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**Jonathan Jager**  
Senior Staff Attorney, Public Counsel  
Housing Preservation Expert Seat

**Natalie Knott**  
Supervising Attorney,  
Legal Aid Foundation of Los Angeles  
Renter Protections Expert Seat

**Kome Ajise**  
Executive Director, SCAG  
Non-Voting Member

**Zerita Jones**  
Housing Justice Organizer  
Interim Citizens' Oversight  
Committee Chair



**Statement of Proceedings for the Special Meeting of the  
Los Angeles County Affordable Housing Solutions Agency  
Citizens' Oversight Committee**

**Kenneth Hahn Hall of Administration  
500 W. Temple Street, Room 374A  
Los Angeles, CA 90012**

**Friday, March 6, 2026**

**10:00 AM**

AUDIO FOR THE ENTIRE MEETING (26-1917)

Attachments: [Audio](#)

**I. ADMINISTRATIVE MATTERS**

- 1. Call to Order and Roll Call. (26-1444)

**Chair Zerita Jones called the Los Angeles County Affordable Housing Solutions Agency Citizens' Oversight Committee (LACAHSAs COC) meeting to order at 10:05 a.m.**

**Martha Arana, Commission Services Division, Executive Office of the Los Angeles County Board of Supervisors, conducted the roll. The following Committee Members were:**

**Present:** Chair Zerita Jones, Vice Chair Ted Chandler (Virtual Participant), Member Nohel Corral, Member Lisa Gooden, Member Jesus Hermsillo, Member Diana Amparo Jimenez, Member Benjamin Kurzius, Alternate Member Gabriel Leavell (Virtual Participant), and Member Melody Osuna

**Absent:** Member Fernando Ochoa-Suarez and Member Danielle Okeith (non-voting)

- 2. Approval of February 13, 2026 LACAHSAs Citizens' Oversight Committee (LACAHSAs COC) Meeting Minutes. (26-1445)

**Opportunity was given to members of the public to address the LACAHSAs COC. There was no public comment on this item.**

**On motion of Member Lisa Gooden, seconded by Member Melody Osuna, the LACAHSAs COC Committee approved the meeting minutes of February 12, 2025. Said motion was duly carried by the following vote:**

**DRAFT**

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**Ayes:** 8 - Chair Zerita Jones, Vice Chair Ted Chandler (Virtual Participant), Member Nohel Corral, Member Lisa Gooden, Member Jesus Hermosillo, Member Benjamin Kurzius, Member Gabriel Leavell Virtual Participant, and Member Melody Osuna

**Absent:** 2 - Member Diana Amparo-Jimenez and Member Fernando Ochoa-Suarez

**Attachments:** [Supporting Document](#)  
[Public Comment/Written Correspondence](#)

3. Items to be Added or Reordered on the Agenda. (26-1606)

**There were none.**

**Attachments:** [Public Comment/Written Correspondence](#)

4. Call for Disclosures/Recusals: Committee Members will disclose any item in which they have a conflict of interest under state law and acknowledge whether they will recuse from that item. Among other state laws, the Levine Act may require recusal on items involving a contract or entitlement where a campaign donor is an interested participant or applicant. (26-1605)

**There were no disclosures or recusals for any item on the agenda.**

**Attachments:** [Public Comment/Written Correspondence](#)

## **II. DISCUSSIONS/ACTIONS**

5. Vote to Approve the Fiscal Year 2026-27 LACAHSAs Expenditure Plan. (26-1447)

**LACAHSAs Inspector General Bolivar Vilchez introduced Tommy Newman, LACAHSAs Chief of Staff.**

**Tommy Newman gave a presentation on the Fiscal Year 2026-27 LACAHSAs Expenditure Plan and responded to questions posed by the LACAHSAs COC. He presented the following:**

- **SB 679 requires that LACAHSAs adopt an Annual Expenditure Plan. The proposed FY26-27 Annual Expenditure Plan meets the requirements of both SB 679 and Measure A.**

- The Plan allocates Production, Preservation and Ownership (PPO) pass through funding to the Eligible Jurisdictions based on the Regional Housing Needs Allocation, and it allocates Renter Protection and Homeless Prevention (“RPHP”) and Technical Assistance (“TA”) funds on a per low-income renter household basis using HUD’s Comprehensive Housing Affordability Strategy (“CHAS”) Data.
- The Plan also meets Measure A’s requirement of allocating at least 60% of Measure A revenues to the PPO category. 5% of Measure A revenues will be allocated for LACAHSAs administrative and operating expenses.
- SB 679 requires that the Citizens’ Oversight Committee hold a vote to approve the Annual Expenditure Plan prior to the Board’s adoption of the Plan.

Opportunity was given to members of the public to address the LACAHSAs COC. There was no public comment on this item.

After discussion, on motion of Member Nohel Corral, seconded by Member Benjamin Kurzius, the LACAHSAs COC Committee approved the Annual Expenditure Plan. Said motion was duly carried by the following vote:

Attachments:    [Supporting Document](#)  
                          [Public Comment/Written Correspondence](#)

**Ayes:**    9 -    Chair Zerita Jones, Vice Chair Ted Chandler (Virtual Participant), Member Nohel Corral, Member Lisa Gooden, Member Jesus Hermosillo, Member Diana Amparo-Jimenez, Member Benjamin Kurzius, Alternate Member, Member Gabriel Leavell (Virtual Participant), and Member Melody Osuna

**Absent:**    1 -    Member Fernando Ochoa-Suarez

6. Discussion on Tenant and Landlord Issues Raised During Public Comment at LACAHSAs Board and Committee Meetings. (26-1449)

**Inspector General Vilchez and LACAHSAs Policy Consultants Natalie Donlin-Zappella and Gabrielle Werve presented on Tenant and Landlord Issues raised during Public Comment at LACAHSAs Board and Committee Meetings and responded to questions posed by the LACAHSAs COC.**

Opportunity was given to members of the public to address the LACAHSAs COC. There was no public comment on this item.

**After discussion, on motion of Member Melody Osuna, seconded by Member Jesus Hermosillo, the LACAHSAs COC Committee approved the following recommendations to the full LACAHSAs Board:**

- 1. Directing the Office of the Inspector General (OIG) to develop a draft complaint form for LACAHSAs within 30 days for review by the COC and Board.**
- 2. Authorizing staff to pursue additional analysis related to the items identified in prior research (including staffing configuration, estimated cost by scenario, enabling intake and tracking tools, and volume assumptions).**
- 3. Directing staff to prepare and return within 60 days with a Research and Analysis Report outlining operational and implementation strategies for a potential liaison or navigation function.**

**Said motion was duly carried by the following vote:**

**Ayes:** 9 - Chair Zerita Jones, Vice Chair Ted Chandler (Virtual Participation), Member Nohel Corral, Member Lisa Gooden, Member Jesus Hermosillo, Member Diana Amparo-Jimenez, Member Benjamin Kurzius, Member Gabriel Leavell (Virtual Participation), and Member Melody Osuna

**Absent:** 1 - Member Fernando Ochoa-Suarez

**Attachments:** [Supporting Document](#)  
[Public Comment/Written Correspondence](#)

7. Consideration of Proposed Amendments to LACAHSAs Citizens' Oversight Committee Charter. (26-1450)

**Inspector General Vilchez gave a presentation on the proposed amendments to the Citizens' Oversight Committee Charter and responded to questions posed by the LACAHSAs COC.**

**Opportunity was given to members of the public to address the LACAHSAs COC. There was no public comment.**

**By Common Consent, there being no objection (Member Fernando Ochoa-Suarez being absent), this item was received and filed and LACAHSAs staff was instructed to prepare a redline version of the Charter for review and potential approval at a future LACAHSAs COC meeting.**

**Attachments:**    [Supporting Document](#)  
[Public Comment/Written Correspondence](#)

### **III. REPORT**

8. Receive and File Oral Report of the Inspector General. (26-1451)

**Inspector General Vilchez gave an oral report and reported the following:**

- **LACAHSAs website update: Measure A funds tracker**
- **Staff are working on future presentations for the LACAHSAs Citizens' Oversight Committee, Renter Protection & Homeless Prevention Committee and Investment Review Committee**
- **Sourcing the two vacancies for the COC**

**Opportunity was given to members of the public to address the LACAHSAs COC. There was no public comment.**

**The LACAHSAs COC Committee received and filed the Inspector General's oral report.**

**Attachments:**    [Public Comment/Written Correspondence](#)

### **IV. MISCELLANEOUS**

#### **Public Comment**

9. Opportunity for members of the public to address the Los Angeles County Affordable Housing Solutions Agency Citizens' Oversight Committee on items of interest that are within the subject matter jurisdiction of the LACAHSAs COC that are not on the agenda for this meeting. (26-1453)

**Opportunity was given to members of the public to address the LACAHS  
COC. There was no public comment.**

**Attachments:** [Public Comment/Written Correspondence](#)

**Adjournment**

- 10.** Adjournment of the March 6, 2026 meeting of the Los Angeles County Affordable Housing Solutions Agency Citizens' Oversight Committee. (26-1454)

**The regular meeting of the LACAHS  
Citizens' Oversight Committee was  
adjourned at 12:48 p.m.**