Minutes of the AHA Board of Housing Commissioners

Regular Meeting
Wednesday, September 21, 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 12:00 p.m. (MT) on September 21, 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. Lovie McGee, Commissioner at Large
Mr. Lence Jorgensen, Commissioner at Large

AHABHC MEMBERS NOT PRESENT

Ms. Yvette Nunez, Commissioner at Large, excused

STAFF PRESENT

Mr. Greg Abrams, Human Resources Manager
Mr. Matthew Archuleta, Public Housing Program Manager
Mr. Matt Bailon, Operations Manager
Mr. Randy Benally, Housing Voucher Program Manager
Ms. Linda Bridge, Executive Director
Ms. Tabitha Cain, Accounting Technician – PH
Ms. Barbara D'Onofrio, Finance Director
Mr. Brian Eagan, Attorney
Mr. Eric Feng, Accountant
Mr. Dan Foster, Housing Development Director
Ms. Thea Guerin, Deputy Director
Ms. Mundy Petroff, Executive Assistant
Ms. Shawn Watson, Housing Development Associate

VISITORS PRESENT

Ms. Kris Houde, Board Member, Citizens Information Committee (CIC) of Martineztown
Ms. Cecilia Webb, City of Albuquerque Mayor's Office, Constituent Services Representative
Mr. Isaac Padilla, City of Albuquerque Mayor's Office, Cannabis Program Manager
Mr. Carlos Torrez, Vice-President, Poms & Associates
Ms. Mary Fulton

3. **Approval of Minutes**
Board of Housing Commissioners Meeting August 17, 2022

Member Robinson moved to approve the minutes; seconded by Member Jorgensen. The motion carried by a 4-0 vote.

4. **Public Comment**
Ms. Fulton signed up to speak to address the Board. Her name was called and she was offered the opportunity to speak. Then she decided not to speak to offer a comment at this time.

5. **Consent Agenda**
There were no consent agenda items.

6. **Resolutions and Communications**

a) 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 August/September 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 Jorgensen. The motion was carried by a 4-0 vote.

b) Presentation regarding AHA Insurance 2022 Market Trends and Premium Outlook (Carlos Torrez, Vice President, POMS & Associates Insurance Brokers)

Mr. Torrez presented "AHA Insurance 2022 Market Trends and Premium Outlook" and addressed questions from Members of the Board.

c) The Board is going to meet in Closed Session under §10-15-1 (H)(2) NMSA 1978 to discuss a limited personnel matter, Executive Director annual review and compensation.

Member Jorgensen moved to meet in Closed Session under §10-15-1 (H)(2) NMSA 1978 at 12:55 p.m. to discuss a limited personnel matter, Executive Director annual review and compensation. The motion was seconded by Member Robinson and carried by a 4-0 roll call vote. All Board members recessed to discuss this matter.

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

The Board re-convened in open session at 1:14 p.m. Chairperson Skowran announced that no votes were taken during the Closed Session and the only business discussed in Closed Session was a limited personnel matter, Executive Director annual review and compensation. No motions were made by any members during the closed session.

e) Resolution 2022-16 Amendment #10 to the Employment Agreement Between the Albuquerque Housing Authority and Ms. Linda Bridge (Attorney Brian Eagan)

Member Robinson moved to approve "Resolution 2022-16 Amendment #10 to the Employment Agreement Between the Albuquerque Housing Authority and Ms. Linda Bridge"; seconded by Member Jorgensen. The motion carried by a 4-0 vote.

7. New Business

a) Discussion of the Draft Fiscal Year 2023 AHA Action Plan

Ms. Guerin presented "Discussion of the Draft Fiscal Year 2023 AHA Action Plan" and addressed questions from Members of the Board.

8. Old Business

There was no old business.

9. Other Business

The next scheduled Regular Meeting of the Board will be on Wednesday, October 19, 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, Albuquerque, NM, and the public will have the option to attend in person or by video conference.

10. Announcements

AHA is accepting Pre-Applications for Section 8 Housing Choice Voucher (HCV) Program from September 1-30, 2022. People must apply online on www.abqha.org.

11. Adjournment

There being no further business to be brought before the Board, Member Robinson moved to adjourn the meeting at 1:18 p.m.; seconded by Member McGee. The motion was carried by a 4-0 vote.

SUBMITTED:

Linda Bridge, Secretary to the Board
Date: October 19, 2022

READ AND APPROVED:

Maurreen Skowran, Chairperson of the Board