



Minutes of the AHA Board of Housing Commissioners

Regular Meeting

Wednesday, February 16, 2022 at 12:00 p.m. (MT)

Manuel Cordova Conference Room (#186) & Zoom Video Conference

Special Procedures were used for joining this meeting

1. Call to Order

The meeting was called to order at 12:02 p.m. (MT) on February 16, 2022. Chairperson Skowran presided. The Board met via Zoom and in-person in Open Session.

2. Roll Call

AHABHC MEMBERS PRESENT

Ms. Maurreen Skowran, Chairperson, via zoom

Ms. Rebecca Robinson, Vice-Chairperson

Ms. Roxanne Rivera-Wiest, Commissioner at Large

Ms. Lovie McGee, Commissioner at Large

Ms. Yvette Nunez, Commissioner at Large, via zoom

Mr. Lence Jorgensen, Commissioner at Large (sworn in as Successor for Ms. Rivera-Wiest)

STAFF PRESENT

Mr. Greg Abrams, Human Resources Manager

Mr. Arturo Almager, Maintenance Tech

Mr. Matthew Archuleta, Public Housing Program Manager

Mr. Matt Bailon, Operations Manager

Ms. Linda Bridge, Executive Director

Ms. Tabitha Cain, Sr. Accounting Technician - PH

Ms. Barbara D'Onofrio, Finance Director

Mr. Brian Eagan, Attorney

Mr. Dan Foster, Housing Development Director

Ms. Kathy Garza, Section 8 Housing Specialist

Ms. Thea Guerin, Deputy Director

Ms. Carolyn Montoya, Senior Office Assistant – Admin

Ms. Michelle Orellana, Property Manager

Ms. Mundy Petroff, Executive Assistant

Mr. Michael Pickard, Property Manager

Ms. Rocio Solis Sinche, Procurement Officer

Mr. Fred Shendo, Accounting Manager

VISITORS

Mr. Isaac Padilla, Director of Policy, Office of Mayor Tim Keller

Mr. Tim Sumrall, Aprio, LLC

Mr. Charlie Caps, Aprio, LLC



/abqha



/HousingABQ



Equal Housing Opportunity Agency



3. Announcement

City of Albuquerque Executive Communication (EC) 2021-492: Mr. Lence Jorgensen has been appointed to serve on the AHA Board of Housing Commissioners by Mayor Tim Keller. On January 19, 2022, the Albuquerque City Council voted 9 to 0 to confirm his nomination (see EC 2021-492.)

4. Administration of the Oath of Office

Oath of Office was administered by Mr. Eagan; Mr. Lence Jorgensen recited the Oath of Office. His first term of office ends on December 1, 2026. He is the successor for Commissioner Roxanne Rivera-Wiest.

5. Approval of Minutes

Board of Housing Commissioners Meeting January 19, 2022

Member McGee moved to approve the minutes; seconded by Member Robinson. The motion carried by a 4-0-1 vote. (For: Skowran, Robinson, McGee, Nunez; Abstain: Jorgenson).

6. Public Comment

There were no public comments.

7. Consent Agenda

There were no consent agenda items.

8. Resolutions and Communications

- a) Memorial 2022-01 Expressing Gratitude to Roxanne Rivera-Wiest (Executive Director Linda Bridge)

Ms. Bridge presented ‘Memorial 2022-01 Expressing Gratitude to Roxanne Rivera-Wiest for her dedicated service to the People of Albuquerque’ and addressed questions from Members of the Board.

Member Nunez moved to adopt ‘Memorial 2022-01 Expressing Gratitude to Roxanne Rivera-Wiest for her dedicated service to the People of Albuquerque’; seconded by Member Robinson. The motion was carried by a 5-0 vote.

Former Member Rivera-Wiest departed at 12:15 p.m.

- b) Report of the Secretary (Executive Director, Linda Bridge, Deputy Director Thea Guerin and Housing Development Director Dan Foster)

Ms. Bridge and Ms. Guerin presented the January/February 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.

Member Robinson moved to accept receipt of the Report; seconded by Member Jorgenson. The motion was carried by a 5-0 vote.

- c) Presentation and Acceptance of the 2021 Audit (Charlie Capps and Tim Sumrall, Aprio, LLC) (Finance Director Barbara D’Onofrio)

Mr. Tim Sumrall presented the Presentation and Acceptance of the 2021 Audit and addressed questions from Members of the Board.

Member McGee moved to accept receipt of the presentation; seconded by Member Robinson. The motion was carried by a 4-0-1 vote. (For: Skowran, Robinson, McGee, Nunez; Abstain: Jorgenson).

- d) Quarterly Financial Report (Finance Director Barbara D’Onofrio)

Ms. D’Onofrio presented the Financial Report and addressed questions from Members of the Board.

Member Nunez moved to accept receipt of the Financial Report; seconded by Member Robinson. The motion was carried by a 4-0-1 vote. (For: Skowran, Robinson, McGee, Nunez; Abstain: Jorgenson).

- e) 2021-2022 AHA Action Plan Quarterly Review (Deputy Director Thea Guerin)

Ms. Guerin presented the 2021-2022 AHA Action Plan Quarterly Review and addressed questions from Members of the Board.

Member Robinson moved to accept receipt of the 2021-2022 AHA Action Plan Quarterly Review; seconded by Member Jorgenson. The motion was carried by a 5-0 vote.

9. New Business

- a) Review timeline for the HUD 5-Year Plan, Annual Plan, Admissions and Continued Occupancy Policy (ACOP), Section 8 Administrative Plan, and Capital Fund

Ms. Guerin presented the timeline for the HUD 5-Year Plan, Annual Plan, Admissions and Continued Occupancy Policy (ACOP), Section 8 Administrative Plan, and Capital Fund.

Member Nunez departed at approximately 1:15 p.m., during the presentation of the timeline for the plans.

10. Old Business

There was no old business.

11. Other Business

The next scheduled Regular Meeting of the Board will be on Wednesday, March 16, 2022, at 12:00 p.m. The meeting will be held in person at the Albuquerque Housing Authority Administration Office, in the Carnis Salisbury Building, 1840 University Blvd SE,

