



# HOUSING OPPORTUNITIES

of SW Washington

*Connecting people to homes, hope and opportunity. Jennifer Westerman, CEO*

## BOARD OF COMMISSIONERS MEETING April 28, 2025, at 4:00 p.m. In Person and Zoom

### PRESENT:

Chair Marchelle Knapp  
Commissioner Dixie Kolditz  
Commissioner Allan Rudberg  
Commissioner David Vasquez  
Commissioner Rayleen Aguirre  
Secretary Jennifer Westerman

### ABSENT:

Vice Chair Sue Lantz

### STAFF:

Katie Bonus, Director of Operations  
Elizabeth McGarry, Executive Assistant  
Cecilia Larson, Rent Assistance Program Manager  
Rhonda Compton, Supportive Services Program Manager  
Lisa Lopez, Finance Director  
Patti Olson, Regional Property Manager  
Rachelle Burch,

### PUBLIC:

MaryAlice Wallis, Longview City Council  
Kelly Rupp

### 1. CALL TO ORDER

a) Chair Knapp called the meeting to order at 4:00 pm.

### 2. CHANGES AND ADDITIONS TO AGENDA, IF ANY: Yes.

Under new business, Adding Discussion for Ocean Beach Property as item (c) Strategic Planning, will move to item (d)

### 3. OPPORTUNITY FOR PUBLIC DISCUSSION: N/A no public discussion

### 4. FINANCIAL REPORTS:



- a) Ms. Lopez provided financial reports for March 2025 for HOSWWA and Lilac Place, as provided in the Board Packet.

## 5. CONSENT AGENDA:

- a) *Commissioner Aguirre made a motion to approve the Consent Agenda for HOSWWA and Lilac Place. Commissioner Vasquez seconded the motion. Passed unanimously.*

## 6. STAFF REPORTS

- a) **Voucher Status:** Ms. Larson gave the Voucher Status Report as provided in the Board Packet.
- b) **Property Summaries:** Ms. Olson gave an update on the Property Report as provided in the Board Packet.
- c) **Supportive Services Division:** Ms. Compton gave an update on the Supportive Services Division as provided in the Board Packet.

## 7. CHAIR AND SECRETARY REPORTS

- a) **Secretary Report:** Secretary Westerman gave an update on the secretary report as provided in the board packet.

## 8. NEW BUSINESS:

- a) **Board Action:** Motion to approve Sunrise Village Non – Profit discussion

We took points in the tax credit application to provide a non – profit donation in the community. We have twenty-five thousand dollars to give in one single donation that we would like to give to a non – profit organization. From all the nominations from staff we have narrowed down to three, Family Promise, Love Inc, and FISH of Cowlitz County. We would like to Board to weigh in on who they feel should receive this donation.

*Commissioner Vasquez made a motion to select Family Promise. Commissioner Kolditz seconded the motion. Passed unanimously.*

- b) **Board Action:** Resolution 25-08 Development work on Ocean Beach

This resolution relates to pre-development work on Ocean Beach property and



provides for the initiation of an LLLP for the low income housing tax credit application.

*Commissioner Aguirre made a motion to approve Resolution 25-08 Development work on Ocean Beach. Commissioner Vasquez seconded the motion. Passed unanimously.*

c) Board Action: Discussion of Ocean Beach Property Name

We deliberated on a name for the property on Ocean Beach, we have decided, The Landing at Goldfinch Grove. The board has agreed on the name.

d) Board Discussion: Strategic Planning

Strategic Planning Consultant, Kelly Rupp presented information related to data and documentation of need for housing in the four-county jurisdiction. The presentation is available for review. A SWOT analysis was also completed with the board (see attached),

**9. UNFINISHED BUSINESS:** None

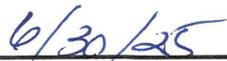
**10. EXECUTIVE SESSION, IF ANY:** No

**11. ADJOURNMENT:**

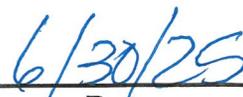
- a) The next regular meeting will be Monday, May 19, at 4:00 p.m.
- b) Chair Knapp adjourned the meeting at 5:32 p.m.

**Board Approval of Minutes:**

  
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Marchelle Knapp, Chair

  
\_\_\_\_\_  
Date

  
\_\_\_\_\_  
Attest: Jennifer Westerman, Secretary

  
\_\_\_\_\_  
Date

