Section 8 – Housing Choice Voucher Emergency Rules Relating to COVID-19 Emergency”, Which Extends and Renews for an Additional 113 days after September 9, 2020 the Hawaii Public Housing Authority Section 8 – Housing Choice Voucher Emergency Rules Relating to COVID-19 Emergency”, to Continue to Provide Financial Relief and Other Program Benefits to Section 8 Housing Choice Voucher Program Participants, and **(2)** Authorize the Executive Director to Undertake All Actions Necessary to Continue to Implement these Rules

(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 this motion.)

The Proposed “Extension of Hawaii Public Housing Authority Section 8 – Housing Choice Voucher Emergency Rules Relating to COVID-19 Emergency” may be viewed on the internet on or about August 27, 2020 on the Lieutenant Governor’s website at: <https://ltgov.hawaii.gov/the-office/administrative-rules/>.

The Board agenda for this meeting is available for inspection on the HPHA’s website: <http://www.hpha.hawaii.gov/boardinfo/packets.htm>.

HAWAII PUBLIC HOUSING AUTHORITY
MINUTES OF A SPECIAL MEETING
HELD AT 1002 NORTH SCHOOL STREET, BUILDING A
HONOLULU, HAWAII 96817
ON WEDNESDAY, SEPTEMBER 2, 2020
IN THE CITY AND COUNTY OF HONOLULU, STATE OF HAWAII

The Board of Directors of the Hawaii Public Housing Authority held a Special Board Meeting at 1002 North School Street, on Wednesday, September 2, 2020. Pursuant to the Governor's Twelfth Supplementary Proclamation dated August 20, 2020, suspending Chapter 92, HRS, Part I Meetings, to the extent necessary to enable Boards to conduct meetings without any board members or members of the public physically present in the same location, the Hawaii Public Housing Authority conducted the Board meeting by use of teleconference call or other alternative means of communication only without a physical quorum present in the boardroom at 1002 N. School Street, Honolulu, HI 96817. At approximately 9:06 a.m., Chairperson Hall called the meeting to order, held a roll call and declared a quorum present. Those present were as follows:

PRESENT:
(Via Zoom) Director Robert Hall, Chairperson
Director Pono Shim, Vice-Chairperson
Director Roy Katsuda, Secretary
Designee Daisy Hartsfield
Director Susan Kunz
Director Betty Lou Larson
Director Leilani Pulmano
Director Kymberly Sparlin
Director Todd Taniguchi

Deputy Attorney General Klemen Urbanc

EXCUSED: Director George De Mello

STAFF PRESENT:
(Via Zoom) Hakim Ouansafi, Executive Director
Barbara Arashiro, Executive Assistant
Sarah Beamer, Acting Section 8 Subsidy Programs Branch
Chief
Benjamin Park, Chief Planner

OTHERS PRESENT (via Zoom/teleconference):
Riley Fujisaki, House Finance
Albert Vargas, House Finance

Public Testimony

In consideration of the current COVID-19 situation, the HPHA's physical office locations are closed to the public. Individuals were allowed to submit written testimony no later than 12:00 p.m. on Tuesday, September 1, 2020 which would be distributed to the Board members. The public was instructed to submit written testimony via email to jennifer.k.menor@hawaii.gov or by U.S. mail to PO Box 17907, Honolulu, HI 96817. The public was also allowed to participate via Zoom app or teleconference.

Chairperson Hall stated that the Board would accept public testimony on any item relevant to the agenda. 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 per agenda item.

There was no public testimony.

Discussion and Decision Making

Director Shim moved,

To (1) Adopt “Extension of Hawaii Public Housing Authority Section 8 – Housing Choice Voucher Emergency Rules Relating to COVID-19 Emergency”, Which Extends and Renews for an Additional 113 days after September 9, 2020 the Hawaii Public Housing Authority Section 8 – Housing Choice Voucher Emergency Rules Relating to COVID-19 Emergency”, to Continue to Provide Financial Relief and Other Program Benefits to Section 8 Housing Choice Voucher Program Participants, and (2) Authorize the Executive Director to Undertake All Actions Necessary to Continue to Implement these Rules

Executive Director Ouansafi reported that the Emergency Rules Relating to COVID-19 was provided in the Board packet, which was signed by Governor David Y. Ige and filed at Lieutenant Governor Josh Green's office on May 12, 2020.

These Emergency Rules apply to the HPHA's Section 8 program and provide benefits to the program participants including:

- Allowing for interim rent adjustments due to loss of income
- Allowing execution of a housing assistance payments (HAP) contract if the unit has non-life-threatening deficiencies to allow a tenant to move in quickly
- Allowing the use of alternate means to conduct voucher briefings
- Allowing the increase of a payment standard during interim rent adjustments
- Non-termination of the HAP contract if the tenant's income increases and no HAP is paid thereby protecting his/her standing in the Section 8 program if their income decreases.

Unlike the recently approved public housing rules, the Section 8 Emergency Rules do not address the wearing of face coverings, visitor restrictions, gathering restrictions, and

practicing six feet minimum physical distancing. However, the Section 8 participants are subject to the Governor's Emergency Proclamations and the Supplementary Emergency Proclamations and the Mayor's Order for these matters. Additionally, it would be impossible for the HPHA to monitor compliance with such restrictions with a scattered site program.

Executive Director Ouansafi explained the importance of extending the Hawaii Administrative Rules Entitled "Hawaii Public Housing Authority Section 8 – Housing Choice Voucher Emergency Rules Relating to COVID-19 Emergency". For instance, the rules provide financial relief to keep Section 8 participants housed and protect the community against COVID-19, especially those elderly, disabled and have underlined health issues. By approving the extension, these rules will remain in effect until the expiration of U.S. Department of Housing and Urban Development waivers on December 31, 2020.

Executive Director Ouansafi clarified that the extension is for an additional 113 days after September 9, 2020.

Chairperson Hall asked how the Section 8 participants and landlords are notified and if there have been any concerns throughout this pandemic.

Executive Director Ouansafi verified that the "Extension of Hawaii Public Housing Authority Section 8 – Housing Choice Voucher Emergency Rules Relating to COVID-19 Emergency" gets posted on the HPHA website, other means of publication and through landlord outreach. He indicated that HPHA's priority is processing interim rent adjustments promptly and accordingly due to loss of income, so Section 8 landlords don't have to fret.

The motion was unanimously approved.

(End of Section)

Director Sparlin moved,

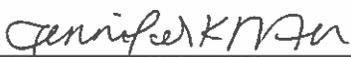
To Adjourn the Meeting

The motion was unanimously approved.

The meeting adjourned at 9:19 a.m.

MINUTES CERTIFICATION:

Minutes Prepared by:



Jennifer K. Menor
Secretary to the Board

SEP 17 2020

Date

Approved by the Hawaii Public Housing Authority Board of Directors at their Regular Meeting on September 17, 2020 [] As Presented [] As Amended



Roy Katsuda
Board Secretary

Sep 17, 2020

Date