

THE DISTRICT OF COLUMBIA HOUSING AUTHORITY

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BOARD OF COMMISSIONERS MEETING

+ + + + +

WEDNESDAY  
MAY 9, 2018

+ + + + +

The Board of Commissioners met at Fort DuPont/Stoddert, located at 155 Ridge Road, S.E., Washington, D.C., at 1:00 p.m., William Slover, Vice Chairman, presiding.

COMMISSIONERS PRESENT:

- NEIL ALBERT\*, Chairman
- WILLIAM SLOVER, Vice Chairman
- KENNETH D. COUNCIL, Commissioner
- KEN GROSSINGER, Commissioner
- FRANK LANCASTER, Commissioner
- NAKEISHA NEAL JONES, Commissioner
- JOSE ORTIZ GAUD, Commissioner
- FRANSELENE ST. JEAN, Commissioner
- AQUARIUS VANN-GHASRI, Commissioner

STAFF PRESENT:

- TYRONE GARRETT, Executive Director
- ALETHEA McNAIR, Acting Board Liaison

COMMISSIONERS ABSENT:

- BRIAN KENNER, Commissioner

\*present by telephone

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P-R-O-C-E-E-D-I-N-G-S

1:22 p.m.

VICE CHAIR SLOVER: Good afternoon.

My name is Bill Slover. I'm the vice chairman of the Board of Commissioners, and I'd like to call this meeting to order. This is our regular meeting of the District of Columbia Housing Authority, being held today, May 9, 2018, at Fort DuPont/Stoddert, 155 Ridge Road Southeast, Washington, D.C. The time is 1:20.

I apologize for the delay in getting started. As a reminder, would everybody please silence their cell phones and other electronic devices at this moment? I would also like to now ask for a traditional moment of silence before we get started.

(Moment of silence.)

VICE CHAIR SLOVER: Okay, thank you.

I'd also like to now read our statement of public decorum for these meetings. The Board of Commissioners welcomes constituent input on matters of public concern and offers you, today,

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1 an opportunity to express your view, including  
2 spirited debates of DCHA's decisions by its  
3 management and this Board during the public  
4 testimony portion of every meeting. However, we  
5 require that members of the public who attend our  
6 meetings abide by certain rules of decorum, to  
7 allow the Board to complete the business before it.

8 Members of the public cannot engage in  
9 any disruptive conduct or loud, threatening, or  
10 abusive language during the Board meetings. This  
11 includes loud outbursts or shouting during times  
12 when you have not been invited to speak.

13 Anyone who violates these rules will be  
14 asked to leave the meeting immediately and could  
15 be subject to arrest for violation of D.C. laws on  
16 disorderly conduct. Serious or repeated  
17 violations of the rules may result in you being  
18 barred from future meetings for a period of at least  
19 60 days.

20 We do appreciate your interest in the  
21 matters before us today and thank you in advance  
22 for abiding by these rules of conduct. At this

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1 time, I'd like to ask for a role call to determine  
2 a quorum of the Board.

3 MS. MCNAIR: Thank you. Commissioner  
4 Council.

5 COMMISSIONER COUNCIL: Present.

6 MS. MCNAIR: Commissioner Grossinger.

7 COMMISSIONER GROSSINGER: Here.

8 MS. MCNAIR: Commissioner Kenner.

9 (No audible response.)

10 MS. MCNAIR: Commissioner Lancaster.

11 COMMISSIONER LANCASTER: Present.

12 MS. MCNAIR: Commissioner Neal Jones.

13 COMMISSIONER NEAL JONES: Present.

14 MS. MCNAIR: Commissioner Ortiz Gaud.

15 COMMISSIONER ORTIZ GAUD: Here.

16 MS. MCNAIR: Commissioner St. Jean.

17 COMMISSIONER ST. JEAN: Present.

18 MS. MCNAIR: Commissioner  
19 Vann-Ghasri.

20 COMMISSIONER VANN-GHASRI: Present.

21 MS. MCNAIR: Commissioner Slover.

22 VICE CHAIR SLOVER: Present.

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1 MS. MCNAIR: Chairman Albert.

2 (No audible response.)

3 MS. MCNAIR: Currently, Vice Chair,  
4 you have eight commissioners. You have a quorum.

5 VICE CHAIR SLOVER: Thank you.  
6 Today's agenda is our regular agenda. First, we  
7 will allow the public to come before the Board  
8 twice, once to discuss any issues they may have  
9 about the resolutions we'll be considering today,  
10 and second, to discuss any personal issues related  
11 to housing. We have two sign-in sheets, one for  
12 the resolutions, and one for everything else.  
13 Those who are residents of public housing will have  
14 five minutes; others will have three minutes. At  
15 this time, actually, I would like to approve the  
16 minutes from the April 11th meeting. I'd just like  
17 to --

18 COMMISSIONER LANCASTER: Mr. Chair --  
19 (Simultaneous Speaking).

20 VICE CHAIR SLOVER: Can you hold on one  
21 second? I would like to point out that Chairman  
22 Albert has now joined us by cell phone. Welcome,

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1 Chairman Albert. I'd like to go over -- I have a  
2 review of the minutes from the April 11, 2018  
3 meeting. If there are any comments or changes to  
4 those minutes, can you express them now?

5 COMMISSIONER LANCASTER: Mr. Chair,  
6 being that I hadn't heard anyone speak up on the  
7 minutes, I move that the minutes be accepted as they  
8 are.

9 VICE CHAIR SLOVER: Do I have a second?

10 PARTICIPANT: Second.

11 VICE CHAIR SLOVER: All those in favor?

12 (Chorus of ayes.)

13 VICE CHAIR SLOVER: Any opposed?

14 (No audible response.)

15 VICE CHAIR SLOVER: The minutes are  
16 approved. Next, we will hear from the executive  
17 director, Mr. Garrett, on his monthly report.

18 MR. GARRETT: Good afternoon,  
19 Commissioners. Good afternoon to the public.

20 COMMISSIONER LANCASTER: Good  
21 afternoon.

22 MR. GARRETT: Are there any questions,

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1 Commissioners, in reference to our monthly  
2 dashboard? We're still modifying and trying to  
3 improve it, so that it gives you the information  
4 that you would like, but also gives us the  
5 information at a glance that'll be appropriate for  
6 other things.

7 I know Commissioner Vann-Ghasri's  
8 often talked about being prepared and ready to have  
9 information for individuals who may come to our  
10 Agency asking for information and statistics.  
11 It's very important for us to maintain this. The  
12 version of the dashboard that we're trying to  
13 utilize and continue to modify should do that for  
14 us. It is still a work in progress, I must say,  
15 though.

16 COMMISSIONER VANN-GHASRI: Director  
17 Garrett, when it comes to tickets issued, I would  
18 like to see several other categories. One  
19 category would be -- many of my constituents have  
20 what they call CNAs, certified nurse assistants,  
21 and they drive, and they get \$250 tickets.

22 Many of my constituents also have

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1 elderly parents who live in other public housing  
2 communities. They, too, get \$250 tickets when  
3 they park legally, out of their zone, and run in  
4 to either take the parent or the guardian back to  
5 their residency or to deliver groceries. We need  
6 to tweak that out. Thank you so much.

7 MR. GARRETT: Yes, ma'am. Also,  
8 Commissioners, we are at that point. I'm seven  
9 months into my tenure here. As I talked  
10 previously, we were going to start off with  
11 assessing the organization and Agency for the first  
12 90 days. The second 90 days would be an  
13 opportunity for us to develop strategies. Then in  
14 the third 90 days, we would start to implement  
15 several programs and several new ideas or enhance  
16 current programs with appropriate strategies that  
17 better suit where we are in today's industry. I'm  
18 happy to say that we're starting to move in that  
19 direction. You will start to see changes  
20 internally and externally within our organization,  
21 to the betterment of the Agency.

22 COMMISSIONER LANCASTER: Mr. Chair, if

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1 I may.

2 VICE CHAIR SLOVER: Go ahead.

3 COMMISSIONER LANCASTER: Mr. Director  
4 Garrett, this dashboard report of yours is a great  
5 tool for us, as commissioners, but I would like to  
6 advise you, going forward, to take and highlight  
7 certain elements of that dashboard and make it  
8 known to the public exactly how you're moving this  
9 Housing Authority forward.

10 MR. GARRETT: Okay, yes, sir.

11 COMMISSIONER LANCASTER: Because they  
12 don't get a copy of this.

13 MR. GARRETT: Right. We'll start to  
14 make a copy available.

15 COMMISSIONER LANCASTER: Thank you.

16 MR. GARRETT: At least on a monthly  
17 basis.

18 COMMISSIONER VANN-GHASRI: One other  
19 comment on the dashboard. This goes for my  
20 constituents, being that I am the elect family  
21 commissioner. The Virginia Williams Center and  
22 the Community Partnership for the Homeless are two

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1 organizations which provide emergency assistance  
2 to my constituents.

3 I would like to see some type of  
4 trendsetting from those agencies, any and all  
5 agencies that provide any type of assistance to my  
6 constituents. My constituents are taking the  
7 burden if they have anyone that live in their  
8 household over 18 years of age.

9 One of my constituents could lose their  
10 job in between waiting for unemployment, and would  
11 get an eviction notice. Because what I'm  
12 understanding is that my constituents will no  
13 longer be able to get assistance from either  
14 Virginia Williams or the Community Partnership for  
15 the Homeless, due to the fact that they do not have  
16 minor kids in their homes. That's something that  
17 needs to be looked into based on my constituents.

18 MR. GARRETT: Thank you, Commissioner  
19 Vann-Ghasri. Commissioners, I just need to end my  
20 report with what we do on a monthly basis, which  
21 is recognizing outstanding service to the  
22 organization and to the residents.

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1           At DCHA, we've changed our philosophy,  
2           to some extent. We have a strong commitment to  
3           excellence. Currently, my role, as executive  
4           director, is to try and recognize our DCHA  
5           employees who are delivering that type of service  
6           to our constituency.

7           Every month, I try to do that by  
8           regularly recognizing employees who have come  
9           forth, have put forth a great effort, and who  
10          actually, many times, are recognized by the  
11          residents, themselves.

12          I don't take these presentations  
13          lightly because they mean a lot, not only on your  
14          behalf, as the Board of Commissioners, but on  
15          behalf of the residents and the other employees who  
16          support them. For their outstanding delivery and  
17          service, we want other employees to emulate these  
18          individuals. I talked about it a couple of months  
19          ago. I want my employees to be contagious. I want  
20          them to rub off on one another, so that what we're  
21          giving to our residents is what they expect from  
22          us. Our employee of the month for May 2018 is

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1 Anthony Brackett.

2 Mr. Brackett is a mechanic in the  
3 Department of Property Management Operations.  
4 (Applause.) If we could say this about every  
5 employee that we actually have (Applause.) I don't  
6 know if he knows these things, but what his  
7 supervisor has said about him is that he defines  
8 the meaning of a dedicated employee.

9 He has the role for addressing 215 units  
10 all on his shoulders, himself, alone. According  
11 to his supervisor, he addresses all of his work  
12 assignments without hesitation and never  
13 complains. He tackles everything with  
14 determination and a smile.

15 His dedication and loyalty is truly  
16 among the great assets to this organization, and  
17 he always seeks solutions versus just bringing us  
18 problems. That's something that I prefer, having  
19 someone bring me a solution to an issue versus a  
20 problem that I have to figure out how to solve on  
21 my own. A couple of weeks ago, he dealt with a  
22 major issue of a water main break. He dealt with

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1 it in such a way that it was fixed within several  
2 hours. He's consistently guided not only himself,  
3 but other employees, to provide new skills and new  
4 opportunities to work on behalf of the residents.

5 Again, can we congratulate Mr. Brackett  
6 on his service and a job well done? (Applause.)  
7 Thank you, Mr. Brackett. Now, as I mentioned at  
8 last month's Board meeting, we were going to also  
9 recognize the Apprentice Training Program, our  
10 modified apprentice program that we put in play  
11 about two months ago.

12 It began, again, March 12th, where we  
13 have DCHA trainees that go out with our maintenance  
14 staff to try and help us with our initiative to  
15 revitalize, rejuvenate some of our properties.

16 That's one of our mechanisms that we're  
17 trying to do something a little bit different to  
18 ensure that the service and residents feel as  
19 though we're committed to them. In doing that, we  
20 have three apprentices that are going to be  
21 recognized this month for their work at the Village  
22 or Knox Hill, and now they're working at Stoddert

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1 Terrace, LeDroit, and Kelly Miller. They've been  
2 on board with us for about nine weeks, and I think  
3 they've pulled a great service. They're enhancing  
4 our properties, and they're working on your behalf.  
5 Residents, from what I understand, enjoy seeing  
6 them come on site.

7 Now we're going to do three more  
8 individuals again this month, where we said last  
9 month we were only going to do one. It turns out  
10 these apprentices are doing such a great job that  
11 we need to recognize three more. Our first  
12 individual will be Keith Harrison. (Applause.)  
13 Yolanda Dawkins. (Applause.)

14 I just want to note Ms. Dawkins is a  
15 Villager resident. Also, we have Shermane Perry  
16 (phonetic). She's at work right now, so she  
17 couldn't be here, but we'll make sure she gets it.  
18 I want you to congratulate these individuals for  
19 their hard effort and their work on our behalf.  
20 (Applause.) Thank you very much. (Applause.)

21 VICE CHAIR SLOVER: Thank you for that  
22 report. Does anybody have any questions of the

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1 executive director about the report? I appreciate  
2 that, and let's move on to the business resolutions  
3 of the day. We have one person signed up to comment  
4 on the resolutions, which happens to be the first  
5 resolution, 18-06, so Mr. Watson, could you please  
6 come forward. You have three minutes, and  
7 welcome.

8 MR. WATSON: Good afternoon, Vice  
9 Chair, Commissioners.

10 COMMISSIONERS: Good afternoon.

11 MR. WATSON: My name is Melvin Watson,  
12 Sr. I'm here to testify in reference to Resolution  
13 18-06. Before I give my comments in reference to  
14 whether or not I will oppose or support this  
15 resolution, I have a question for the executive  
16 director. As you well know, I testified last month  
17 down at Greenleaf.

18 They have 30 ACC units coming out of  
19 Arthur Capper/Carollsburg. I have no problem with  
20 those ACC units remaining in that neighborhood.  
21 Like I said, the amenities in Ward 6 supersede all  
22 amenities in this city when it comes to ACC units.

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1           Therefore, I will vehemently object if we're  
2           talking about moving those 30 units to what you call  
3           City View Apartments, which is the old Douglas  
4           Junior High School, which I'm very familiar with  
5           the area because I live in Ward 8. My question is  
6           are we talking 30 additional ACC units, or are we  
7           talking about transferring 30 units, ACC, out of  
8           Ward 6 to Ward 8?

9                       MR. GARRETT: There are 30 additional  
10           units, Mr. Watson.

11                      MR. WATSON: Thirty additional units?

12                      MR. GARRETT: Yes, sir.

13                      MR. WATSON: I have no problem with  
14           your financing of 30 additional ones. Like I said,  
15           I'll be watching this, and I hope that coming down  
16           the line, that these are the same 30 units that we  
17           financed, that we transferred when they, in fact,  
18           are not 60, but 30.

19                      MR. GARRETT: Thirty additional units  
20           are being built.

21                      MR. WATSON: Okay.

22                      COMMISSIONER VANN-GHASRI: Mr. Chair.

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1 VICE CHAIR SLOVER: Yes. Hold on.  
2 Mr. Watson, are you done?

3 MR. WATSON: Yes, I'm done.

4 VICE CHAIR SLOVER: Okay, thank you.

5 COMMISSIONER VANN-GHASRI: In  
6 reference to Resolution 18-06 to authorize  
7 submission to HUD of a development proposal for the  
8 allocation of public housing operating subsidy for  
9 30 ACC units in the City View Apartments project  
10 and related matters, first and foremost, it's  
11 personal to me because I'm territorial, and I live  
12 in Ward 6.

13 VICE CHAIR SLOVER: Commissioner  
14 Vann-Ghasri --

15 COMMISSIONER VANN-GHASRI: This issue  
16 involves much more than bricks --

17 VICE CHAIR SLOVER: Commissioner  
18 Vann-Ghasri, could I read the resolution, and then  
19 we'll open it up to the public?

20 COMMISSIONER VANN-GHASRI: Oh, I  
21 thought we already done that.

22 VICE CHAIR SLOVER: We were just

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1 getting public comment. What I would like to do  
2 is actually formally introduce the resolution, get  
3 the --

4 COMMISSIONER VANN-GHASRI: I  
5 apologize.

6 VICE CHAIR SLOVER: -- staff report,  
7 our presentation on the resolution, and then I'll  
8 entertain comments and points of view from the  
9 commissioners.

10 COMMISSIONER VANN-GHASRI: Bring it to  
11 my attention when it's my turn to be acknowledged.  
12 Thank you so much.

13 VICE CHAIR SLOVER: I'll make a note.  
14 We're going to move on to the business resolutions.  
15 The first resolution is Resolution 18-06 to  
16 authorize execution and delivery and related  
17 closing matters for 30 ACC units in the City View  
18 Apartments project.

19 COMMISSIONER LANCASTER: So moved.

20 VICE CHAIR SLOVER: Who's going to  
21 present on this?

22 MR. GARRETT: We're going to have

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1 Kerry.

2 VICE CHAIR SLOVER: Whomever is  
3 presenting --

4 (Simultaneous Speaking)

5 MS. SMYSER: Good afternoon,  
6 Commissioners.

7 VICE CHAIR SLOVER: Good afternoon.

8 MS. SMYSER: My name is Kerry Smyser.  
9 I'm in the Office of Capital Programs. Resolution  
10 18-06 is before you, and it would allow the Housing  
11 Authority to submit a mixed-finance development  
12 proposal to the U.S. Department of Housing and  
13 Urban Development to put ACC through the annual  
14 contributions contract on 30 units at the City View  
15 Apartments. City View Apartments is a 58-unit  
16 development. It is being constructed by William  
17 C. Smith, in Ward 8.

18 The project overlooks Sheridan Station  
19 and actually has funding from the Department of  
20 Housing -- I'm sorry, the D.C. Department of  
21 Housing and Community Development. The project is  
22 a \$20 million project. It has 9 percent tax

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1 credits. It has funding from the Department of  
2 Behavioral Health, and it also has a grant from the  
3 D.C. SEU for solar panels and for Energy Star.

4 The project will be energy efficient.  
5 The project has a goal to meet gold LEED  
6 certification. It will meet LEED homes  
7 certification. The Housing Authority would  
8 submit its mixed development proposal to HUD if the  
9 resolution passes, with closing in July or August,  
10 and then construction to occur within 30 days after  
11 closing. Then the units would deliver in December  
12 of 2019. I'm happy to answer any questions.

13 VICE CHAIR SLOVER: Commissioner  
14 Vann-Ghasri.

15 COMMISSIONER VANN-GHASRI: I'm going  
16 to try to do all of this in the time before me. I  
17 already let you know that I'm very territorial, and  
18 I live in Ward 6. This issue involves much more  
19 than bricks and mortar. It extends to establish  
20 and maintain public housing residents; I  
21 understand that.

22 It also enhances the opportunity to

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1       achieve leverage with this deal because this is a  
2       deal. Within this deal, first of all, this deal  
3       been going on for several years. Even though 30  
4       units will be moved from Ward 6 into Ward 8, and  
5       that Ward 6 will suffer because nothing is in  
6       writing to say that William C. Smith will replace  
7       those 30 units that he would have built former to,  
8       and at what point in time.

9               In the meantime, I would sincerely  
10       appreciate, when we do resolutions, to let us know  
11       how much the land value is, lot and square, and how  
12       much the deal is, so we can subtract and add to see,  
13       as residents, what and how it impacts us, not only  
14       economically, but socially. When you move all the  
15       Ward 6 into Ward 8, whether or not you have already  
16       spoke to my constituents in Ward 6. That would be  
17       Christine Spencer. That would be Wanda Hanson.  
18       That would be Deana Walker. And that impacts --  
19       and Ms. Loughridge (phonetic).

20               Those are the residents. I don't know  
21       about how other wards run, but I'm going to tell  
22       you now, I influence very heavily in my ward, and

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1 we are territorial, and our council member  
2 understands that very, very well. If it's not in  
3 writing, you already know, I will not be voting for  
4 this resolution.

5 VICE CHAIR SLOVER: I appreciate your  
6 comments. Commissioner Lancaster.

7 COMMISSIONER LANCASTER: No comment at  
8 this particular time.

9 VICE CHAIR SLOVER: We're going to come  
10 right down the line here.

11 PARTICIPANT: No comment.

12 PARTICIPANT: No.

13 VICE CHAIR SLOVER: Neal Jones.

14 COMMISSIONER NEAL JONES: Can you  
15 reiterate what will happen to the 30 units that are  
16 here and what the plan is for Capper? Can you hear  
17 me? I was asking if she could reiterate what would  
18 happen to these 30 units, and also what's the plan  
19 for former residents of Capper going forward?

20 MS. SMYSER: Right. The 30 units that  
21 -- the 30 units for Capper will remain in Capper.  
22 These units are not leaving Ward 6 or the footprint

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1 of Capper. The goal here is to really hold Smith's  
2 feet to the fire and to have them deliver 30 public  
3 housing unit to the Housing Authority.

4 The Housing Authority intends to  
5 deliver and keep its commitment to deliver the 707  
6 public housing units. We still have three parcels  
7 that are not planned for. We have an RFP that we  
8 are drafting for a master planner to master plan  
9 the last three parcels, Square 882 South, Square  
10 739, and Square 768, to plan the remaining 234  
11 units.

12 That includes the 30 units that we have  
13 to do at Capper. These 30 units at City View are  
14 really net new units to the Authority. We are  
15 offering these units to former residents of  
16 Capper/Carrollsborg. If they choose to go there,  
17 then that will be consider their replacement unit.  
18 If not, then they can wait for a unit at Capper.

19 VICE CHAIR SLOVER: I'm sorry; can you  
20 clarify that, it would be considered a replacement  
21 unit, but not produced from the 707?

22 MS. SMYSER: Yes. I said we will offer

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1 units to -- the units at City View will be offered  
2 to Capper/Carrollsborg residents. If they choose  
3 to live at City View, then that will be considered  
4 their replacement unit. If they choose not to go  
5 there, then they can wait for a unit at Capper.

6 VICE CHAIR SLOVER: What you're really  
7 saying is they're giving up their right to return  
8 to Capper?

9 MS. SMYSER: Yes.

10 VICE CHAIR SLOVER: Commissioner Ortiz  
11 Gaud, any questions? I have a few questions about  
12 this resolution. It's really a replacement --  
13 this resolution is a result of the Board approving  
14 Resolution 18-04, correct?

15 MS. SMYSER: Correct.

16 VICE CHAIR SLOVER: These are  
17 basically -- just to remind everybody, Resolution  
18 18-04 allowed WC Smith to exit a covenant that  
19 required them to build 30 units for land that the  
20 Housing Authority gave them. We gave them, I  
21 think, 16,000 square feet in 2008, which allowed  
22 them to build 1,100 units of market rate

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1 apartments. In return for that, they were  
2 supposed to build us 30 units on the Capper  
3 footprint, correct?

4 MS. SMYSER: It was a piece of land, not  
5 quite that large. It was a small piece of land that  
6 they needed in order to build out their entire --

7 VICE CHAIR SLOVER: How many square  
8 feet?

9 MS. SMYSER: I can't remember the exact  
10 square footage, but it --

11 VICE CHAIR SLOVER: I think it was  
12 about 16,000. It was 12,000, 10,000?

13 MS. SMYSER: I can't remember exactly.

14 VICE CHAIR SLOVER: 10,000 to 12,000?

15 MS. SMYSER: Smaller than that.

16 VICE CHAIR SLOVER: Smaller?

17 MS. SMYSER: I think so.

18 VICE CHAIR SLOVER: That allowed them  
19 to build the 1,100 units, and in return, they were  
20 supposed to build us 30 units of public housing.

21 MS. SMYSER: That's correct.

22 VICE CHAIR SLOVER: They built three

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1 buildings, and then they didn't build us the 30  
2 units.

3 MS. SMYSER: Yes, they built --

4 VICE CHAIR SLOVER: Right?

5 MS. SMYSER: They have built two  
6 buildings, yes --

7 (Simultaneous Speaking)

8 VICE CHAIR SLOVER: They built three  
9 buildings --

10 MS. SMYSER: -- build the third.

11 VICE CHAIR SLOVER: -- and we didn't  
12 get our public housing units, and they said it was  
13 because it didn't work for them, but they were able  
14 to build full-size basketball courts, single  
15 tennis courts, indoor amphitheater, indoor green  
16 space, the list goes on. We didn't get our 30 units  
17 in that property, and in replacement, we're going  
18 to get 30 units in an affordable housing building  
19 that's City View. That's the tradeoff, right?

20 MS. SMYSER: That is the tradeoff.

21 VICE CHAIR SLOVER: My personal  
22 opinion is that's not a good tradeoff. Also, the

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1 other question I would ask is we keep talking about  
2 how we're not losing anything on the 707, which I  
3 think is important to point out, but I also think  
4 that it increases our costs. Because now, we have  
5 to, in our final three parcels, we have to find 30  
6 more units of public housing.

7 MS. SMYSER: Yes, we do.

8 VICE CHAIR SLOVER: Which is going to  
9 reduce our land costs because we all know land cost  
10 gets reduced because of the 30 units of public  
11 housing, which is what Smith just showed us. They  
12 didn't want to reduce the value of their land with  
13 those 30 units. They wanted to do it somewhere  
14 else. We're now faced with a situation, because  
15 of the Board's actions on 18-04, that we're going  
16 to reduce our land further. Is that fair?

17 MS. SMYSER: No, I wouldn't say that's  
18 fair.

19 VICE CHAIR SLOVER: We have to find 30  
20 more units of public housing on the land we already  
21 -- we wouldn't otherwise have had to have done.

22 MS. SMYSER: We're going to, like I

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1 said, do this master planning. We have done  
2 mixed-income buildings at Capper, so it has not  
3 decreased our land value at all. In fact, we've  
4 been able to take the land value to build out our  
5 public housing units. If we continue that model,  
6 we'll be able to increase the value at Capper.  
7 Over the years, the value at Capper continues to  
8 go up.

9 VICE CHAIR SLOVER: We're going to  
10 agree to disagree because you have to find 30 more  
11 units of subsidized housing you otherwise would not  
12 have had to have found, which would have unlocked  
13 more value in the land with our partners. You just  
14 fundamentally -- we just saw Smith exercise that.

15 They did not fulfill their requirement  
16 to build these 30 units, and we let them off and  
17 let them build it somewhere else. We're going to  
18 pay the price down the road. I fundamentally can't  
19 support this because I just don't think we should  
20 let them off the hook on 18-04, so I'm not going  
21 to support this.

22 MR. GARRETT: Commissioner Slover, may

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1 I speak?

2 VICE CHAIR SLOVER: Sure.

3 MR. GARRETT: Commissioners, as  
4 Commissioner Slover pointed out, this is a  
5 companion resolution to 18-04. As noted, we did  
6 sign and agree to move those 30 units, so that's  
7 already been put in place by the Board of  
8 Commissioners, and we've accepted payment.

9 As Commissioner Slover spoke about,  
10 though, the Capper footprint, we should also note  
11 that the Capper footprint is a very large acreage  
12 and can handle additional units throughout that  
13 particular footprint, whether they be mixed income  
14 or additional ACC units.

15 We're not defeating ourselves when we  
16 attempt to leverage those particular parcels. We  
17 believe that we can still obtain the true land value  
18 through leveraged sources to have those units  
19 actually built without any additional cost to the  
20 authority.

21 VICE CHAIR SLOVER: One final point.

22 I just want to make sure this gets on the record.

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1 We traded 30 units in a luxury building for 30 units  
2 in an affordable building. Units are units; I get  
3 it, but it's not a like kind exchange. I feel like  
4 this Board continues to, I want to say, get pushed  
5 around, but we need to hold people to their  
6 commitments. (Applause.) I feel like we really  
7 let down -- I think we really fell down on the job  
8 by approving 18-04. With that, are there any other  
9 comments? We'll take a roll -- is there a motion  
10 to vote?

11 COMMISSIONER VANN-GHASRI: I move.

12 VICE CHAIR SLOVER: Is there a second?

13 CHAIRMAN ALBERT: Second.

14 VICE CHAIR SLOVER: A second from the  
15 phone. We'll do a roll call vote.

16 MS. MCNAIR: Thank you. Commissioner  
17 Vann-Ghasri.

18 COMMISSIONER VANN-GHASRI: No.

19 MS. MCNAIR: Commissioner St. Jean.

20 COMMISSIONER ST. JEAN: Yes.

21 MS. MCNAIR: Commissioner Ortiz Gaud.

22 COMMISSIONER ORTIZ GAUD: Yes.

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1 MS. MCNAIR: Commissioner Neal Jones.

2 COMMISSIONER NEAL JONES: Yes.

3 MS. MCNAIR: Commissioner Lancaster.

4 COMMISSIONER LANCASTER: Before I say  
5 anything on this, I held my comment until this vote.  
6 Hearing what I hear just a few minutes ago, there's  
7 no friendly amendment to this vote, and I will say  
8 no.

9 MS. MCNAIR: Commissioner Council.

10 COMMISSIONER COUNCIL: No.

11 MS. MCNAIR: Commissioner Slover.

12 VICE CHAIR SLOVER: No.

13 MS. MCNAIR: Chairman Albert.

14 CHAIRMAN ALBERT: Yes.

15 MS. MCNAIR: Let the record reflect  
16 that Chairman Albert said yes. You have one, two,  
17 three, four yes and four no. The resolution is not  
18 passed.

19 VICE CHAIR SLOVER: All right, moving  
20 on to the next resolution. We have Resolution  
21 18-07, which is to accept the final audit of DCHA  
22 for fiscal year 2017. The District of Columbia

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1 DCHA requests approval from the Board of  
2 Commissioners to accept the DCHA's audited  
3 financial statements, the independent auditor's  
4 report, and the management discussion and analysis  
5 for the period end of September 30, 2017. Is there  
6 going to be anybody presenting on this?

7 MR. GARRETT: Commissioners, we can  
8 have an additional presentation from our auditor,  
9 if necessary. Again, based on the audit summary,  
10 there was no financial finding. There was one  
11 management finding that we needed to correct.

12 VICE CHAIR SLOVER: I apologize.

13 MR. GARRETT: There was no financial  
14 finding, as you are aware, and then there was a  
15 management finding, which we have corrected, in  
16 terms of a recertification. We can go further in  
17 depth, if necessary, with your approval.

18 VICE CHAIR SLOVER: Does anybody want  
19 that or have any questions?

20 COMMISSIONER VANN-GHASRI: I would  
21 like to put some things on the record. What I would  
22 like to put on the record is A, would somebody

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1 answer, so it can be on the record, what is an  
2 independent audit? Why does the District of  
3 Columbia Housing Authority have an independent  
4 audit?

5 How and what was determined with this  
6 audit? Why is it aligned, and how does that work,  
7 and what was the outcome driven of this audit, and  
8 what does collaborative work -- what it constitutes  
9 for my constituents? I'm the family elect  
10 commissioner.

11 MR. GARRETT: Commissioner  
12 Vann-Ghasri, we're going to allow our auditor, who  
13 conducted the audit and made the presentation  
14 earlier, to answer your questions.

15 THE AUDITOR: Can we go through each  
16 question one by one? Can we go back through each  
17 one of your questions? Can you state the first  
18 one? I was coming up from the back.

19 COMMISSIONER VANN-GHASRI: What is an  
20 independent audit?

21 THE AUDITOR: First of all, the  
22 independent audit, you all, DCHA, is required to

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1 have an outside third party conduct an annual  
2 audit, since you receive over \$750,000 of federal  
3 funds. It must be an independent audit.

4 COMMISSIONER VANN-GHASRI: What  
5 constitutes a collaborative work environment, and  
6 how does that impact my constituents, or the  
7 residents of the District of Columbia Housing  
8 Authority?

9 THE AUDITOR: When you say  
10 collaborative?

11 COMMISSIONER VANN-GHASRI: Your Goal  
12 D, foster collaborative work environment that is  
13 outcome driven and meets the highest expectations  
14 of the affordable housing industry. What does  
15 that mean, and how does it impact my constituents?

16 THE AUDITOR: From an audit standpoint  
17 and us being independent, the word collaborative,  
18 the way I translate it, is as we work with DC Housing  
19 Authority to collaborate and to put together this  
20 audit report that you're looking at. We work  
21 together to collect data.

22 They provide us information to support

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1       how, from a financial aspect, the internal controls  
2       checks and balances to make sure the money that is  
3       spent is done appropriately. We also look at it  
4       from the constituent side, where we're looking at  
5       the programs that they're in, that the funds are  
6       being properly spend. Again, we collaborate with  
7       all the staff here to gather that information, so  
8       then we can provide an independent report for  
9       everyone to review.

10               COMMISSIONER VANN-GHASRI: This is the  
11       last question. Where and how do you get that data  
12       collected?

13               THE AUDITOR: We request it. We put  
14       together requests and get an enormous amount of  
15       data electronically from the financial records of  
16       the Agency, and then also request other kind of  
17       records that are maintained from the constituents'  
18       point of view. We look at their records that are  
19       maintained at the Authority, also.

20               COMMISSIONER VANN-GHASRI: What  
21       records are you looking at that belongs to  
22       constituents? Is there confidentiality, or do you

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1 have the privilege?

2 THE AUDITOR: We're independent, and  
3 there's stuff we go through to make sure that's all  
4 maintained independent.

5 COMMISSIONER VANN-GHASRI: Thank you  
6 so much.

7 THE AUDITOR: You're welcome.

8 VICE CHAIR SLOVER: Any other  
9 questions? I heard someone yell be transparent  
10 out there. We strive to be that way. What I would  
11 offer is that these documents are made public at  
12 some point in time. If you want to, you can go out  
13 and -- check me if I'm wrong, but last year's should  
14 be available to the public, so feel free to go read  
15 through it. At some point, this one will be made  
16 public. An audit is really just a check and  
17 balance and to make sure that -- it's not a  
18 description of efficiency. It's a required  
19 process to go through to make sure that  
20 everything's where it should be. I think we need  
21 to understand that's what it is.

22 I would like to echo some comments from

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1 earlier and to thank the audit firm. It was a very  
2 detailed report. Thank you very much. You  
3 clearly spent a lot of time here and worked -- staff  
4 and everybody. It sounds like it was a very  
5 successful process, and we want to thank you for  
6 that.

7 Again, it's available. Go take a look  
8 at it, pull up last year's. When this one comes  
9 out, take a look at it. We're not trying to hide  
10 anything. It's just a process we have to go  
11 through timing wise. We need to approve this  
12 document, so that we can then make it available to  
13 you. That's the way it works. Does anybody have  
14 any other questions or comments related to  
15 Resolution 18-07? Do I hear a motion to vote?

16 COMMISSIONER LANCASTER: So moved.

17 COMMISSIONER ST. JEAN: Second.

18 VICE CHAIR SLOVER: Roll call, please.

19 MS. MCNAIR: Thank you. Commission  
20 St. Jean.

21 COMMISSIONER ST. JEAN: Yes.

22 MS. MCNAIR: Commissioner Ortiz Gaud.

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1 COMMISSIONER ORTIZ GAUD: Yes.

2 MS. MCNAIR: Commissioner Neal Jones.

3 COMMISSIONER NEAL JONES: Yes.

4 MS. MCNAIR: Commissioner Lancaster.

5 COMMISSIONER LANCASTER: Yes.

6 MS. MCNAIR: Commissioner Council.

7 COMMISSIONER COUNCIL: Yes.

8 MS. MCNAIR: Commissioner

9 Vann-Ghasri.

10 COMMISSIONER VANN-GHASRI: Yes.

11 MS. MCNAIR: Commissioner Slover.

12 VICE CHAIR SLOVER: Yes.

13 MS. MCNAIR: Chairman Albert.

14 CHAIRMAN ALBERT: Yes.

15 MS. MCNAIR: Let the record reflect

16 that Chairman Albert said yes. You have eight yes.

17 The resolution is approved.

18 VICE CHAIR SLOVER: Moving on to

19 Resolution 18-09 -- can you hold on one sec? With

20 the Board's okay, since Resolution 18-09 and 18-10

21 are essentially for the same services, just

22 different divisions, I would like to be able to move

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1 these two en bloc, unless I have some opposition  
2 to that. Hearing none, we'll get a presentation  
3 on Resolution 18-09, which is the execution of a  
4 contract for screening services for the Housing  
5 Choice Voucher Program participants, and 18-10,  
6 which is to authorize the execution of a contract  
7 for applicant screening services for eligibility  
8 and continued occupancy division, which is  
9 traditional public housing.

10 MS. JOHNSON: Good afternoon,  
11 Commissioners, Chelsea Johnson. What you have  
12 before you is a resolution requesting your approval  
13 for us to enter into a contract with Yardi Services  
14 for background screenings during recertification  
15 process for our participants and for our residents.

16 Currently, we do background screenings  
17 during the eligibility process, and we allow our  
18 residents and our participants to recertify with  
19 self-certifications. We have learned, through  
20 past experience, that sometimes there are  
21 misrepresentations, and then we have to later take  
22 action. As explained to you earlier, HUD rules do

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1 not allow for us to allow individuals who are Class  
2 A sex offenders or meth producers to remain in our  
3 program or to use federal funds for their  
4 participation in our program, so we are required  
5 to take action when we learn of those types of  
6 offenses.

7 What we're seeking to do is to have full  
8 background checks done at recertification period,  
9 to make sure that we're in compliance with HUD  
10 rules. We will not be applying any new protocol  
11 or procedure, in terms of taking any action that  
12 we would not otherwise take action on for our  
13 residents or our participants.

14 We will remain consistent. We  
15 currently have policies in place that we follow.  
16 This just simply allows us to not have to be  
17 reactive after we later learn that someone  
18 committed an offense that would not allow them to  
19 be in our program.

20 Both resolutions are before you for  
21 approval. There are two different resolutions  
22 because one is for our the Housing Choice Voucher

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1 Program, and then the other resolution is for our  
2 residents in the Low Income Housing Program. It's  
3 two different departments that would need to enter  
4 into contracts with Yardi. Please let me know if  
5 you have any questions.

6 VICE CHAIR SLOVER: Questions?

7 COMMISSIONER VANN-GHASRI: I would  
8 like to put on the record that unfortunately, I  
9 won't be able to vote for this because my  
10 constituents -- on anything that concerns  
11 judiciary challenged individuals in the District  
12 of Columbia public housing, here are my  
13 constituents, and here's a list that I know for a  
14 fact you have not contacted them.

15 Roach Brown (phonetic), Elmalee Fircon  
16 (phonetic), Deborah Rowe, Jonathan Howard, C.  
17 Sosa, Tony Lewis, Ronald Moten, Jahar Abertson  
18 (phonetic), Yango Sawyer (phonetic), Kenny Barnes.

19 It's an insult to me when Karen Settles  
20 chaired the city-wide advisory board and brought  
21 to the attention to this Housing Authority with  
22 Wallace Kirby reach. Unfortunately, until you

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1 respect my constituents, I won't be able to vote  
2 on anything that deals with residents in judiciary  
3 challenge.

4 (Applause.)

5 VICE CHAIR SLOVER: You good?

6 COMMISSIONER VANN-GHASRI: I'm good.

7 VICE CHAIR SLOVER: Commissioner  
8 Lancaster.

9 COMMISSIONER LANCASTER: No comment at  
10 this particular time.

11 VICE CHAIR SLOVER: Okay. Does  
12 anybody have any comments?

13 COMMISSIONER NEAL JONES: Can you talk  
14 about the plan for resident engagement in the  
15 changes to the --

16 COMMISSIONER LANCASTER: Mr. Chair,  
17 there's no other comments, I move --

18 COMMISSIONER NEAL JONES: -- the  
19 changes to the recertification process.

20 VICE CHAIR SLOVER: Hold on; there's  
21 going to be comments.

22 COMMISSIONER NEAL JONES: I'm sorry.

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1 I have to be really against the mic to hear. I  
2 wanted to know if you could talk about your plan  
3 for resident engagement and the changes to the  
4 recertification process?

5 MS. JOHNSON: Thank you for that  
6 question. We do intend to have a meeting with the  
7 advocacy community on May 24th to talk about the  
8 fact that we will be consistent with our plan.  
9 Although we're seeking contract authority at this  
10 particular time, we don't expect that we will begin  
11 to do background checks until the September time  
12 frame, when it's the first time we're going through  
13 the recertification process. Before that time, we  
14 definitely intend to engage residents, make sure  
15 that they're fully informed.

16 Also, upon admission into our program,  
17 every resident is made aware that they have to  
18 remain in compliance with all federal requirements  
19 and guidelines. This will just be a reminder of  
20 that, but also advising them that we will be doing  
21 full background checks.

22 Also, I should put on the record that

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1 if ever there is any issue in regards to,  
2 particularly, one household member or one  
3 participant in a family, that our Agency will  
4 maintain the policy of allowing residents some  
5 leniency, if they need to make some adjustments,  
6 so that they can remain in our program.

7 VICE CHAIR SLOVER: I have a couple  
8 questions. How many recertifications or  
9 certifications do we do in each of these programs  
10 annually?

11 MS. JOHNSON: In the Housing Choice  
12 Voucher Program, we conduct 6,391  
13 recertifications. There's a breakdown, actually,  
14 in the resolution, that identifies how many we do  
15 for annual. We do 12,781 on a biannual basis, and  
16 767 for individuals who are on triannual  
17 recertification schedules. Then in our Low Income  
18 Housing Program, we conduct 6,500 recertifications  
19 on a biannual basis, and 1,167 recertifications on  
20 a triannual basis.

21 VICE CHAIR SLOVER: I just picked up  
22 this. I apologize. Why is there such a

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1 discrepancy in the cost -- unless my math is way  
2 off -- on the cost of each of the certifications?  
3 It costs \$35, and then if you look at the HCVP annual  
4 cost, it's \$580,000 for what equates to the same  
5 amount of certifications.

6 MS. JOHNSON: Commissioner, we did a  
7 look at all of the adult household members in each  
8 program, and that's how we came up with the number  
9 in the estimate. These recertifications are for  
10 adult household members. It appears as though  
11 there's a difference in numbers for adult household  
12 members in the various programs. That's what this  
13 number references.

14 VICE CHAIR SLOVER: So I'm to take from  
15 that there's twice as many adults in the Housing  
16 Choice Voucher per --

17 MS. JOHNSON: We actually ran the  
18 numbers based on how many adult household members  
19 we do recertifications on. That's how we came up  
20 with what the estimate would be for their  
21 recertifications.

22 VICE CHAIR SLOVER: Interesting. You

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1 mentioned -- the biggest concern that I've heard  
2 about this policy is that it's going to be used to,  
3 let's say, deny entrance or re-entrance to  
4 redeveloped properties. The timing of the  
5 resolution is concerning to the advocates.

6 I wish we had the advocate meeting prior  
7 to approving this. I hear you saying that we're  
8 simply approving the contract, but I have concern  
9 that we haven't heard enough from the residents and  
10 the advocates that we serve prior to approving  
11 this. I have concerns about it.

12 I'm personally going to vote no and wait  
13 until we hear from the advocates and how they weigh  
14 in on this and how we can assure that what we're  
15 saying is in writing somewhere. I don't see that  
16 in the resolution, so I can't support it. With  
17 that said, are there any other comments?

18 COMMISSIONER NEAL JONES: I have a  
19 couple of more questions. Did you have some?

20 COMMISSIONER COUNCIL: Yes, I do.

21 COMMISSIONER NEAL JONES: Go.

22 COMMISSIONER COUNCIL: For the clarity

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1 of what's going on in this resolution, can you tell  
2 me is it something that DCHA is doing? Is it  
3 something that all of the housing authorities are  
4 doing? Is it something that HUD is making us do?

5 MS. JOHNSON: HUD mandates that we not  
6 provide any federal funding to anyone that's a  
7 Class A sex offender or a meth producer. Once they  
8 learn that you have provided funding, it's a  
9 potential negative audit finding on our Agency.

10 I did do an audit of our Agency and  
11 learned that there were individuals who  
12 self-certified that they were not Class A sex  
13 offenders, and that we made our programmatic  
14 decisions based on that certification improperly.

15 Therefore, in order to be in compliance  
16 with HUD rules, we need to be prudent and do full  
17 background checks. Other public housing  
18 authorities also do full background checks at  
19 recertification.

20 COMMISSIONER COUNCIL: Hearing you say  
21 that, as far as sex offenders, there are certain  
22 class of sex offenders. Just to say sex offenders,

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1 that sends a red light that makes a person say I  
2 don't want him or her in my neighborhood or my  
3 neighbor. Can you clarify, for example, what is  
4 and what isn't, as far as from A, B, C sex offender?

5 MS. JOHNSON: The clarification I  
6 could provide is that it's based on a Class A sex  
7 offender, the HUD rule, and that's the requirement  
8 where if someone commits an offense that rises to  
9 the level of them being a lifetime registered sex  
10 offender, they are not permitted to be in any  
11 federal program, including our program.

12 COMMISSIONER COUNCIL: But there is  
13 one that I believe that's an A if one's caught by  
14 the police relieving them self in public. That can  
15 make them a sex offender, as well.

16 MS. JOHNSON: That would probably be  
17 considered a Class B, but I don't want to speculate.  
18 I don't have the District of Columbia criminal  
19 rules before me. I will indicate that, of course,  
20 if we were made aware of anything that could  
21 potentially put our residents at risk, then we  
22 would handle it like we currently handle it, in

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1 terms of fight-backs, having to look at what the  
2 action was, if it's something that is dangerous and  
3 something that we need to be responsive to would  
4 be consistent with our current policies and  
5 procedures.

6 COMMISSIONER COUNCIL: I hear what  
7 you're saying, but we need to be clarified to make  
8 the residents feel comfortable in knowing what  
9 we're trying to do with safety. If we don't do it  
10 that way, it seems like we are being  
11 discriminatory. We need to make sure that we tweak  
12 it. We give them every definition that follows  
13 under what we call a sex offender. There are  
14 women, just as well as men, that are sex offenders.

15 MS. JOHNSON: Absolutely.  
16 Commissioner, this particular resolution wouldn't  
17 delineate the various Class A sex offenders  
18 because, of course, this is a resolution regarding  
19 contract authority. But for purposes of making  
20 sure that all of our residents understand what is  
21 not permissible, we could definitely provide  
22 guidance on what would be considered a Class A sex

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1 offender versus Class B. I should also indicate  
2 that if someone is a Class B sex offender and  
3 they've committed some other kind of egregious act,  
4 our Agency would still have to take that same due  
5 diligence to make sure that we're protecting our  
6 residents and make a decision on if that resident  
7 is a danger to our residents.

8 COMMISSIONER NEAL JONES: It certainly  
9 sounds like there's some unreadiness and a desire  
10 to have more engagement and public comment. Can  
11 you tell me about the timing? From your  
12 perspective, from where you're sitting, why does  
13 it need to go forward now? What time of  
14 constraints are we facing?

15 MS. JOHNSON: Commissioners, you all  
16 often have a very jam-packed schedule. We have a  
17 lot of various initiatives that we're moving on.  
18 Getting your approval to move forward allows us to  
19 move into the next direction of informing our  
20 residents, of putting forth the initiative in  
21 regards to community engagement, but also assuring  
22 HUD that we were immediately responsive to their

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1       audit finding that we allowed individuals in our  
2       program that should not have been. They are  
3       looking to us to see how is our Agency going to  
4       respond when we recently had a negative audit  
5       finding that there were individuals we let  
6       self-certify. So being able to go back to them and  
7       say that we went to our Board, that we have the  
8       intention to do full background checks, that we  
9       have gotten approval for a contract to do so, and  
10      that we have a plan to roll it out to our residents  
11      in due time, we believe, is responsive, is  
12      necessary, and is a good reflection of our Agency's  
13      commitment to abide by the federal rules and  
14      regulations.

15                   COMMISSIONER NEAL JONES: Are there  
16      certain time constraints for the corrective  
17      actions to HUD? Have they given us a deadline?  
18      Has HUD given a deadline to respond to the findings?

19                   MS. JOHNSON: I'm unable, at this  
20      particular point, say what that timeline is. I can  
21      say that obviously, being a regulatory Agency, that  
22      we're constantly under scrutiny in regards to how

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1 we respond. Wanting to maintain a positive  
2 reputation and showing that we are being responsive  
3 to any issues that are highlighted, this is the step  
4 that we're taking. I can also just indicate that  
5 as a whole, our Agency needs to maintain a positive  
6 relationship. We need to show that we're  
7 proactive. Quite frankly, it's hard to even go  
8 back to HUD to indicate why we would not want to  
9 make sure that there are no Class A sex offenders  
10 in our program.

11 VICE CHAIR SLOVER: I would offer  
12 that's not what we're saying. We're not saying we  
13 don't want to do that part. What we're saying is  
14 the wide-scoping authority is the issue. We're  
15 not saying that, so don't say that. That's not  
16 what we're saying.

17 What we're saying, again, is that there  
18 are two things you've specified that HUD has  
19 requested. You're requesting much more than that.  
20 We want to understand what that means. Don't put  
21 words in our mouth. We're not saying we don't want  
22 to do this.

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1 MS. JOHNSON: Commissioner, I wasn't  
2 putting words in your mouth.

3 VICE CHAIR SLOVER: We're saying we  
4 want to understand this.

5 MS. JOHNSON: I was just indicating  
6 that it would be challenging to go back to indicate  
7 why we would not be doing background checks. Let  
8 me also just clarify, for the record, that we  
9 currently do background checks to confirm that  
10 individuals are eligible. We also, on an ongoing  
11 basis, do fight-backs, which means that if we are  
12 aware that an individual has committed a violent  
13 criminal activity, we move forward with the  
14 eviction process.

15 Let me also indicate that in moving  
16 forward with the eviction process, any resident has  
17 an opportunity to have counsel and, of course, go  
18 before the court and contest and have due process.  
19 The same holds true to any action we take against  
20 a participant. There's due process. Individuals  
21 have an opportunity to have counsel if they are  
22 unhappy with a decision that we're taking, in terms

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1 of their participation in our program.

2 VICE CHAIR SLOVER: When did you get  
3 the request from HUD to do the screening?

4 MS. JOHNSON: Commissioner, I don't  
5 know the exact date. I do know that within the last  
6 month is when we had to provide them with the  
7 information.

8 VICE CHAIR SLOVER: So you put this  
9 proposal June 8, 2017.

10 PARTICIPANT: May 7th.

11 MS. JOHNSON: The proposal went out on  
12 May 7th.

13 VICE CHAIR SLOVER: Whereas, June 8,  
14 2017, DCHA received two proposals for evaluation.

15 MS. JOHNSON: That's the closing date.  
16 We put it out May.

17 VICE CHAIR SLOVER: What day is it  
18 today? It's a year later, right? You put this out  
19 a year ago.

20 MS. JOHNSON: No, I think that's a  
21 typo.

22 VICE CHAIR SLOVER: What am I missing?

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1 MS. JOHNSON: Commissioner, that's a  
2 typo. This should have been 2018, so let the  
3 record reflect that.

4 VICE CHAIR SLOVER: So all this 2017 is  
5 actually 2018?

6 MS. JOHNSON: It's a typo, yes,  
7 Commissioner.

8 VICE CHAIR SLOVER: Hold on. I'm  
9 sorry; when did you put out the proposal for these  
10 contracts?

11 MS. JOHNSON: Brief indulgence. I can  
12 get you that exact information. It appears as  
13 though this resolution has the wrong date. But  
14 either way, Commissioner, I can answer your  
15 question in regards to when did we have to respond  
16 to HUD. That would have been about a month ago,  
17 we had to provide them with information. In  
18 regards to when the solicitation went out, I have  
19 to look back to my staff to ask about these dates.

20 MR. GARRETT: Commissioner Slover, may  
21 I make a comment, please?

22 VICE CHAIR SLOVER: Sure.

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1 MR. GARRETT: Commissioners, one thing  
2 I want everyone to be clear about and understand  
3 is that we're not asking to do anything that we are  
4 not required to do by HUD regulation.

5 In addition, the only change that we're  
6 actually making is we're removing the opportunity  
7 for residents to recertify themselves as not to  
8 have been a Class A sex offender or a producer of  
9 methamphetamines. If you look at it, take just  
10 half of a step back, that's the difference. The  
11 difference is we're not allowing individuals to  
12 self-certify themselves. We're actually going to  
13 do that certification.

14 COMMISSIONER VANN-GHASRI: Director  
15 Garrett, I understand that you're a new director.

16 VICE CHAIR SLOVER: Hold on. With all  
17 due respect --

18 COMMISSIONER VANN-GHASRI: However,  
19 when I give my list of constituents, I expect for  
20 them to be contacted. I may not agree with my  
21 constituents, but your constituents and my  
22 constituents are not always the same constituents.

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1 When you speak of the legal constituents, I know  
2 who they are.

3 Patton (phonetic) trained me.  
4 Therefore, I'm not going to play no games up here.  
5 I'm going to listen to her, but that doesn't mean  
6 I'm going to always agree with her. When you say  
7 the advocacy group, three of them live in my ward.  
8 They participate at my ANC.

9 When you say my constituents, your  
10 constituents, I've given you a list of names. All  
11 you have to do is find out their phone numbers, call  
12 each and every one of them and just say how do you  
13 feel on this matter? They're going to tell you  
14 whatever. When I say have you contacted my  
15 constituents, you'll say yes, Commissioner, I  
16 contacted your constituents, and we move right  
17 along. None of my constituents have been  
18 contacted. That's all I'm saying. I'm not voting  
19 on the resolution, and it still should pass.

20 VICE CHAIR SLOVER: I'd like to get  
21 back to the proposal dates. They're confusing me.  
22 Continue. May 7, 2017, with a closing date of June

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1 8, 2017, is not correct?

2 MS. JOHNSON: Commissioner, I do  
3 apologize. It does appear as though there are  
4 wrong dates. This actually also went before the  
5 prior committees. Multiple eyes have looked at  
6 it, but for some reason, we had --

7 VICE CHAIR SLOVER: Mine are good.  
8 Mine are really good, my eyes. I don't understand  
9 -- when did the proposal go out?

10 MS. JOHNSON: Commissioner, if you'd  
11 like to give a brief indulgence, I'm certain I can  
12 get back to you in a few minutes. This isn't an  
13 issue where anyone's trying to hide the ball.  
14 That, quite frankly, is not the underlining ask.  
15 I have asked my staff to get those dates, and I can  
16 provide them. If you'd like to take a brief break,  
17 move on to the next issue, I could come back, or  
18 if we could just pause for a minute, allow me to  
19 pull out my phone and make a phone call, I could  
20 surely give you all the dates. Actually, it should  
21 be on our website. Hold on a second.

22 COMMISSIONER ORTIZ GAUD: I just want

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1 to say, just really, as a responsible Board member,  
2 this is -- to me, it's about safety. I'm not sure  
3 why it's an argument. This is a yes to me.

4 PARTICIPANT: Thank you.

5 COMMISSIONER ORTIZ GAUD: I just  
6 wanted to say that. Thank you.

7 VICE CHAIR SLOVER: We appreciate  
8 that.

9 MS. JOHNSON: Commissioner, I'm  
10 looking on our website because they are posted --  
11 all solicitations are posted on our website. If  
12 you would give me a brief indulgence.  
13 Commissioner, I'm actually going to defer to Ms.  
14 Bonds to give some background in regards to the  
15 date. It does suggest -- as a high level, it does  
16 appear as though these dates are correct, that we  
17 went out with the original solicitation quite some  
18 time ago, which shows that we were actually being  
19 more proactive than I thought. Prior to HUD's  
20 requesting an audit, this was a policy that we  
21 wanted to change, but it appears as though we  
22 recently were able to finalize the contract terms

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1 with the Yardi, if there are additional questions  
2 in regards to the procurement.

3 VICE CHAIR SLOVER: The issue would be,  
4 then, of course, why would we wait so long to engage  
5 the residents and the advocates, when we went out  
6 with the solicitation with the intention of doing  
7 this over a year ago?

8 MS. SMYSER: Commissioners,  
9 initially, when we issued the solicitation, again,  
10 it was for the background screening checks for,  
11 again, at eligibility. During that process and  
12 over this process of time, the company was not  
13 willing to work with us, with regard to our Section  
14 3 requirements.

15 At that time, we were not willing to go  
16 forward with the contract because of that. More  
17 recently, during the request with regard to, again,  
18 HUD's requirements for recertification  
19 requirements, we've added that to, again, the  
20 services. We went back to them, asked for a new  
21 price proposal. We did those negotiations during  
22 this time, and then, again, worked with them

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1 through our Office of Resident Services to be able  
2 to get a Section 3 commitment. That's why we're  
3 only able to come back to the Board at this time.  
4 That was what caused the delay with regard to the  
5 service.

6 VICE CHAIR SLOVER: So it was never the  
7 original intent to do a full criminal background  
8 check when you first out with the solicitation?

9 MS. SMYSER: Background checks was the  
10 initial -- again, the whole point of the actual  
11 solicitation, again, at the time of eligibility,  
12 the same ones we do now. The addition was the  
13 actual recertification. The time that we're doing  
14 recertification, that's when we actually revised  
15 the actual scope of service and asked for  
16 additional price proposals for the additional  
17 services.

18 VICE CHAIR SLOVER: Can we be quiet,  
19 please? Not you, everyone out there. Does  
20 anybody have any further questions?

21 COMMISSIONER ORTIZ GAUD: I just want  
22 to say really, this is about families and children.

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1 To me, this is completely -- I don't understand this  
2 whole -- it's simply about -- I'm definitely a yes,  
3 100 percent, just to put that out there. I'm not  
4 sure about the argument here. It's simply stating  
5 some facts here. That's, to me, that's what it's  
6 about. It's about -- so just want to bring that  
7 up.

8 COMMISSIONER NEAL JONES: I think the  
9 unsaid here is that the more often we conduct  
10 background checks, the more likely we are to find  
11 issues that could limit people from public housing.

12 As we do that, I think we should also  
13 be proactive about supports around alternatives  
14 and options that people can have, so that they may  
15 not make more choices to engage in criminal  
16 activity. Certainly, education around the rules  
17 changing, but also more, in terms of opportunities  
18 and options and resources, so that people can  
19 actually have some different choices.

20 MS. JOHNSON: Absolutely.

21 COMMISSIONER ST. JEAN: For Resolution  
22 18-09, because it's for the ACBP folks, that I'm

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1 ultimately yes because it's to protect our families  
2 and children. I don't know anything else for the  
3 Resolution 18-10 for public housing.

4 COMMISSIONER LANCASTER: Mr. Chair, if  
5 I may.

6 VICE CHAIR SLOVER: Yes.

7 COMMISSIONER LANCASTER: I know  
8 earlier, you asked if anybody had any comments at  
9 that time, and I said no, I didn't. Then you just,  
10 a moment ago, asked does anybody have any  
11 questions. That's what I was waiting for, that  
12 comment. I'm following protocol. I have a  
13 question at this particular time. Did you have a  
14 report to us for what the advocates had to say about  
15 this?

16 VICE CHAIR SLOVER: They haven't had  
17 the meeting yet.

18 COMMISSIONER LANCASTER: They haven't  
19 had the meeting with them yet?

20 VICE CHAIR SLOVER: No.

21 MS. JOHNSON: Commissioner, our  
22 meeting with the advocates is on May 24th. At that

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1 time, we'll advise them that we are following HUD's  
2 rules to make sure that we do not have Class A sex  
3 offenders and meth producers in our program.

4 COMMISSIONER LANCASTER: So what I'm  
5 hearing, then, is not until this goes public we'll  
6 be hearing the comments from the advocates on this?

7 MS. JOHNSON: Commissioner, we  
8 actually -- to abide by HUD's rules, it's really  
9 non-negotiable, in terms of us making sure that we  
10 do not have Class A sex offenders and meth producers  
11 in our program. We don't have to get any input from  
12 the public on that. We have to abide by federal  
13 guidelines.

14 What we will do, as a common courtesy,  
15 and because of our ongoing relationship with our  
16 advocates, which we meet with on an ongoing regular  
17 basis about any policy and procedure that we change  
18 -- and I'm certain they can attest to the number  
19 of meetings we've had recently, over the course of  
20 the last few months, over other issues.

21 We will make sure that they are clear  
22 that we do not plan to take any additional action.

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1 We're not asking for any additional authority from  
2 the Board to take some kind of draconian action  
3 towards anyone, as I mentioned before. The good  
4 news is that if any resident, any participant,  
5 feels as though we've taken an action they don't  
6 agree with, there's a due process in place. They  
7 could get an attorney. They could file a  
8 grievance. They could go to D.C. Superior Court.  
9 They could appeal all the way to Court of Appeals.  
10 There's no way that we can take an action against  
11 anyone that they can't seek counsel for and have  
12 a due process process for, as well.

13 COMMISSIONER LANCASTER: The language  
14 to this is not quite clear, to me, that is, what  
15 they're seeking and how they'll go about getting  
16 it. It's not quite clear to me at this particular  
17 moment. Unfortunately, this is a two resolutions  
18 vote, and one vote covers both resolutions. That  
19 makes it kind of complicated.

20 MS. JOHNSON: Commissioner, I think  
21 that we can separate both resolutions.

22 VICE CHAIR SLOVER: We can separate

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1           them out. We can vote them on separately. Maybe  
2           it would be helpful if you would, in your own words,  
3           describe what the new admission and occupancy  
4           policy is.

5                       MS. JOHNSON: Commissioner, are you  
6           referring to something in our resolution?

7                       VICE CHAIR SLOVER: Yes.

8                       MS. JOHNSON: Brief indulgence.

9                       VICE CHAIR SLOVER: DCHA requires a  
10          qualified firm to provide tenant screening  
11          services to comply with the new admissions and  
12          occupancy policy.

13                      I think that's what's concerning people  
14          is that you keep talking about these things that  
15          we need to abide by, which no one would disagree  
16          with; it's when we widen the scope, and then you  
17          basically tell us you're not going to come back to  
18          us for any more requests or approvals, so this is  
19          our one chance to make sure we know what we're doing  
20          or what we're approving. So what is the new  
21          admission and occupancy policy?

22                      MS. JOHNSON: As my colleagues just

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1 assured me, this actually isn't anything new.  
2 It's our ongoing requirement to make sure that  
3 individuals are eligible under HUD's rules and  
4 under our rules. There's not any new policy.

5 Just let me also state, for the record,  
6 because you put it out there, this is no way tied  
7 to our development. This is in no way -- and I just  
8 want to make sure the record is abundantly clear  
9 -- any malintent or any intention to stop anyone  
10 from being able to continue to be in our programs.  
11 This is, in fact, geared more towards the  
12 protection and safety of our residents, and all the  
13 policies and procedures that this Agency has  
14 invoked will be what we continue to do.

15 VICE CHAIR SLOVER: But this is a new  
16 policy because you're now adding these two things,  
17 which we need to add, so it's a new policy. This  
18 is where it gets confusing. I really don't know  
19 what we're approving here.

20 MR. GARRETT: Commissioners, if we  
21 were not coming back to you for a contract, we would  
22 still be doing these type of recertifications.

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1 This would still be our process. We would still  
2 do a recertification and do a background check on  
3 an individual resident.

4 The reason it's back before you is  
5 because we have to utilize a company and have to  
6 have a contract in order to do that background  
7 check. But this would be normal course and a  
8 normal process for us.

9 VICE CHAIR SLOVER: That's where  
10 you're wrong, sir. It's not a normal course and  
11 not a normal process because before, we were  
12 allowing self-recertification, so we're changing,  
13 which is okay. We just need to understand what the  
14 change is. The advocate community hasn't weighed  
15 in on it.

16 I understand they don't need to, but it  
17 would be helpful, in terms of understanding what  
18 we're doing. I think we've exhausted this  
19 discussion. If I hear a motion to vote, then we'll  
20 have a motion to vote, because that's how the Board  
21 works. Do I have a motion to vote?

22 COMMISSIONER LANCASTER: So moved.

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1 VICE CHAIR SLOVER: Do I have a second?

2 COMMISSIONER VANN-GHASRI: Second.

3 VICE CHAIR SLOVER: Roll call. We'll  
4 do them individually, as per requested by  
5 Commissioner Lancaster.

6 MS. MCNAIR: Okay, for Resolution  
7 18-09, Commissioner Ortiz Gaud.

8 COMMISSIONER ORTIZ GAUD: Yes.

9 MS. MCNAIR: Commissioner Neal Jones.

10 COMMISSIONER NEAL JONES: Yes.

11 MS. MCNAIR: Commissioner Lancaster.

12 COMMISSIONER LANCASTER: I cannot say  
13 -- I'm voting on the double because that's the way  
14 it was brought to me. That's what the problem was.  
15 I'm going to have to say no to both.

16 MS. MCNAIR: Commissioner Council.

17 COMMISSIONER COUNCIL: Yes.

18 MS. MCNAIR: Commissioner  
19 Vann-Ghasri.

20 COMMISSIONER VANN-GHASRI: No.

21 MS. MCNAIR: Commissioner St. Jean.

22 COMMISSIONER ST. JEAN: Yes.

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1 MS. MCNAIR: Commissioner Slover.

2 VICE CHAIR SLOVER: No.

3 MS. MCNAIR: Chairman Albert.

4 CHAIRMAN ALBERT: Yes.

5 MS. MCNAIR: Let the record reflect  
6 that Chairman Albert said yes. You have five yes,  
7 three no. The resolution is approved.

8 VICE CHAIR SLOVER: Okay, do I have a  
9 motion to vote on Resolution 18-10? Do I hear --

10 CHAIRMAN ALBERT: So moved.

11 VICE CHAIR SLOVER: Do I get a second?

12 PARTICIPANT: Second.

13 COMMISSIONER VANN-GHASRI: Second.

14 VICE CHAIR SLOVER: Motion to vote.  
15 Roll call, please.

16 MS. MCNAIR: For Resolution 18-10,  
17 Commissioner Neal Jones.

18 COMMISSIONER NEAL JONES: Yes.

19 MS. MCNAIR: Commissioner Lancaster.

20 COMMISSIONER LANCASTER: No.

21 MS. MCNAIR: Let the record reflect  
22 that Commissioner Lancaster said no.

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1 Commissioner Council.

2 COMMISSIONER COUNCIL: Yes.

3 MS. MCNAIR: Commissioner  
4 Vann-Ghasri.

5 COMMISSIONER VANN-GHASRI: No.

6 MS. MCNAIR: Commissioner St. Jean.

7 COMMISSIONER ST. JEAN: Yes.

8 MS. MCNAIR: Commissioner Ortiz Gaud.

9 COMMISSIONER ORTIZ GAUD: Yes.

10 MS. MCNAIR: Commissioner Bill Slover.

11 VICE CHAIR SLOVER: No.

12 MS. MCNAIR: Chairman Albert.

13 CHAIRMAN ALBERT: Yes.

14 MS. MCNAIR: Let the record reflect  
15 that Chairman Albert said yes. You have five yes,  
16 three no, the resolution is approved.

17 PARTICIPANT: Thank you, Commissioners.

18 VICE CHAIR SLOVER: Moving on to  
19 Resolution 18-11, hopefully this will be quick.  
20 Resolution 18-11 is to approve modifications of the  
21 general legal services contract for Reno &  
22 Cavanaugh, PLLC, Ballard Spahr, LLP, Beveridge &

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1 Diamond, PC, and K&L Gates LLP.

2 I would offer this to the Board. This  
3 is not asking for new money. This is  
4 redistributing money for a previously approved  
5 contract, to put it to the firms who we need the  
6 services from now. I would just offer that. I  
7 appreciate the executive director bringing this  
8 forward, and I appreciate the legal team bringing  
9 this forward, but hopefully we can get through this  
10 pretty quickly because it's really about them being  
11 able to perform their job.

12 MR. SLAUGHTER: Thank you, Mr.  
13 Chairman. You described our request accurately.  
14 It is based on our actual experience that you first  
15 approved the gross amount for several contracts.  
16 We're just recognizing contracts that we're not  
17 likely to use, and then contractors, legal firms  
18 that we will use and we need more contract  
19 authority. We thank you for your consideration of  
20 this request.

21 VICE CHAIR SLOVER: Are there any  
22 questions or comments from the commissioners?

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1                   COMMISSIONER VANN-GHASRI:     Only a  
2     comment.    I really like this resolution.    Of  
3     course, you know I like the Section 3 compliance.  
4     Nevertheless, the environmental law component with  
5     Beveridge & Diamond, PC, I think I made myself very,  
6     very clear that I would like to see trends of  
7     environmental trends.

8                   It can be monitored through probably  
9     the Operations Committee.    It could be a separate  
10    item, just so we could see where our trends are.  
11    You do comprehend what I'm really saying?

12                  MR. SLAUGHTER:    Ms. Vann-Ghasri, thank  
13    you for your question.    Beveridge & Diamond is  
14    probably the best environmental law firm in the  
15    country.    They have handled the wide variety of  
16    trends in environmental compliance.    That's why we  
17    have added or requested that we add money to their  
18    contract, so that we can make sure that we identify  
19    any trends and be ahead of the curve.

20                  COMMISSIONER VANN-GHASRI:    One of the  
21    trends I highly recommend them to look at with these  
22    -- and I'm not being -- this is not a self-interest,

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1 this is a profile interest. That's been in Ward  
2 6. I want them to just look at the outside trend.  
3 My concern is not outdoors because we can't control  
4 that.

5 My concern is for this law firm to look  
6 at the trends of the inside of our buildings,  
7 whether or not the trends of any type of  
8 environmental issues are affecting all public  
9 housing, in every ward of the city, because public  
10 housing is in every ward of the city.

11 However, as the family commissioner, as  
12 we know, there are no family commission properties  
13 in Ward 3. I think that would serve this Housing  
14 Authority very well, and then it would also show  
15 some -- what's the word I'm really trying to say,  
16 a really good legal word, Counselor, but it would  
17 show some type of --

18 MR. SLAUGHTER: Precedent.

19 COMMISSIONER VANN-GHASRI: --  
20 accountability.

21 MR. SLAUGHTER: Ms. Vann-Ghasri, let  
22 me assure you we selected this firm because of their

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1 national presence, but they are very strong locally  
2 and have represented other District agencies,  
3 including the D.C. Water and Sewer Authority and  
4 the Department of Environment, so you're in good  
5 hands on your local trend request.

6 COMMISSIONER VANN-GHASRI: The only  
7 other thing I want is in the Office of Resident  
8 Service, I mean on the Committee of Resident  
9 Service Resident Initiative, our committee, being  
10 that we have more commissioners on that committee  
11 than any other committee, we want to monitor and  
12 track the Section 3 compliance.

13 We may not necessarily know names, but  
14 we want to see what Ward our clients, our  
15 constituents are, and we want to see what  
16 categories. Because I want to bring to your  
17 attention, in the District of Columbia public  
18 housing, off the shelf -- because many of us have  
19 bachelor's degrees, AA degrees, certifications  
20 that are on the shelf. They can come off the shelf  
21 and be used in other aspects with these law firms,  
22 and even as paralegals --

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1 MR. SLAUGHTER: Yes, Ms. Vann-Ghasri.  
2 At your direction, we called special meetings with  
3 all of our law firms to reiterate the requirement  
4 for Section 3. We monitored that. We reported,  
5 and we will continue to do that to your committee.  
6 Thank you so much.

7 COMMISSIONER VANN-GHASRI: Thank you  
8 so much. After I win this election, I'll be  
9 sending my resume to one of those law firms.

10 MR. SLAUGHTER: Thank you very much.

11 VICE CHAIR SLOVER: Any other  
12 questions? Can I get a motion to vote?

13 COMMISSIONER LANCASTER: So moved.

14 VICE CHAIR SLOVER: Second?

15 COMMISSIONER ST. JEAN: Second.

16 VICE CHAIR SLOVER: Roll call.

17 MS. MCNAIR: Thank you. Commissioner  
18 Lancaster.

19 COMMISSIONER LANCASTER: Yes.

20 MS. MCNAIR: Commissioner Council.

21 COMMISSIONER COUNCIL: Yes.

22 MS. MCNAIR: Commissioner

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1 Vann-Ghasri.

2 COMMISSIONER VANN-GHASRI: Yes.

3 MS. MCNAIR: Commissioner St. Jean.

4 COMMISSIONER ST. JEAN: Yes.

5 MS. MCNAIR: Commissioner Ortiz Gaud.

6 COMMISSIONER ORTIZ GAUD: Yes.

7 MS. MCNAIR: Commissioner Neal Jones.

8 COMMISSIONER NEAL JONES: Yes.

9 MS. MCNAIR: Commissioner Slover.

10 VICE CHAIR SLOVER: Yes.

11 MS. MCNAIR: Chairman Albert.

12 Chairman?

13 CHAIRMAN ALBERT: Yes.

14 MS. MCNAIR: Let the record reflect  
15 Chairman Albert said yes. You have eight yes.  
16 Resolution 18-11 is approved.

17 PARTICIPANT: Thank you.

18 VICE CHAIR SLOVER: That concludes the  
19 business resolutions for the day, and now we'll  
20 move on to the public comment period. The public  
21 comment period permits the residents and Housing  
22 Choice Voucher, HCVP participants who have signed

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1 up today to be first to present to the Board for  
2 five minutes. People who are not residents have  
3 three minutes to present.

4 Your name will be called in the order  
5 in which you signed up. When your name is called,  
6 please come to the table and speak directly into  
7 the microphone. Remember that these meetings are  
8 recorded, and the minutes are being -- Ms. Hicks.  
9 Also, as a reminder, when you come to the table,  
10 please announce yourself and which property you are  
11 a resident of, or if you're in the Housing Choice  
12 Voucher Program.

13 MS. HICKS: Hello, Board of  
14 Commissioners. My name is Tangelia Hicks, and I'm  
15 currently residing at 2400 Alabama Avenue. It's  
16 under Urban Management, which is a rental property  
17 that's been partnering with Housing Authority for,  
18 what I was told, 20 plus years.

19 For years, I had nothing but great  
20 things to say about Housing Authority. To be  
21 honest with you all, I'm what you would call it  
22 takes a village to raise a child kid. I had

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1 parents, but they weren't -- they were good with  
2 kids, but just not their own.

3 In the early 1990s, Housing Authority  
4 helped me overcome homelessness to help me find a  
5 place to stay. Throughout the years, they helped  
6 me with slum lords. Anything that I asked, they  
7 were always there for me. Unfortunately, in 2014,  
8 I became homeless again.

9 That rat race out there, trying to find  
10 a place to stay was totally crazy, but I made sure  
11 that I updated my information with Housing because  
12 I was still on the list for the voucher program and  
13 everything. In December 2018, I went and I updated  
14 my -- made sure my information was straight. Not  
15 even a week later, my emergency contact was  
16 contacted, instead of me, and was told if I didn't  
17 call the next morning, that I was going to lose my  
18 spot on the voucher list. Right then, I was like  
19 this might be crazy, so I called.

20 It was explained to me that the system  
21 really badly needed to be updated. Remember I said  
22 that. In April 2016, I received my housing

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1 voucher. I was told that I had six months to use  
2 it, and if I didn't use it within six months, then  
3 I would go through a period of extensions.

4 Throughout them six months -- I have an  
5 autistic child, so his health and me working and  
6 me going to these open houses where there's  
7 hundreds and hundreds of people trying to apply for  
8 the same places, and I'm paying out the pocket for  
9 non-refundable application fees. It was hectic,  
10 but I didn't give up.

11 Towards the six months, I had a housing  
12 official refer me to Urban City Management, and I  
13 found a unit. I was supposed to move in November  
14 of 2016, but Housing kept having issues. They went  
15 to the wrong unit. They said new rules and  
16 regulations was coming about, so they had to keep  
17 redoing inspections. I didn't wind up moving into  
18 my unit until April 2017. When I moved into my  
19 unit, my building was inherited by another rental  
20 property. I called Housing, and I'm like my  
21 building just got switched over with rental  
22 management.

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1           No one got in contact with me, as far  
2 as who my housing specialist is going to be. I was  
3 told that at the end of April, my voucher got  
4 terminated because I never used it. For a whole  
5 year, I was back and forth in court fighting Housing  
6 because they basically was like there's nothing I  
7 could do for you.

8           Any time I went down to 1133, I was  
9 shrugged, like there's nothing I could do for you.  
10 So I had to go to legal aid to ask for  
11 representation. I wound up having a hearing with  
12 Housing and my lawyers. I had to agree to not come  
13 at Housing for the \$16,000 of backed up rent that  
14 was owed to management in order for me to get a  
15 hearing.

16           When I did receive my hearing, only  
17 evidence that Housing had of me was my voucher.  
18 They didn't have anything else on file with me.  
19 But being the person that I am and was taught to  
20 keep certain things, I had over 100 and something  
21 pieces of paper and evidence at my hearing. Being  
22 as though I had that, and my lawyers was also able

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1 to get from the management the visa packet, the full  
2 copies of the inspections done on the property, the  
3 emails back and forth, I won my case, but even when  
4 I won my case in hearing, the Housing lawyer still  
5 was saying they were going to appeal the process.

6 I'm in it now. I'm in my unit now.  
7 I've been there ever since April 1st. Right now,  
8 it's like I'm still in a loophole because with this  
9 new property, I now owe \$2,067 in security deposit,  
10 which I've got to find a way to pay.

11 There are ERAP programs in the  
12 District, but each program I go to says we can give  
13 you \$900, Ms. Hicks, but you've got to get a letter  
14 from Salvation Army that says they're going to give  
15 you this such-and-such amount, in order for me to  
16 give you this such-and-such amount.

17 Then I go to Salvation Army and I say,  
18 Catholic Church is going to give you me \$900 if you  
19 can provide a letter that says -- nuh-uh. Each one  
20 of them is topsy-turvy, sending me here, and then  
21 sending me here, and sending me here. So now, I  
22 have an issue with paying the security deposit

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1 because I'm going to have to get that paid so I won't  
2 have to be back in the streets again. Other than  
3 that, I can cover the rent and all that.

4 VICE CHAIR SLOVER: I'm sorry to  
5 interrupt. Your time is up, but I want you to be  
6 able to speak and ask for whatever assistance  
7 you're looking for. Is the issue that you have at  
8 the moment that you just can't pay your security  
9 deposit? Is that the main reason you're here?

10 MS. HICKS: Yes, and also just to tell  
11 you the situation that I went through because it  
12 was depressing. I got an invite to participate in  
13 the voucher program. I did everything that I was  
14 told to do, and because there was a mistake made  
15 by Housing, I was about to be back homeless again.

16 Instead of Housing fixing the  
17 situation, it basically was giving me a nonchalant  
18 attitude, like you're just going to have to be back  
19 in the streets. I had to prove myself. The only  
20 thing that saved me was that I kept my paperwork  
21 every time that I talked to an official, I went down  
22 to 1133. Today I had to go to Housing.

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1                   VICE CHAIR SLOVER: Can I ask -- Mr.  
2                   Garrett, could you look into maybe the history of  
3                   what happened here and see what we can possibly  
4                   learn from what happened here?

5                   MR. GARRETT: Yes, sir.

6                   MS. HICKS: Could I say this one thing?  
7                   I'm still nervous that something else might pop up  
8                   because I've been in my unit since April 1st --

9                   VICE CHAIR SLOVER: Now that you're  
10                  here, and now that you've testified, and now that  
11                  you've put yourself --

12                  MS. HICKS: But they're still messing  
13                  my stuff up.

14                  VICE CHAIR SLOVER: We'll have someone  
15                  follow up.

16                  MS. HICKS: April 24, 2018, this is an  
17                  invitation for the federal D.C. Housing voucher.  
18                  I had to get my lawyers to call Daphne Townsend  
19                  that's on here and Horace Currington (phonetic),  
20                  that's a part of the -- I guess he's a program  
21                  specialist. I was still in the system as not even  
22                  having a voucher.

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1                   VICE CHAIR SLOVER: All right. We'll  
2 hopefully get a better understanding of what  
3 happened. We apologize for that, and I hope we get  
4 a better understanding of why these things are  
5 happening. I appreciate your coming and  
6 testifying and letting us know of this issue.  
7 We'll do the best we can to help you out.

8                   MS. HICKS: All right, thank you.

9                   VICE CHAIR SLOVER: Thank you for your  
10 time. Next would be Rene Saunders.

11                   MS. SAUNDERS: Hi, everybody. My name  
12 is Rene Saunders Blunt, as Ms. Fruit Loops. You  
13 all know me as Ms. Fruit Loops. My property  
14 complex used to be solitary, but I'm over on Kennedy  
15 side.

16                   VICE CHAIR SLOVER: Could I ask you to  
17 --

18                   (Simultaneous Speaking.)

19                   MS. SAUNDERS: I moved in my house in  
20 December 8, 2007. The issues I'm having with my  
21 house now is the lights on the side and the back,  
22 the big high-beam lights that be out back and on

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1 the side of my house. The AC washer, we have to  
2 pay AC during the wintertime, not the summertime  
3 coming. On my statement, I had my AC for winter,  
4 not for summer. I have it for summer, not for  
5 winter, so I would like to know why we're still  
6 paying AC for the winter, not the summer.

7 VICE CHAIR SLOVER: Can you clarify, is  
8 that a charge for a window unit, is that what you're  
9 talking about?

10 MS. SAUNDERS: Yes. My AC is being  
11 charged since I moved in my new place. The second  
12 one is I didn't ever get my outdoor and my back door  
13 screen. The back door screen was already broke  
14 when I got there. The other issue I'm having is  
15 the private houses in the back of me are putting  
16 stuff in the trash can behind me, where we live at,  
17 on my side.

18 VICE CHAIR SLOVER: These sound like  
19 some maintenance issues, so we'll follow up with  
20 those. Mr. Garrett will make sure that someone  
21 works with you on that.

22 MR. GARRETT: Yes, sir.

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1 VICE CHAIR SLOVER: I appreciate your  
2 coming down and testifying. Thank you very much.

3 MS. SAUNDERS: Thank you.

4 VICE CHAIR SLOVER: Next is Ruth  
5 Dennis.

6 MS. DENNIS: Good afternoon. My name  
7 is Ruth Dennis.

8 VICE CHAIR SLOVER: You'll have to move  
9 a little closer. Thank you.

10 MS. DENNIS: Good afternoon. My name  
11 is Ruth Dennis, and I live on Fort DuPont/Stoddert.  
12 The reason I'm here today is more about the kids  
13 in the community. The reason I'm here today is  
14 concerning the kids where I live and the people,  
15 your guests.

16 We know everybody have guests, but not  
17 seven days a week, the same guests. My concern is  
18 now the kids are not really able to go really play  
19 like they used to because we don't have no  
20 playground out there or nothing. We usually do  
21 things for our kids, but if you can't sit outside  
22 because one side is trying to take over, no.

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1 I've been living there 16 years. We've  
2 had faults. We've had problems. But we had a  
3 community within our little section that we would  
4 talk about it and try to work it out. Now you can't  
5 talk to them, and I think it's wrong. Because if  
6 you have guests, you're responsible for your  
7 guests. If your guests keep coming and making  
8 problems, I think someone should be able to do it.  
9 If we call Housing police, they tell you to call  
10 D.C. police. If we call D.C. police, they might  
11 come, and they might not come because they said  
12 they're getting tired of going to the same place.  
13 I can understand that. I'm a resident, and I'm  
14 tired of it.

15 When you've got to ask someone to move  
16 or can you let me in, and you live there, I don't  
17 think that's fair to us. That's my concern today,  
18 that you get tired of asking people to move, or they  
19 see you coming, they don't even move. Housing do  
20 come past.

21 They never get out the car and walk in  
22 that complex to check our doors, see who's standing

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1 in the hallways. No, they don't. But you could  
2 see them riding, sitting over here in the parking  
3 lot. So what's the harm of pulling up on the street  
4 where we live and get out and walk down there?

5 VICE CHAIR SLOVER: That sounds like a  
6 safety patrol issue.

7 MS. DENNIS: Yes, it's very much a  
8 safety issue. Plus, we don't have no locks on our  
9 doors on the outside doors.

10 VICE CHAIR SLOVER: On the outside  
11 doors? How long has that been?

12 MS. DENNIS: They just fixed -- it was  
13 fixed recently, but someone broke it. It's still  
14 the same things that you try to talk to people. We  
15 all live in the same area. We're just trying to  
16 get along. We try to make it safe for the kids and  
17 ourselves. Something needs to be done.

18 VICE CHAIR SLOVER: I hear you.

19 MR. GARRETT: We do have our summer  
20 initiative that's coming up through Office of  
21 Public Safety. We hope to be more visible  
22 throughout all our complexes. It's something that

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1 Chief Maupin is working with MPD on.

2 MS. DENNIS: It's summertime. I grant  
3 you all, you all are working on it, but where we  
4 live it's summertime. Them kids cannot -- half of  
5 the parents do not watch their kids when they're  
6 outside, anyway. If you can't feel safe living  
7 here -- we done had problems before up there, but  
8 not as bad as they are now.

9 VICE CHAIR SLOVER: Yes, ma'am. We  
10 appreciate your coming down.

11 MS. DENNIS: So I'm letting you all  
12 know.

13 VICE CHAIR SLOVER: Thank you. Next,  
14 we have Velma Davis.

15 MS. DAVIS: Good afternoon.

16 VICE CHAIR SLOVER: Good afternoon.

17 MS. DAVIS: Good afternoon. My name  
18 is Velma Davis. I live at 328 Ridge Road,  
19 Southeast, Apartment B-1, that I call the dungeon.  
20 My issue is with the tenants above me. It's  
21 supposed to be a single occupancy dwelling.

22 I know it's two people residing there,

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1 and it might be even more. Every day, I have to  
2 go through pushing and pulling and bumping and  
3 thumping, all types of noises. I even have to ask  
4 my doctor to prescribe me a sleep aid because of  
5 all the noise that goes on above me.

6 I can't watch television. I have to  
7 increase my volume because it's so much noise going  
8 on in the building. I just cut the TV off and put  
9 earplugs in my ear and read. Three two eight needs  
10 to be looked into. It's a lot of issues going on.

11 I don't care how much painting they do  
12 or beautifying, the people are going to have to  
13 change. That's the Apartment 11 above me. I'm  
14 having a real bad issue for the past six years. I'm  
15 over 60 years old. I can't do it. I have issues  
16 with my eyes. I have a hip problem. I just can't  
17 handle it anymore.

18 VICE CHAIR SLOVER: So this has been  
19 going on for six years?

20 MS. DAVIS: Six years. I've been  
21 there for eight years.

22 VICE CHAIR SLOVER: Have you made

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1 complaints before?

2 MS. DAVIS: Several complaints, yes, I  
3 have.

4 VICE CHAIR SLOVER: With property  
5 management?

6 MS. DAVIS: Yes, I have.

7 VICE CHAIR SLOVER: The result has  
8 been?

9 MS. DAVIS: It's no results. I'm sure  
10 that they are aware of what's going on in the  
11 building. It's the worst building. Everybody  
12 knows about what goes on on the front. We have the  
13 worst building on this whole street. Everybody  
14 gathers in the building, outside the building.  
15 They smoke; they drink; they do whatever they want  
16 to do. We call Housing Authority, they never show  
17 up. The police will come; they take no names.  
18 They don't ask for ID or anything.

19 MR. GARRETT: Commissioners, I'll look  
20 into it, and I'll speak to the manager in reference  
21 to Ms. Davis's complaint.

22 VICE CHAIR SLOVER: In particular to

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1 the over-occupancy of the unit above.

2 MR. GARRETT: Yes --

3 (Simultaneous Speaking)

4 VICE CHAIR SLOVER: Can we just get  
5 some clarification on that?

6 MR. GARRETT: Yes.

7 VICE CHAIR SLOVER: As an immediate  
8 remedy, and then -- immediately, the issue is --

9 MS. DAVIS: Are you talking to me?

10 VICE CHAIR SLOVER: Yes, the immediate  
11 issue is above. Let's find that occupancy up  
12 there.

13 MR. GARRETT: We'll look into it.

14 VICE CHAIR SLOVER: Right?

15 MS. DAVIS: Yes, like I said, I live in  
16 the basement. Most of the activity is going on on  
17 the first floor. The tenants have family that come  
18 over. It's a one-bedroom apartment. Everybody  
19 tries to gather. There's not enough room in that  
20 apartment. They gather out in the hallway, out on  
21 the front, playing their music. I don't want to  
22 hear nobody's music 7:00 or 8:00 in the morning or

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1 3:00 in the morning.

2 VICE CHAIR SLOVER: Okay.

3 MR. GARRETT: Thank you, Ms. Davis.  
4 I'll look into it directly, personally.

5 MS. DAVIS: All right, thank you.

6 VICE CHAIR SLOVER: Appreciate you  
7 coming down. Next is Antoinette Harshaw.  
8 Hopefully I pronounced that right.

9 MS. HARSHAW: Good evening. I'm  
10 Antoinette Harshaw, and I live at --

11 VICE CHAIR SLOVER: You have to move  
12 closer to the microphone.

13 MS. HARSHAW: I live in 328 Ridge,  
14 Apartment 22. Me and Ms. Davis, the lady that just  
15 spoke, we're in the same building. We're the only  
16 two tenants that come out and voice our opinion.  
17 I've been in this whole complex over there now,  
18 altogether, 20 years. Where I'm at now, it's just  
19 -- I can't take no more. I'm 63 years old. I come  
20 out and -- about two years, I used to ask them to  
21 quiet down the noise. Could they leave out?  
22 Could they stop the drinking and all of this? They

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1 would be like okay, but they continue to keep doing  
2 it.

3 When I started reporting it, the  
4 manager say don't come out, just call 911. I  
5 started calling the police. Housing don't come,  
6 but MPD comes sometimes. Then I started becoming  
7 bitches. I even got threatened a couple weeks ago  
8 with guns and stuff that they're carrying. They  
9 claim they're carrying guns.

10 That's telling me stop calling the  
11 police. One even approached me and said don't call  
12 the police because I be in the hall strapped. I  
13 can go to jail. What do you do? I can't walk over  
14 the top of -- when I come in -- yesterday, they had  
15 a grill right in the walkway, barbecuing and stuff.

16 Apartment 11, she has three sons that  
17 you might say they live there. They're big guys.  
18 They just do what they want. Like I said, they're  
19 drinking beer, big cans all on the steps and  
20 everything. They don't want you to say anything.  
21 They look at the fact because we're women -- I'm  
22 by myself. I don't have a husband or man in the

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1 house, so they figure who is she? You see what I  
2 mean, by me being a female. I'm not scared of them,  
3 but I can't -- I'm tired now because 2:00 in the  
4 morning, boom, boom, boom, they just start playing  
5 this loud music.

6 When I came out, they got their  
7 girlfriends sitting on their laps and everything  
8 in the hall. I've even talked to Kenny and Matt,  
9 everybody. He gives me advice. I did put in for  
10 transfer papers to a senior building.

11 I was hoping I was out of here a few  
12 years ago because I applied over there at Sheridan  
13 Station, but they came and did a check in my  
14 apartment and just moved my daughter. I was  
15 supposed to go over there, but I guess because I  
16 didn't have an income at that time, but now I do.  
17 So that's my problem.

18 COMMISSIONER VANN-GHASRI: I have a  
19 question.

20 MS. HARSHAW: I'm hoping I can get  
21 something done.

22 VICE CHAIR SLOVER: Go ahead.

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1                   COMMISSIONER    VANN-GHASRI:           This  
2           applies to anybody who lives in public housing who  
3           is considered a senior.   That constitute if you're  
4           usually over 62.   No. 1, always update your medical  
5           and give your medical records to your property  
6           manager.   No. 1, always update your medical  
7           records and give it to your property manager.

8                   MS. HARSHAW:   They're updated.

9                   COMMISSIONER VANN-GHASRI:   No. 2, when  
10          your property manager do not respond within 30  
11          days, feel free to call University Legal Services.  
12          Rule No. 3 is this.   The property manager, that's  
13          the job for Mr. Bovellet, and Mr. Bovellet is right  
14          behind you.   You can always try by emailing because  
15          if it's not in writing, I don't need to hear I told  
16          so and so.

17                   Tell me.   Always get Ronald to write  
18          for you, or someone in your family to write it for  
19          you, to write it correctly, so that you can monitor  
20          and track your correspondence.   So now you're not  
21          coming in front of me, telling me who say, you say.  
22          You're saying here's a letter.   This is what

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1 happened. No response.

2 MS. HARSHAW: I just spoke to him.

3 COMMISSIONER VANN-GHASRI: Very good.

4 MS. HARSHAW: He said that he will.

5 COMMISSIONER VANN-GHASRI: Mr.  
6 Garrett, I think a good thing that we could start  
7 now, from property to property, especially with my  
8 constituents, the family property, go from  
9 property to property and show us how many people  
10 62 and over living in a two-bedroom by their self,  
11 not in compliance with lease, or otherwise, who are  
12 unhappy. Then you move them out, and then you see  
13 who would like to be happy to move in. That's an  
14 easy remedy, so I feel.

15 MS. HARSHAW: Thank you.

16 VICE CHAIR SLOVER: All right,  
17 appreciate your coming down and testifying. Renee  
18 Alston. She's gone? Okay, Mychelle McDonald.

19 MS. MCDONALD: Good afternoon. My  
20 name is Mychelle McDonald. I'm the president of  
21 Beacon Road Resident Council.

22 VICE CHAIR SLOVER: You have to get a

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1 little closer.

2 MS. MCDONALD: I'm Mychelle McDonald,  
3 Beacon Row Resident Council president. It's a  
4 little hard to say that I am the president of Beacon  
5 Row Resident Council, due to the fact that my  
6 navigator, I have not seen him since January 17th  
7 of this year. It seems like he's having  
8 conversations with everybody except me. I have  
9 not seen Mr. Wilson. I have not talked to Mr.  
10 Wilson. I haven't even had an email with Mr.  
11 Wilson, but that's here nor there. My second  
12 complaint is the fact that I had given some papers  
13 to Mr. Jose Flora that was personal papers that I  
14 got from my doctor to get me a support dog.

15 He told me that he had faxed the  
16 paperwork in to the ADA's office. I did not want  
17 them to be left in the office across the street  
18 because they had some personal information in them.  
19 When I sent them to him, he said that he had faxed  
20 them in to the ADA's office. On the 23rd of  
21 February, I asked him what was going on with my  
22 paperwork, did I need it to do anything else

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1 concerning getting the support dog that I needed?

2 He told me that he didn't ever receive  
3 the paperwork. He didn't know anything about the  
4 paperwork. He also told me that I had to start the  
5 process over again. He told me that my paperwork  
6 was only good for six months. I called the ADA's  
7 office when I got home. I left a message with them.  
8 I still haven't gotten a phone call back from the  
9 ADA's office. To start that paperwork all over  
10 again, to me, it doesn't make any sense because  
11 nobody has communicated with me at all. I have the  
12 application here today because I would like to get  
13 some kind of understanding as to what is going on.  
14 But like I said, I've never, ever gotten a phone  
15 call from nobody, at all.

16 MR. GARRETT: Ms. McDonald, I have the  
17 director of Resident Services, Larry Williams, who  
18 can talk to you about the navigator issue. He more  
19 than likely can put you over into the ADA issue,  
20 also, at the same time, with Mr. Bovellet.

21 MS. MCDONALD: Okay, thank you. I  
22 appreciate that. My other issue is the fact that

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1       there's supposed to be a tenant -- not supposed to  
2       be -- there's a person up in that building who is  
3       not supposed to be on the property because of some  
4       issues that happened in the past.

5               He is supposed to be a contractor.  
6       Tenants have an issue, some tenants have an issue  
7       with the gentleman being on the property because  
8       he is not supposed to be there. Mr. Flora knows  
9       that he is not supposed to be there, but again, like  
10      I say, he is a contractor, so he is there doing work  
11      on the building. He is residing in the building,  
12      and he's doing things in the building that people  
13      are not happy with. But again, this is a friend  
14      of Mr. Flora, and we have to take it. He is letting  
15      people wash cars in front of the building and pretty  
16      much doing the same thing that he used to do before  
17      he got fired. The people are not happy with this.

18              MR. GARRETT: Thank you for bringing  
19      that to my attention.

20              MS. MCDONALD: I'm sorry, sir?

21              MR. GARRETT: I said thank you for  
22      bringing that to my attention. Mr. Bovelleville can

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1 work on that issue with you, also.

2 MS. MCDONALD: All right. I  
3 appreciate that.

4 MR. GARRETT: He's right behind you.

5 MS. MCDONALD: Thank you.

6 VICE CHAIR SLOVER: We appreciate your  
7 coming down and testifying, taking the time.

8 MS. MCDONALD: Thank you.

9 VICE CHAIR SLOVER: Mr. Lee.

10 MR. GARRETT: Ms. McDonald, don't  
11 leave because they're going to --

12 VICE CHAIR SLOVER: Let's hear what  
13 you've got.

14 MR. LEE: God, Lord, Jesus Christ, the  
15 Spirit of God and the Holy Ghost. God, Lord, Jesus  
16 Christ, the Spirit of God, and the Holy Ghost This  
17 upcoming Saturday, Zion/Sion, the Sabbath is  
18 coming. This upcoming Saturday, Sabbath No. 19.

19 There's so many reasons why we all would  
20 just stop on the seventh day, stay home on the  
21 seventh day, spend time with your family on the  
22 seventh day and rest on the seventh day, so many

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1 reasons, to save a life, prevent people from dying.  
2 December, February, March -- no.

3 Yes, December, February, March, April,  
4 ladies coming before this Board of Commissioners  
5 and they're crying for help. Schyla, a very  
6 beautiful person, if she's here, I met her years  
7 -- in protest from the Wilkes Building, but I think  
8 she has four children, but she's -- ladies coming  
9 before these Commissioners, they're crying before  
10 the Commissioners, crying for help. Then when I  
11 seen Mr. Garrett down in City Council, lady coming  
12 down the Wilkes Building crying for help. They  
13 want to be treated fairly. Michael A. Lee, a  
14 veteran, 58,000 soldiers died in the Vietnam War,  
15 350,000 was wounded, 8,000 soldiers been killed in  
16 Iraq and Afghanistan, way over there, 6,023, 50,000  
17 were wounded, and we're having problems here in  
18 Washington, D.C. helping our own residents,  
19 citizens, and veterans.

20 I wanted to at least mention 8,000  
21 people with public assistance, 11,000 people with  
22 the Housing Choice Voucher Program, about 50,000

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1 people on the waiting list, as I learned from you  
2 guys the last seven years, and 11,000 people below  
3 the poverty level.

4 As I go through -- the deputy mayor for  
5 public safety and justice, deputy mayor for health  
6 and human services, deputy mayor for economic  
7 development and the deputy of education, these  
8 8,000 people -- 11,000 people, these people you've  
9 got to try to help the best -- that same commitment  
10 we're going to send someone to Iraq and Afghanistan  
11 to be killed, and here in Washington, D.C., we're  
12 blowing our minds trying to help. Then it's like  
13 African-American slavery memorial, possibly in the  
14 Mall, 250 years of free labor, 100 years from rides  
15 on the bus, and still, these are residents who have  
16 been here for years and years. Injustice,  
17 wrongdoing, unfairness and corruption, but still,  
18 ask this Commissioner here, you're getting paid  
19 very well. I've been with this now for seven  
20 years, but like I say, December, February, March,  
21 into April, Schyla's a beautiful person.

22 I think she has four children. Her and

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1 her son, they got locked up. You all should be  
2 very, very sensitive to this with the money that  
3 you're making. We have between 200 to 600 people  
4 sleeping in the streets. There's 1,000 young  
5 people, Department of Schools, who are homeless,  
6 and 6,000 homeless people. I'm at the bottom, 38  
7 years, no tobacco, no alcohol, no drugs, not one  
8 single drop.

9 United States Congress, No. 1, United  
10 States Senate, No. 2, House of Representatives, No.  
11 3. There's standing committees, No. 4. There's  
12 subcommittees, No. 5. Special selectman and joint  
13 commission, No. 7. I've been doing this for the  
14 last 26 years. The Department of Justice, No. 1.  
15 Department of Health and Human Services, No. 2.  
16 Department of Labor, No. 3. Department of Housing  
17 and Urban Development, No. 4. Department of  
18 Education and Treasury Department. I've lived  
19 here 26 years, and I'm still at the bottom.  
20 Intelligence, leadership, communication  
21 management, education, research, supervision and  
22 instruction, professional responsibility, and

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1 professional accountability, it's very, very poor.

2 I said that for one of the soldiers who  
3 lost their life in Iraq/Afghanistan. But right  
4 here in Washington, D.C., we're blowing our minds,  
5 and those 8,000 homeless, the 8,000 people with  
6 public assistance, these are the people you're  
7 supposed to be helping, 11,000.

8 These are the people you're supposed to  
9 be helping. Too much office crime, office  
10 violence, office terrorism. There's too much  
11 office crime in this town, but you all up there are  
12 getting paid very, very well. How many times have  
13 you called the Congress in the last 25 years?

14 I have walked down to the Department of  
15 Justice so many times in the last 25 years.  
16 Intelligence, leadership, communication and  
17 management, education, research, supervision,  
18 professional responsibility, professional ability  
19 is very, very poor. I said that for my foreparents  
20 who worked the fields of this country for free.  
21 African-American slavery memorial, just a small  
22 memorial in the Nation's capital honoring all

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1 slaves and all the free slaves who were wrongfully  
2 killed.

3           During the '40s, out there in Virginia,  
4 people just like you killed my dad. They beat him  
5 to death. We have 100 senators and 435  
6 representatives. It's pitiful and pathetic. Our  
7 own residents, our own citizens, our own veterans,  
8 low income is an ugly game.

9           There's so many reasons -- 19th  
10 Sabbath, we all must just stop and rest on the  
11 Sabbath. With these public schools, you can't  
12 talk about God, and you can't talk -- we're riding  
13 the backs of these young people. We're riding the  
14 backs of the poor people. We're riding the backs  
15 of the hungry people.

16           Sadly to say, we're riding the backs of  
17 sick people, and that's pitiful and pathetic,  
18 riding the backs of low-income senior citizens, and  
19 riding the backs of poor homeless veterans. The  
20 report on law. The report on health. The report  
21 on the workforce report, and the report on homes.  
22 I say that for the peace of the poorest little girls

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1 and the poorest little boys and the poorest young  
2 people and the poorest families here in my  
3 hometown. I was born here. Peace be with you.  
4 May God and Jesus be with you all.

5 VICE CHAIR SLOVER: Appreciate your  
6 comments. Patricia Malloy.

7 MS. MALLOY: Good afternoon,  
8 Commissioners and Director Garrett.

9 MR. GARRETT: Good afternoon.

10 MS. MALLOY: Today, I'm here to voice  
11 the concerns of Lincoln Heights. My name is  
12 Patricia Malloy, resident council president. I  
13 have three words, help, help, help. Security and  
14 safety of residents, staff, contractors working on  
15 our property.

16 The week of April 30, 2018 through May  
17 4, 2018, there have been shootings every day,  
18 starting as early as 8:50 in the morning. Children  
19 walking to school having to run, nowhere to hide.  
20 DCHA staff running, having to lay on the ground,  
21 roll down the hill. Residents panicking, trying  
22 to get into buildings, only to be told you can't

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1           come in here by the drug dealers. Laborers being  
2           told you can't come in to clean the building today.  
3           Our property has been taken over by open air drug  
4           market. Direct residents are afraid for  
5           themselves and their children. We are stressed  
6           and depressed.

7                         2017, I requested security cameras to  
8           be put up in Lincoln Heights, still waiting on the  
9           answer. On May 4th, I sent an email to Chief Maupin  
10          and Deputy Chief Reeves. It reads this has been  
11          a very depressing week in Lincoln Heights. There  
12          have been shootings on 50th Street, starting as  
13          early as 8:50 in the morning.

14                        Around the basketball court, both  
15          parking lots, from 3:04 to 3:16, 50th Street is not  
16          safe for staff/contractors working out here.  
17          Residents don't feel safe. They feel DCHA and MPD  
18          care if we live or die. People have taken over our  
19          hallways and not letting staff clean them.

20                        I am so tired of hearing these  
21          complaints. What is being done about the safety  
22          of our residents and want to do right and the safety

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1 of the Lincoln Heights Staff? Does it take the  
2 entire property to get killed before something is  
3 put in place? DCHA police protect the workers at  
4 1133. Why can't you protect the staff in the field  
5 and help to protect your clients? Please save our  
6 lives, our children, before it's too late. Within  
7 one month, our summer program in Lincoln Heights  
8 will start.

9 The safety of our children is our  
10 concern, that their lives matter. In January  
11 2018, Director Garrett, you came to our resident  
12 council meeting. Have any of the \$2.1 million  
13 approved by the D.C. Council been spent in Lincoln  
14 Heights yet?

15 What is the time frame on getting the  
16 screen doors, the doors, the replacement of  
17 appliances, among other things that was presented  
18 to us? I have sent emails, trying to get answers.  
19 People are even avoiding my emails. I want to know  
20 why. My last question is for -- we're under  
21 relocation.

22 The numbers that's been provided to us,

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1 when we call those numbers, these people no longer  
2 work at the Housing Authority, and we aren't  
3 getting a response, and we aren't getting through.  
4 There should be some type of system in place. I  
5 have a lot more concerns, but right now, safety and  
6 security is our concern. I know some of you may  
7 have seen me on the news last night. There's a turf  
8 war. A young man got killed on a motorcycle. All  
9 of this is Lincoln Heights residents, some way,  
10 shape, or form. Tonight, there's going to be  
11 another vigil.

12 Monday night, at my new community  
13 meeting, we were literally terrified. When we  
14 left out, the guys on the dirt bikes would not let  
15 some of us cross the street. It was just  
16 disturbing. But my concern is the Housing  
17 Authority and MPD need to come together before  
18 innocent children and your staff get killed.

19 VICE CHAIR SLOVER: Thank you, Ms.  
20 Malloy. Appreciate your coming in to testify.

21 MS. MALLOY: No one has a comment on how  
22 we're going to --

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1 MR. GARRETT: Ms. Malloy, I know Chief  
2 Maupin is working with the MPD on what we're going  
3 to do, in terms of summer initiatives. In  
4 reference to the new communities money for Lincoln  
5 Heights, we have the scope of work, and we actually  
6 sent over a draw down request to DMPED last week  
7 for the money to be drawn down, or a portion of the  
8 money to be drawn down, so we can complete some of  
9 the work and get started on some of the work. So  
10 the scope is already created. We're just waiting  
11 for the draw down to be approved by DMPED. Once  
12 that's done, we can start the work over there.  
13 It's already been scoped out.

14 MS. MALLOY: Director Garrett, I hear  
15 what you're saying. The residents of Lincoln  
16 Heights have no faith in our commissioners.

17 MR. GARRETT: Understood.

18 MS. MALLOY: They're tired of me coming  
19 back, telling them one thing, and they said Ms.  
20 Malloy, until we see it, it has not happened.  
21 Security, I'm still saying security. When  
22 something tragic happen in Lincoln Heights and the

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1 first thing the police, or maybe you all, might say  
2 is why didn't someone bring it to our attention  
3 before now?

4 It's been brought to people's attention  
5 too long. If we take matters into our own hands,  
6 we will go to jail or be evicted. If this  
7 continues, that's what's going to happen. We are  
8 going to take matters in our own hands, and no one  
9 is going to like it.

10 COMMISSIONER VANN-GHASRI: Ms.  
11 Malloy, you know Ward 6, we just extremists. We  
12 have that same problem, but this is what we did.  
13 We just called it martial law. We had the whole  
14 military because we're up the street from the  
15 Marine barracks. This is what happened. Parents  
16 came out and was seeing the same thing as you.

17 The moment that the military swarmed  
18 Hopkins on Potomac, now there was another problem.  
19 That problem was we're not in jail, da, da, da.  
20 That's an option, isn't that, Chief? How do you  
21 go about doing that? You may need a drama impact  
22 sometimes, where people know you're tired. Enough

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1 is enough.

2 That's something you can go back, you  
3 can research it, understand the impact and effect.  
4 Because everything that you do, there's going to  
5 be a cause, but there's going to be an impact and  
6 effect.

7 MS. MALLOY: When we get killed, that's  
8 going to be the cause.

9 COMMISSIONER VANN-GHASRI: Okay, we'll  
10 do martial law.

11 VICE CHAIR SLOVER: We're not  
12 recommending martial law.

13 COMMISSIONER VANN-GHASRI: We did it  
14 in Potomac Gardens, and guess what? We did that  
15 before you came, Chief --

16 (Simultaneous Speaking)

17 COMMISSIONER NEAL JONES: I actually  
18 had a couple of questions. Director Garrett --

19 VICE CHAIR SLOVER: All right, moving  
20 on.

21 COMMISSIONER NEAL JONES: I actually  
22 had a couple of questions. I wanted to know, one,

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1 if someone could talk about what we do when we know  
2 public housing communities are experiencing spikes  
3 in violent crimes, like what Ms. Malloy described.  
4 Then two, especially properties that we know  
5 there's some relocation and vacancies, what are we  
6 doing to address security concerns or things that  
7 might arise that are specifically related to those  
8 vacancies?

9 MR. GARRETT: I can have Chief Maupin  
10 come to the microphone to explain exactly what  
11 steps are being taken, but we've had a discussion  
12 about some of the things that are going to happen  
13 next week. Some things are going to happen in the  
14 future at many of our sites.

15 CHIEF MAUPIN: Good afternoon. To  
16 answer the Commissioner's question, when we  
17 observe a spike in crime in diverse communities,  
18 we always partner with MPD to deploy in that  
19 community. Lincoln Heights, for example, is one  
20 of the summer crime initiative areas. The summer  
21 crime initiative started May 1st.

22 It's actually encompassing seven of our

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1 communities, along with a much larger part of that  
2 particular PSA. Lincoln Heights and Richardson  
3 Dwellings is being covered, this community,  
4 Stoddert Terrace and Fort DuPont is also being  
5 covered, along with our Woodland, Highland  
6 Addition, Highland Dwellings, and our Terrace  
7 communities.

8 Each one of those communities is going  
9 to see an influx of officers, both MPD and D.C.  
10 Housing Authority, along with judicial system and  
11 other city agencies will converge to address both  
12 the law enforcement and the different type of  
13 concerns of those communities.

14 A lot of the information that's being  
15 shared today is also being shared with the SCI  
16 officials, so they know exactly what some of the  
17 problems are in the communities that our residents  
18 are talking about this afternoon, so we can  
19 immediately address them. I texted out the issues  
20 that some of the residents just mentioned about to  
21 the SCI lieutenants and to my officials, so they  
22 can address them this evening and continue

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1 addressing them throughout the summer.

2 PARTICIPANT: I've got a question for  
3 you.

4 CHIEF MAUPIN: I was just reminded  
5 about our Lincoln Heights and Richardson  
6 Residential Program. Lincoln Heights and  
7 Richardson are two of the communities that we also  
8 have MPD officers and DCHA officers actually living  
9 in the community to address a lot of the concerns  
10 from what they see, report back to us, and report  
11 back to the Metropolitan Police Department as a way  
12 of getting intelligence on what's going on in the  
13 community, also.

14 VICE CHAIR SLOVER: Appreciate that,  
15 thank you, Chief. Commissioner Vann-Ghasri.

16 COMMISSIONER VANN-GHASRI: Chief, I  
17 really do -- I'm not trying to be facetious or  
18 nothing. I'm really serious about this.  
19 Constantly, I look at how much money you pay when  
20 you say the same thing, same officers go out, the  
21 impact and the trends of that. I remember back in  
22 the day, with -- then I remember -- I remember so

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1 much to remember that I forgot to remember. In  
2 Philadelphia and in Chicago and in a lot of major  
3 cities, during our commissioners traveling,  
4 there's the police monitoring, community  
5 monitoring.

6 California had a model. What model is  
7 the best model, or is there one? Because I'm going  
8 to be honest with you and I'm going to say it again.  
9 I ain't going back there. Potomac Gardens, back  
10 in the day, was a murder capital.

11 Come up in the Gardens and you got boom,  
12 bam until the military came up there and showed us  
13 they wasn't playing. Right as we speak today, as  
14 you know, I'm the president of Potomac Gardens. I  
15 don't play games about the police because first of  
16 all, I'm going to be honest, I'm the police.

17 First of all, I'm the police of my  
18 house. First of all, my company is not going to  
19 come visiting me, acting out of control. You're  
20 going to come up there like you've got some sense.  
21 When you come up there acting out of control, then  
22 what is the best solution? I'm really serious.

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1 What is the best solution? Is there one? Your  
2 officers are scared of us.

3 CHIEF MAUPIN: As you know, many  
4 communities have adopted the community policing  
5 philosophy. That's been adopted in District of  
6 Columbia, and it's been in place since about 1990.  
7 It's been very useful. When I was at MPD, it worked  
8 out very well for us, and I think it works out very  
9 well for the Housing Authority.

10 COMMISSIONER VANN-GHASRI: The reason  
11 why I'm saying this, because I have my credentials  
12 here today to show you that not only have I  
13 completed this course, but many residents of the  
14 District of Columbia Housing Authority completed  
15 a model under Ron Hampton.

16 At that time, that's what the gardens  
17 of concern meant. That has been a nation and a  
18 global model. Why are models that were working in  
19 this city have dismantled and keep on getting fresh  
20 money and the same people are complaining and the  
21 same people getting paid over and over. I don't  
22 understand that.

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1 CHIEF MAUPIN: That's been part of the  
2 community policing model, also, is working with not  
3 just the police enforcement, but bringing in  
4 community members, bringing in private  
5 organizations to do mediations, to do more than  
6 just law enforcement. The SCI model, which is the  
7 summer crime initiative, is a model that's been  
8 mirrored throughout the country.

9 That's some of the things you talked,  
10 maybe Boston and Chicago, what they were doing by  
11 identifying offenders, identifying problem areas,  
12 being proactive in putting officers in places that  
13 has a historical basis of crime and trying to  
14 prevent them from occurring and putting people on  
15 notice who are normal perpetrators of crime that  
16 it won't be tolerated.

17 COMMISSIONER VANN-GHASRI: There's  
18 only one thing I request -- and I'm also on the  
19 operation committee. I've been on that committee  
20 for 12 years, so I have a good track record. I  
21 would like to see you coming back, reporting to us  
22 the trends in the models that DCHA is using because

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1 I've never seen no name of no trends.

2 I've never seen no names of no models  
3 where you're conversing and saying at Lincoln  
4 Heights, we have used so-and-so model, and the  
5 results has been, but on the other hand, we have  
6 used Boston model -- it's never -- we don't know  
7 what model you're using, so how would we know?

8 CHIEF MAUPIN: I just expressed to you  
9 that the (Simultaneous Speaking) utilizes the  
10 community policing model of enforcement. That's  
11 throughout -- we don't have a different model for  
12 every community. We have one model that we utilize  
13 in all the communities that we feel is beneficial  
14 in assisting our residents in every community we  
15 serve, that we are one city.

16 COMMISSIONER VANN-GHASRI: Okay, well  
17 thank you. Starting today, since you're going to  
18 go into Lincoln Heights, when you come to the  
19 operation committee, you'll tell us what type of  
20 model you done took into Lincoln Heights, so that  
21 we can monitor the model.

22 CHIEF MAUPIN: Whenever you invite me,

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1 I'll be there.

2 COMMISSIONER VANN-GHASRI: Thank you.

3 COMMISSIONER LANCASTER: Mr. Chair, if  
4 I may.

5 VICE CHAIR SLOVER: Appreciate your  
6 coming up.

7 CHIEF MAUPIN: Thank you.

8 VICE CHAIR SLOVER: Thank you.

9 COMMISSIONER LANCASTER: Just a  
10 moment, Chief. Mr. Chair, if I may.

11 VICE CHAIR SLOVER: Yes, make it quick,  
12 please.

13 COMMISSIONER LANCASTER: Okay. Back  
14 when I was with REACH, the organization that the  
15 Commissioner spoke of earlier, in another sitting,  
16 we did a survey. You used to have patrolmen who'd  
17 walk in the streets.

18 They'd go into businesses and say hello  
19 and stop at people's houses and neighborhoods and  
20 converse with people over the fence in the yard and  
21 whatever the case may be. When they started  
22 putting them in the scouts, they sometimes sitting

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1 out beside one another conversating while things  
2 are going on around them.

3 We've got 42 police units in this city,  
4 alone. How many of them, besides D.C.'s finest,  
5 cooperate with you in networking to get some of  
6 these situations squashed?

7 CHIEF MAUPIN: Within the SCI, there's  
8 just about every local and federal agency in the  
9 city becomes involved, the FBI, the ATF, Park  
10 Police, Metro Transit Police, any of the agencies  
11 that help patrol our neighborhoods are involved in  
12 that. To mention to you about foot beats, it  
13 didn't go back that far because I used to walk a  
14 foot beat myself back in the day. We don't have  
15 to go back too far at that, but we've re-established  
16 many foot beats within the Housing Authority.

17 We have units walking the foot beats in  
18 -- right now, they're in Potomac Gardens, but we  
19 also have them at Park Morton. We just had them  
20 do a month in --- where was it -- in Montana. We  
21 get some very favorable reactions through the  
22 officers being out there.

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1           Some of our residents are not used to  
2 seeing them. Sometimes, they feel enforcement  
3 should only be against visitors, not against  
4 residents, but it goes both ways --

5           (Simultaneous Speaking)

6           We're getting more people out there in  
7 different types of ways, getting them out of the  
8 cars. Because one of the complaints we always get  
9 is people just sitting in the cars. We're putting  
10 them out by alternative means, so they have to  
11 interact with the community.

12           COMMISSIONER LANCASTER: It does make  
13 a big difference when they see that they're  
14 visible; that's for sure. Thank you, Chief.

15           VICE CHAIR SLOVER: Thank you again for  
16 coming forward.

17           COMMISSIONER LANCASTER: Thank you,  
18 Mr. Chair.

19           MR. GARRETT: Commissioners, as the  
20 chief leaves and the next speaker comes up, I just  
21 want you to know, don't forget, we're doing a summer  
22 initiative, also, where we're bringing on 15 more

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1 security officers, which will allow our armed  
2 officers to more visibility and be on the ground  
3 and walk around or ride throughout the complexes.

4 VICE CHAIR SLOVER: Thank you. Nicole  
5 Odom, please. Nicole Odom. Renee Harris.

6 MS. HARRIS: Hello, my name is Renee  
7 Harris. I reside at 101 Ridge Road Southeast. My  
8 issues today is I've been living here since 2004.  
9 Since I have been living here, with the utility and  
10 things that had to be fixed in my unit, if I was  
11 to rate it from 10 being the best and 0 being  
12 terrible, I would give it a 0. I have a special  
13 needs son. There are things that has been in my  
14 unit since 2004 that still has not been fixed. I  
15 just recently came into a mold situation, where  
16 they weren't even telling me that I had mold there,  
17 at first. I had to keep bombarding the office and  
18 keep reaching out to different people. I was  
19 accommodated \$200, but that was almost a month ago.

20 I have took out my expenses at my house,  
21 can't use my stove, can't use in my kitchen,  
22 everything in my kitchen is in my living room. I

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1 was also told that I would be compensated with the  
2 rent, and that has not taken place yet. I am trying  
3 my best. I have been there.

4 I have had a problem with rodents and  
5 bug infestation, such as bed bugs, where I had to  
6 throw out everything. This is ridiculous. My  
7 children and I, I had to go to recuperate everything  
8 that was basically lost because of bed bugs.

9 Once it comes, they come, and it come  
10 in like a flood. I have been calling to the office,  
11 have made several notes, as far as the  
12 infestations, where they will come out and do a  
13 viper cleaning. Why would you viper clean one  
14 unit, and not do all? They're row houses that the  
15 pestilence will run from one area to the other. I  
16 have an issue with some of the maintenance, where  
17 they will come in your unit, they just come and open  
18 your door and not have the respect of them saying  
19 maintenance, this is such-and-such, and I'm here  
20 to do.

21 Me and my children have been through a  
22 crisis, and I don't trust all people around me or

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1 my children. I'm just saying I really feel like  
2 a lot of people get disrespected because we are in  
3 housing. Not everybody is receiving public  
4 assistance. Not everybody wants to be wretched,  
5 or not everybody wants to be rude.

6 They treat us as if we are animals, and  
7 I don't like it. I have not -- this is my first  
8 time ever testifying since 2004, but I am fed up.  
9 I've put in a paper to move into a bigger unit. The  
10 unit where I'm living, the cabinets are just  
11 getting ready to fall apart.

12 You can smell -- I just got the roach  
13 smell out of my kitchen. This is how bad the  
14 infestation was. I had to throw my deep freezer  
15 away because when I moved it, roaches poured out  
16 of this deep freezer. If you don't deep clean your  
17 house -- you could deep clean all you want to.  
18 Certain problems just won't go away. They said no  
19 animals. I have a cat. I had to get a cat because  
20 if I did not have a cat, my bread, my noodles,  
21 everything that's non-perishable will be eaten.  
22 This is my concern. I need help for my unit, and

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1 if not help for the unit, some of these units need  
2 to be gutted out, not new things being placed over  
3 old things.

4 I'm just tired. I'm a young mother.  
5 I'm a mother of six, and I'm doing it by myself.  
6 I'm not married. I'm doing it by myself. By all  
7 means, I would take whatever money that I have to  
8 take, whether it come from the rent or whatever the  
9 case may be, to make sure that me and my kids are  
10 safe in my unit. I have spent thousands of dollars  
11 to make sure that me and my children are safe in  
12 my unit. That's all I have to stay. Thanks for  
13 listening.

14 VICE CHAIR SLOVER: Can you stay  
15 seated? I appreciate your coming down and  
16 testifying. It sounds like you've been through a  
17 big ordeal, and I heard you say this is the first  
18 time you've come down to testify, so I'm sure that  
19 took a lot. Thank you for doing that. Thank you  
20 for making us aware of the issue. I think the best  
21 course of action here would be to proceed with  
22 Director Garrett working with you on the specific

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1 issues around your unit and seeing if we can help  
2 progress things along here.

3 MR. GARRETT: I have no problem doing  
4 that. I was going to ask -- Brandy stepped out,  
5 but there's a young lady -- if you stay right there  
6 in that, I'll have Brandy come up, and she'll deal  
7 with you. She'll take your information, and we'll  
8 try to get down to the bottom of the issue. I want  
9 to find out exactly how many work orders are still  
10 open in your particular unit, and then go from  
11 there, and also look at your transfer request.

12 MS. HARRIS: Thank you.

13 VICE CHAIR SLOVER: So you know, we, as  
14 a Board, get a follow up on all issues of all the  
15 people that testified, so we will be able to keep  
16 track of, hopefully, your progress here. So  
17 again, thank you for coming down.

18 MS. HARRIS: Okay, thank you all for  
19 listening.

20 COMMISSIONER LANCASTER: Mr. Chair, if  
21 I may --

22 VICE CHAIR SLOVER: She's walking back

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1 in now. Yes, go ahead.

2 COMMISSIONER LANCASTER: Excuse me,  
3 ma'am.

4 VICE CHAIR SLOVER: Commissioner  
5 Lancaster, we have 20 more people, so if you have  
6 something to say, do it quickly, please.

7 COMMISSIONER LANCASTER: I definitely  
8 have something to say because the first thing she  
9 said, she's been there since 2004 and has a problem  
10 that has not been solved yet. 2004, that's 14  
11 years ago; 14 years, and the problem hasn't been  
12 solved?

13 She just mentioned a problem. She  
14 didn't say how many, but it still hasn't been solved  
15 yet. I have a problem with that. Please, make her  
16 the top priority. Find out what that problem is  
17 14 years ago and get it taken care of. Thank you.

18 VICE CHAIR SLOVER: Appreciate your  
19 comments.

20 COMMISSIONER LANCASTER: Thank you,  
21 ma'am.

22 VICE CHAIR SLOVER: Percellia

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1 Montgomery.

2 MS. MONTGOMERY: How you doing, AMC.  
3 My name's Percellia Montgomery. I am here today;  
4 I want to know why I keep putting in applications  
5 for Housing and they won't have me. I don't do  
6 drugs. I've never been locked up. I need a job.  
7 I think you all could give me my house. I came to  
8 you all, you all helped me got my new house. I  
9 thank you all for that. I need a job. I keep  
10 putting in applications for Housing. I just want  
11 to get hired. That's all I want. Thank you all.

12 VICE CHAIR SLOVER: What have you  
13 applied for?

14 MS. MONTGOMERY: Labor. I spoke with  
15 Steve Ferg (phonetic). I built that with him.

16 MR. GARRETT: I'll have you speak to  
17 Mr. Williams in reference to the Resident Services  
18 to see -- did you fill out an application before  
19 for --

20 MS. MONTGOMERY: Yes, I put an  
21 application in.

22 MR. GARRETT: -- the ATP Program, or

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1 was it just --

2 MS. MONTGOMERY: I put an application  
3 in Human Resources and 1133.

4 MR. GARRETT: Okay, we'll look into it.

5 VICE CHAIR SLOVER: Appreciate your  
6 coming down. Thank you. Linda Brown.

7 MS. BROWN: Good afternoon,  
8 Commissioners.

9 PARTICIPANT: Good afternoon.

10 PARTICIPANT: Good afternoon, Ms.  
11 Brown.

12 MS. BROWN: My name is Linda Brown, and  
13 I live in Green Leaf Senior, and I live there with  
14 my adult daughter, who has disabilities. I come  
15 here today to talk about redevelopment because the  
16 information that the community gets is not always  
17 the correct information that is getting to the  
18 resident, so I have a lot of anxiety around not  
19 knowing when we're going to have to be displaced.

20 So far, what I've heard is that the  
21 places that we have an option for is not something  
22 that I really want to expose my daughter to. We

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1 don't really have a whole lot of options here. I'd  
2 like to know what options are available up front,  
3 so that I can make a sound decision about me and  
4 my family. I would appreciate if the information  
5 that we receive about redevelopment is accurate,  
6 and not what we get from the other residents.

7 MR. GARRETT: Yes, ma'am, we're going  
8 to continue to have meetings with the residents as  
9 we move forward with Green Leaf. As far as  
10 relocation, we haven't even gotten to that point  
11 for Green Leaf, in terms of a relocation plan, just  
12 yet.

13 When we do, we'll have public meetings.  
14 We'll have discussions with the residents,  
15 themselves, to discuss what the actual options are  
16 and what the plan actually will be for relocation  
17 of the residents. I think our next step is going  
18 to be -- pardon me, someone correct me -- but I think  
19 our next step is going to be a public meeting with  
20 the developers who have submitted their  
21 qualifications.

22 That's the next step. At that

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1 particular meeting, we'll be able to give everyone  
2 a timeline going forward of the other stages that  
3 we'll be going through. Relocation is not one of  
4 the stages we're at yet.

5 (Simultaneous Speaking.)

6 MS. BROWN: The residents have options  
7 of where they're going to be able to move? Will  
8 they be able to decide, or is Housing Authority  
9 going to --

10 (Simultaneous Speaking)

11 MR. GARRETT: No, we'll be able to  
12 discuss that at that particular time because there  
13 will be options that will be available to the  
14 residents to make up their mind as to whether or  
15 not they would like to utilize -- if we have  
16 vouchers available, if we do, that may be an option.  
17 If we don't, we'll have public housing units  
18 available, but we're not there just yet.

19 MS. BROWN: Okay, because people are  
20 transferring out now. They're going to other  
21 properties that are going to be redeveloped sooner  
22 or later, so that's a problem.

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1 MR. GARRETT: Each complex has its own  
2 redevelopment plan. For Green Leaf right now,  
3 there is no redevelopment plan that has been  
4 unveiled, so anyone that's moving now, that's based  
5 on a transfer. That's not based on a redevelopment  
6 plan.

7 COMMISSIONER VANN-GHASRI: Who do you  
8 think -- I'm serious about this because I'm  
9 confused. I know you have meetings, and I want to  
10 put it on the record. Who do you trust? Do you  
11 trust Naomi Mitchell to give out right information?  
12 Do you trust SWANA (phonetic) to give out the right  
13 information? Or do you trust Sadia Atheist?  
14 Because those are the three people I know that  
15 normally controls -- and Ms. Monk (phonetic). If  
16 you don't know those people, I'll tell you what I  
17 will do.

18 I will contact Charles Allen's office  
19 in the morning. I will catch the bus and go down  
20 there. I will tell him to find you by your property  
21 manager, and then either Naomi going to be telling  
22 the truth -- because when I talk to Naomi Mitchell,

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1 who's always at your meetings -- because the last  
2 meeting I had, I got put out the meeting, I really  
3 did, because I was honest.

4 That was at Christine meeting, but you  
5 was not at that meeting. They had only the  
6 resident council presidents. If you tell me who  
7 you trust, and these are the people -- I don't know  
8 about Ms. Monk, but I can tell you this. Naomi  
9 Mitchell come out of a D.C. agenda, so Naomi cannot  
10 play, and she works for Charles Allen. She's  
11 supposed to be our community liaison. Do you trust  
12 her?

13 VICE CHAIR SLOVER: Commissioner  
14 Vann-Ghasri, I think the answer to her question is  
15 there is no redevelopment plan at this point. What  
16 you're referring to --

17 COMMISSIONER VANN-GHASRI: But she  
18 also said she don't really get information, and  
19 she's really telling the truth.

20 VICE CHAIR SLOVER: Excuse me. What  
21 you're talking about is not germane to her concern.  
22 Her concern is about where she might be relocated

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1 as a result of the redevelopment. At this time,  
2 the official response from the Housing Authority  
3 is there is no redevelopment plan, so any other  
4 discussion you would like to have with her, you can  
5 have offline.

6 COMMISSIONER VANN-GHASRI: Okay, I'll  
7 have it with you offline. Do you have my number?

8 MS. BROWN: Yes.

9 COMMISSIONER VANN-GHASRI: Okay, call  
10 me by text. I don't answer the phone. You just  
11 have to text me and say call me, and I'll call you  
12 back. Everybody will tell you I do that, but I no  
13 longer take calls at 12:00 or 1:00 in the morning.

14 MS. BROWN: Okay. I have one more  
15 question that really concerns me. What I've heard  
16 here today is that there has been policies or things  
17 that have already been passed. Just when you  
18 talked about one of the resolutions here, that had  
19 already been passed, contracts have already been  
20 signed.

21 VICE CHAIR SLOVER: Not accurate. No.  
22 That's not true. What we just talked about has not

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1       been passed until today.

2                   MS. BROWN:   You're saying that before  
3       these policies are enacted, the residents or the  
4       population that you serve, which is us, will  
5       already know about them before they are signed?

6                   VICE CHAIR SLOVER:   A lot of the  
7       discussion today was about how we're going to  
8       inform residents of these policies, meeting with  
9       advocates.   As you heard, some of the folks up here  
10      had some consternation about the timing and the  
11      process.

12                  MS. BROWN:   So you're saying that we  
13      will be informed, but in a timely manner, where we  
14      also can be prepared.   Is that what you're saying?

15                  VICE CHAIR SLOVER:   Ask the question  
16      again.

17                  MS. BROWN:   You're also going to inform  
18      us, so that we can prepare for whatever is coming?

19                  VICE CHAIR SLOVER:   It was articulated  
20      by the executive director that when and if this  
21      policy is changed or enacted, there will be a  
22      disclosure or explanation to the residents.

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1 MS. BROWN: Okay, thanks.

2 VICE CHAIR SLOVER: Lakeisha  
3 Chandless. Is she still here? No? Okay.  
4 Constantina Harris. Going once. No? Donna  
5 Smith. No. Monica Thompson. Next time, just  
6 pretend like you're that person.

7 MS. THOMPSON: Good afternoon. My  
8 name is Monica Thompson, and I live at 720 Langston  
9 Terrace. I have two issues.

10 VICE CHAIR SLOVER: Could you move a  
11 little closer? Thank you.

12 MS. THOMPSON: I have two issues. One  
13 issue is they do a lot of shooting around where I  
14 live at. I've been there since 2016. Before I was  
15 there, I was at Kentucky Courts. I moved over to  
16 Langston Terrace because of a public safety issue.  
17 They do a lot of shooting over there. It's been  
18 seven or eight shootings that I've seen since I've  
19 been there. They do a lot of gang fighting. They  
20 jumped a young lady the other day. She was  
21 pregnant. They kicked her in her stomach. They  
22 pulled all her braids out. They had some kind of

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1 gang fight going on just about two days ago right  
2 out in front of my door. I live by myself. I don't  
3 feel safe or comfortable there. I really, really  
4 don't.

5 It's a terrible neighborhood. I  
6 wouldn't suggest anybody to live there. My other  
7 issue is I was approved for reasonable  
8 accommodations in 2017. It has to do with my hip.  
9 I'm having hip surgery. My surgery is schedule for  
10 June 8th.

11 My doctor gave me this information  
12 almost a year ago, or almost two years ago, until  
13 I got approved, because I had a hip surgery on my  
14 left side. Now I'm getting ready to have hip  
15 surgery on my right side. What they're telling me  
16 is it could take five to ten years before I can move  
17 into a unit.

18 My thing is I want to get away from  
19 Langston Terrace. I don't want to live there  
20 anymore. I really don't. It's a terrible  
21 neighborhood. I can't go sit out on my front porch  
22 because I'm afraid I'm going to get shot. I look

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1 out the window, they're fighting. You open up the  
2 windows, you've got weed coming, people smoking  
3 different -- all kinds of things. I do not want  
4 to live there. I want to move. I really do. I  
5 don't know what you all can do to help me. I was  
6 approved for my reasonable accommodations last  
7 June, in 2017. I really can't do the steps. They  
8 bother me. I would appreciate it if you all could  
9 help me in some kind of way.

10 MR. GARRETT: Yes, ma'am, we'll look  
11 into it.

12 VICE CHAIR SLOVER: I just want to make  
13 clear, you're asking for an accommodation because  
14 of the steps and you have an issue with walking up  
15 steps?

16 MS. THOMPSON: Yes.

17 MR. GARRETT: We'll do the best we can  
18 to look into it. We do have other individuals that  
19 have --

20 MS. THOMPSON: Say that again.

21 MR. GARRETT: We do have other  
22 individual families who have asked for the same

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1 thing, so we try to do it in order, as best as we  
2 possibly can.

3 MS. THOMPSON: All right, thank you.

4 VICE CHAIR SLOVER: Thank you for  
5 coming in and testifying. I appreciate it.

6 MS. SMITH: Donna Smith.

7 VICE CHAIR SLOVER: I'm sorry.

8 MS. SMITH: Donna Smith.

9 VICE CHAIR SLOVER: Ms. Smith, please  
10 come up.

11 MS. SMITH: How you doing today? My  
12 name is Donna Smith. I live in 326 Ridge Road.  
13 I've been here since, I believe, 2010. My  
14 apartment was never finished, never painted, never  
15 done anything to because I was rushed here from  
16 Lincoln Heights because they had to move me because  
17 they closed my section down. When we had the  
18 earthquake, my tub went to fall.

19 They were supposed to stabilize it and  
20 waited a year to come back and do it. They left  
21 the wall open and all the mold kept seeping through  
22 my house. The mold keeps coming through my tub and

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1 my toilet. When I wake up, my hands and feet are  
2 swollen because of the mold and the mildew. My  
3 bronchitis is acting up really bad. I have a  
4 tenant that lives in my floor. Him and his wife,  
5 now, they come bang on my door and threaten to beat  
6 me up. They came to my apartment. I've got two  
7 police reports. Nothing's been done. Nothing's  
8 been said. I told them numerous of times. It's  
9 been going on for about a year and a half now. I  
10 was court ordered to fix everything in my apartment  
11 by June of last year.

12 Nothing has been fixed, except just  
13 now, the pipe underneath the kitchen sink. The  
14 kitchen cabinets are falling apart. There's no  
15 doors in the drawers. There's wood paint  
16 everywhere. They fixed some of the tiles, but  
17 didn't fix all of them. They're coming up.

18 When I walk, they come up with my shoes.  
19 Oh, the hill I live on, if you walk across the  
20 street, you can't see over the hill. The cars come  
21 flying down. Maybe a speed hump might stop them  
22 before one of them kids get killed or hit. It's

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1 hard to really feel safe in your building because  
2 there's no lock on the door.

3           Once they put the lock, it's broke back  
4 off. I live all the way on the top floor. Like  
5 I said, it's not safe. They're painting now.  
6 We've got a window, but it's not a window; it's  
7 Plexiglas, so we can't open it. The hallways never  
8 get swept, never get mopped, probably once a month,  
9 true, yes. Yes, it is because I do the mopping.  
10 I do the sweeping. That's it.

11           VICE CHAIR SLOVER: That's a lot. Did  
12 I hear you say that your apartment was never  
13 finished when you moved in?

14           MS. SMITH: Never painted, nothing.  
15 Ms. Marshall then told us to clean it, and you could  
16 tell it wasn't painted because Comcast bangs and  
17 put holes in the wall to hang the wires up, never  
18 was painted over.

19           VICE CHAIR SLOVER: I would ask the  
20 executive director to -- I hope we wrote all that  
21 down.

22           MR. GARRETT: Yes, we did.

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1 MS. SMITH: My kitchen counter is  
2 actually, literally falling. It's this far away  
3 from the wall, and the thing is going down.

4 VICE CHAIR SLOVER: Maybe we can get  
5 someone to come out --

6 MS. SMITH: After the earthquake, I  
7 heard the building actually tore up and came back.

8 MR. GARRETT: We'll pull the work  
9 orders and have someone go to the unit directly.

10 MS. SMITH: And my kitchen window is  
11 not glass; it's Plexiglas. You can actually stick  
12 your finger through it and there's a dumpster right  
13 underneath of my window. Every time the man dumps  
14 the trash, he leaves the flap open, so I've got  
15 gnats in my apartment.

16 MR. GARRETT: We'll be able to report  
17 back --

18 (Simultaneous Speaking)

19 MS. SMITH: And the mouses, literally,  
20 I killed them with potato flakes, got rid of all  
21 of them, but now I left for two weeks to go to my  
22 daughter-in-law's house; I come back, there's

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1 nothing but piss on my cabinets, excuse my French,  
2 and doo-doo everywhere. I've got the pictures of  
3 it.

4 The maintenance man, he came up, he  
5 fixed the floor, put new tiles down, bought a new  
6 rug to put in there. The man came up, got mad  
7 because he had to fix the pipe, left the pipe  
8 undone, almost slipped and fell carrying the  
9 buckets of water. Came back the next day, he  
10 pee-peed on that rug, and you can see the stain of  
11 the pee on there. I took pictures of the pee that  
12 was going on the rug into the toilet.

13 VICE CHAIR SLOVER: Wait a minute.  
14 You're saying the maintenance man --

15 (Simultaneous Speaking)

16 MS. SMITH: Yes, sir. The floor still  
17 smells like urine. There's nothing I can do to get  
18 it out.

19 VICE CHAIR SLOVER: That's pretty  
20 tough.

21 MS. SMITH: I know; it's a lot.

22 MR. GARRETT: I'll investigate that,

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1 Commissioner.

2 VICE CHAIR SLOVER: We'll see where we  
3 get on that one.

4 MS. SMITH: Yes, sir. Thank you, sir.

5 VICE CHAIR SLOVER: Thank you so much,  
6 and I apologize for -- wow.

7 MR. GARRETT: I will investigate that.

8 VICE CHAIR SLOVER: Yes, let's  
9 investigate that one. Wow. Okay. Getting back  
10 in order here. James Brown. Excuse me? You're  
11 not James Brown; you're just pretending to be?

12 (Off-mic comment.)

13 VICE CHAIR SLOVER: You shouldn't have  
14 said anything because now you're caught. My  
15 advice for the future is don't tell me. Rhonda  
16 Edwards-Hines.

17 MS. EDWARDS-HINES: Good afternoon.  
18 My name is Rhonda Edwards-Hines, and I reside at  
19 1142 Sumner Road Southeast, Barry Farms. I come  
20 today to again be on the record. Two months ago,  
21 I came and talked in front of the Board about my  
22 issues pertaining to relocation.

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1 I don't know if residents coming here  
2 to testify and sharing with you their concerns do  
3 get answered. I, as a resident and a leader in  
4 Barry Farms, no one has contacted me from this  
5 Board. I just wanted to be put on record that --  
6 is this redundant? I'm not understanding because  
7 is it a joke that Barry Farms is going under  
8 redevelopment? Because we had -- that is so  
9 disrespectful.

10 VICE CHAIR SLOVER: What's that?

11 PARTICIPANT: I apologize.

12 MS. EDWARDS-HINES: I don't feel --

13 COMMISSIONER VANN-GHASRI: I'm  
14 listening, Rhonda (Simultaneous Speaking). I'm  
15 listening.

16 MS. EDWARDS-HINES: It's really not  
17 based to you.

18 COMMISSIONER VANN-GHASRI: Continue  
19 talking.

20 MS. EDWARDS-HINES: We had a meeting at  
21 the end of March about relocation, and the  
22 developer was there. They said that they was going

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1 to put up a fence in the mid-section of Sumner Road.  
2 Here it is; we're in May. That has not happened  
3 yet. I don't understand. Is it that you're just  
4 saying that we're under redevelopment, or is  
5 redevelopment really going to happen?

6 Because I'm not understanding.  
7 Nothing has moved but boards going up,  
8 refrigerators and stoves going out of the units  
9 that's already boarded up. Are we honestly under  
10 redevelopment? Is it going to happen? Because I  
11 don't know. Because I just want to be able to go  
12 back and tell the residents yes, it is. Because  
13 they're asking me. I don't know. Being that  
14 leader, I should have certainty what to tell the  
15 residents. That's one question.

16 VICE CHAIR SLOVER: We just lost a big  
17 court case, if you're aware of, and so whatever that  
18 -- the results of that court case is a delay in the  
19 projects. We can't tell you with surety. To  
20 answer your question, we don't have surety.

21 MS. EDWARDS-HINES: My understanding  
22 with that court case that you just had, that's a

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1 zoning issue. Because we have five streets --

2 VICE CHAIR SLOVER: That's how you  
3 build the project. You have to get the zoning  
4 approval. Therefore --

5 MS. EDWARDS-HINES: But you had  
6 approval for the demolition.

7 VICE CHAIR SLOVER: Why would we demo  
8 it? We may or may not, but to demo -- I can't talk  
9 about this, but point being we've had a response  
10 from the court, which is going to delay us, so we  
11 can't tell you with surety when the project will  
12 start.

13 MS. EDWARDS-HINES: But you still want  
14 residents to move. You still want residents to  
15 relocate, and you don't even know what date the  
16 project is going to start. No actions have been  
17 took in place. No one has come to even -- let me  
18 finish, Mr. Garrett. No one has even -- after this  
19 court case, you sent out a letter, but that letter  
20 didn't state that you was going to have a meeting  
21 with the residents to inform them, to update them  
22 as to what is going to happen. Now they're still

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1 at Point A. Now the residents was like okay, we  
2 have to go because this development is going to  
3 happen. The majority of them, I'm not going to  
4 say, 10 percent is going to stay fast.

5 With that being said, I'm looking for  
6 someone, our executive director, as well -- because  
7 he took upon himself to send those letters out to  
8 the residents, why not enclosing in that letter  
9 stating when you're going to meet with the  
10 residents of what's the next step? You can go  
11 ahead and answer that.

12 MR. GARRETT: Ms. Hines, if you recall,  
13 between the last time you appeared at the Board of  
14 Commissioners meeting, we held a meeting with you  
15 and your constituency at Barry Farm to discuss  
16 redevelopment, correct?

17 MS. EDWARDS-HINES: Mm-hm.

18 MR. GARRETT: That's between, I think  
19 it was, March and now. I guess we did that in  
20 April. We had that Barry Farm meeting a couple of  
21 weeks ago, right?

22 MS. EDWARDS-HINES: Yes.

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1 MR. GARRETT: We discussed all of these  
2 issues. We discussed relocation with you, and we  
3 discussed the construction fence going up and the  
4 particular timeline, did we not?

5 MS. EDWARDS-HINES: Yes.

6 MR. GARRETT: Yes, we did.

7 MS. EDWARDS-HINES: But nothing has  
8 happened. That's why I'm sitting here today.

9 MR. GARRETT: We're still moving  
10 forward with putting up that construction fence.

11 MS. EDWARDS-HINES: That fence was  
12 supposed to go up the third week of April. We're  
13 in May now.

14 MR. GARRETT: Understood, but we're  
15 still going to be moving forward with it. We'll  
16 bear down on the exact date. In addition to having  
17 an additional meeting with you, it's not because  
18 we did not want to have an additional meeting with  
19 the residents, it's just that we have to schedule  
20 that meeting when we are permitted to be able to  
21 be there. Last week, when we sent out that letter  
22 to the residents, I wasn't able to have another

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1 resident meeting again between that date I sent out  
2 that notice to all the residents and today. I  
3 couldn't get another meeting in with the residents  
4 between that time frame.

5 It doesn't mean that we're not going to  
6 continue to engage you and be transparent about  
7 exactly what's going on, in terms of the process.  
8 As Commissioner Slover also said, we also have to  
9 understand exactly what direction we're actually  
10 going to be going in, based on what the court has  
11 said.

12 MS. EDWARDS-HINES: So until you all  
13 know what direction you all are going to go in, I  
14 feel that the remaining residents should be able  
15 to stay there and not be forced to leave and not  
16 be given 90 days, 30 days, at the end of May you  
17 should be gone, including myself.

18 Like I stated in the beginning, when I  
19 came here two months ago and expressed -- to share  
20 with the Board what I've been going through --  
21 because I speak for the residents and barely speak  
22 for myself. I asked of the Commissioners and the

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1 executive director, what's going to happen to the  
2 units that I was promised? At first, when this  
3 redevelopment came, I was offered 20 Riggs Road,  
4 right across the street. They rented that one out  
5 and to compensate me, they offered me 28. I  
6 accept. I looked at it. I got pictures. I'm on  
7 social media, live, with Mr. Council.

8 Mr. Council even asked me when was I  
9 going to move in? This was the week before  
10 Thanksgiving. I said being as though I'm a leader,  
11 I had Thanksgiving and Christmas to take care of  
12 for my residents. I will move in after the 1st of  
13 the year.

14 What happened? My unit was given to  
15 another resident. I had transferred my phone to  
16 over here. I lost my house phone that I had for  
17 30 years. My grandparents raised me very well. I  
18 kept my same number. Now that's gone up in the air.  
19 I can't get that back. That's another stress to  
20 me.

21 Like I stated two months ago, I'm losing  
22 my hair. I know my time has passed, but I'm serious

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1 about this because no one has contacted me. Mr.  
2 Nathan has been very nice and tried to accommodate  
3 me. You're not going to send me from a unit where  
4 I don't have any rodents to a unit that has rodents  
5 outside. I've seen six of them that's almost as  
6 big as -- they're this big. That's not even  
7 included the tail -- jumping in the backyard, and  
8 you want me to move to that.

9 Then you offered me the unit in  
10 Highland, which I could take that unit and put it  
11 inside my house that I'm in now, so I have to put  
12 all my stuff away just to accommodate. So I'm like  
13 okay, I just can't -- I'm not even gone and I'm  
14 waiting for two years to come so I can move back  
15 to Barry.

16 That's not even considering that it's  
17 not even nothing happening, so it'll probably be  
18 five years from now. So why should I have to settle  
19 for anything? No one has addressed these issues.  
20 These are my issues, not residents, personally.  
21 I've been a leader in that community over 20 years.  
22 I have not asked nothing of DCHA, nothing.

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1                   COMMISSIONER VANN-GHASRI: Rhonda, I  
2 cannot speak for everyone else, but the reason why  
3 I've been on this Board successfully for 12 years,  
4 because I know when I place myself in a conflict  
5 of interest. This morning, I brought my  
6 certification and my information to this Board, so  
7 this Board to understand who they have sitting on  
8 this Board. I have been trained by some of the best  
9 lawyers from the District of Columbia. I know when  
10 and when not to go in a conflict of interest. You  
11 and I was trained by the same person, so, therefore,  
12 I am in a conflict of interest with you. You should  
13 know how to handle your business, so handle it.

14                   MS. EDWARDS-HINES: That's why I'm  
15 here, to put this on the record. My next step --  
16 I'm 100 percent woman. I'm not going to do  
17 anything behind your guys' backs. I'm going to  
18 Anita Bonds because she oversees this Board.

19                   VICE CHAIR SLOVER: Good luck with  
20 that.

21                   MS. EDWARDS-HINES: That's not right,  
22 that nobody has addressed my issues. When I had

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1 a meeting -- I'm going to also inform you that I  
2 had a meeting with the executive director about my  
3 issue with my two units. At the end of that meeting  
4 --

5 VICE CHAIR SLOVER: I'm not trying to  
6 cut you off, but I am.

7 MS. EDWARDS-HINES: Yes, you are.

8 VICE CHAIR SLOVER: You've been twice  
9 as long. I appreciate your issues. I think  
10 you've got them on the record. I think you should  
11 give us a little time to figure out how we're going  
12 to move forward.

13 MS. EDWARDS-HINES: A little time.  
14 It's been two months, so what am I supposed to do?  
15 You said that when you all take these, someone  
16 reaches back out to you when we testify.

17 VICE CHAIR SLOVER: Right.

18 MS. EDWARDS-HINES: No one has come and  
19 reached out to me in two months. That's why I'm  
20 back here.

21 VICE CHAIR SLOVER: That's apparently  
22 -- I don't have the record in front of me because

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1 we get them monthly. I don't know what was  
2 responded to you from the previous month because  
3 I only have last month's. I don't think you  
4 testified last month.

5 MS. EDWARDS-HINES: No, I testified  
6 the month before that.

7 VICE CHAIR SLOVER: Two months, right,  
8 so I don't have that.

9 MS. EDWARDS-HINES: When you was at  
10 1133.

11 VICE CHAIR SLOVER: Right. I know; I  
12 was there; I remember. I would just ask you to give  
13 us a little time. I know you don't want to hear  
14 that, but that's all I can offer you right now.

15 MS. EDWARDS-HINES: Oh, okay. So I'm  
16 going to stay in 1142 Sumner Road until someone let  
17 me know something. This is directly to Mr.  
18 Garrett.

19 MR. GARRETT: So you didn't sign the  
20 lease at Highland?

21 MS. EDWARDS-HINES: Yes, I did,  
22 because I was forced to.

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1 MR. GARRETT: Okay.

2 VICE CHAIR SLOVER: We'll just work  
3 that out. All right, thank you.

4 MS. EDWARDS-HINES: Because I had  
5 nowhere else to go. You all was telling me we had  
6 to go.

7 VICE CHAIR SLOVER: All right.

8 MS. EDWARDS-HINES: I'm still paying  
9 rent at 1142.

10 VICE CHAIR SLOVER: Karen Settles.  
11 Yes, Ms. Settles.

12 MS. SETTLES: I'm somewhat speechless,  
13 at this mess that's going on, as far as residents'  
14 concerns are. I'm trying to make some order out  
15 of -- first of all, hello Mr. Garrett, hello  
16 Commissioners. Thank you for being at  
17 Stoddert/Fort DuPont.

18 VICE CHAIR SLOVER: Good afternoon.

19 MS. SETTLES: I am so serious about the  
20 way that -- all that's being delivered here today  
21 and the way it's being received. This is almost  
22 the only chance that residents have an opportunity

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1 to come before this Board to be able to express some  
2 of their issues and concerns.

3 I know that technology allows us to do  
4 this in a better way, and I'm determined that it  
5 will be done better than this. Our residents are  
6 -- it's a lot of pain and suffering in housing.  
7 Yes, most people say that it is all around safety,  
8 and it is.

9 But safety and mental health and some  
10 other things that drives you into this mental state  
11 of mind is on the head of the Housing Authority.  
12 You cannot do it by yourself. We have city  
13 services here that are not being properly utilized  
14 to inform and help residents get beyond some of the  
15 barriers that they are facing. A lot of the  
16 resolutions and things that were presented here  
17 even today and in previous commissioner meetings  
18 -- I'm very frustrated at this mess. We have an  
19 opportunity -- and I'm going to say this again,  
20 because I said this before the City Council.

21 We have a new director with new  
22 directions. We can't do business as usual

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1 anymore. Information that is necessary for  
2 residents to be able to make intelligent decisions  
3 pertaining to their own lives, specifically, has  
4 to be issued properly. We sat here today and  
5 listened to a budget approval.

6 We listened to several approvals of  
7 things that happened today and resolutions that  
8 were approved of and waiting for comment. Who does  
9 that? I'm telling you, I belong to other boards.  
10 I'm not comparing them to you because all boards  
11 are different, just like all properties are  
12 different.

13 My expectations for this Board of  
14 Commissioners is that the residents have to be  
15 first and foremost. Some people would call it  
16 great weight. The ANC's they call it great weight.  
17 This is kind of, sort of backwards, to be frank with  
18 you. The comments from -- comments pertaining to  
19 resolutions are extremely important for direction  
20 because out of that can come some ideas or some  
21 recommendations that will work. You pass a  
22 resolution that is totally, totally against -- and

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1 I'm speaking of all of them, but specifically one  
2 of them about re-entry.

3 Half of the people in public housing has  
4 been under arrest. I'm not slandering anybody.  
5 All of our households have been touched with this,  
6 or our neighbors and somebody close. You cannot  
7 ignore a problem that's at this level in the city,  
8 just like you can't ignore homelessness.

9 We need more instructions and more  
10 education, by way of workshops, whatever,  
11 pertaining so the residents can be a part of the  
12 solution. You can't be a part of the solution  
13 scattered all over the place. You're throwing  
14 these summer blitz in Lincoln Heights, Richardson.

15 Stoddert Terrace and Fort DuPont are  
16 included. What about a whole plan for all of the  
17 properties? If you have a blitz for one or two,  
18 they're going to move someplace else. We need to  
19 address the voice of our youth. We're not  
20 addressing their needs at all. What we're getting  
21 is the anger from them. If you think about the news  
22 as it is right now and one of the motorcycle people,

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1 we don't have a designated place for them to play  
2 on their bikes.

3 At random, they're doing whatever they  
4 want. I'm frustrated with them, to be frank with  
5 you, but this is what happens when everybody trying  
6 to act like it don't exist. These things exist.  
7 There are maintenance issues that exist throughout  
8 our Housing Authority.

9 They exist because they're not being  
10 addressed properly. The proper addressing of it  
11 is having the proper staff. Honestly speaking,  
12 I'm not kicking nobody's butt in maintenance  
13 because they don't have the proper staff. At  
14 Stoddert Terrace/Fort DuPont, we have a skeleton  
15 crew doing, in my view, the best they can with what  
16 they have.

17 I refuse to be able -- I'd like to have  
18 a maintenance man of the month, a resident of the  
19 month. We need to be able to extend those  
20 courtesies to each other, acknowledging the work  
21 put in. But all this scattered stuff just going  
22 -- Mr. Garrett, I thank you for taking on this job,

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1 but I also expect the best. We're not getting  
2 that, sir. I don't believe in this notion that I'm  
3 going to go and I'm going to fire people, and I'm  
4 going to get rid of this, and I'm going to get rid  
5 of that. What works?

6 We haven't weighed in on that. What is  
7 working? Since you've been here, has there been  
8 an assessment of what really has worked? No, it  
9 has not, and you can't start from the low bottom,  
10 at what didn't work. That's why we're dealing with  
11 the Barry Farms stuff.

12 Nobody understands what a wonderful win  
13 it was when Barry Farms won through the Zoning  
14 Board. Nobody else could. Nobody else was there.  
15 This is the Nation's capital. I expect the best  
16 from us. We've got to do better than this.

17 I came up here to talk about windows in  
18 Stoddert and Fort DuPont that we desperately need  
19 because most people can't even lock their windows,  
20 except for the new residents who have moved on the  
21 property, who have new windows. I came to do it  
22 with all due respect. But I'm very full at the fact

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1 that I'm a leader that feels the pain and suffering  
2 of the residents that I represent or serve. I take  
3 great offense at the fact that most of these  
4 questions that are being -- these issues that are  
5 being aroused here, this is not enough time in the  
6 day to even address these things.

7 VICE CHAIR SLOVER: I appreciate your  
8 testimony, and I would encourage you -- I think I  
9 heard you say in there that you didn't have an  
10 opportunity to weigh in on some of the resolutions.

11 MS. SETTLES: I didn't hear you.

12 VICE CHAIR SLOVER: I thought I heard  
13 you say you didn't have an opportunity to weigh in  
14 on the resolutions. Did you say that?

15 MS. SETTLES: Yes, I did.

16 VICE CHAIR SLOVER: What I would  
17 encourage you to do is testify on the resolutions.

18 MS. SETTLES: What I did was not joined  
19 the dog and pony show. I'm telling you, I don't  
20 have a tolerance -- this is a dog and pony show  
21 that's going on right now.

22 VICE CHAIR SLOVER: If you want to --

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1 MS. SETTLES: Sure, go ahead. Tell me  
2 how I weigh in.

3 VICE CHAIR SLOVER: I'm just saying  
4 there's an opportunity, as Mr. Watson did, to weigh  
5 in on resolutions. That's your opportunity to  
6 have your voice heard. You talked about the  
7 resolutions about policy, about the right to  
8 return, which some of us voted for, some of us voted  
9 against. There was a very long, heated  
10 discussion. You had the opportunity to weigh in  
11 on that as part of this process.

12 MS. SETTLES: That's not what I was  
13 told. Let me tell you what my instructions was.

14 VICE CHAIR SLOVER: Hold on. Every  
15 time we start, we (Simultaneous Speaking) you have  
16 two opportunities. This is part of the thing.

17 MS. SETTLES: I heard it announced.  
18 By the way, when I heard it announced, I only filled  
19 out for comments.

20 VICE CHAIR SLOVER: All I'm saying is  
21 this has been our policy for a long time.

22 MS. SETTLES: Is it both?

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1 VICE CHAIR SLOVER: Yes.

2 MS. SETTLES: I thought I heard you  
3 announce that you had one sheet for comments and  
4 one for resolutions. Is that what I heard?

5 VICE CHAIR SLOVER: Yes, you have two  
6 opportunities to weigh in.

7 MS. SETTLES: But I'm asking you a  
8 specific. Did I hear it said that there's one  
9 sheet for comments and one for resolutions?

10 VICE CHAIR SLOVER: You have two --

11 MS. SETTLES: I only signed one sheet.

12 VICE CHAIR SLOVER: What I'm trying to  
13 say to you is you have two opportunities to weigh  
14 in. One is on the resolutions, and one --

15 MS. PONDEXTER-MOORE: (Off-mic comments  
16 from audience.)

17 VICE CHAIR SLOVER: Schyla, come on.

18 MS. PONDEXTER-MOORE: (Off-mic comments  
19 from audience.)

20 VICE CHAIR SLOVER: Schyla, come on.

21 MS. PONDEXTER-MOORE: (Off-mic comments  
22 from audience.)

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1 VICE CHAIR SLOVER: Schyla, come on.

2 Anyway --

3 MS. SETTLES: Commissioner Slover.

4 VICE CHAIR SLOVER: Yes.

5 MS. SETTLES: In your redirect to me  
6 that I had two opportunities, I'm going to be  
7 specific at what I said. What I said is that the  
8 resolutions, in order for residents to be able to  
9 intelligently comment on the resolutions, we would  
10 need to have the resolutions. I didn't have the  
11 preview of that. I'm going to speak for us today  
12 because I know that most people who testified  
13 didn't.

14 VICE CHAIR SLOVER: Can you hold on one  
15 moment?

16 MS. SETTLES: Sure.

17 COMMISSIONER VANN-GHASRI: Here's a  
18 recommendation, Tyrone Garrett, because these have  
19 been going on too much. No. 1, this is how this  
20 can be settled. I know for a fact -- I'm the  
21 president of Potomac Gardens. I have two ways to  
22 get the resolution. I have a computer lab on

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1 Fridays that the youngest person in my lab is 8  
2 years old.

3 I let them get the resolution for me and  
4 print it out. I let another child read it. Other  
5 than that, I go down 1133 and I may get it, but  
6 my resident council, we know about those  
7 resolutions because it's a part of our agenda. So  
8 No. 1, that falls on your president. If you don't  
9 get it from your president --

10 MS. SETTLES: So my recommendation  
11 right now -- excuse me, excuse me, excuse me.

12 VICE CHAIR SLOVER: Hold it, no.

13 MS. SETTLES: My recommendation is  
14 that those resolutions be sent to our management  
15 office, please.

16 COMMISSIONER VANN-GHASRI: Yes,  
17 that's what I'm going to say next. Can I finish,  
18 Ms. Settles?

19 (Simultaneous Speaking.)

20 MS. SETTLES: I'm not going through  
21 that.

22 COMMISSIONER VANN-GHASRI: I didn't

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1       disrespect you at all.

2                   VICE CHAIR SLOVER:   Hold on.

3                   COMMISSIONER VANN-GHASRI:   I didn't  
4       disrespect you.  You disrespected me very much.

5                   VICE CHAIR SLOVER:   Please, stop.

6                   COMMISSIONER VANN-GHASRI:   Second,  
7       you have a property manager meeting.  That  
8       property manager meeting, when that president and  
9       resident council don't meet, then you have an ANC.  
10      What I'm told, at your ANC meetings, at your  
11      commission ANC meetings, that you have those  
12      resolutions there, too.  If that's not true,  
13      somebody needs to let us know because that's three  
14      ways that a person can know.  If it's wrong, Ms.  
15      Settles, your ANC commission -- do your commission  
16      get it?

17                  VICE CHAIR SLOVER:   Commissioner  
18      Vann-Ghasri, please stand down.  Stand down.

19                  COMMISSIONER VANN-GHASRI:  Yes, sir.

20                  MS. SETTLES:   Commissioner Slover, let  
21      me say this in final, please.  When I come and make  
22      comments or whatever that I make, I am not going

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1 to be backed down. That's simply. I am due the  
2 same respect that's wanted by me. You understand  
3 what I'm saying? I'm not just coming up here just  
4 because it's fun today. This is very, very  
5 important.

6 VICE CHAIR SLOVER: I appreciate that.  
7 It's my understanding that the resolutions are  
8 available on the website prior to the meetings, and  
9 that they're also emailed to resident council  
10 presidents in advance. If there's another  
11 reasonable way that we can get them to people, we'd  
12 be welcome to that feedback, but they are available  
13 on our website.

14 MS. SETTLES: I do recommend that you  
15 have them placed in the management office, so all  
16 residents will be able to view them. That's the  
17 only recommendation.

18 VICE CHAIR SLOVER: That's a very --

19 MS. SETTLES: I was just trying to get  
20 to that part.

21 VICE CHAIR SLOVER: I appreciate your  
22 recommendation, and we will endeavor to see what

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1 we can do on that front, but to offer that they're  
2 not available, I think is inaccurate. I think they  
3 are available; it's just that they may not be  
4 getting to you. If that's the case, then we need  
5 to work on that.

6 MS. SETTLES: I thank you for that.

7 VICE CHAIR SLOVER: Thank you.

8 Caroline Brown. No. Florence D. Thompson.

9 MR. GARRETT: She's gone. She left.

10 VICE CHAIR SLOVER: Pamela Johnson.

11 MR. GARRETT: She's gone. She left.

12 VICE CHAIR SLOVER: Annie Mayo. Since  
13 we're going to be here a very long time, if you  
14 wanted to testify, I'll give you a couple minutes,  
15 okay? Just do it quick. Because you're dressed  
16 so well. Can you just announce yourself and tell  
17 us whether you're a resident?

18 MR. HALL: My name is Steven Coleman  
19 Hall, and I am a six-week resident of Syphax. On  
20 the second week I was there, and it was a Saturday,  
21 6:00, I had a pipe bust in my apartment. I called  
22 the number that I was supposed to call. I had to

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1 call 22 times before someone came out.

2 The gentleman that's the property --  
3 not the property manager, but the maintenance guy,  
4 he called me and told me to turn off a pipe. I said  
5 sir, I don't know what pipe to turn off, so someone  
6 from my building turned off the pipe for me, but  
7 they turned off the wrong pipe. The water was  
8 running.

9 I had to call 22 times. The 22nd time  
10 I called, I told the lady, I said I'm tired of  
11 calling. I'm tired of dumping water. I'm going  
12 to let it run on the floor. I live on the first  
13 floor. I said I'm going to let the water run  
14 outside because I'm sick of it. In less than 15  
15 minutes, someone came.

16 When he came, he told me that he has a  
17 life after this job. I told him that he wouldn't  
18 have a life if he didn't have this job. I told the  
19 property manager that, and he also told me that a  
20 flood was not an emergency. To me, I want to know  
21 what is an emergency, and also, what is his record,  
22 as far as not coming to an emergency? Because each

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1       tenant in that building told me, they said he's not  
2       going to come. This was on a Saturday. They said  
3       he's not going to come. This was the holiday  
4       weekend. He didn't show up.

5                But he came that Monday, which was a  
6       holiday. Then he told me I could have fixed it  
7       myself. How could I have fixed it myself, when he  
8       had to go to the truck to get a piece to fix it?  
9       I want to know what is an emergency, as far as the  
10      residents, after hours?

11             MR. GARRETT: That would have been  
12      classified as an emergency. Could you give me the  
13      individual's name?

14             MR. HALL: I don't know his name.

15             MR. GARRETT: We'll follow up on it.

16             PARTICIPANT: He used to work at Barry  
17      Farms.

18             MR. GARRETT: We'll follow up on it.

19             VICE CHAIR SLOVER: Can you provide  
20      your name and information --

21                    (Simultaneous Speaking)

22             MR. GARRETT: We'll look into it for

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1 you. That gentleman right behind you, Mr.  
2 Bovellev, Nathan Bovellev, he'll be able to take your  
3 information, and we'll look into it.

4 VICE CHAIR SLOVER: Thank you.

5 MR. HALL: Also, is this for all of the  
6 residents, all of the people that got public  
7 housing?

8 VICE CHAIR SLOVER: Correct.

9 MR. HALL: Is this a standard practice  
10 for everybody?

11 VICE CHAIR SLOVER: What are you  
12 referring to?

13 MR. HALL: If you call after hours and  
14 you don't get no service?

15 (Simultaneous Speaking.)

16 MR. GARRETT: You're supposed to get  
17 service.

18 MR. HALL: I'm from Barry Farms. I  
19 never had that problem because even on a Sunday,  
20 when I had an emergency, Ms. Watson made sure  
21 somebody came out.

22 MR. GARRETT: Understood. No, that's

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1 not customary for our staff, so we'll look into  
2 further.

3 VICE CHAIR SLOVER: Thank you very  
4 much. I appreciate it. Paulette Matthews.

5 MS. MATTHEWS: Hello, everybody.

6 VICE CHAIR SLOVER: Good afternoon.

7 MS. MATTHEWS: It's been a very hectic  
8 day just sitting in these rooms, and I know I'm not  
9 going to have enough time to talk about everything,  
10 but I want to start out by the opening meeting.  
11 Every time we come, you all seem to give out awards,  
12 monetary awards, certificates.

13 I thought that was the individual's  
14 jobs. Then when I think of the monetary -- I could  
15 be being selfish, who knows? But with all these  
16 things going on with the rats and the roaches and  
17 all of that, I think maybe that money could have  
18 been used to get a better pest control service  
19 within the property, instead of issuing it out  
20 throughout the staff, who actually comes to work  
21 and those are the things that they're supposed to  
22 do.

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1           Maybe you might consider giving the  
2 residents one for living in some of the conditions  
3 that they live in. Getting to the police issues  
4 that we're having, I hear people asking about  
5 police. I hear people talking about the different  
6 situations why they want police there. I've been  
7 in Barry Farms for some time now, and now we have  
8 Homeland Security.

9           Outside of the fact that 7D police  
10 sometimes are very rude and they like to harass  
11 people in their own neighborhood, just trying to  
12 enjoy their own neighborhood, now we have Homeland  
13 Security jumping out. We have 7D police jumping  
14 out, sometimes for no reason, harassing people,  
15 putting them in handcuffs, and then letting them  
16 go, patting them down, the whole nine yards.

17           Sometimes you have to be careful what  
18 you ask for. It's getting ready to be real hot,  
19 and there's going to be a lot of mess going on  
20 throughout the city. There's a lot of people  
21 angry, frustrated, and everything else. I see  
22 where you all ask for all this different money.

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1           People are asking for all this  
2 different money to be able to do this, that, and  
3 the other, recertification and this and that and  
4 bringing the criminal thing and all that type of  
5 stuff. At the end of the day, from what it sounds  
6 like to me, people are going to have to try to figure  
7 out how they're going to make some more bridges for  
8 people to live under because all these different  
9 criterias that people have to go through just to  
10 be able to live is ridiculous. I understand safety  
11 is important.

12           Then when we deal with the safety  
13 license in the units, we know that a lot of units  
14 don't have -- Barry Farms, for instance, there's  
15 a lot of units where, though they're empty, people  
16 can get in those lock boxes. We don't have good  
17 lighting all the time, so those things are very  
18 important.

19           Someone needs to have a job of checking  
20 on them regularly to make certain that these things  
21 are done, at the end of the day, before they leave,  
22 even though -- it may be you have the police roll

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1 through there in the evening and check the ones in  
2 abandoned buildings.

3 We're talking about safety here. If  
4 you all can try to get all this money together to  
5 do all this other stuff, maybe you all need to  
6 consider that because these are human lives that  
7 are being jeopardized. Mr. Garrett, I understand  
8 you've been here seven months, I think you said,  
9 but according to the way I look at this now,  
10 everybody follows the same blueprint. You would  
11 think with the fresh eyes that it would be something  
12 different. It doesn't look like nothing  
13 different. It looks like the same thing that's  
14 been going on throughout time.

15 Given the decision of the Court of  
16 Appeals with the D.C. Housing Authority -- I don't  
17 know if this is lawyers because they don't say  
18 anything, but I think the case is over, did, and  
19 done with.

20 We couldn't ask questions when the case  
21 was open, but I have some questions. Given the  
22 decision of the Court of Appeals, will the D.C.

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1 Housing Authority be doing anything different in  
2 regards to the Barry Farms redevelopment? That  
3 gate situation would be one of them.

4 VICE CHAIR SLOVER: We haven't had time  
5 to analyze the impact of the lawsuit yet.

6 MR. GARRETT: We're still doing that  
7 now.

8 MS. MATTHEWS: Can I ask this one, and  
9 maybe you can tell me that you can't answer that,  
10 either. At this moment, are you moving forward  
11 with the demolition action? That would be yes  
12 because -- oh, you still -- that can't be answered?

13 VICE CHAIR SLOVER: I'll refer that  
14 question to Mr. Garrett.

15 MR. GARRETT: Yes, ma'am.

16 MS. MATTHEWS: When do you plan to file  
17 the second phase of the PUD for the first phase  
18 parcel? Will it still be May of 2019?

19 MR. GARRETT: Ms. Matthews, we're  
20 still evaluating exactly where we go, based on the  
21 court decision, where we go.

22 MS. MATTHEWS: Will you continue to ask

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1 people to leave the property and go to worse  
2 properties?

3 MR. GARRETT: We're still performing  
4 the relocation and looking to do the demolition,  
5 yes, ma'am.

6 MS. MATTHEWS: Will you still be  
7 charging people -- for instance, people have lived  
8 there 20 and 30 years. You have to go through a  
9 lot of paper and stuff. A lot of people worked hard  
10 for their stuff. I understand a lot of times, you  
11 said give it away, throw it away, or whatever the  
12 case may be. But once you sign off these papers  
13 or get your key, do you have to -- I understand from  
14 some people that they sign off, and then they're  
15 given seven days. I don't know whether it's true  
16 or not.

17 If, by chance, you don't move, every day  
18 after whatever that number could be, ten, seven,  
19 or five, that they charge you for each day, for  
20 rent. I already know about the part if you leave  
21 anything in there, there's a \$300 fee. Then, just  
22 out of curiosity, if, by chance, you leave the unit,

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1           how much are these people being paid that move out  
2           on their own?

3                       MR. GARRETT:   I don't have the exact  
4           number for people moving out on their own, but I  
5           can tell you for people who are moving and having  
6           difficulty with removing all the things that they  
7           would like, we're not doing it -- we're doing it  
8           a case-by-case basis, trying to work with the  
9           residents to ensure that they are able to take all  
10          the things that they want to take.  It's not one  
11          of those situations where the clock stops here, and  
12          we start charging, or we penalize those particular  
13          residents.  Because again, you've come before us  
14          before and talked about the process of moving for  
15          some people, how it can be difficult.  We're taking  
16          all of that into consideration when an individual  
17          does decide that they're going to be relocating.

18                      MS. MATTHEWS:  I hear you saying that,  
19          but I just recently heard these things, and that's  
20          why I'm asking these particular questions.

21                      MR. GARRETT:  Understood.  This is the  
22          first time that --

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1 MS. MATTHEWS: From the residents that  
2 are leaving out.

3 MR. GARRETT: This is the first time --  
4 you saying it to me is the first time that I'm  
5 hearing it in a different manner than what's been  
6 conveyed to the staff, in terms of trying to assist  
7 and work with residents in terms of relocation.

8 VICE CHAIR SLOVER: All right. I  
9 appreciate your coming up to testify.

10 MS. MATTHEWS: You're more than  
11 welcome.

12 VICE CHAIR SLOVER: Ms.  
13 Pondexter-Moore.

14 MS. PONDEXTER-MOORE: Good afternoon,  
15 everyone. My name is Schyla Pondexter-Moore.  
16 I'm a resident of public housing. I live in  
17 Highland Dwellings. I'm 41, and I live there with  
18 my family. First and foremost, I want to say  
19 congratulations to the Barry Farms Tenants and  
20 Allies Association. You organized. We fought.  
21 We got crapped on every day.

22 We got crapped on every single day about

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1 the exact thing that the highest court in D.C.  
2 agreed with us about. We said that gentrification  
3 was going to result from this project. Housing  
4 Authority maintained no, it's not; no, it's not.

5 The highest court says that you never  
6 even considered the gentrification pressures.  
7 Also, about relocation, everybody is complaining  
8 about relocations. Everybody is talking about how  
9 terrible it was. D.C. Housing Authority says no,  
10 it's no problem.

11 The highest court in D.C. says you never  
12 even considered whether relocation was an issue or  
13 not. Also, with the return, you maintain  
14 everybody's going to have the right to return, and  
15 we said no, you're lying. The Housing Authority  
16 said no, we're not. The highest court in D.C.  
17 agreed with us and said you are, in fact, lying.  
18 So I would like to congratulate the Barry Farms  
19 Tenants and Allies Association for their hard work.  
20 We pushed and we pushed, and we won. I want this  
21 to be a message to all other properties that you  
22 don't have to believe what these liars say.

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1 Don't believe them. Do your own  
2 research. Reach out to some organizations,  
3 Empower D.C.; organize yourselves because all they  
4 do is lie to you. That's all they do. Now, on to  
5 the second thing. I live at Highland Dwellings,  
6 where 80 cameras have been installed on our homes.

7 When I resisted these cameras, the  
8 Housing Authority sent police to my home, and then  
9 they called MPD 7D to come to my home, and they  
10 arrested my son and I because we resisted against  
11 them installing 80 cameras in our community.

12 I want this camera off my home, and I'm  
13 going to keep on coming back here until it's off  
14 my home. I'm talking to attorneys. I think you  
15 know my track record, at this point. Every single  
16 time I've sued the Housing Authority, we've won.  
17 Highland, when you all tried to ban me from these  
18 meetings; we won Highland, I won that. Barry  
19 Farms, won that. So you know my track record; I'm  
20 not going to give up, and I'm going to get these  
21 cameras off my house. When we first moved out to  
22 Highland after the private money was put in, the

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1 first thing you all told us was you can't have  
2 company on your front porch.

3 You all told us that we cannot have  
4 company on our front porch. We couldn't sit on our  
5 front porches. Just listen to that. That's what  
6 we were told when we moved back to Highland after  
7 the renovations. We resisted against that. No,  
8 you're not going to tell me I can't sit on my own  
9 front porch. Then you came and told us we can't  
10 cook out in our backyard. You can't have a grill.

11 You sent police around to harass  
12 everybody that was cooking out, who were having  
13 graduation parties, celebrating our kids  
14 graduating from school, college, baby showers,  
15 birthdays, retirements. Everybody was having all  
16 types of parties. For the police to come and say  
17 shut your grill down, shut your cookout done, we  
18 resisted that. Then the third thing, you had  
19 security come around and harass everybody about  
20 just minding their businesses, kept harassing  
21 people and harassing people, so we resisted against  
22 that. So now you put these cameras up. Can't we

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1 just live? Can't we just mind our business, live  
2 in the pride of our homes, without you coming along,  
3 keep trying to force stuff down our throats, and  
4 then you ask for a public comment after the fact.

5 I think that's what Ms. Settles was  
6 alluding to is that we don't have any privy to any  
7 of these resolutions. We just come, you all mumble  
8 about it up there, you vote about it, and then say  
9 we'll take comment. That is A-S-S backwards, and  
10 that is not a way to have a policy.

11 If you really care about our comments  
12 and about how we feel about what you do to us and  
13 decisions you make about us, then we would have the  
14 public comment before. You would have the  
15 resolutions in the office, mail it to our house.  
16 You mail our rent bill every month. You mail  
17 everything else. Mail the resolutions. Let us  
18 talk about it. We cannot comment on something you  
19 mumbled about for ten minutes. That's ridiculous,  
20 and it's wrong for you to ask us to do that. Do  
21 you do that? When you go to your meetings, is that  
22 how you want shit -- I'm sorry; I'm so sorry. Is

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1 that how you want stuff? I want the cameras off  
2 my home, and I want somebody to be held accountable  
3 for arresting my son and I simply because we said  
4 we didn't want the cameras, simply because I threw  
5 a drill because the man kept coming to my house.

6 I want you all to understand. They  
7 sent law enforcement to my house with guns twice  
8 because we did not want security cameras put up in  
9 our community after we didn't have any notice about  
10 it, no meetings about it, no votes about it. I  
11 don't know what the heck our resident council  
12 president was doing, but she didn't even tell us  
13 nothing about it.

14 So when we had the meeting about it,  
15 after the fact, like you always do, you come and  
16 ask how we feel after you do what you already did.  
17 How stupid do you think we are? It's just like the  
18 lady said, you treat us like animals. You treat  
19 us like nothing. It's a new day. It's lawsuit  
20 after lawsuit after lawsuit's coming. It's gone  
21 are the days where it's business as usual. It's  
22 the blueprint that people don't matter. You never

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1 even considered gentrification, relocation, none  
2 of that. The only thing you considered was the  
3 dollar, the money. We are people, with families.  
4 If you really cared about how this is affecting us,  
5 you would really engage and get how we feel about  
6 it.

7 Talk to us. Don't just give us  
8 instructions, sit down and take instructions.  
9 We're grown people. Next time you think about  
10 trying to pass some policy without getting input,  
11 just know that people are standing up and rising  
12 up. It's a new day. People are organizing.

13 Who would have thought Barry Farms  
14 would have won. Who would have thought that, after  
15 you all crapped on us. The whole city crapped on  
16 us. The whole community crapped on us. The whole  
17 Ward 8 crapped on us, told us that we was nothing.  
18 You don't have rights in public housing. You all  
19 don't have no jobs.

20 You all don't pay no bills. You all do  
21 this; you all do that. You all got to owe me  
22 nothing. Okay, we showed you; we're something.

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1 So it's a new day. You all need to get it together  
2 and stop treating us like animals and like crap and  
3 value our opinions. Because if it wasn't for us,  
4 you all wouldn't have no job. If you have any  
5 questions, I'm here, and I'm available.

6 VICE CHAIR SLOVER: Anybody have any  
7 questions?

8 MS. PONDEXTER-MOORE: I want the  
9 cameras off my house. I filed a grievance right  
10 here. I never got a response to it. Isn't that  
11 the law, that you have to respond to my grievance?  
12 Nobody responded. You know what you all did?

13 I filed a grievance on a Tuesday; you  
14 all sent the police to my house on a Wednesday, the  
15 very next day. That's not a coincidence. That  
16 was how you responded, by sending the police to my  
17 house to arrest me. I want the cameras off my  
18 house, and I'm going to get them off my house. If  
19 you don't want another lawsuit, you better get off  
20 my house now.

21 MR. LEE: Norton got to go. Norton got  
22 to go. Norton got to go.

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1 VICE CHAIR SLOVER: Thank you, Mike.  
2 Daniel. Michael, come on, bro.

3 MR. DEL PIELAGO: Good afternoon.

4 VICE CHAIR SLOVER: Can we get some  
5 quiet back there, please? Thank you.

6 MR. DEL PIELAGO: Good afternoon. My  
7 name is Daniel Del Pielago --

8 COMMISSIONER LANCASTER: Good  
9 afternoon.

10 MR. DEL PIELAGO: -- with Empower D.C.  
11 Several of the questions I was going to ask today  
12 have already been asked. It's my understanding  
13 that you all cannot answer them. I understand that  
14 we're still waiting on the Zoning Commission to,  
15 I guess, give another opinion or explain why they  
16 approved the first phase Barry Farm PUD.

17 My big question right now is are people  
18 still receiving 30-day notices to move? Has  
19 anybody received a 30-day notice to move? Because  
20 the plan has been vacated. At the moment, I  
21 understand that they could respond and everything  
22 could move forward again, but at the moment,

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1 essentially, nothing exists, a plan.

2 Right now, we still hear residents --  
3 Mr. Shumer just told me he felt pressured to move.  
4 That's why he's at Syphax now. People are feeling  
5 that way right now, so my question right now is has  
6 anyone, or will anyone, receive a 30-day notice?

7 VICE CHAIR SLOVER: I would ask  
8 Director Garrett.

9 MR. GARRETT: To date, no one has  
10 received a 30-day notice, no. We did send down  
11 information to residents discussing that we were  
12 going to be continuing with relocation efforts,  
13 based on our demolition approval, demolition and  
14 relocation approval from HUD.

15 MR. DEL PIELAGO: Let me ask a  
16 question. Let's say you all get over this.  
17 That's happened, and we will appeal, and we're  
18 going to keep fighting it, just to put that on the  
19 table. In looking at all of this, the timeline --  
20 this is hopefully for the rest of the Commissioners  
21 to know -- your second-stage PUD isn't due until  
22 May 2019.

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1           That means you all can't build anything  
2 until that's approved. You guys have up until 2019  
3 to make that -- to get it approved. I guess you  
4 could do it before that, but if you wait until then,  
5 then you have to wait for permits from DCRA to  
6 build. I'm getting at the point that this could  
7 take years. You guys have been messaging, or  
8 Kimberly Black-King has said -- and I looked at the  
9 transcripts from two months ago -- that the first  
10 units would come online in 2020. This timeline  
11 doesn't appear that Barry Farm residents won't  
12 return for several years. Is that true? What are  
13 you guys doing? Is there a plan, and when will the  
14 community see it?

15           MR. GARRETT: As Commissioner Slover  
16 stated, and I stated, also, we're still evaluating  
17 exactly how the decision from the court will affect  
18 our actual redevelopment plan.

19           MR. DEL PIELAGO: Has HUD given any  
20 direction or anything?

21           MR. GARRETT: Not to my knowledge.

22           MR. DEL PIELAGO: Do they have to? Can

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1 they say anything?

2 MR. GARRETT: No, they do not.

3 VICE CHAIR SLOVER: The process with  
4 HUD, as I understand it, is their approval is done,  
5 the dispo and relocation, and now the city side is  
6 the part that's in dispute at the moment. Those  
7 are -- HUD will not weigh in on that, as I  
8 understand. It's not their jurisdiction. With  
9 regards to what they have done, they've done their  
10 part, and now it's just a question of working out  
11 what the ultimate resolution will be, whether it  
12 changes from where it is today, or whether it  
13 remains. That's sort of the sticky situation that  
14 we're in right now.

15 While it may not be music to anybody's  
16 ears, we do need a moment to catch our breath here  
17 and figure out -- this is an enormous project, as  
18 we all know, so we do need to figure out how to  
19 proceed forward from where we are.

20 MR. DEL PIELAGO: Okay, thank you.

21 VICE CHAIR SLOVER: Thank you.  
22 Appreciate your coming up. Herbert Wyndear.

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1                   MR. WYNDEAR: Good afternoon. I'm a  
2 former resident of East Capitol Dwelling, then they  
3 moved me to Lincoln Heights public housing. When  
4 I moved over to Lincoln public housing, supposed  
5 to come back to East Capitol Dwellings.

6                   No one ever called me back to move up  
7 on the property. As we've been waiting to move  
8 back, I moved in over to Lincoln Heights. I moved  
9 over to the property of Lincoln Heights because  
10 someone broke in my unit twice while I was at work  
11 in Lincoln Heights, so I moved off of the property,  
12 waiting to go back. No one ever called me back.  
13 My main concern is trying to find out why they never  
14 reached me back, reached back out to me to move back  
15 on my property for East Capitol Dwelling. Me and  
16 my mom lived together. My mom, since then, passed  
17 away, waiting to move back. So --

18                   MR. GARRETT: Mr. Watson -- I mean Mr.  
19 -- I'm sorry.

20                   MR. WYNDEAR: Wyndear.

21                   MR. GARRETT: Mr. Wyndear, I  
22 apologize. Mr. Bovellet, right behind you, and can

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1 look into that for you, if you can take a moment  
2 just to speak to him, and we'll see exactly what  
3 transpired. Is that fair? I appreciate you  
4 waiting to ask that -- waiting the entire meeting  
5 to ask that question.

6 VICE CHAIR SLOVER: Mr. Watson. He's  
7 already -- Margaret Dwyer.

8 MR. GARRETT: She left, also.

9 VICE CHAIR SLOVER: Is that it?

10 MR. GARRETT: That's it.

11 VICE CHAIR SLOVER: I think that's the  
12 --

13 MR. GARRETT: Conclusion?

14 VICE CHAIR SLOVER: Very quick. For  
15 the record, just state your name for us.

16 MS. WILLIAMS: Diane Williams, I'm  
17 from Stoddert Terrace. I received your letter. I  
18 thank you for your letter. The thing that you were  
19 saying how you're going to get all this done, our  
20 backlogs all done before December 2018. I want to  
21 know how is that possible because at the  
22 maintenance meetings you have, you don't have that

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1 many maintenance people.

2 MR. GARRETT: We're going to work as we  
3 can, and we're also going to bring in contractors,  
4 also, to do some work on our behalf.

5 MS. WILLIAMS: There's another thing.  
6 I have a safety part. My problem is -- I don't have  
7 a problem with the police doing their job. Trust  
8 me; I don't have no problem with that. But when  
9 you bring a drug dealer from one place to another,  
10 I have a problem with it. I called the police. I  
11 called Housing. I just informed them. I want to  
12 know why -- police sits outside. Regular police  
13 sits outside, in front of our doors. They leave  
14 at a certain time. A year or two years, they used  
15 to sit in my parking lot. Now we can't get them  
16 to sit nowhere. Why we can't get them to be places  
17 where -- you see the drugs move.

18 You move from one place to another. I  
19 have grandkids. I refuse to have my grandkids in  
20 my house playing because we have the right to be  
21 outside. All I'm asking is -- I have patience, but  
22 you all need to do something about this safety

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1 thing.

2 MR. GARRETT: Yes, ma'am.

3 MS. WILLIAMS: That's all I have to  
4 say.

5 MR. GARRETT: Thank you.

6 VICE CHAIR SLOVER: Thank you. That's  
7 the end of the people that signed up to testify.  
8 Appreciate everybody taking the time to come to the  
9 meeting today. The next Board of Commissioner  
10 meeting will be held on Wednesday, June 13, 2018,  
11 at 1:00 p.m., and will be at DCHA headquarters, 1133  
12 North Capital Street, Northeast, Washington, D.C.  
13 20002. The meeting is adjourned. Thank you.

14 (Whereupon, the above-entitled matter  
15 went off the record at 4:54 p.m.)

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