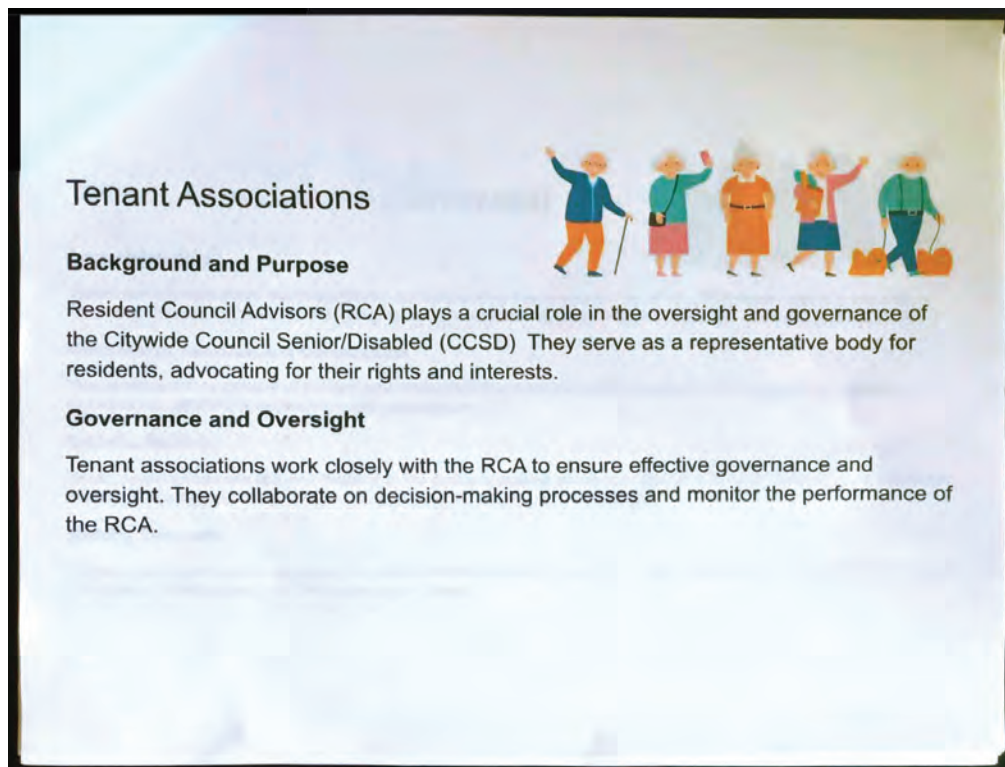




page 1



page 2

## Tenant Associations (continued)



### Accomplishments

Tenant associations have made significant contributions to the success of the RCA. They have played a key role in improving resident satisfaction, resolving issues, and enhancing communication between residents and the RCA.

### Membership Selection and Composition

Tenant associations consist of elected representatives from the resident community. The composition is diverse, representing different demographics and perspectives.

### Decision Making

Tenant associations are actively involved in the decision-making process of the RCA. They provide input on important matters, ensuring that decisions are made in the best interest of the residents.

### Meeting Structure

Regular meetings are held between the tenant associations and the RCA. These meetings provide a platform for open discussion, collaboration, and the exchange of ideas.

page 3

## Background and Purpose

- The need to **deliver oversight** to existing structure began soon after Beverly Saba's demise; circa 2017.
- Loose adherence to functional decision making @CCSD.
- No adherence to ethical meeting practices.
- No performance standards imposed.
- No Accountability.
- Rampant disrespect to Members from diverse backgrounds.
- Lack of cross- communication.
- Lack of Professionalism.
- Frequent shouting and over-talking.
- Refusal to record meetings for transparency.
- Members discouraged from working between meetings.
- No Self-Regulation.
- Expressed Bias towards Members with Mental disabilities.
- Promoting Stigma of Section 8 and Public Housing Needs.
- No confidentiality.
- Total lack of Conflict-Resolution Practice.
- Together we are better!
- **Diversity is our greatest strength.**

page 4

## Governance and Oversight

- Implementation Committee tasked with advising, informing, guiding and expanding the reach of CCSD and its' affiliates.
- Committee works as working group under the Housing Commission over the CCSD.
- Committee is subject to oversight from the Housing Commission.
- Responsible for day-to-day performance requirements.
- Committee not governed by Brown Act.

page 5

## Governance and Oversight

- Tenant Associations, also called RESIDENT COUNCILS Solve what they can for Tenants on level 1.
- Brings concerns to CCSD.
- CCSD Reports from Groups and Tenant Councils
- CCSD Solves what they can for affiliates.
- CCSD Brings Overt concerns to RCA.
- RCA Intervenes with Ethics on behalf of Commissioners
- Including providing **Conflict Resolution Advocacy** and **Mental Health Peer Counselors** for Tenants and Councils.
- RCA Intervenes between Owners, Management, Tenants, Resident Services.
- RCA Reports in full to Housing Commissioners

page 6



## RCA Accomplishments

- **Minimizing workload of Housing Commission.**
- **RCA completes evaluations**
- **Clears action items**
- **Summarizes progress report**
- **Reports at monthly Housing Commission meeting**
- **Subsequent reports available upon request.**



page 7

## Decision Making

### Voting Procedures

- The decision-making process within the Resident Council Advisors (RCA) is based on a voting system.
- Each RCA member has the opportunity to vote on various matters discussed during meetings.
- Voting can take place during regular RCA meetings or through electronic means, depending on the urgency and nature of the decision.
- A majority vote is required to pass a motion or make a decision.

### Role of Co-Chairs

- The co-chairs of the RCA play a crucial role in facilitating the decision-making process.
- They ensure that all members have the opportunity to express their opinions and concerns.
- The co-chairs also oversee the voting process and ensure that it is conducted fairly and transparently.
- In case of a tie vote, the co-chairs may have the deciding vote to break the tie and make a final decision.

page 8

## RCA Plans

### Tenant Benefits Distribution

- Develop a comprehensive plan to ensure fair and equitable distribution of tenant benefits.
- Collaborate with tenant associations to identify priority areas for improvement and how to allocate resources accordingly.

### Community Engagement

- Implement initiatives to enhance community engagement and encourage active participation from tenants.
- Foster a sense of belonging, reducing stigma among residents through regular communication and input and involvement in decision-making processes.

### Advocacy and Support

- Advocate for tenants' rights and welfare, ensuring their voices are heard and their concerns are addressed.
- Provide support and resources to tenant associations to help them effectively address community issues and improve living conditions.

### Collaboration with Stakeholders

- Establish strong partnerships with local organizations, owners, government agencies, and service providers to leverage resources and enhance the impact of RCA initiatives.
- Collaborate with stakeholders to develop and implement programs that address the specific needs and challenges of the community.

page 9

## Meeting Structure

### Frequency

Resident Council Advisors (RCA) meetings are held on a monthly basis, typically on the first Tuesday of each month. Additional meetings may be scheduled as needed.

### Attendance Expectations

All RCA members are expected to attend meetings regularly. If a member is unable to attend a meeting, they should notify the chairperson or the designated representative in advance.

### Action Items and Minutes

During each meeting, action items are recorded to track progress and ensure follow-up. These action items are assigned to specific individuals or committees for implementation. Minutes are also taken to document discussions, decisions, and any other important information discussed during the meeting.

page 10

## Leadership Structure

### Frequency

Resident Council Advisors (RCA) meetings are held on a monthly basis, typically on the first Tuesday of each month. Additional meetings may be scheduled as needed.

### Attendance Expectations

All RCA members are expected to attend meetings regularly. If a member is unable to attend a meeting, they should notify the chairperson or the designated representative in advance.

### Action Items and Minutes

During each meeting, action items are recorded to track progress and ensure follow-up. These action items are assigned to specific individuals or committees for implementation. Minutes are also taken to document discussions, decisions, and any other important information discussed during the meeting.



page 11

## Budget

- We expect our funding from HUD 3 or Prop c SF or President Biden's new Federal allocation for such as this provides.
- The Committee seeks an initial \$100,000.00 for set up seed formation and first year with possible additional dollars as needed and approved upon discussion.
- These monies include a caller hotline with various language translations accessible totaling \$10,000.00 for first year.
- Translators available upon necessity for meetings, totaling approximately \$8,000.00
- This includes websites, up keep, tenant surveys, hosting, development, maintenance and landing pages as well as chat questions and answers available on call totaling \$15,000.00 to bridge the communication gap and reduce stigma and rebrand public housing, seniors and the disabled for the first year.
- Including graphic arts, flyers, office supplies and print materials as needed, totaling \$5,000.00
- 6 base co chairs will be compensated depending on contributions, time and talent, salaries or stipends totaling \$48,000.00
- Office table and chairs \$2,000.00
- This includes combined transportation costs for core chairs totaling \$12,000.00

page 12



## Membership Selection and Composition

### Criteria for Selecting New Members

- Resident Council Advisors (RCAs) are selected based on their interest in community development and their commitment to serving the residents.
- The selection process involves reviewing applications, conducting interviews, and considering the candidates' qualifications and experience.
- Diversity and representation from different tenant associations are also taken into account to ensure a well-rounded and inclusive RCA team.

### Expectations for Existing Members

- Existing members are expected to actively participate in RCA meetings, contribute to discussions, and provide input on decision-making processes.
- They are encouraged to engage with their respective tenant associations and represent their interests and concerns during RCA meetings.
- Regular attendance and adherence to the RCA's code of conduct and ethical guidelines are also expected from all members.



page 13

## Membership Expectations

### Criteria for Members

1. Members must abide by groups' Community Agreements and Act with Integrity.
2. Members must make a good faith attempt to attend each meeting either in person or on telephone or on video conference.
3. Members will make a good faith attempt to be on time for meetings and appointments or face potential fines.
4. Members unable to attend meetings must let co-chairs know with advance notice of 5 days with exceptions due for emergencies.
5. Members will offer support for members to attend meetings.
6. Membership will not discriminate against anyone due to race, religion, sexual identity, marital status, national origin, gender, creed, color, age, mental or physical disability or handicap.
7. Members will not engage in any unwelcome conduct including harassment, bullying, shouting matches, personal insults about wardrobe choices, or perform any offensive behavior or action resulting in the disruption of meetings.
8. Members will avoid and disclose any conflicts of interest both professional and personal and abstain from voting or discussion in those cases.
9. Members will complete assignments to the best of their ability or ask for help.



page 14

## Resumes of Core Chairs

page 15

## Signatures of Support by Margaret M. McNulty

(email) [mcnulty@unh.edu](mailto:mcnulty@unh.edu)

(phone) 603-883-1928

Please reach out with questions or concerns.

Co-Chairs include Linda Norman Prov 2012 at, David A. Superborn, VA JPK Institute and Paula Martinez (Hampshire College) for help.

page 16



This proposal prepared by Margaret M. McNulty.

(email) [ccsdpres@gmail.com](mailto:ccsdpres@gmail.com)

(phone) 415-678-7898

Please reach out with questions or concerns.



Co-chairs include Leesa Barnhart Pres Sanchez; Gregory Richardson, V.P. JFK Building and Kezia Martinez Housing Co-ordinator has.

page 17

## Performance Metrics and Benchmarks

- To Be Consistent with Commission Principles.
- Uphold Ethical Policies and Standards
- Reduce Stigma by its Participants.
- Conference Representation and Attendance.
- Affiliate Visitations.
- Monthly or Bi-monthly meetings
- Record All Action Items
- Fair and Honest Transparent Practices
- Reflect the Values of the Housing Commissioners.
- Meet Performance Benchmarks.
- Prepare reports for Improving Relations.
- On-going Planning for Community Engagement.
- Reduce Food Insecurity in Senior buildings When Available.
- Reduce Public Housing Stigma on All Levels.
- Promote Peace in All Living Environments by extension of Proper Mental Health Practices and Peer Counseling.
- Encourage Diversity in Seated Participants and Senior Involvement.



page 18

## RCA

- Establishing on-line Presence for Tenant Associations, CCSD and RCA, building wide Communication abilities.
- Monitor Websites
- Recognize and Reward Individual Volunteer Contributions in Affiliates.
- Monitor Adherence to Rules and Regulations including MOU Resolutions.
- Monitor Protection of Affiliates Rights
- Grow outreach to new Affiliates
- Improve Client Bill of Rights
- Educate Resident Councils.
- The Committee may also make Recommendations to widen Operational Standards for Improvements.
- To be the Cornerstone for Positivity and Connecting Partnership.
- Solicit New Partnerships and Affiliates.
- Provide a Hotline for Troubled Tenants.
- Provide Language Translations For Hotline.
- Oversee Adherence to Resident Council Elections Requirements

