



Minutes of the AHA Board of Housing Commissioners

Regular Meeting

Wednesday, December 18, 2019 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 December 18, 2019. Chairperson McHard presided. The Board met in the Manuel Cordova Conference Room in Open Session.

2. Roll Call

AHABHC MEMBERS PRESENT

Ms. Janet McHard, Chairperson

Ms. Roxanne Rivera-Wiest, Commissioner at Large

Ms. Rebecca Robinson, Resident Commissioner

AHABHC MEMBERS NOT PRESENT

Mr. Stephen J. Vogel, Vice-Chairperson, Excused

Ms. Lovie McGee, Commissioner at Large, Excused

VISITORS

Ms. Judy Higuera, Embudo Towers Resident

STAFF PRESENT

Mr. Matthew Archuleta, Public Housing Program Manager

Ms. Linda Bridge, Executive Director

Ms. Barbara D'Onofrio, Finance Director

Mr. Brian Eagan, Attorney

Mr. Dan Foster, Capital Fund Projects Manager

Ms. Thea Guerin, Deputy Director

Ms. Esther Lucero, Section 8 Program Manager

Ms. Carolyn Montoya, Senior Office Assistant - Admin

Ms. Mundy Petroff, Executive Assistant

Ms. Anita Sanchez-Triviso, Human Resources Director

Mr. Frederick Shendo, Accounting Manager

3. Approval of Minutes

Board of Housing Commissioners Meeting November 20, 2019

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

4. Public Comment



/abqha



/HousingABQ



Equal Housing Opportunity Agency



There was no public comment.

5. Consent Agenda

There were no consent agenda items.

6. New Business

7. Resolutions and Communications

- a) Report of the Secretary (Executive Director Linda Bridge, Deputy Director Thea Guerin and Capital Fund Projects Manager Dan Foster)

Ms. Bridge and Ms. Guerin presented the AHA November/December update in the Report of the Secretary and the Albuquerque Housing Authority Production Snapshot Report, Mr. Foster presented the Capital Fund Report; all addressed questions from Members of the Board. Please see the attached Reports.

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

- b) Resolution 2019-22 2020 Section 8 Housing Choice Voucher (HCV) Program Payment Standards (Section 8 Program Manager Esther Lucero)

Ms. Lucero presented 'Resolution 2019-22 2020 Section 8 Housing Choice Voucher (HCV) Program Payment Standards' and addressed questions from Members of the Board.

Member Rivera-Wiest moved to approve 'Resolution 2019-22 2020 Section 8 Housing Choice Voucher (HCV) Program Payment Standards'; seconded by Member Robinson. The motion was carried by a 3-0 vote.

- c) Resolution 2019-23 2020 Section 8 Housing Choice Voucher (HCV) Program Utility Allowance Schedule (Section 8 Program Manager Esther Lucero)

Ms. Lucero presented 'Resolution 2019-23 2020 Section 8 Housing Choice Voucher (HCV) Program Utility Allowance Schedule' and addressed questions from Members of the Board.

Member Robinson moved to approve 'Resolution 2019-23 2020 Section 8 Housing Choice Voucher (HCV) Program Utility Allowance Schedule'; seconded by Member Rivera-Wiest. The motion was carried by a 3-0 vote.

- d) Resolution 2019-24 Regarding Financing the Acquisition and Rehabilitation of the Commons at Martineztown (Housing Development Director Dan Foster)

Mr. Foster presented 'Resolution 2019-24 Regarding Financing the Acquisition and Rehabilitation of the Commons at Martineztown' and addressed questions from Members of the Board.

Member Robinson moved to approve ‘Resolution 2019-24 Regarding Financing the Acquisition and Rehabilitation of the Commons at Martineztown’; seconded by Member Rivera-Wiest. The motion was carried by a 3-0 vote.

- e) Resolution 2019-25 Authorizing Submission of Disposition Application to HUD’s Special Application Center (Housing Development Director Dan Foster)

Mr. Foster presented ‘Resolution 2019-25 Authorizing Submission of Disposition Application to HUD’s Special Application Center’ and addressed questions from Members of the Board.

Member Rivera-Wiest moved to approve ‘Resolution 2019-25 Authorizing Submission of Disposition Application to HUD’s Special Application Center’; seconded by Member Robinson. The motion was carried by a 3-0 vote.

- f) Resolution 2019-26 Regarding the Establishment of a Limited Liability Company and a Limited Liability Limited Partnership to affect the Acquisition and Rehabilitation of the Commons at Martineztown (Housing Development Director Dan Foster)

Mr. Foster presented ‘Resolution 2019-26 Regarding the Establishment of a Limited Liability Company and a Limited Liability Limited Partnership to affect the Acquisition and Rehabilitation of the Commons at Martineztown’ and addressed questions from Members of the Board.

Member Robinson moved to approve ‘Resolution 2019-26 Regarding the Establishment of a Limited Liability Company and a Limited Liability Limited Partnership to affect the Acquisition and Rehabilitation of the Commons at Martineztown’; seconded by Member Rivera-Wiest. The motion was carried by a 3-0 vote.

- g) Resolution 2019-27 Notice Requirements for Meetings of the Board in 2020 (Attorney Brian Eagan)

Mr. Eagan presented ‘Resolution 2019-27 Notice Requirements for Meetings of the Board in 2020’ and addressed questions from Members of the Board.

Member Rivera-Wiest moved to approve ‘Resolution 2019-27 Notice Requirements for Meetings of the Board in 2020’; seconded by Member Robinson. The motion was carried by a 3-0 vote.

- h) Resolution 2019-28 Setting the Official List of Regular Meeting dates of the AHA Board for 2020 (Attorney Brian Eagan)

Mr. Eagan presented ‘Resolution 2019-28 Setting the Official List of Regular Meeting dates of the AHA Board for 2020’ and addressed questions from Members of the Board.

Member Rivera-Wiest moved to approve ‘Resolution 2019-28 Setting the Official List of Regular Meeting dates of the AHA Board for 2020’; seconded by Member Robinson. The motion was carried by a 3-0 vote.

8. New Business

a) Introduction of New Employees

Mr. Eagan introduced Ms. Carolyn Montoya, Senior Office Assistant – Admin

b) Election of Board Chairperson for 1-year term (December 2019 to December 2020)

Chairperson McHard nominated Member Robinson to be Chairperson for 2020. There were no other nominations. Member Robinson accepted the nomination to be Chairperson. Member Robinson was then elected unanimously as Chairperson by acclamation.

c) Election of Board Vice Chairperson for 1-year term (December 2019 to December 2020)

Member Robinson nominated Member McHard to be Vice Chairperson for 2020. There were no other nominations. Member McHard accepted the nomination to be Vice Chairperson. Member McHard was then elected unanimously as Vice Chairperson by acclamation.

9. Old Business

There was no old business.

10. Other Business

The next scheduled Regular Meeting of the Board will be on Wednesday, January 15, 2020, at 12:00 p.m. The meeting will be held in the Manuel Cordova Conference Room (#186), at the Albuquerque Housing Authority Administration Office, in the Carnis Salisbury Building, 1840 University Blvd SE, Albuquerque, NM.

11. Announcements

So our employees can spend the holidays with their families, AHA will close at 2:00 pm Tuesday, December 24, 2019 and reopen Thursday, January 2, 2020 at 8:00 am.

12. Adjournment

There being no further business to be brought before the Board, Member Rivera-Wiest moved to adjourn the meeting at 12:36 p.m.; seconded by Member Robinson. The motion was carried by a 6-0 vote.

SUBMITTED:

/s Linda Bridge
Linda Bridge, Secretary to the Board
Date: January 15, 2020

READ AND APPROVED:

/s Rebecca Robinson
Rebecca Robinson, Chairperson of the Board