



CITY OF LOMA LINDA
HOUSING AUTHORITY AGENDA

Tuesday, March 11, 2025, 7:00 PM
Council Chambers
25541 Barton Road
Loma Linda, CA 92354

Agenda reports and related documents to the agenda packet are on file in the Office of the City Clerk and on the City's Website at www.lomalinda-ca.gov for public inspection at least 72 hours before the meeting.

Persons wishing to speak on an agenda item are asked to submit their names in the Kiosk in the Council Chambers or prior to the meeting through the website. Speakers must provide their names and offer their comments at the podium for the record. Providing comments during Oral Reports/Public Participation is limited to 3 minutes for each speaker. The Housing Authority may take no action for these comments under the Brown Act but can be referred to staff or requested to be placed on a future agenda.

Under the Americans with Disabilities Act (ADA), if you need special assistance to participate in this meeting, please contact the City Clerk at (909) 799-2819. Notification of at least 48 hours prior to the meeting will enable the City to make reasonable arrangements.

1. Call to Order

1A. Call to Order

1B. Roll Call

1C. Closed Session/Workshop

1D. Items to be Added or Deleted

1E. Oral Reports/Public Participation - Non-Agenda Items (Limited to 30 minutes; 3 minutes allotted for each speaker)

1F. Conflict of Interest Disclosure

Note agenda item that may require member abstentions due to possible conflicts of interest

2. Scheduled Items

3. Consent Calendar

3A. Demands Register dated February 25, and March 11, 2025 [Finance] — Approve Demands for Payment

3B. Approval of Minutes February 11, 2025 — Approve minutes as submitted

4. Old Business

5. New Business

6. Reports

6A. Chair and Member Reports

6B. Reports Of Officers

7. Adjournment

POSTING

I, Lynette Arreola, City Clerk, do hereby certify and declare that, I caused this agenda to be posted at the following three (3) locations, to-wit:

Loma Linda Branch Library, 25581 Barton Road, Loma Linda, California

City Council Chambers, 25541 Barton Road, Loma Linda, California

U. S. Post Office Annex, Newport Avenue, Loma Linda, California

Lynette Arreola, City Clerk

City of Loma Linda, California

A handwritten signature in cursive script, reading "Lynette Arreola".

Date Posted: March 6, 2025



Housing Authority Staff Report

A. Demands Register dated February 25, and March 11, 2025 [Finance]

Meeting	Agenda Group
Tuesday, March 11, 2025, 7:00 PM	Consent Calendar Item: 3A.
To	From
City Council	Sonia Fabela, Finance Director

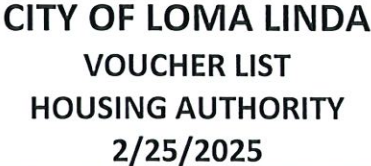
RECOMMENDATION:

It is recommended that the City Council approve the attached list of demands for payment.

Attachments

[HA DR 02-25-2025.pdf](#)

[HA DR 03-11-2025.pdf](#)



VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	Amount
2971	2/25/2025	4702	BMI	57083242HA	1250534	LICENSING FEES FOR USING MUSICAL WORKS 25HA	\$ 3.75
2971 Total							3.75
2972	2/25/2025	110	BURTRONICS BUSINESS SYSTEM	AR120603HA	1250057	base rate charge for 1/13_2/12 BP HA	0.52
				AR120744HA		base rate charge 2/1_2/28 HA	1.39
2972 Total							1.91
2973	2/25/2025	7123	CHARTER COMMUNICATIONS HOLDINGS, LLC	231334701020125HA		2nd Fiber Line Acct#231334701 01/01-1/31HA	3.01
2973 Total							3.01
Grand Total							\$ 8.67



CITY OF LOMA LINDA
VOUCHER LIST
HOUSING AUTHORITY
2/25/2025

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
						Total Checks (Total from previous page):	\$8.67
						Grand Total=	\$8.67

CLAIMS VOUCHER APPROVAL

I have reviewed the above listing of payments on check nos. 2971 through 2973 for a total disbursement of \$8.67 and to the best of my knowledge, based on the information provided, they are correct and are recommended for payment.

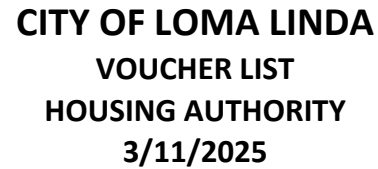
Sonia Fabela, Finance Director

Recommend that City Council approve for payment.

T. Jarb Thaipejr, City Manager

Approved by the City Council at their meeting held on March 11, 2025 and the City Treasurer is hereby directed to pay except as noted

Phillip Dupper, Mayor



VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	Amount
2974	2/27/2025	5375	LEVEL 3 COMMUNICATIONS, LLC	724202119HA	1250161	VoiP Services Feb 2025 #27247	4.46
2974 Total							4.46
2975	2/27/2025	7053	MARLIN BUSINESS BANK	21671526HA	1250262	Printer lease agreement FY 24/25 FebHA	21.14
2975 Total							21.14
2976	2/27/2025	7413	SYNOPTEK, LLC	1258085HA	1250184	SecurityOperationsCenter(SOC)/ITaaS 2024-2025JanHA	137.56
2976 Total							137.56
2977	2/27/2025	7413	SYNOPTEK, LLC	1259502HA	1250184	SecurityOperationsCenter(SOC)/ITaaS2024-2025FebHA	137.56
2977 Total							137.56
2978	2/27/2025	6052	UNIVERSITY HOMES, INC.	1341577 Mar 2025	1250150	HOA for HA loans March 2025 25613 Prospect	322.98
2978 Total							322.98
2979	3/11/2025	4547	ACSC	CHO 089616086 24-25 CHO 081927444 25-26	1250592 1250545	Homeowner's insurance - S Simamora - 25454 Sonora Homeowner's Insurance - A Price, 10942 Cabrillo Lp	1,468.00 1,183.00
2979 Total							2,651.00
2980	3/11/2025	6140	FARMERS INSURANCE	G751920189 2025-26	1250546	Homeowner's insurance - J Davis - 10605 Lind Ave.	2,131.00
2980 Total							2,131.00
2981	3/11/2025	7131	PPT HOLDINGS, I, LLC	PUSA10090171964HA	1250540	Cisco Router Support 2025HA	8.39
2981 Total							8.39
2982	3/11/2025	266	ROBBINS & HOLDAWAY	00-7300-47682	1250131	Jan Legal services Housing Authority	90.00
2982 Total							90.00
2983	3/11/2025	2180	TKE ENGINEERING, INC.	2024-5088 2025-5001	1250485	Consulting Services - Housing Authority Nov 2024 Consulting Services - Housing Authority Jan 2025	375.00 727.50
2983 Total							1,102.50
Grand Total							\$ 6,606.59



CITY OF LOMA LINDA
VOUCHER LIST
HOUSING AUTHORITY
3/11/2025

VOUCHER	DATE	VENDOR	VENDOR NAME	INVOICE	P.O.	INVOICE DESCRIPTION	AMOUNT
Total Checks (Total from previous page):							\$6,606.59
Grand Total=							<u>\$6,606.59</u>

CLAIMS VOUCHER APPROVAL

I have reviewed the above listing of payments on check nos. 2974 through 2983 for a total disbursement of \$6,606.59 and to the best of my knowledge, based on the information provided, they are correct and are recommended for payment.

Sonia Fabela, Finance Director

Recommend that City Council approve for payment.

T. Jarb Thaipejr, City Manager

Approved by the City Council at their meeting held on March 11, 2025 and the City Treasurer is hereby directed to pay except as noted

Phillip Dupper, Mayor



Housing Authority Staff Report

B. Approval of Minutes February 11, 2025

Meeting	Agenda Group
Tuesday, March 11, 2025, 7:00 PM	Consent Calendar Item: 3B.
To	From
City Council	Lynette Arreola, City Clerk

RECOMMENDATION:

Approve the minutes of February 11, 2025, as submitted.

Attachments

[Housing_Authority-02-11-2025-minutesDraft.pdf](#)

HOUSING AUTHORITY BOARD MINUTES

25541 Barton Road, Loma Linda, CA 92354

February 11, 2025, 9:09 PM - February 11, 2025, 10:15 PM

Roll Call: *(The following members were in attendance)*

- **Phillip Dupper**, Chairman
- **Ronald Dailey**, Vice Chairman
- **Ovidiu Popescu**, Board member
- **Rhodes Rigsby**, Board member
- **Rhonda Spencer-Hwang**, Board member

1. Call to Order

1A. Call to Order- 9:09 PM

The meeting was called to order at 9:09 pm. for the Joint Meeting with City Council regarding the 2024-25 Mid-Year Budget.

1B. Roll Call- 9:09 PM

All Boardmembers present.

Staff present: T. Jarb Thaipejr, Executive Director; Diane Robbins, Legal Counsel; Lynette Arreola, Secretary; Sonia Fabela, Finance Director; Dan Harker, Fire Chief; Lorena Matarrita, Community Development Director; Andy Ramirez, Assistant City Manager; Andrew Sanchez. Customer Support Technician; and Lt. Kaysie Smith, San Bernardino County Sheriff's Department

1C. Closed Session at the end of the Public Meeting: - 9:53 PM

— Conference with Legal Counsel--Existing Litigation, (Government Code 54956.9(d)(1)), Name of Case: New Rez, LLC dba Shellpoint Mortgage Servicing v. City of Loma Linda Housing Authority, San Bernardino Superior Court Case No. CIVDS1922925

This item was moved to the end of the Agenda.

1D. Items to be Added or Deleted- 9:53 PM

No items were added or deleted.

1E. Oral Reports/Public Participation - Non-Agenda Items- 9:53 PM

No public participation upon invitation by the Chairman.

1F. Conflict of Interest Disclosure- 9:53 PM

None.

2. Scheduled Items

2A. Joint Meeting of the City Council and Housing Authority Board Regarding the 2024-25 Mid-Year Budget [Finance]- 9:09 PM

The Mayor called to order the Housing Authority Board for the Joint Meeting with the City Council.

Sonia Fabela, Finance Director, presented the 2024-2025 Mid-Year Budget Review, reviewing the General Fund Revenue changes with the Total General Fund of \$1,745,500; the General Fund Expenditure changes with a total General Fund Expenditure Changes of \$2,136,800, the Summary of Changes in Fund Balance by Fund Type with a Beginning Fund Balance of \$20,301,373 that includes the General Fund Assigned and Committed funds and the Ending Fund Balance of \$19,324,773; General Fund Budgeted Uses of Funds graph; Other Revenue Changes with Total Sewer Fund of \$319,900, Total LLCCP Fund of \$10,400, Total Water Funds of \$342,300 and Total Other Funds of \$3,023,300 with Total City changes including General Fund to Revenues of \$5,441,400; Other Expenditure Changes with a Total City Expenditure Changes of the Enterprise Funds, Special Revenues, Special Districts, Capital Funds and Housing Authority was \$2,884,000; Summary of Changes in Fund Balance of Fund Type with the Beginning Fund Balance of the Enterprise Capital Funds of \$2,167,065 and the Ending Fund Balance of \$2,978,365; and Summary of Changes in Fund Balance by Fund Type with the Beginning Fund Balance of \$53,853,963 and the Ending Fund Balance of \$58,323,363. In conclusion, Finance Director Fabela recommended City Council approve a Net Increase in city-wide revenues of \$5,441,400 and Net increase in city-wide expenditures of \$2,884,000. She thanked all the departments in assisting in putting together funds.

A discussion followed regarding the projected decrease in property tax and sales tax revenues. Mayor Pro Tempore Dailey expressed concern over the reduction in city revenue and the possibility of the trend continuing. He also commended Councilmember Spencer-Hwang for her efforts with the Revenue Generating Committee. Finance Director Fabela concurred with Mayor Pro Tempore Dailey's concerns.

The Housing Authority Board recessed at 9:30 pm to allow for completion of the City Council Agenda and reconvened at 9:53 pm.

Motion by Ronald Dailey, seconded by Ovidiu Popescu, passing by a vote of 5-0-0-0-0, to Approve the 2024-2025 Mid-Year Budget with the net increase in city-wide revenues of \$5,441,400 and a net increase in city-wide expenditures of \$2,884,000 as recommended by staff.

3. Consent Calendar

Motion by Rhodes Rigsby, seconded by Rhonda Spencer-Hwang, passing by a vote of 5-0-0-0-0, to Approve the Consent Calendar as submitted.

3A. Demands Register dated January 28, and February 11, 2025 [Finance]- 9:53 PM

Approved the Demands Registers dated: January 28, 2025, with commercial demands totaling \$2,291.58; and February 11, 2025, with commercial demands totaling \$7,879.67.

3B. Approval of Minutes January 14, 2025 [City Clerk]- 9:53 PM

Approved minutes as submitted.

4. Old Business

No scheduled items.

5. New Business

No scheduled items.

6. Reports

6A. Chair and Member Reports- 9:54 PM

No reports.

6B. Reports Of Officers- 10:15 PM

No report of Officers.

The regular Housing Authority Board meeting adjourned to the Closed Session at 9:53 pm. and resumed at 10:15 pm. Legal Counsel Robbins stated that the Housing Authority met in Closed Session and direction was given to staff.

7. Adjournment

The meeting adjourned at 10:15 pm.