



CONTRA COSTA COUNTY

Committee Meeting Minutes - Draft

Advisory Council on Aging

Monday, June 15, 2026

10:00 AM

**500 Ellinwood Way, Pleasant Hill, CA.
Classroom**

Housing Committee

<https://cccouny-us.zoom.us/j/81296954794>

PUBLIC ACCESS AND PUBLIC COMMENT INSTRUCTIONS:

The public may attend this meeting in person at the above location. The public may also attend this meeting remotely via webinar. Login information is provided above. The public may attend this meeting in person at the above location.

ACOA members will also be participating from the following locations: Center for Elders' Independence, 1465 Civic Ct., Concord, CA 94520; Mira Flores Senior Housing, 150 S. 45th St., Community Rm., Richmond, CA 94804; Contra Costa Senior Legal Services, 2702 Clayton Rd., #202, Concord, CA 94519; 14720 Byron Highway, #4, Bryon, CA 94514

10:00 Call To Order / Welcome – Kevin Donovan, Chair

Introductions

Present

Roger Boaz, Kevin Donovan, Marilyn Fowler, Michelle Hayes, Bryan Harris, Gerry LaLonde-Berg, Logan Robertson, Sonja Shephard, Victoria Snyder, and Uche Uwahemu

10:05 Review/Approve: Agenda and Minutes

Motion:

Harris

Second:

Snyder

Aye:

Boaz, Donovan, Fowler, Hayes, Harris, LaLonde-Berg, Robertson, Shephard, Snyder, and Uwahemu

Result:

Passed

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[26-2572](#)

10:10 Update: Affordable Housing Bills Authored by State Senator Tim Grayson- Theresa Anderson, District Representative, Office of Senator Tim Grayson

Bills sponsored by State Senator Tim Grayson:

- SB 328 – The bill was suspended. It was introduced to lower remediation costs and establish a timeline for permit review by the Department of Toxic Substances Control (DTSC) for housing development.
- SB - 1036 passed the State Assembly and will move to the State Senate. It would allow developers to pay a reduced impact fee when rebuilding on previously developed land.
- SB 1014 – The bill requires cities and counties to outline specific onsite and offsite improvement requirements for property development within a defined timeline.

To track these and other bills, visit: [Leginfo.legislature.ca.gov](https://leginfo.ca.gov)

10:25 Presentation: Challenges of Homeowners Association (HOA) for Older Adults: An Exploration of Issues -

Gerry La Londe-Berg and Alpa Agarwal, Richmond Commission on Aging

Key Points:

- HOAs can foster community and help reduce isolation.
- Forty percent of California's population lives in an HOA, and over 16% of those residents are age 65 and older.
- When HOAs are poorly managed, and often operating outside legal guidelines, they can create housing insecurity for the most vulnerable residents.
- There is a lack of enforceable governance.
- Digital association records should be freely accessible.
- All board meetings and executive sessions should be video recorded.
- A bulletin board within the common-interest development should be available for open communication.
- Requests to add items to agendas should be honored.
- Public comments should be reflected in the meeting minutes.
- Davis-Sterling Act is the primary law governing HOAs.
- SB 1007, sponsored by Senator Caroline Menjivar, remains active in the legislature. It was introduced to increase transparency, require HOAs to provide a clear and concise breakdown fee usage, and limit HOA boards' authority to raise fees.

Next steps: Kevin Donovan will bring these HOA-related issues to the Executive Committee.

HOA Summary

[26-2596](#)

10:55 Discuss: Webinar During Homeless Awareness Month in November

- Potential speaker: Margot Kushel, MD from UCSF Benioff Homelessness and Housing Initiative
- Kevin Donovan will participate in the Health Housing & Homeless (H3) June 30 meeting to discuss plans for Homeless Awareness Month.

11:05 Discuss: Status Update on Area Plan Goals and Objectives – Kevin Donovan

2026-2027 Area Plan Goals and Objectives

[26-2573](#)

11:15

Update: No Place to Call Home Presentation and Infographic – Marilyn Fowler and Nhang Luong

- Marilyn Fowler presented to the Martinez Rotary Club on May 15, 2026, with approximately 20 attendees. The goal is to complete 6 presentations a year.
- Nhang Luong reviewed updates made to the No Place to Call Home infographic.

11:20 Update: Home Match – Logan Robertson, Director, Home Match Contra Costa

- The program currently has 17 rooms available for rent and has met the match goal for the City of Pinole.
- A new director has joined the Santa Clara County program.

11:25 Public Comment and Information Sharing

- Marilyn Fowler shared that the East Bay Times published an article titled “Older Residents Hurt by Housing Shortage” in its June 15, 2026, edition.
- Sonja Shepard shared concerns from City of Pittsburg residents regarding plans to build a data center; the City Council will address the issue later this evening.

11:50 Plan Next Meeting

12:00 Adjourn

For Additional Information Contact:

Nhang Luong at 925 655-1385 or nluong@ehsd.cccounty.us