

**City of Alameda, California
SOCIAL SERVICE HUMAN RELATIONS BOARD
THURSDAY, OCTOBER 22, 2025
DRAFT MINUTES**

1. CALL TO ORDER

President Scott Means called the meeting to order at 7:03 p.m.

ROLL CALL

Present: President Scott Means; Vice President Samantha Green; Board Members Bernie Wolf, Gerald Bryant, Michelle Buchholz, and Dianne Yamashiro-Omi (attended remotely).

City staff: From the Housing and Human Services (HHS) Division, Division Manager C'Mone Falls, Program Manager Grecia Mannah-Ayon, and Management Analyst Andre Fairley.

2. NON-AGENDA PUBLIC COMMENTS

None.

3. APPROVAL OF MINUTES

3-A Review and Approve September 25, 2025 Minutes

A motion to approve the September 25, 2025, minutes was made by Board Member Buchholz and seconded by Board Member Bryant. Ayes: President Means, Vice President Green, Board Member Wolf, Board Member Yamashiro-Omi, Board Member Bryant, and Board Member Buchholz. Nays: None. Abstained: None. Motion passed 6-0-0.

4. AGENDA ITEMS

4-A Review Volunteer of the Year Award Winner Recommendations

Public Comment: None.

President Means explained that the Road Home committee will be awarding the Volunteer of the Year honor to Alameda residents that have served and uplifted their community through extensive, meaningful volunteer work. The Road Home created and disseminated a survey throughout the community to accept nominations for this award, which closed on October 10, 2025.

Staff Member Grecia Mannah-Ayon presented the list of names that the Road Home Committee is recommending for award. Three adults and three youth met the criteria established by the committee, which included: community impact, commitment and dedication, leadership and inspiration, and whether the nominee aligned with the SSHRB's purpose and goals. The finalists include Sister Pat Nagle (Lifetime Achievement Award), Kate Kasberger (Social Services Award), Arminda Graca (Human Relations Award), Soliana Tesfalidet (Youth Leadership Award), Sienna Miller (Youth Services Award), and Tate Matula (Youth Human Relations Award).

Questions on notifying the public about awardees.

The Board confirmed the decision on awardees would be brought to a vote.

4-B Recommendation to Direct the Preparation of a Needs Statement to Confirm the Ongoing Community Needs for the Fiscal Year 2026-27 Community Development Block Grant Annual Action Plan; to Designate the President of the Social Service Human Relations Board and/or another Board Member to Review the Statement and Represent the Board at the December 2, 2025, City Council Public Hearing; and to Determine That CDBG Public Services Funding Will Be Prorated for Fiscal Year 2026-27, Based on Available Funds

Public Comment: None

Staff Member Andre Fairley presented a report on the Community Development Block Grant (CDBG) Community Needs for FY 2026-27 Action Plan (please see [Exhibit 4](#)). Please see also the detailed [staff report](#).

Following the report, SSHRB posed several follow-up questions on timeframe and the potential federal funding gaps.

Public Comment:

Caryl Mahar, an employee of Spectrum Community Services, commented asking for the SSHRB to encourage the Board of Supervisors to distribute Measure W funds quickly, indicating that doing so would make a tremendous difference in the Alameda Community. Mahar reported that Spectrum anticipates an increase in community needs and has observed a reduction in funding sources. Mahar expressed support for anything the City could do to bridge the gap created by the federal shutdown.

A motion to direct the preparation of a needs statement to confirm the ongoing needs for the fiscal year 2026-27 CDBG action plan based on the previous year's needs and present it to City Council on December 2, 2025, was made by President Scott Means and seconded by Board Member Buchholz. Ayes: President Means, Vice President Green, Board Member Wolf, Board Member Yamashiro-Omi, Board Member Bryant, and Board Member Buchholz. Nays: None. Abstained: None. Motion passed 6-0-0.

A motion to approve continuing to fund existing social service providers for a second consecutive year on a prorated basis was made by President Means and seconded by Board Member Bryant. Ayes: President Means, Vice President Green, Board Member Wolf, Board Member Yamashiro-Omi, Board Member Bryant, and Board Member Buchholz. Nays: None. Abstained: None. Motion passed 6-0-0.

4-C Discuss and Review Social Service Human Relations Board Workgroup Report Outs

Public Comment: None

- The Road Home/People Experiencing Homelessness (Means, Green, Buchholz)
 - Discussion of January 22, 2026 Point-in-Time Count
 - Division Manager Falls shared that Housing and Human Services created a donation wish list to put together hygiene kits for homeless folks in partnership with the Youth Advisory Committee. The wish list will be added to the Housing and Human Services website and shared.
 - The workgroup will be hosting an Age-Friendly Cities listening session at the Alameda Free Library on Wednesday, November 5th at 9:30am.
- Alamedans Together Against Hate (Yamashiro-Omi, Bryant)

- Board Member Bryant reported that Mayor Ashcraft read the proclamation commemorating United Against Hate Week (October 19–25) at the last City Council meeting.
- Board member Bryant shared that the following day, October 23, a film screening of the documentary *Bias* will be held at City Hall.
- Domestic Violence Workgroup (Wolf)
 - Board Member Wolf reported meeting with the Mayor, the Communications Director Sarah Henry, and a member of Building Futures to further discuss producing a video to promote domestic violence awareness.
 - Board Member Wolf reported planning the upcoming taskforce meeting that will bring together providers of domestic violence services (e.g. Alameda Police Department, the Alameda Fire Department, the District Attorney, etc.).

5. STAFF COMMUNICATIONS

5-A Status Report on the City of Alameda's Housing and Human Services

Program Manager Grecia Mannah-Ayon reported the following:

- HHS has hired a Program Specialist, Raul Cedeno III, who will be overseeing the team of Engagement Specialists, including two new staff: Jasmine Forsberg and Julion Lillard. The Engagement Team has also brought on former HHS intern Scarlett Wagner as an assistant.
- Through the Inclusionary Housing Ordinance and the Below Market Rate (BMR) ownership program, there have been three homes closed on, with two in process.
- The request for proposals for the Day Center operator was released and is due on October 31st by 5pm.
- The Day Center Capital Work invitation to bid was released and is due on November 5th at 2pm.

Division Manager C'Mone Falls reported the following:

- The Homeless Hotline will retire at the end of 2025 and will be replaced by SeeClickFix to report concerns and issues under the category of "Homeless Engagement." Division Manager Falls indicated the Division's preference would be to have such reports be private.
- The Winter Warming Shelter is proposed to run from December 1st through April 30th, 2026, and will go to City Council on November 18th.
- The Day Center receives about 15 people per night with a capacity of 17 beds.
- Emergency Supportive Housing has 12 single adult beds and 2 family homes. The houses are currently filled and residents receive intensive case management.
- HHS will be separating phone lines from the Base Reuse and Economic Development (BRED) Department.

Management Analyst Fairley reported the following:

- The federal government shutdown has affected all of HUD's programs for 2025–2026. However, jurisdictions that have funding available from previous fiscal years can draw funding for carry-forward projects. HHS has been able to do so.
- The systems and applications HHS uses to report and draw HUD CDBG funds are still active, which allows HHS to continue its work in some capacity.
- A bill has been introduced to congress by Representative Sam Liccardo (CA-16) called the Unleashing Needed Local Options to Construct and Keep Housing (UNLOCK) Act, which provides more flexibility to use CDBG funds for construction and affordable housing projects.
- There are still many local and state funding opportunities, such as the Prohousing Incentive Program (PIP), the Permanent Local Housing Allocation (PLHA) program, HomeKey+ funding, etc.

6. BOARD COMMUNICATIONS, NON-AGENDA

Board Member Yamashiro-Omi announced peaceful protest opportunities.

Board Member Yamashiro-Omi announced her resignation from SSHRB effective December 31st, 2025.

Program Manager Mannah-Ayon announced that the Mayor nominated a new SSHRB member at the prior evening's City Council meeting. Their nomination will be brought to City Council for a vote on November 4, 2025.

Board Member Bryant announced a reparation listening session for the Alameda County Reparations Commission at the East Oakland Youth Development Center on Saturday, October 25th.

7. ADJOURNMENT

President Means adjourned the meeting at 8:38pm.