# Minutes of the AHA Board of Housing Commissioners

Regular Meeting
July 16, 2025 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 July 16, 2025. Chairperson Smith presided. The Board met via Zoom and in Open Session.

**2. Roll Call**

**AHABHC MEMBERS PRESENT**

Ms. Rayellen Smith, Chairperson
Ms. Maurreen Skowran, Vice Chairperson
Ms. Rebecca Robinson, Resident Commissioner
Ms. Lovie McGee, Commissioner at Large
Ms. Sharla Parsons, Commissioner at Large

**STAFF PRESENT**

Mr. Matthew Archuleta, Asset Management Division Manager
Mr. Matt Bailon, Operations Manager
Ms. Linda Bridge, Executive Director
Ms. Venessa Burk, Procurement Specialist
Ms. Tabitha Cain, Accountant
Ms. Cate Church, Housing Specialist
Ms. Barbara D'Onofrio, Finance Director
Mr. Brian Eagan, Attorney
Mr. Dan Foster, Housing Development Director
Mr. John Gauthier, Housing Services Director
Mr. Joe Horejs, Senior Accountant
Ms. Mundy Petroff, Executive Assistant
Ms. Shawn Watson, Housing Development Associate

**VISITORS PRESENT**

Mr. Chuck Garcia, Cuddy & McCarthy
Ms. Elizabeth Heaphy, Cuddy & McCarthy
Ms. Cecilia Webb, CABQ Mayor's Office

**3. Approval of Minutes**

Board of Housing Commissioners Meeting June 18, 2025

Member Robinson moved to approve the minutes; seconded by Member Skowran. The motion carried by a 5-0 roll call vote.

**4. Presentation**

a) Acknowledgement of AHA Core Value Employee

Ms. Bridge introduced Ms. Caitlin Church

**5. Public Comment**

There were no public comments.

**6. Consent Agenda**

There were no consent agenda items.

**7. New Business**

a) The Board is going to meet in Closed Session under §10-15-1 (H)(2) NMSA 1978 to discuss a limited personnel matter, and under §10-15-1 (H)(7) NMSA 1978, because discussions may include issues subject to the attorney-client privilege pertaining to threatened litigation in which AHA may become a participant.

Member Robinson moved to meet in Closed Session under §10-15-1 (H)(2) NMSA 1978 at 12:05 p.m. to discuss a limited personnel matter. The motion was seconded by Member McGee and carried by a 5-0 roll call vote. All Board members recessed to discuss this matter.

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

The Board re-convened in open session at 1:00 p.m. Member Smith announced there were no votes taken during the Closed Session and the only business discussed in Closed Session was a limited personnel matter. No motions were made by any members during the closed session and no votes were taken in the closed session.

**8. Resolutions and Communications**

a) Report of the Secretary (Executive Director Linda Bridge, Housing Development Director Dan Foster, Housing Development Associate Shawn Watson)

Ms. Bridge presented the June/July update Report of the Secretary, and the Albuquerque Housing Authority Production Snapshot Report, Mr. Foster presented the Capital Fund Report and Ms. Watson presented the update on the Choice Neighborhoods grant; 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 5-0 roll call vote.

**9. Old Business**

There was no old business.

**10. Other Business**

There was no other business.

**11. 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, August 20, 2025, at 12:00 p.m. The meeting will be held in person at the Albuquerque Housing Authority Main 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.

**12. Adjournment**

There being no further business to be brought before the Board, Member Robinson moved to adjourn the meeting at 1:28 p.m.; seconded by Member McGee. The motion was carried by a 5-0 roll call vote.

**SUBMITTED:**

/s/ Linda Bridge
Linda Bridge, Secretary to the Board
Date: August 20, 2025

**READ AND APPROVED:**

/s/ Rayellen Smith
Rayellen Smith, Chairperson of Board