Minutes of the AHA Board of Housing Commissioners

Regular Meeting

February 21, 2024 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 12:03 p.m. (MT) on February 21, 2024. Chairperson Smith presided. The Board met via Zoom and in-person in Open Session.

2. Roll Call

AHABHC MEMBERS PRESENT

Ms. Rayellen Smith, Chairperson
Ms. Maurreen Skowran, Vice-Chairperson, via Zoom
Ms. Rebecca Robinson, Resident Commissioner
Position 5 on the Board is currently vacant

AHABHC MEMBERS NOT PRESENT

Ms. Lovie McGee, Commissioner at Large, Excused

STAFF PRESENT

Mr. Matthew Archuleta, Asset Manager
Mr. Matt Bailon, Operations Manager
Ms. Linda Bridge, Executive Director
Ms. Venessa Burk, Procurement Specialist
Ms. Tabitha Cain, Accounting Technician – PH
Mr. Brian Eagan, Attorney
Mr. Eric Feng, Accountant
Ms. Thea Guerin, Deputy Director
Ms. Carolyn Montoya, Senior Office Assistant - Admin
Mr. Fred Shendo, Accounting Manager
Ms. Rocio Solis Sinche, Procurement Officer
Ms. Shawn Watson, Housing Development Associate

VISITORS PRESENT

Ms. Donna Trujillo, Office of the State Auditor, Financial Director
Ms. Laura Wade, Office of the State Auditor, Auditor Manager
Ms. Sharla Parsons, Mayor's Nominee for Housing Commissioner, Position 5
Mr. Josiah Fowler, Resident
Ms. Loretta Gomez, Resident

3. Approval of Minutes

Board of Housing Commissioners Meeting January 17, 2024

Member Robinson moved to approve the minutes; seconded by Member Skowran. The motion carried by a 3-0 roll call vote.

4. Public Comment

Ms. Gomez addressed the Board regarding her concerns.

Mr. Fowler addressed the Board regarding his concerns.

5. Consent Agenda

There were no consent agenda items.

6. Resolutions and Communications

a) Presentation and Acceptance of the 2023 Audit (Office of the State Auditor, Laura Wade, Donna Trujillo, and David Smith) (Executive Director Linda Bridge)

Ms. Wade presented the 'Presentation and Acceptance of the 2023 Audit' and addressed questions from the Board.

Member Robinson moved to accept receipt of the 'Presentation and Acceptance of the 2023 Audit'; seconded by Member Skowran. The motion was carried by a 3-0 roll call vote.

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 Report of the Secretary and the Albuquerque Housing Authority Production Snapshot Report, Ms. Bridge 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 Skowran. The motion was carried by a 3-0 roll call vote.

c) 2023-2024 AHA Action Plan Quarterly Review (Deputy Director Thea Guerin)

Ms. Guerin presented the '2023-2024 AHA Action Plan Quarterly Review' and addressed questions from the Board.

Member Robinson moved to accept receipt of the ''2023-2024 AHA Action Plan Quarterly'; seconded by Member Skowran. The motion was carried by a 3-0 roll call vote.

d) Resolution 2024-01 Approval of RAD PBV CY2024 Project Operating Budgets (Deputy Director Thea Guerin)

Ms. Bridge presented 'Resolution 2024-01 Approval of RAD PBV CY2024 Project Operating Budgets' and addressed questions from the Board.

Member Robinson moved to approve 'Resolution 2024-01 Approval of RAD PBV CY2024 Project Operating Budgets' seconded by Member Skowran. The motion was carried by a 3-0 roll call vote.

7. New Business

a) Review timeline for the HUD Annual Plan, Admissions and Continued Occupancy Policy (ACOP), Section 8 Administrative Plan, and Capital Fund Plan (Deputy Director Thea Guerin)

Ms. Guerin presented the 'Review timeline for the HUD Annual Plan, Admissions and Continued Occupancy Policy (ACOP), Section 8 Administrative Plan, and Capital Fund Plan'; and addressed questions from the Board.

8. Old Business

There was no old business.

9. Other Business

There was no other business.

10. Announcements

AHA Board of Housing Commissioners currently has an opening for a new Member. Mayor Tim Keller is seeking a volunteer to serve on AHA Board – Online applications are being accepted for:

1. a Public Housing Resident Representative on the Board (for Board Position 2 for a term ending on 12/1/28)

The next scheduled Regular Meeting of the Board will be on Wednesday, March 20, 2024, 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.

11. Adjournment

There being no further business to be brought before the Board, Member Robinson moved to adjourn the meeting at 1:07 p.m.; seconded by Member Skowran. The motion was carried by a 3-0 roll call vote.

SUBMITTED:

/s Linda Bridge
Linda Bridge, Secretary to the Board
Date: March 20, 2024

READ AND APPROVED:

/s Rayellen Smith
Rayellen Smith, Chairperson of the Board