

**ALAMEDA COUNTY**  
**LEAD POISONING PREVENTION PROGRAM**

*A Joint Powers Authority serving the Cities of Alameda, Berkeley, Emeryville, and Oakland*

*2000 Embarcadero, Suite #300 • Oakland, CA 94606 • (510) 567-8282*

*WWW.ACHHD.ORG*

DATE: August 17, 2017

TO: Directors and Alternates  
Alameda County Lead Poisoning Prevention Program

FROM: Larry Brooks, Secretary  
Joint Powers Authority

SUBJECT: **Meeting of the Board of Directors**

The next regular meeting of the Alameda County Lead Poisoning Prevention Program Joint Powers Authority Board of Directors is scheduled for **Thursday, August 24, 2017. The meeting will begin at 10:15 a.m., or immediately following the Administration and Finance Committee Meeting at the Alameda County Administration Building, 1221 Oak Street, 5<sup>th</sup> Floor, Board Chambers, Oakland.**

Attached is the agenda packet for the meeting. If you have any questions, please contact Lidice De La Fuente at (510) 567-8291.

Thank you.

Attachments

ALAMEDA COUNTY LEAD POISONING PREVENTION PROGRAM  
JOINT POWERS AUTHORITY

A G E N D A

**General Board Meeting**

**August 24, 2017**

**10:15 a.m. or immediately following the Administration and Finance Committee Meeting**

Alameda County Administration Building  
1221 Oak Street, 5th Floor, Board Chambers  
Oakland, California

NOTICE: All meetings of the Alameda County Lead Poisoning Prevention Program Joint Powers Authority Board of Directors are open to the public. Those wishing to address the Board of Directors on items not on the agenda may do so during the open forum section of the meeting.

- 1) **Open Forum** (Discussion)  
Directors, alternates, staff, or members of the public may address the Board of Directors regarding items not on the agenda. The Board will listen to matters presented but may not take action on these items.
- 2) **Director's Report** (Discussion)
- 3) **General Board Meeting**
  - a) **Minutes (July 27, 2017)** (Action) Pg. 1
- 4) **Program Operations Committee**
  - a) **Minutes (July 27, 2017)** (Action) Pg. 3
- 5) **Administration and Finance Committee**
  - a) **Minutes (July 27, 2017)** (Action) Pg. 6
- 6) **Announcements by Board Directors** (Information)

**Material related to an item on this Agenda, including those submitted to the Board of Directors after distribution of the agenda packet, are available for public inspection at the Alameda County Healthy Homes Department office during normal business hours.**

**Agendas are available on the Department's website at [www.achhd.org](http://www.achhd.org)**

ALAMEDA COUNTY LEAD POISONING PREVENTION PROGRAM  
**GENERAL BOARD**  
MEETING MINUTES

July 27, 2017

**Attendance:**

**Voting Directors:** Desley Brooks, Oakland; Susan Wengraf, Berkeley; John J. Bauters, Emeryville; Mary Hatsume Vella, Alameda

**Non-Voting Directors:** Gwen Hardy, Community Representative

**Alternates:** Sarah Oddie, County of Alameda

**Staff:** Dale Hagen; Lidice De La Fuente

**Others:**

**Absent:**

The meeting was called to order by John J. Bauters at 9:47 A.M.

1) **Open Forum**

2) **Director's Report**

Mr. Hagen stated the Department's proposal to conduct housing rehabilitation services in the Urban County with CDBG funds was approved by the TAC recently. Next steps include developing a Memorandum of Understanding that will be developed with the County's Housing and Community Development Department. Cities impacted are Albany, Dublin, Emeryville, Newark, Piedmont and the unincorporated areas of the County.

On July 18, 2017, Department staff presented to the Berkeley City Council on lead safety regulations, Department services and its limitations on lead enforcement. Members of the City Council expressed their interest in continuing to discuss lead safety and compliance.

Mr. Hagen provided an update on pending legislation including Assembly Bill 1316: Public Health Childhood Lead Poisoning Prevention (Quirk), passed out of the Senate Committee on Health and Environmental Quality Standards and was re-referred to the Senate Appropriations Committee. Senate Bill 377: Lead Based Paint (Monning), passed out of the Assembly Environmental Safety and Toxic Materials Committee and was re-referred to the Assembly Appropriations Committee. Lastly, Assembly Bill 391: Medi-Cal Asthma Preventative Services (Chiu) passed out of the Senate Health Committee with an amendment that training for asthma service providers shall be overseen, [not observed] by a licensed physician, nurse practitioner, physician assistant, and re-referred to the Assembly Appropriations Committee.

Directors were informed of an article by Builder Magazine that the metropolitan area cities of Oakland, San Francisco and San Jose ranked #10 out of 50 cities nationwide for bed bugs. Mr. Hagen stated that the Department has taken precautions by training staff on how to conduct a site visit where bed bugs are present. To date, the Department has seen two cases where bed bugs were an issue, which were referred to Alameda County Vector Control for advice.

Mr. Hagen reminded Directors that the next August 24, 2017 Board meeting will be held in the Board Chambers on the 5<sup>th</sup> floor.

3) **Approval of Minutes (June 22, 2017)**

Director Wengraf asked to amend the meeting minutes to correct the abbreviation for trihalomethanes from THN to THM.

**Action:** The Board approved the meeting minutes for the June 22, 2017 General Board meeting with the amendment.

**Moved:** Susan Wengraf      **Seconded:** Mary Hatsume Vella      **Ayes:** 3

4) **Program Operations Committee**

a) **Minutes (June 22, 2017)**

**Action:** The Board approved the meeting minutes for the June 22, 2017 Program Operations Committee meeting.

**Moved:** Susan Wengraf      **Seconded:** Mary Hatsume Vella      **Ayes:** 3

5) **Administration and Finance Committee**

a) **Minutes (June 22, 2017)**

**Action:** The Board approved the meeting minutes for the June 22, 2017 Administration and Finance Committee meeting.

**Moved:** Susan Wengraf      **Seconded:** Mary Hatsume Vella      **Ayes:** 3

6) **Announcements by Board Directors**

Director Gwen Hardy inquired about Betty Olds memorial service, which Director John J. Batters stated it could be discussed after the meeting was adjourned.

Meeting adjourned at 9:56 A.M.

**PROGRAM OPERATIONS COMMITTEE  
MEETING MINUTES**

July 27, 2017

**Attendance:**

**Voting Directors:** Desley Brooks, Oakland; Susan Wengraf, Berkeley; John J. Bauters, Emeryville; Mary Hatsume Vella, Alameda

**Non-Voting Directors:** Gwen Hardy, Community Representative

**Alternates:** Sarah Oddie, County of Alameda

**Staff:** Dale Hagen; Lidice De La Fuente

**Others:**

**Absent:**

Director John J. Bauters chaired the meeting at 9:17 A.M.

1) **Open Forum**

2) **Director's Report**

Dale Hagen, Healthy Homes Manager informed Directors that Secretary to the Board, Larry Brooks is at the National League of Cities Housing Hazards and Healthy City Team briefing in Washington, D.C. and in Baltimore, MD for a site visit. Mr. Brooks is expected to attend the August 24<sup>th</sup> JPA meeting.

Mr. Hagen thanked Director Susan Wengraf and the Berkeley City Council for issuing a proclamation for National Healthy Homes Month on June 27, 2017. The Department used this proclamation to continue to inform the public of the importance of healthy housing and was reposted to the Department Facebook page and webpage.

On July 13, 2017, Department staff provided a presentation on lead poisoning prevention to the Public Health Commission. The Commission seemed to recognize that lead poisoning rates were not just an issue in Oakland's Fruitvale district and were concerned about the need for children to be lead tested to which staff informed of Assembly Bill 1316 (Quirk), Lead Screening, which would help with lead screening. Commissioners zeroed in on the fact that the County has limited safe healthy group living facilities to which staff spoke about the Department's Group Living Facility Pilot Project that will be considered by the County's Health Committee for a second round of Measure A funding. One Commissioner recommended informing the Health Committee of the need for multidisciplinary team inspections of group living facilities to examine housing issues as well as occupants social and mental health needs.

Department staff conducted a site visit at a property on San Antonio Street in Alameda on July 17, 2017, finding visible paint chips around the perimeter of the subject property. At the time of the visit it appeared that containment had been installed. Staff spoke with the property owner and representative, about providing tenant education, the use of a certified workforce, safer work methods, conducting a proper clean-up, and becoming an U.S. Environmental Protection Agency's (EPA) Certified Renovator. Copies of the Small Entity Compliance Guide, information of the upcoming EPA Renovate, Repair, and Paint training were provided and staff requested that the property owner to contact the Department upon completion of the project to confirm final cleaning verification.

Recently, the California EPA discovered 118 items of jewelry containing dangerously high amounts of lead, mostly for children at eight discount and beauty stores in Oakland and three in Los Angeles. EPA held meetings in East and West Oakland on July 13 and 20<sup>th</sup>, 2017 to discuss inspection results and other pollution related topics. Department recommends not to purchase cheap, brightly colored plastic products made in China and if unsure not to purchase. Mr. Hagen stated press release is available upon request.

In March 2017, EPA kicked-off cleanup at West Oakland AMCO Chemical Superfund site, a distribution facility from 1960 to 1989 found to have released contaminants into the soil and groundwater. Since 1997, EPA has overseen two previous cleanup actions at and adjacent to the site. EPA is keeping the community informed on the cleanup's progress by maintaining a public website that provides continuous updates on data related to the treatment system. Thus far, two projects have been referred to the Department for assistance with lead remediation.

3) **Outreach and Education Monthly Report**

Lidice De La Fuente provided Directors with information on the Department's outreach and education activity efforts for the month of June 2017, stating that the Department surpassed public outreach objective to over 208 thousand individuals reached. Staff attributes this significant increase to collaborating with multiple media outlets by conducting interviews with broadcast media, publishing articles; tracking the number of Department website visitors and Facebook postings, shares and likes.

The Department staff had challenges in meeting the objective for the healthy housing assessments and interventions due to delay in contracts with city of Fremont and Union City for minor home repair and rehabilitation services and delay in the implementation of the Alameda County Asthma Pay for Success project. The Department will continue to conduct assessments and interventions in the new fiscal year. Director Susan Wengraf asked about the increase in healthy housing assessments and interventions in Berkeley for the month at which time, Ms. De La Fuente stated she was unaware of any issues, but that she would follow up with a breakdown of the assessments and interventions for Berkeley.

Ms. De La Fuente noted that on June 10, 2017, the Department attended the Safe Kids Day Booster Seat Giveaway hosted by Supervisor Scott Haggerty in Pleasanton. Approximately 700 handouts on lead were distributed resulting in a parent/ property owner seeking lead hazard control grant services. This activity was not originally reported in the monthly report handout.

4) **Fourth Quarterly Report FY 16/17**

Ms. De La Fuente provided highlights for the fourth quarterly FY 16/17 report noting the proclamations for National Healthy Homes Month in June, the Department's Healthy Homes Hero Award nomination by the U.S. Department of Housing and Urban Development; featured segments on PBS NewsHour and KPIX on the Alameda County Asthma Pay for Success Project; mass mailing to Oakland Business Tax License holders and coordination with PG & E on their Tower Lead Removal Program. Director Mary Hatsume Vella asked for additional information on PG &E's Tower Lead Removal Program, which Ms. De La Fuente said she would provide.

Mr. Hagen reported on the challenges for the quarter noting difficulty finding sponsorship for public service announcements; the proposed funding reductions in Community Development Block Grants (CDBG) from contract cities such as Fremont and Oakland and difficulty in recruiting multi-family units for the Lead Hazard Control Programs. Director Vella stated she

could provide the Department with resources for conducting public service announcements using public radio.

Ms. De La Fuente stated that the Department did not participate in regional Head Start Health Advisory Board meetings in the year due to understaffing, but will continue to pursue this activity in the new fiscal year. The Department referred two non-compliant property owners in Oakland and San Leandro to the District Attorney's office to enforce compliance.

5) **Announcements by Board Directors**

Director Wengraf alerted Directors that former Berkeley JPA Director, Betty Olds, passed away recently and that memorial services would be forthcoming.

Meeting adjourned at 9:37 A.M.

**ADMINISTRATION AND FINANCE COMMITTEE**  
**MEETING MINUTES**

July 27, 2017

**Attendance:**

**Voting Directors:** Desley Brooks, Oakland; Susan Wengraf, Berkeley; John J. Bauters, Emeryville; Mary Hatsume Vella, Alameda

**Non-Voting Directors:** Gwen Hardy, Community Representative

**Alternates:** Sarah Oddie, County of Alameda

**Staff:** Dale Hagen; Lidice De La Fuente

**Others:**

**Absent:**

The meeting was called to order by John J. Bauters at 9:38 A.M.

1) **Open Forum**

2) **Director's Report**

Dale Hagen stated that the Department continues to seek additional funding opportunities and is in the process of applying for Measure A1 Housing Preservation Loan Program in Alameda County in the amount of \$40.5 million. The main objective for this program is for the financing and rehabilitation of 480 single family low income over a six year period. The initial contract would be for 3-years with an option to continue an additional 3-years. If awarded, the new program will be similar to the Department's current rehabilitation program in that it will partner with other jurisdictions. Ramp up is expected in the Fall of 2017.

Additionally, the Department is seeking Measure A funding for the Fixing to Stay and Group Living Facilities projects. Proposal will be heard by the County's Health Committee on September 11, 2017 for a one-time Measure A funding for the current fiscal year. Thereafter, Department anticipates it will apply and be considered for an additional 3-year funding. Fixing to Stay assists low income seniors age in place by connecting our Minor Home Repair program with existing County health services. The Group Living Facilities project supports facility owners or operators to ensure they are providing healthy housing of last resort to low income group living facilities residents.

Lastly, the Department intends to continue to contract for an additional three years with the California Department of Public Health Lead Poisoning Prevention Branch for county-wide case management of lead poisoned children, education and outreach to medical providers and families to increase blood lead screening. Staff will request the County Board of Supervisors to approve the \$2.5 million allocation, an allocation based on housing, demographics and number of lead poisoning cases on September 12, 2017. Mr. Hagen stated that the city of Berkeley has its own contract with the State, therefore, the Department does not provide aforementioned services in the city.

3) **Announcements by Board Directors**

There were no announcements by Board Directors.

Meeting adjourned at 9:47 A.M.