Meeting of the Teacher Housing Foundation
December 13 2021
4:00 PM
Santa Clara Unified School District
1889 Lawrence Road
Santa Clara, CA 95051

Virtual Meeting
Live Stream
https://us02web.zoom.us/j/82194861094?pwd=WtdtYkV0SE8zcFY1bnRDN0VnZiRGQT09

A. ORGANIZATIONAL ITEMS

A.1. CALL TO ORDER @ 4:04 PM

A.1.1. ROLL CALL

Steve Lodge
Elise DeYoung-Absent
Eric Dill
Mark Schiel

A.2. REVIEW AND ACCEPTANCE OF AGENDA ITEMS

Motion: Eric Dill                          Second: Mark Schiel  Vote: Pass

A.3. APPROVAL OF MEETING MINUTES FROM OCTOBER 11, 2021

Motion: Mark Schiel                          Second: Eric Dill  Vote: Pass

A.4. APPROVAL OF SPECIAL MEETING MINUTES FROM DECEMBER 2, 2021

Motion: Eric Dill                          Second: Mark Schiel  Vote: Pass

B. PUBLIC COMMENT ON AGENDIZED ITEMS

Pursuant to Govt. Code 43954.3(a), members of the public will be afforded an opportunity to directly address the Board on any Item noticed on this Board Meeting Agenda before or during the Board's consideration of that Item. The law does not permit board action on any item not on the agenda, and must restrict public comment at Board Meetings to Items noticed on the Meeting's agenda. Members of the public wishing to address the Board must complete and submit a form provided for that purpose in the lobby prior to addressing the Board. In order to complete the business of the meeting in a timely manner, the normal time limit allotted is 2 minutes per speaker.

C. INFORMATION
D. ACTION

D.1 APPROVE THE UPDATED LEASE AGREEMENT

Michal Healy worked with legal counsel and summarized the updates to these documents to the Board.

Motion: Mark Schiel  Second: Eric Dill  Vote: Pass

D.2 APPROVE THE PET PROVISIONS FOR THE LEASE AGREEMENT

Tenants who use support animals have a doctor’s note. Adding a pet rent would help financially. Those with support animals would be grandfathered in and this new rent would apply to new requests only.

Notice will go out to tenants with pet policy for current owners. New tenants will abide by pet owners’ rent.

Motion: Eric Dill  Second: Mark Schiel  Vote: Pass

D.3 EXTEND THE TWO RENTERS’ LEASE AGREEMENTS THAT EXPIRE JULY 2022 AND OCTOBER 2022 FOR ANOTHER YEAR

There will be 11 vacancies by the end of the year. Nora will add 5 or 6 new people to the waitlist. There 2 renters expiring in 2022.

To those who have not been extended, an extra year will be given.

Motion: Mark Schiel  Second: Eric Dill  Vote: Pass

E. DISCUSSION

E.1 GENERAL MAINTENANCE, GROUNDS, PROPERTY UPDATE
- Insecticide and other maintenance of property trees underway
- Still waiting for fencing material to arrive
- Cars broken in, one stolen, mailboxes tampered with
- Garage broken into - renter had insurance for stolen items

E.2 VACANCY UPDATE
- 9 vacancies and 2 notices for December
- New teachers are notified by HR about vacancies. Use different ways to notify such as email, flier, district website etc.
- Emphasize the allowance of pets and units that are currently available.
- Opportunity to partner with local universities who will be having housing as well.
- Next meeting: Updates for vacant units
E.3  AUDIT UPDATE
Michal provided an update of our financials which was obtained from David Tobkin.
Additional information has been requested in order to proceed with our new Auditor.

F.  PUBLIC COMMENT ON UNAGENDIZED ITEMS
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directly address the Board on any Item noticed on this Board Meeting Agenda before or during
the Board's consideration of that Item. The law does not permit board action on any item not on
the agenda, and must restrict public comment at Board Meetings to Items noticed on the
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minutes per speaker.

G.  FUTURE TEACHER HOUSING FOUNDATION MEETING DATES

F.1.    February 14, 2022; 4:00 p.m.

        April 11, 2022; 4:00 p.m.

        May 9, 2022; 4:00 p.m.

        June 13, 2022; 4:00 p.m.

H.  ADJOURNMENT 4:44pm

      Motion:  Steve Lodge      Second:  Eric Dill      Vote:  Pass