Minutes of the AHA Board of Housing Commissioners

Regular Meeting
January 21, 2026 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 12:04 p.m. (MT) on January 21, 2026. Chairperson Skowran presided. The Board met in person and via Zoom and in Open Session.

2. Roll Call

Ms. Maurreen Skowran, Vice Chairperson
Ms. Rebecca Robinson, Resident Commissioner
Ms. Lovie McGee, Commissioner at Large

AHABHC MEMBERS NOT PRESENT

Ms. Rayellen Smith, Chairperson, Excused
Ms. Sharla Parsons, Commissioner at Large, Excused

STAFF PRESENT

Mr. Matthew Archuleta, Asset Management Division Manager
Ms. Holly Ayala-Moussa, Community Services Specialist
Ms. Linda Bridge, Executive Director
Ms. Tabitha Cain, Accountant
Ms. Doris Cante, Community Services Specialist
Ms. Barbara D'Onofrio, Finance Director
Mr. Brian Eagan, Attorney
Mr. John Gauthier, Housing Services Director
Mr. Joe Horejs, Accounting Manager
Ms. Carolyn Montoya, Sr. Office Assistant-Admin
Ms. Rocio Solis Sinche, Procurement Officer
Ms. Shawn Watson, Housing Development Associate

VISITORS PRESENT

Mr. David Smith,
Mr. Anthony Montoya, Director, Give ABQ, Adelante Development, Inc.

3. Approval of Minutes

Board of Housing Commissioners Meeting December 17, 2025

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

4. Presentations

a) Memorial 2026-01 Expressing Gratitude to Donors Willow Foundation of NM, Cottonwood Classical Prep School for The Gift of Thanksgiving Meals (Housing Services Director John Gauthier)

Mr. Gauthier presented 'Memorial 2026-01 Expressing Gratitude to Donors Willow Foundation of NM, Cottonwood Classical Prep School for The Gift of Thanksgiving Meals' and addressed questions from the Board.

Member Robinson moved to approve 'Memorial 2026-01 Expressing Gratitude to Donors Willow Foundation of NM, Cottonwood Classical Prep School for The Gift of Thanksgiving Meals'; seconded by Member McGee. The motion was carried by a 3-0 roll call vote.

b) Memorial 2026-02 Expressing Gratitude to GIVE ABQ for The December 2025 Winter Holiday Toy Drive (Housing Services Director John Gauthier)

Mr. Gauthier presented 'Memorial 2026-02 Expressing Gratitude to GIVE ABQ for The December 2025 Winter Holiday Toy Drive' and addressed questions from the Board.

Member Robinson moved to approve 'Memorial 2026-02 Expressing Gratitude to GIVE ABQ for The December 2025 Winter Holiday Toy Drive'; seconded by Member McGee. The motion was carried by a 3-0 roll call vote.

5. Public Comment

There was no public comment

6. Consent Agenda

There were no consent agenda items

7. Old 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 Skowran moved to meet in Closed Session under §10-15-1 (H)(2) NMSA 1978 at 12:20 p.m. to discuss a limited personnel matter. The motion was seconded by Member Robinson and carried by a 3-0 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 12:46 p.m. Member Skowran 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, Asset Management Division Manager Matthew Archuleta and Housing Services Director John Gauthier)

Ms. Bridge presented the 2025 Review of the Report of the Secretary, and the Albuquerque Housing Authority Production Snapshot Report, the Capital Projects Report, and Grant Summary; Ms. Bridge addressed questions from 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.

b) Quarterly CDBG Report (Housing Development Director Valerie Steichen)

Ms. Linda Bridge presented the 'Quarterly CDBG Report' and addressed questions from the Board.

Member Robinson moved to accept receipt and authorize Ms. Bridge to sign the report; seconded by Member Skowran. The motion was carried by a 3-0 roll call vote.

c) Resolution 2026-01 Designation of Public Housing Units 5605 and 5609 Gibson SE to Non-Dwelling Special Use (Asset Management Division Manager Matthew Archuleta)

Mr. Archuleta presented the 'Resolution 2026-01 Designation of Public Housing Units 5605 and 5609 Gibson SE to Non-Dwelling Special Use' and addressed questions from the Board.

Member Robinson moved to approve 'Resolution 2026-01 Designation of Public Housing Units 5605 and 5609 Gibson SE to Non-Dwelling Special Use'; seconded by Member Skowran. The motion was carried by a 3-0 roll call vote.

9. New Business

There was no new business.

10. Other Business

There was no other business.

11. Announcements

AHA offices will be closed on February 16, 2026 to celebrate President's Day.

AHA Board of Housing Commissioners currently has an opening for one new Member. Mayor Tim Keller is seeking volunteers 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 five year term ending on 12/1/2028)

The next scheduled Regular Meeting of the Board will be on Wednesday, February 18, 2026, 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 Skowran moved to adjourn the meeting at 12:59 p.m.; seconded by Member Robinson. The motion was carried by a 3-0 roll call vote.

SUBMITTED:

/s/ Linda Bridge
Linda Bridge, Secretary to the Board
Date: February 18, 2026

READ AND APPROVED:

/s/ Rayellen Smith
Rayellen Smith, Vice-Chairperson of the Board