

TENANT HOUSING AUTHORITY COMMISSIONERS

There are seven Housing Authority Commissioners. Two of them are Tenant Commissioners who are selected from individuals receiving subsidy from one of the Housing Authority programs. They serve two-year terms (as compared to regular Commissioners' four-year terms), and there is no limit to the number of terms they may serve.

When a vacancy occurs, Economic Development and Housing Department staff send a letter announcing and explaining the vacancy to recipients of the Section 8 Housing Choice Voucher Program. At least one of the two Tenant Commissioners must be 62 years of age or older.

The Housing Authority's Recording Secretary prepares a letter for the Mayor's signature inviting Section 8 tenants to apply for the position(s), and anyone is eligible if they are 18 years of age. The letter explains the vacancy and what is required, and an application is enclosed with the letter.

Applicants return their applications to the EDH Department rather than the City Manager's Office, as is the case with the other five positions on the Housing Authority. Those other five Commissioners also serve as the Redevelopment Agency Members. For example, if 2,000 letters are sent out seeking applicants, perhaps 50-70 may apply. When the applications arrive (which should be hand carried to the EDH office), they are given to the Recording Secretary for safekeeping until the deadline for submittal. The Secretary will then give the applications to the Section 8 Manager, who will give them to the various Housing Technicians who serve as the worker for the applicants. The Technician will review the applications and check for the applicant's reliability, whether they keep their appointments, whether they are able to focus on their work, and a check-off list will be used by the Technician. Perhaps there may be 10 applications that will get sent to the City Manager's Secretary. She will get them to the City Council, who will set up interviews and appoint a Commissioner. This will be announced at a Council Meeting, and the Mayor will send a letter to the recipient.

Once appointed, the new Commissioner takes a seat on the Housing Authority, and for general purposes is referred to as a Housing Authority Commissioner with no further mention of Tenant Commissioner. Tenant Commissioners may, if chosen by the Nominating Committee, serve as an Officer of the Housing Authority (Chair or Vice-Chair). Tenant Commissioners have the same voting rights and all other rights that the other Commissioners have.

The City Council appoints all Housing Authority Commissioners as well as all Redevelopment Agency Members. The other five positions on the Housing Authority (besides the two Tenant Commissioners) also serve as the Redevelopment Agency Members. These five positions, when vacancies occur, are advertised for by the City Manager's Office. The two Tenant Commissioner positions are NOT advertised for and are handled strictly by letter invitations.

In accordance with state law, the City Council has no jurisdiction over selection of Officers of either the Housing Authority or Redevelopment Agency, unlike the case with other boards and commissions. These two bodies elect their own Officers. The Chairs have the power to appoint members to committees and it is not something that needs concurrence by the Housing Authority or Redevelopment Agency.