Minutes of the AHA Board of Housing Commissioners

Regular Meeting
Wednesday, July 19, 2017 at 12:00 p.m. (MT)
Carnis Salisbury Building
1840 University Blvd. SE, Albuquerque, NM

1. Call to Order

The meeting was called to order at 12:00 p.m. (MT) on July 19, 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
Mr. Stephen J. Vogel, Commissioner at Large
Ms. Janet McHard, Vice Chairperson (arrived at 12:01)
Ms. Roxanne Rivera-Wiest, Commissioner at Large
Ms. Rebecca Robinson, Resident Commissioner
A quorum was present.

VISITORS

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

STAFF PRESENT

Mr. Manny Anaya, Maintenance Plumber
Mr. Matthew Archuleta, Public Housing Program Manager
Ms. Loretta Baca, Sr. Housing Quality Compliance Inspector
Mr. Matt Bailon, Operations Manager
Ms. Mundy Boen, Executive Assistant
Ms. Linda Bridge, Executive Director
Ms. Tabitha Cain, Resident Services Assistant
Ms. Barbara D'Onofrio, Director of Finance
Mr. Brian Eagan, Housing Attorney
Mr. Alfonso Espinosa, AMP Maintenance Manager
Mr. Andrew Estocin, Deputy Director
Mr. Dan Foster, Capital Fund Project Manager
Ms. Karen Ochsankehl, Accountant
Mr. Elias Salas, Housing Quality Compliance Inspector
Ms. Bernadette Rodriguez, Community Services Specialist
Mr. Chanse Trujillo, Housing Quality Compliance Inspector

3. **Approval of Minutes**
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Member Vogel moved to approve the minutes; seconded by Member Robinson. The motion carried by a 3-0-2 vote. (For: Vogel, Clarke; Robinson. Abstain: McHard, Rivera-Wiest).

4. **Public Comment**
There were no Public Comments.

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 and Capital Fund Projects Manager Dan Foster)

Ms. Bridge and Mr. Estocin presented the AHA June/July Update 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 Vogel moved to accept receipt of the Report; seconded by Member McHard. The motion was carried by a 5-0 vote.

b) Executive Communication 2017-03, Request for Proposal (# P1738) AHA Multi Family Unit ADA-UFAS Remodels (Capital Fund Projects Manager Dan Foster)

Mr. Foster presented "Executive Communication 2017-03, Request for Proposal (# P1738) AHA Multi Family Unit ADA-UFAS Remodels" and addressed questions from Members of the Board.

Member Vogel moved to adopt "Executive Communication 2017-03, Request for Proposal (# P1738) AHA Multi Family Unit ADA-UFAS Remodels"; seconded by Member McHard. The motion was carried by a 3-0-2 vote. (For: Vogel, McHard; Robinson. Abstain: Clarke, Rivera-Wiest).

7. **Old Business**
There were no items of Old Business.

8. **New Business**

a) Introduction of New Employees
Mr. Estocin introduced Tabitha Cain, Resident Services Assistant.
Ms. Baca introduced Chanse Trujillo, Housing Quality Compliance Inspector.

b) Closed Session, §10-15-1(H)(7) NMSA 1978 "meetings subject to the attorney-client privilege pertaining to threatened or pending litigation in which the public body is or may become a participant."

Member McHard moved to meet in Closed Session under §10-15-1 (H)(2) NMSA 1978 at 12:30 p.m. to discuss threatened or pending litigation in which AHA is or may become a participant. The motion was seconded by Member Vogel and carried by a 5-0 roll call vote. All Board members recessed to discuss this matter.

Re-Convene in Open Session; to vote in public on action items, if any.

The Board re-convened in open session at 12:45 p.m. Chairperson Clarke announced there were no votes taken during the Closed Session and the only business discussed in Closed Session was the threatened or pending litigation. No motions were made by any members during the open session.

Member Rivera-Wiest departed at 12:45 p.m.

9. Other Business

The next scheduled Regular Meeting of the Board will be on August 16, 2017 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

There were no Announcements.

11. Adjournment

There being no further business to be brought before the Board, Member Vogel moved to adjourn the meeting at 12:48 p.m.; seconded by Member McHard. The motion was carried by a 4-0 vote.

SUBMITTED:

Ms. Linda Bridge, Secretary to the Board
Date: August 16, 2017

READ AND APPROVED:

Mr. Todd Clarke, Chairperson of the Board