Minutes of the AHA Board of Housing Commissioners

Regular Meeting
Wednesday, January 18, 2017 at 12:00 p.m. (MST)
Carnis Salisbury Building
1840 University Blvd. SE, Albuquerque, NM

1. Call to Order

The meeting was called to order at 12:02 p.m. (MST) on January 18, 2017. Chairperson Clarke presided. The Board met in the Manuel Cordova Conference Room in Open Session.

2. Roll Call

AHABHC MEMBERS PRESENT
Mr. Todd Clarke, Chairperson
Ms. Roxanne Rivera-Wiest, Commissioner at Large (via phone)
Ms. Rebecca Robinson, Resident Commissioner
A quorum was present.

AHABHC MEMBERS NOT PRESENT
Ms. Janet McHard, Vice Chairperson, Excused
Mr. Stephen J. Vogel, Commissioner at Large, Excused

VISITORS
Ms. Kristi Houde, President, Citizens Information Committee (CIC) of Martineztown

STAFF PRESENT
Mr. Matthew Archuleta, Public Housing Program Manager
Mr. Thomas Austad, Senior Office Assistant – Admin
Mr. Matt Bailon, Operations Manager
Ms. Mundy Boen, Executive Assistant
Ms. Linda Bridge, Executive Director
Ms. Barbara D'Onofrio, Director of Finance
Mr. Brian Eagan, Housing Attorney
Mr. Marcos Espinosa, Information Systems Manager
Mr. Andrew Estocin, Deputy Director
Mr. Dan Foster, Capital Fund Projects Manager
Ms. Esther Lucero, Section 8 Program Manager
Mr. Raymond Murrietta, Warehouse and Facility Manager, AHA
Ms. Karen Ochsankehl, Accountant

3. Approval of Minutes

a) Board of Housing Commissioners Regular Meeting December 21, 2016

Member Rivera-Wiest moved to approve the minutes; seconded by Member Robinson. The motion carried by a 3-0 vote.

4. Public Comment

Ms. Houde addressed the Board and offered a recommendation that to help address the issue of filing vacant units, AHA work with PRC and PNM to explore debt forgiveness for clients moving into public housing. The CIC thanked AHA for addressing concerns as well as for repainting of the Arno Street Public Housing complex entry sign. The CIC also requested tenant education on how and when to contact police.

5. Consent Agenda

There were no Consent Agenda Items.

6. Resolutions and Communications

a) Report of the Secretary (Executive Director Linda Bridge, Deputy Director Andrew Estocin, Capital Fund Projects Manager Dan Foster)

Ms. Bridge and Mr. Estocin presented the AHA Review of 2016 in the Report of the Secretary, the Albuquerque Housing Authority Production Snapshot Report, and Mr. Foster presented the Capital Fund Report, and all addressed questions from Members of the Board. Please see the attached Reports.

Member Rivera-Wiest moved to accept receipt of the Report; seconded by Member Robinson. The motion was carried by a 3-0 vote.

b) Memorial 2017-01 Expressing Gratitude to Donors to 2016 Winter Holiday Food and Toy Drive (Capital Fund Projects Manager Dan Foster)

Mr. Foster presented 'Memorial 2017-01 Expressing Gratitude to Donors to 2016 Winter Holiday Food and Toy Drive' and addressed questions from Members of the Board.

Member Robinson moved to adopt 'Memorial 2017-01 Expressing Gratitude to Donors to 2016 Winter Holiday Food and Toy Drive'; seconded by Member Rivera-Wiest. The motion was carried by a 3-0 vote.

7. Old Business

There were no items of Old Business.

8. New Business

a) Discussion of changes to the Admissions and Continued Occupancy Policy (ACOP) and Section 8 Administrative Plan

Mr. Estocin presented 'Summary of Proposed Revisions to Public Housing Admissions and Continued Occupancy Policy Memo' and 'Summary of Proposed Revisions to Section 8 Administrative Plan Memo' and addressed questions from Members of the Board.

9. Other Business

The next scheduled Regular Meeting of the Board will be on February 15, 2017 at 12:00 p.m. in the Manuel Cordova Conference Room, at the Albuquerque Housing Authority Administration Office, in the Carnis Salisbury Building, 1840 University Blvd SE, Albuquerque, NM.

10. Announcements

City of Albuquerque, Executive Communication (EC) 2016-255: Ms. Roxanne Rivera-Wiest has been re-appointed to serve on the AHA Board of Housing Commissioners by Mayor Richard J. Berry. On January 4, 2017, the Albuquerque City Council voted unanimously to confirm her nomination to serve a second term of office on the AHA Board.

Mayor Richard J. Berry has invited the AHA Board to meet with him at his office at Albuquerque/Bernalillo County Government Center, 1 Civic Plaza NW, 11th floor, South Wing, Albuquerque, NM 87102, for lunch at 11:30 a.m. on Thursday, February 2, 2017.

Ms. Bridge notified the Board of a phone scam targeting Section 8 Landlords and informed them that AHA has released a press release to local media and posted notice on website and social media.

11. Adjournment

There being no further business to be brought before the Board, Member Robinson moved to adjourn the meeting at 12:38 p.m.; seconded by Member Rivera-Wiest. The motion was carried by a 3-0 vote.

SUBMITTED:

Ms. Linda Bridge, Secretary to the Board
Date: February 15, 2017

READ AND APPROVED:

Mr. Todd Clarke, Chairperson of the Board