

MINUTES OF THE  
HOLLYWOOD HOUSING AUTHORITY  
HELD FEBRUARY 20, 2020  
AT THE HOLLYWOOD HOUSING AUTHORITY OFFICE

Present: Mr. Lloyd Edelstein, Chairman  
Mr. David Dweck, Vice Chairman  
Mr. Jared Anton, Commissioner  
Ms Maria Diaz, Commissioner  
Ms Carolyn Pitter, Commissioner (Not Present)

Also Present: Mr. Tim Schwartz, Executive Director – Hollywood Housing Authority  
Mr. Tony Urrutia – Recording Secretary  
Ms Taymir Sempe - Hollywood Housing Authority  
Ms Patti Tilchin – Fee Accountant

Meeting was called to order at 4:10 PM and roll was called.

A motion was made by Mr. Anton, seconded by Mr. Dweck to approve the Agenda.

A motion was made by Mr. Anton, seconded by Ms Diaz approving the minutes of the January 16, 2020. All in favor.

RESOLUTIONS AND COMMUNICATIONS

Mr. Edelstein asked Ms Tilchin to discuss the 2019 Financials. Ms Tilchin reported that all of the finances for the HHA are in very good shape. She went on to give specific information over the Section 8, Public Housing, Single Room Occupancy (SRO), Tenant Based Rental Assistance Program (TBRA) and our Lease Purchase II Program. Mr. Edelstein inquired as to what the money left in the TBRA account can be used for? Ms Tilchin stated that she spoke with our auditor and they both concluded that the funds can be used for employee salaries or possibly use it in the future in case another TBRA program becomes available. Ms Tilchin also went on to suggest that the HHA hire a new employee to assist Taymir with the high numbers of portable vouchers that are transferring into the HHA area jurisdiction.

Mr. Edelstein shared with the board that Mr. Schwartz had informed him that the request to extend the lease on the Gardens at Driftwood building has been approved by HUD. The lease term has now been extended from 65 years to 99 years. The HHA will now be expecting a payment of approximately 76K from the Gatehouse Corporation. Ms. Tilchin suggested that the funds the HHA receives from Gatehouse should be placed in the Hollywood First Choice bank account. Mr. Dweck then clarified that from year 66 to 99 of the lease at Gardens at Driftwood the HHA board and the Gatehouse Corporation would, at that time, negotiate the financial terms of the additional 33-year term added to the end of the existing lease.

Mr. Anton stated that he had a conversation with the mayor of the City of Hollywood. They discussed how the mayor requested that the HHA make a presentation at an upcoming City Commission meeting. The presentation would consist of the HHA informing the City what programs the HHA administers. The City of Hollywood and Broward County entered into an interlocal agreement regarding Community Reinvestment Act (CRA) monies. 17 million dollars is slated to be going to the City of Hollywood with the intent of it being used for Affordable Housing. The City of Hollywood is looking for the HHA to administer these funds. Mr. Anton stated that he wishes to participate in the proposal that the HHA will prepare for the City Commission presenting ideas of the HHA can assist the City of Hollywood with the administering of the available funds. Mr. Anton stated that he had contacted an attorney named Rick Gilmore in order to discuss the possibility of the HHA taking on this project with the City of Hollywood. Mr. Edelstein stated that the board agreed to let Mr.

Anton have further discussions with Mr. Gilmore regarding options on how to use the funds available through the City of Hollywood.

Mr. Edelstein then discussed the topic that he would like for the housing authority to get needed additional staff to support in the Section 8 department. He also stated that several other positions need to be filled in order to assure that the HHA is operating at good operational performance. Mr. Dweck made a motion to contact NELROD to see if they could offer their HR consulting services to address the staffing needs of the HHA. Mr. Anton seconded the motion. No vote was taken.

A motion was made by Mr. Anton to adjourn the meeting, seconded by Ms Diaz.

The board meeting was adjourned at 5:45 P.M.

Respectfully submitted,

Tim Schwartz  
Executive Director

Lloyd Edelstein  
Chairman