

Special Meeting of the Educational Housing Corporation Board of Directors - Jun 10 2026 Agenda

Wednesday, June 10, 2026 at 4:15 PM

SMCCCD District Office Board Room 3401 CSM Drive, San Mateo, CA 94402

Remote Location: 1784 Tribute Road, Sacramento, California, USA, 95815

Members of the Public may also participate via Zoom.

Zoom Meeting ID - [872 2662 2867](#)

Dial-In: 1-669-900-9128 - Webinar ID: 872 2662 2867

NOTICE ABOUT PUBLIC PARTICIPATION AT BOARD MEETINGS

OBSERVING THE MEETING

Members of the public who wish to observe the meeting in-person or remotely by accessing the link or calling the following telephone number above at the beginning of the meeting.

PROVIDING PUBLIC COMMENT DURING THE MEETING ON AGENDA ITEMS

To make a comment regarding an item on the agenda, members of the public:

(1) If in person, may seek recognition at the speaker's lectern when called upon by the Board President, or

(2) If remote, once in the Zoom meeting (via above link), can utilize the raise hand function at the bottom right corner of the screen. This will allow for the Board President to recognize members for comment and will allow staff to activate audio access to individual participants. Members of the public who raise their hand will be called upon in the order they appear.

(3) The Board of Trustees welcomes public comment on issues within the jurisdiction of the District. Comments are limited to three (3) minutes per speaker. In the event of multiple speakers on the same agenda item or non-agendized item, the Board President has discretion to limit the total time on a topic (such as twenty (20) minutes per topic) and/or limit the per speaker time (such as 1 minute per speaker). The Board President reserves the right to further limit the time per speaker in order to efficiently conduct the business of the board.

ACCOMMODATIONS

Persons with disabilities who require an accommodation or service should contact the Chancellor's Office (650) 358-6877 at least 24 hours prior to the Board meeting.

1.1. Call to Order / Roll Call

2. ACTION ITEMS

[Resident Occupancy Extension Request: Cañada Vista Unit #210](#) 

3

Board consideration and determination regarding an occupancy extension request from a resident whose unit sustained significant water damage caused by a neighboring tenant.

3. ADJOURNMENT

TO: Educational Housing Corporation Board of Directors

FROM: David McLain, Executive Director of Community & Government Relations

Resident Occupancy Extension Request — Cañada Vista Unit #210

Background

In January 2026, a leak originating in unit #310 caused significant water damage to the unit directly below, #210. The source was a personal refrigerator the upstairs resident had installed, with an incorrectly connected ice maker water line. Repairs to unit #210 required opening drywall and ceilings, replacing flooring throughout the entryway, kitchen, and living room, and completing a professional cleaning. The resident of unit #210 was relocated to a hotel for the duration of the repairs. She returned to her unit on April 4, 2026, after 70 days in temporary accommodations. The repair timeline was extended in part due to the insurance authorization process associated with the upstairs neighbor's claim.

Timeline

Date	Event
January 24	Leak discovered around 4am; BLVD dispatches plumber; damage assessment confirms upstairs unit #310 as source
January 24–25	Initial remediation begins; drywall and ceilings opened; drying equipment installed
January 24	Resident relocates to Atherton Park Hotel
January 25	Project handed off to ASC Construction Services
January 26	Upstairs resident files insurance claim with Lemonade Insurance
January 28	Resident moves to Hyatt House Belmont
February 25	Lemonade Insurance contacts unit #210 resident
Week of March 1	Insurer requests documentation and photos from resident before authorizing repairs
Week of March 9	Resident meets in person with insurance adjuster
March 20	Reconstruction begins
April 3	Final repairs and professional cleaning completed
April 4	Resident returns to unit after 70 days in temporary accommodations
April 24	Resident sends request for housing extension to District housing staff
May 1	District Housing Administrator responds to resident, declining to bring extension request to board as it does not meet one of four board-approved qualifying extenuating circumstances
May 5	Resident responds to the District Housing Administrator requesting information on an appeals process

Extension Request

The resident's lease expires in July 2026. She has requested a 6- to 12-month occupancy extension citing the disruption caused by her displacement. Staff reviewed the request against the Board's four approved criteria for

extensions and determined it did not qualify. The resident was informed of that determination and has requested an appeal, which is the basis for this agenda item.

For reference, existing board-approved extenuating circumstances for extensions are:

1. Death of a household member (within three months of the end of resident eligibility)
2. Catastrophic medical issue of the resident or a household member, whereby an extension will provide for health stabilization to allow for a move (within six months of the end of resident eligibility)
3. Immediate physical health or safety of the resident (e.g. domestic violence) (within three months of the end of resident eligibility)
4. Purchase of a home, whereby an extension will provide for occupancy of the home (within two months of the end of resident eligibility)

Additionally, the Housing Board has previously determined that it will make the final decision on extension requests, and any extensions granted may be no more than 6 months in length.

Board Action

Board consideration and determination regarding an occupancy extension request from a resident whose unit sustained significant water damage caused by a neighboring tenant.