



HOUSING & COMMUNITY DEVELOPMENT COMMITTEE MINUTES

Thursday, October 27, 2022

1. Christine Zoppi, Chairperson of the Committee called the meeting to order at 1:35 p.m.
2. **ROLL CALL**
Matter: In accordance with the Glenn County Housing and Community Development Committee bylaws, a simple majority of its seven members must be present to conduct business.
Proceedings: **Members Present:**
Sandy Perez, Assessor
Christine Zoppi, HHSA Director
Mardy Thomas, PCDSA Director
Keith Corum, Board of Supervisors

Members Absent:
Humberto Medina, Director of Finance
Donald Rust, Public Works Director
Scott H. De Moss, CAO

Also Present:
William J. Vanasek, County Counsel
Rachel Bundy, Deputy Clerk
Joe Bettencourt, General Services
Janelle Kelly, HHSA Staff
Bill Wathen, HHSA Staff
3. **PUBLIC COMMENT**
Matter: Receive comments from the audience, staff and committee members. Unless the matter qualifies for an exemption under the provisions of Government Code Section 54954.2(b), action or committee discussion cannot be taken on "Unscheduled Matter." (Ralph M. Brown Act)
Proceedings: No comments were heard.
4. **MINUTES OF JUNE 29, 2022 AND JULY 28, 2022**
Matter: Approve the Minutes of June 29, 2022 and July 28, 2022.
Documents: [Minutes of June 29, 2022](#)
[Minutes of July 28, 2022](#)
Proceedings: On motion of Sandy Perez, seconded by Mardy Thomas, it was ordered by members present to approve the Minutes of June 29, 2022 and July 28, 2022.
5. **CDBG-CV2-3 GRANT UPDATE - PROGRAM AMENDMENT**
Matter: Receive update on Community Development Block Grant Coronavirus Response Rounds 2 and 3 (CDBG-CV2-3).
Documents: [Cover Page](#)
Proceedings: Mardy Thomas stated funds had been allocated to the businesses that applied and qualified for these grant funds, and the Planning and Community Development Services Agency met with the Cities of Orland and Willows and the California Department of Housing and Community Development to come up with a new purpose for the leftover funds. Mr. Thomas stated each jurisdiction decided to use these funds to make improvements to public facilities, which included the County allocating \$37,000 to improve the Jane Hahn Building, the City of Orland allocating \$68,000 to make improvements to the Orland City Library, and the City of Willows allocating \$289,000 for improvements to be made to the Willows City Hall.



1:39 P.M. - DONALD RUST, PUBLIC WORKS DIRECTOR ENTERED THE MEETING

6. COMMUNITY DEVELOPMENT BLOCK GRANT REUSE REPORT

Matter: Hear a report by the Community Action Department (CAD) regarding the Loan Receivables of Community Development Block Grant (CDBG) re-use funds.

Documents: [Cover Page](#)
[CDBG Loan Receivables 9-10](#)
[CDBG Loan Receivables 10-11](#)
[CDBG Loan Receivables 21-22](#)

Proceedings: a. Bill Wathen reviewed the aforesaid matter, and explained that there were thirty five open loans, twenty of which were deferred, and six were in default;
b. Keith Corum asked for more information on the default loans and if the unpaid amounts could be added to the property taxes, whereby Mr. Wathen stated the County pursued payments via written requests, and explained that it was possible to include the unpaid amounts on the property taxes, however it was difficult to know the owner's situation and if the property was in the process of a change in ownership;
c. Sindy Perez asked how long it took for staff to be notified of a change in ownership, whereby Mr. Wathen stated it could take months;
d. Mr. Corum asked if there were liens on these loans, whereby Mr. Wathen stated yes;
e. Christine Zoppi stated over the last ten years, many staff members had worked on these loan portfolios in order to place liens on these properties, however some of the loans were very outdated, and due to the changes in recordkeeping practices throughout the decades, staff had found errors which made it difficult to collect funds and dispose of these properties;
f. Mr. Corum requested additional information regarding these loans and potential avenues of resolution to be discussed at a future committee meeting, whereby Mr. Wathen stated staff would work with the Department of Finance to determine the best avenues to take to resolve these loans, and would report back to the committee at a future meeting.

7. BUSINESS ITEMS

Matter: Review, discuss and take possible action on the following business items:

Proceedings: No Business Items were heard.

8. LEGISLATION

Matter: Reports from committee members and staff regarding new, revised and/or upcoming legislation, as well as future legislative items.

Proceedings: Janelle Kelly stated the Health and Human Services Agency was conducting community meetings throughout Glenn County regarding housing in the community, however these meetings had shown that there were many misconceptions regarding affordable housing, and explained that there were four developers that would participate in future meetings and interact with the community. Ms. Kelly concluded by stating staff had not received an update regarding the Community Development Block Grant Program Income funds.

9. DEPARTMENT REPORTS

Matter: The following items are informational and do not require formal action.

Proceedings: a. Joe Bettencourt reported that General Services was waiting to hear back from the State on multiple grant applications, and gave an update regarding the Juvenile Hall remodel project;
b. Mardy Thomas stated an informative meeting regarding the environmental impact report to be included in the General Plan was scheduled for November 16, 2022 at 4:00 p.m., and reported that the Environmental Health Department was in the middle of their Central Square conversion.



10. **FUTURE AGENDA ITEMS**

Matter: Suggestions from Committee Members relative to potential topics for future Board meetings.

Proceedings: a. Keith Corum requested a future agenda item regarding an update on the Community Development Block Grant re-use fund loans that were in default or had a negative status;
b. Christine Zoppi requested an update on the Permanent Local Housing Allocation, whereby Bill Wathen stated the Community Action Department was working through the second year funds, and were developing a full RFP for the funds as it was required by the Department of Housing and Community Development, however developing the RFP was a large undertaking, therefore staff had requested assistance from Housing Tools and the Health and Human Services Agency Administrative team. Mr. Wathen stated the second-year funds were about \$446,000 for the three local jurisdictions, however there were concerns that the City of Orland may not meet the deadline as they had not heard back from the Department of Housing and Community Development regarding their submission.

11. **NEXT MEETING**

In accordance with Committee bylaws, the next regular meeting was January 26, 2023.

12. The Chair adjourned the meeting at 2:02 p.m.