



REGIONAL HOUSING AUTHORITY

Serving the Cities of Live Oak, Yuba City and Colusa • Counties of Sutter, Nevada, Colusa and Yuba

1455 Butte House Road • Yuba City, CA 95993

Phone: (530) 671-0220 • Toll Free: (888) 671-0220 • TTY: (866) 735-2929 • Fax: (530) 673-0775

www.RegionalHA.org

ADDENDUM TO AGENDA
REGULAR MEETING OF THE
BOARD OF COMMISSIONERS
OF THE REGIONAL HOUSING AUTHORITY OF SUTTER AND NEVADA COUNTIES
ON WEDNESDAY, SEPTEMBER 18, 2019

IN ADDITION TO THE OTHER ITEMS OF BUSINESS SET FORTH IN THE MAIN AGENDA, THE FOLLOWING MATTER WILL BE CONSIDERED AND POSSIBLY ACTED UPON:

H. New Business

11. Resolution 19-1635 – Resolution to Tax Defer Member Paid Contributions – IRC 414 (H)(2) Employer Pick-Up
12. Resolution 19-1636 – Employer Resolution Tax Deferred Deduction Plan for Service Credit Purchases



Gustavo Becerra,
Executive Director



The Housing Authority is an equal opportunity employer and housing provider.



AMENDED AGENDA
REGULAR MEETING
OF THE BOARD OF COMMISSIONERS OF
REGIONAL HOUSING AUTHORITY
Richland Neighborhood Center, 420 Miles Avenue, Yuba City, CA 95991
September 18, 2019, 12:15 PM

- A. CALL TO ORDER: ROLL CALL
- B. PLEDGE OF ALLEGIANCE
- C. PUBLIC PARTICIPATION: Members of the public shall be provided with an opportunity to address the Board on items of interest that are within the subject matter jurisdiction of the Board. Any member of the audience who may wish to bring something before the Board that is not on the agenda may do so at this time; however, State law provides that no action may be taken on any item not appearing on the posted Agenda. Persons who wish to address the Board during public comment or with respect to an item that is on the agenda, will be limited to three (3) minutes.
- D. AWARDS AND PRESENTATIONS: NONE
- E. EXECUTIVE SESSION: May be held under California Government Code regarding pending and/or anticipated litigation, property acquisition, and/or personnel issues.
- F. CONSENT CALENDAR: All matters listed under Consent Calendar are considered to be routine and can be enacted in one motion. There will be no separate discussion of these items prior to the time that the Board votes on the motion, unless members of the Board request specific items to be discussed or removed from the Consent Calendar for individual action.
 - 1. Approval of Minutes – August 21, 2019 pg. 1
 - 2. Resolution 19-1628 – Authorization to Accept HEAP Funds for Brunswick Commons, Grass Valley Project pg. 5
 - 3. Approval of Unit Cleaning Contract pg. 7
 - 4. Resolution 19-1629 – Approval of Annual Utility Study and Allowance for the Housing Choice Voucher Program pg. 12
 - 5. Resolution 19-1630 – Approval of the Energy Efficient Annual Utility Study and Allowance for the Housing Choice Voucher Program pg. 28
 - 6. Resolution 19-1631 – Approval of Annual Utility Study and Allowance for Public Housing pg. 39

- 7. Acceptance of Audit for FYE 2019 into Record pg. 41
- 8. Resolution 19-1632, Approval of Standard Charges to Residents for Maintenance Services pg. 281
- 9. Resolution 19-1633 – Approval of the 2020 Payment Standards for the Housing Choice Voucher Program pg. 294
- 10. Resolution 19-1634 – Approval of Flat Rents for Low Income Public Housing pg. 296

G. OLD BUSINESS: Discussion/Possible Action: NONE

H. NEW BUSINESS: Discussion/Possible Action:

11. Resolution 19-1635 – Resolution to Tax Defer Member Paid Contributions – IRC 414 (H)(2) Employer Pick-Up

12. Resolution 19-1636 – Employer Resolution Tax Deferred Deduction Plan for Service Credit Purchases

I. ADMINISTRATIVE REPORT:

13. Housing Choice Voucher Occupancy/Eligibility Update pg. 298
Alisha Parker, Occupancy Manager

14. Administrative Update
Gustavo Becerra, Executive Director

J. HOUSING COMMISSIONERS' COMMENTS:

K. NEXT MEETING: October 2, 2019

L. ADJOURNMENT:



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CalPERS ID: 2569577652

RESOLUTION 19-1635

RESOLUTION TO TAX DEFER MEMBER PAID CONTRIBUTIONS – IRC 414(H)(2) EMPLOYER PICK-UP

WHEREAS, the Regional Housing Authority has the authority to implement the provisions of section 414(h)(2) of the Internal Revenue Code (IRC); and

WHEREAS, the Board of Administration of the California Public Employees' Retirement System (CalPERS) adopted its resolution re section 414(h)(2) IRC on September 18, 1985; and

WHEREAS, the Internal Revenue Service has stated in December 1985, that the implementation of the provisions of section 414(h)(2) IRC pursuant to the Resolution of the Board of Administration would satisfy the legal requirements of section 414(h)(2) IRC; and

WHEREAS, the Regional Housing Authority has determined that even though the implementation of the provisions of section 414(h)(2) IRC is not required by law, the tax benefit offered by section 414(h)(2) IRC should be provided to all employees who are members of the CalPERS:

NOW, THEREFORE, BE IT RESOLVED:

- I. That the Regional Housing Authority will implement the provisions of section 414(h)(2) Internal Revenue Code by making employee contributions pursuant to California Government Code Section 20691 to the CalPERS on behalf of all its employees or all its employees in a recognized group or class of employment who are members of CalPERS. "Employee contributions" shall mean those contributions to CalPERS which are deducted from the salary of employees and are credited to individual employee's accounts pursuant to California Government Code section 20691.
- II. That the contributions made by the Regional Housing Authority to CalPERS, although designated as employee contributions, are being paid by the Regional Housing Authority in lieu of contributions by the employees who are members of CalPERS.

- III. That employees shall not have the option of choosing to receive the contributed amounts directly instead of having them paid by the Regional Housing Authority to CalPERS.
- IV. The Regional Housing Authority shall pay to CalPERS the contributions designated as employee contributions from the same source of funds as used in paying salary.
- V. That the amount of the contributions designated as employee contributions and paid by the Regional Housing Authority to CalPERS on behalf of an employee shall be the entire contribution required of the employee by CalPERS (California Government Code sections 20000, et seq.).
- VI. That the contributions designated as employee contributions made by Regional Housing Authority to CalPERS shall be treated for all purposes, other than taxation, in the same way that member contributions are treated by CalPERS.

PASSED AND ADOPTED by the governing body of the Regional Housing Authority this 18th day of September 2019.

AYES:
NAYS:
ABSTAINED:
ABSENT:

BY _____

Kent Boes

Chairperson

(Title of Official)



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RESOLUTION 19-1636

EMPLOYER RESOLUTION TAX DEFERRED DEDUCTION PLAN FOR SERVICE CREDIT PURCHASES

WHEREAS, the Board of Administration of the California Public Employees' Retirement System (CalPERS) at the April 1996 meeting approved a Tax-Deferred payroll deduction plan for service credit purchases under Internal Revenue Code (IRC) section 414(h)(2);

WHEREAS, the Regional Housing Authority has the authority to implement the provisions of IRC section 414(h)(2) and has determined that even though implementation is not required by law, the tax benefit offered by this section should be provided to those employees who are members of CalPERS; and

WHEREAS, the Regional Housing Authority elects to participate in the Tax-Deferred payroll deduction plan for all employees in the following CalPERS employee groups or classifications (i.e., miscellaneous, safety, police, fire, etc.):

Miscellaneous

NOW, THEREFORE, BE IT RESOLVED:

- I. That the Regional Housing Authority will implement the provisions of IRC section 414(h)(2) by making employee contributions for service credit purchases pursuant to the California State Government Code on behalf of its employees who are members of CalPERS and who have made a binding irrevocable election to participate in the Tax-Deferred payroll deduction plan. "Employee contributions" shall mean those contributions reported to CalPERS which are deducted from the salary of employees and are credited to individual employee accounts for service credit purchases, thereby resulting in tax deferral of employee contributions.
- II. That the contributions made by the Regional Housing Authority to CalPERS, although designated as employee contributions, are being paid by the Regional Housing Authority in lieu of contributions by the employees who are members of CalPERS.

- III. That the employees shall not have the option of choosing to receive the contributed amounts directly instead of having them paid by the Regional Housing Authority to CalPERS.
- IV. That the Regional Housing Authority shall pay to CalPERS the contributions designated as employee contributions from the same source of funds as used in paying salary, thereby resulting in tax deferral of employee contributions.
- V. That the effective date for commencement of the Tax-Deferred payroll deduction plan cannot be any earlier than the date the completed resolution is received and approved by CalPERS.
- VI. That the governing body of the Regional Housing Authority shall participate in and adhere to requirements and restrictions of the Tax-Deferred payroll deduction plan by reporting Tax-Deferred payroll deductions when authorized by CalPERS for those employees of the above stated employee groups or classifications who have elected to participate in this plan.

PASSED AND ADOPTED by the governing body of the Regional Housing Authority this 18th day of September 2019.

AYES:
NAYS:
ABSTAINED:
ABSENT:

BY _____
Kent Boes

Chairperson
(Title of Official)