Minutes of the AHA Board of Housing Commissioners

Regular Meeting
May 20, 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 12:02 p.m. (MT) on May 20, 2026. Chairperson Skowran presided. The Board met in person and via Zoom and in Open Session.

2. Roll Call

Ms. Maurreen Skowran, Chairperson
Ms. Rayellen Smith, Vice Chairperson
Ms. Rebecca Robinson, Resident Commissioner
Ms. Sharla Parsons, Commissioner at Large, via Zoom (arrived at 12:06 p.m.)

AHABHC MEMBERS NOT PRESENT

Ms. Lovie McGee, Commissioner at Large, Excused

STAFF PRESENT

Mr. Matthew Archuleta, Asset Management Division Manager
Mr. Matt Bailon, Operations Manager
Ms. Linda Bridge, Executive Director
Ms. Tabitha Cain, Accountant
Ms. Barbara D'Onofrio, Finance Director
Mr. Brian Eagan, Attorney
Ms. Mayra Enriquez, Public Housing Specialist Intake
Mr. Sam Garcia, Property Management Compliance Specialist
Mr. John Gauthier, Housing Services Director
Mr. Joe Horejs, Accounting Manager
Ms. Mundy Petroff, Executive Assistant
Ms. Rocio Solis Sinche, Procurement Officer
Ms. Shawn Watson, Housing Development Associate

VISITORS PRESENT

Ms. Kris Houde, Citizens Information Committee of Martineztown

3. Approval of Minutes

Board of Housing Commissioners, Special Meeting, April 20, 2026

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

4. **Public Comment**
Ms. Houde addressed the Board regarding her concerns and complimented the work being done by AHA staff at The Commons at Martineztown.

Member Parsons arrived at 12:06 p.m.

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

6. **Presentations**
a) Acknowledgement of AHA Core Value Employees
Ms. Bridge introduced Shawn Watson.

7. **Resolutions and Communications**
a) Report of the Secretary (Executive Director Linda Bridge, Asset Management Division Manager Matthew Archuleta, Housing Services Director John Gauthier and Housing Development Associate Shawn Watson)

Ms. Bridge presented the April/May Update Report of the Secretary, Mr. Archuleta, Mr. Gauthier and Ms. Watson presented the Albuquerque Housing Authority Production Snapshot Report, the Capital Projects Report, and Grant Summary; Ms. Bridge addressed questions from the Board.

Member Smith moved to accept receipt of the Report; seconded by Member Robinson. The motion was carried by a 4-0 roll call vote.

b) Quarterly Development Project Progress Report (Executive Director Linda Bridge)

Ms. Bridge presented the Quarterly Development Project Progress Report and addressed questions from the Board.

Member Smith moved to accept receipt and authorize Ms. Bridge to sign the report; seconded by Member Robinson. The motion was carried by a 4-0 roll call vote.

c) Quarterly Financial Report (Finance Director Barbara D'Onofrio)

Ms. D'Onofrio presented the 'Quarterly Financial Report' and addressed questions from the Board.

Member Parsons departed at 1:00 p. m.

Member Robinson moved to accept receipt of the report; seconded by Member Smith. The motion was carried by a 3-0 roll call vote.

d) 2025-2026 AHA Action Plan Quarterly Review (Executive Director Linda Bridge, Housing Development Director Valerie Steichen, Finance Director Barbara D'Onofrio, Asset Management Division Manager Matthew Archuleta, and Housing Services Director John Gauthier)

Ms. Bridge presented the '2025-2026 AHA Action Plan Quarterly Review' and addressed questions from the Board.

Member Smtih moved to accept receipt of the report'; seconded by Member Robinson. The motion was carried by a 3-0 roll call vote.

8. New Business

There was no new business.

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 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)

AHA Offices will be closed on Monday, May 25, 2026 to observe Memorial Day.

The next scheduled Regular Meeting of the Board will be on Wednesday, June 17, 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 Robinson moved to adjourn the meeting at 1:28 p.m.; seconded by Member Smith. The motion was carried by a 3-0 roll call vote.

SUBMITTED:

Linda Bridge, Secretary to the Board
Date: June 17, 2026

READ AND APPROVED:

Rayellen Smith, Vice Chairperson of the Board