

CONTRA COSTA COUNTY

Administration Building | 1025 Escobar St., Martinez



AGENDA

Tuesday, December 9, 2025

1:00 PM

HOUSING AUTHORITY

CANDACE ANDERSEN, CHAIR

JOHN GIOIA

DIANE BURGIS, VICE CHAIR

KEN CARLSON

SHANELLE SCALES-PRESTON

CYNTHIA JORDAN

JOANN SEGURA

JOSEPH VILLARREAL, EXECUTIVE DIRECTOR, (925) 957-8001

The public may attend the Board meeting in person and remotely via call-in or Zoom. Board meetings are televised live on Comcast Cable 27, ATT/U-Verse Channel 99, and WAVE Channel 32, and can be seen live online at www.contracosta.ca.gov. Meetings of the Board are closed-captioned in real time. For real time translation of the Board of Supervisors meeting, please go to the Wordly website: <https://attend.wordly.ai/join/UPPW-1508>.

Persons who wish to address the Board during public comment or with respect to an item on the agenda may comment in person or may call in during the meeting by dialing 888-278-0254 followed by the access code 843298#. A caller should indicate they wish to speak on an agenda item by pushing "#2" on their phone. Persons who wish to address the Board in person should complete the form provided for that purpose. Access via Zoom is also available using the following link: <https://cccounty-us.zoom.us/j/89586041575>. Those participating via Zoom should indicate they wish to speak on an agenda item by using the "raise your hand" feature in the Zoom app. To provide contact information, please contact Clerk of the Board at clerkoftheboard@cob.cccounty.us or call 925-655-2000. If the Zoom connection malfunctions for any reason, the meeting may be paused while a fix is attempted. If the connection is not reestablished, the Board will continue the meeting in person without remote access.

Public comments generally will be limited to two minutes per speaker. In the interest of facilitating the business of the Board, the total amount of time that a member of the public may use in addressing the Board on all agenda items is 10 minutes. Your patience is appreciated.

A lunch break or closed session may be called at the discretion of the Board Chair. Staff reports related to open session items on the agenda are also accessible online at www.contracosta.ca.gov.

1:00 P.M. Convene and call to order

1. **CONSIDER CONSENT ITEMS (Items listed as C.1 through C.4 on the following agenda)**
– Items are subject to removal from Consent Calendar by request of any Commissioner.
Items removed from the Consent Calendar will be considered with the Discussion Items.
2. **DISCUSSION ITEMS**

- D.1 CONSIDER accepting a report on the status of the market-rate sales of the Las Deltas former public housing sites in North Richmond. [25-4983](#)

Attachments: [4 Las Deltas Scattered Sites FMV Sales Update Attachment.pdf](#)

- D.2** HEARING to consider adoption of Resolution No. 5273, titled the "PHA Certifications of Compliance with the PHA Annual Plan and Related Regulations including Required Civil Rights Certifications approving HACCC's Annual Plan for fiscal year 2026", including revisions to the Admissions and Continued Occupancy Plan and the Housing Choice Voucher Administrative Plan. [25-4984](#)

Attachments: [A.1. Annual PHA Plan FY26 - HUD-50075-ST.pdf](#)
[B.1. CA011 FY26 Deconcentration Policy.pdf](#)
[B.1. CA011 FY26 HCV Admin Plan Changes - Redlined Pages 12.09.2025 \(003\).pdf](#)
[B.1. CA011 FY26 HCV Admin Plan Changes - Summary 12.09.2025.pdf](#)
[B.1. CA011 FY26 Housing Needs.pdf](#)
[B.2 CA011 FY26 New Activities.pdf](#)
[B.2. CA011 FY26 - ACOP - Redlined Pages - 12.9.2025.pdf](#)
[B.2. CA011 FY26 - ACOP - Summary of Changes 12.9.2025.pdf](#)
[B.3. CA011 FY26 Progress Goals.pdf](#)
[B.4. CA011 FY26 CFP Annual Statement-Performance and Evaluation Report - HUD-500751 - 12.9.2025.pdf](#)
[C.2. CA011 FY26 Certification of Consistency with the Consolidated Plan - HUD-50077-SL.pdf](#)
[C.3. Resolution 5273 CA011 FY26 Certification of Compliance with PHA Plan - HUD-50077-ST-HCV-HP.pdf](#)
[RAB Meeting QandA - 2025.docx](#)

- D.3** CONSIDER accepting a report on the status of the U.S. Department of Housing and Urban Development's (HUD) homeless programs funding cuts. [25-5167](#)

D.4 PUBLIC COMMENT (2 Minutes)

3. CONSENT ITEMS

- C.1** ADOPT the proposed 2026 meeting schedule for the Housing Authority of the County of Contra Costa Board of Commissioners, as recommended by the Housing Authority Executive Director. [25-5011](#)

- C.2** ADOPT Resolution No. 5274 to approve collection loss write-offs in the public housing program in the amount of \$204,603.53 for the quarter ending December 31, 2025. [25-4982](#)

Attachments: [3 Resolution 5274 for Collection Write Off.docx](#)

- C.3** ACCEPT the Unaudited Housing Authority Budget Report for the quarter ending September 30, 2025. [25-4954](#)

- C.4 RECEIVE the Housing Authority of the County of Contra Costa's [25-4953](#)
investment report for the quarter ending September 30, 2025.

Attachments: [1 Investment Report for Board- Qtr 09-30-25.pdf](#)

4. ADJOURN

AGENDA DEADLINE: Thursday, 12 noon, 12 days before the Tuesday Board meetings.

GENERAL INFORMATION

The Board meets in all its capacities pursuant to Ordinance Code Section 24-2.402.

Any disclosable public records related to an open session item on a regular meeting agenda and distributed by the Clerk of the Board to a majority of the members of the Board of Supervisors less than 96 hours prior to that meeting are available for public inspection at 1025 Escobar Street, First Floor, Martinez, CA 94553, during normal business hours.

All matters listed under CONSENT ITEMS are considered by the Board to be routine and will be enacted by one motion. There will be no separate discussion of these items unless requested by a member of the Board before the Board votes on the motion to adopt. Each member of the public will be allowed two minutes to comment on the entire consent agenda.

Persons who wish to speak on matters set for PUBLIC HEARINGS will be heard when the Chair calls for public testimony. Each speaker during public testimony will be limited to two minutes. After public testimony, the hearing is closed and the matter is subject to discussion and action by the Board. Comments on matters listed on the agenda or otherwise within the purview of the Board of Supervisors can be submitted to the office of the Clerk of the Board via mail: Board of Supervisors, 1025 Escobar Street, First Floor, Martinez, CA 94553 or to clerkoftheboard@cob.cccounty.us.

Time limits for public speakers may be adjusted at the discretion of the Chair.

The County will provide reasonable accommodations for persons with disabilities planning to attend Board meetings who contact the Clerk of the Board at least 24 hours before the meeting, at (925) 655-2000.

Anyone desiring to submit an inspirational thought nomination for inclusion on the Board Agenda may contact the Office of the County Administrator or Office of the Clerk of the Board, 1025 Escobar Street, Martinez, California.

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DISCLOSURE OF CAMPAIGN CONTRIBUTIONS

Pursuant to Government Code section 84308 (the Levine Act), members of the Board of Supervisors are disqualified and not able to participate in any agenda item involving contracts (except for contracts exempt from the Levine Act under Government Code section 84308(a)), franchises, discretionary land use permits and other entitlements, if the Board member received, within the previous 12 months, more than \$500 in campaign contributions from the applicant or contractor, an agent of the applicant or contractor, or any financially interested participant who actively supports or opposes the County's decision on the agenda item. Members of the Board of Supervisors who have received, and applicants,

contractors or their agents who have made, campaign contributions totaling more than \$500 to a Board member within the previous 12 months are required to disclose that fact for the official record of the subject proceeding. Disclosures must include the amount of the campaign contribution and identify the recipient Board member, and may be made either in writing to the Clerk of the Board of Supervisors before the subject hearing or by verbal disclosure at the time of the hearing.