Minutes of the AHA Board of Housing Commissioners

Special Meeting
July 21, 2026 at 12:30 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 12:34 p.m. (MT) on July 21, 2026. Chairperson Skowran presided. The Board met in person and via Zoom and in Open Session.

2. Roll Call

Ms. Maurreen Skowran, Chairperson, via Zoom
Ms. Sharla Parsons, Commissioner at Large, via Zoom
Ms. Rebecca Robinson, Resident Commissioner, via Zoom

AHABHC MEMBERS NOT PRESENT

Ms. Rayellen Smith, Vice Chairperson, Excused

STAFF PRESENT

Mr. Matt Bailon, Operations Manager
Ms. Linda Bridge, Executive Director
Ms. Tabitha Cain, Accountant
Ms. Barbara D'Onofrio, Finance Director
Mr. Brian Eagan, Attorney
Mr. Eric Feng, Sr. Accountant
Mr. John Gauthier, Housing Services Director
Mr. Joe Horejs, Accounting Manager
Ms. Carolyn Montoya, Sr. Office Assistant-Admin
Ms. Valerie Steichen, Housing Development Director

VISITORS PRESENT

Ms. Josie Martinez
Ms. Christine Maestas
Ms. Debi Tsosie

3. Approval of Minutes

Board of Housing Commissioners Meeting June 17, 2026

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. Maestas addressed the Board regarding her concerns needing housing.

Ms. Martinez addressed the Board regarding her concerns needing housing.

Ms. Tsosie addressed the Board regarding her concerns needing housing.

5. Consent Agenda

There were no consent agenda items

6. 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 Director Steichen)

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

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

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

Ms. Steichen presented the Quarterly CDBG Report and addressed questions from the Board.

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

c) Quarterly Development Project Progress Report (Housing Development Director Valerie Steichen)

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

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

d) Resolution 2026-12 Adoption of the 2026 Revised Accounting Policy (Finance Director Barbara D'Onofrio)

Ms. D'Onofrio presented 'Resolution 2026-12 Adoption of the 2026 Revised Accounting Policy' and addressed questions from the Board.

Member Robinson moved to approve 'Resolution 2026-12 Adoption of the 2026 Revised Accounting Policy'; seconded by Member Parsons. The motion was carried by a 3-0 roll call vote.

e) Resolution 2026-13 Increase the Second Signature Threshold on Financial Transactions (Finance Director Barbara D'Onofrio)

Ms. D'Onofrio presented 'Resolution 2026-13 Increase the Second Signature Threshold on Financial Transactions' and addressed questions from the Board.

Member Robinson moved to approve 'Resolution 2026-13 Increase the Second Signature Threshold on Financial Transactions'; seconded by Member Parsons. The motion was carried by a 3-0 roll call vote.

f) Memorial 2026-01 Expressing Gratitude to Lovie McGee (Board Chair Maurreen Skowran, Attorney Brian Eagan)

Ms. Skowran presented 'Memorial 2026-01 Expressing Gratitude to Lovie McGee' and addressed questions from the Board.

Member Robinson moved to approve 'Memorial 2026-01 Expressing Gratitude to Lovie McGee'; seconded by Member Parsons. The motion was carried by a 3-0 roll call vote.

7. Old Business

There was no old business.

8. Other Business

There was no other business.

9. Announcements

AHA and the City of Albuquerque are helping kids to prepare for a great start to the next school year by giving away hundreds of free, new books, backpacks, school supplies and more! You are invited to attend this free festival for the public, *Cruzin' Into the School Year*, on Saturday, August 1, 2026 at 10 a.m. to 1 p.m. There are two locations to choose from. Kids need to go to either West Mesa Community Center at 5500 Glenrio Rd NW, or the city Community Center in Phil Chacon Park, at 7505 Kathryn Av SE. The kid must be present at the event to receive the free items. Please reserve a free admission ticket on www.CABQ.gov.

AHA Board of Housing Commissioners currently has an opening for two (2) new Members. Mayor Tim Keller is seeking volunteers to serve on AHA Board – Online applications are being accepted for:

1. Vacant seat, At Large Representative, Board Position 1 – for a five year term ending on 12/1/2027
2. a Public Housing Resident Representative (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, August 19, 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.

10. Adjournment

There being no further business to be brought before the Board, Member Robinson moved to adjourn the meeting at 1:09 p.m.; seconded by Member Parsons. The motion was carried by a 3-0 roll call vote.

SUBMITTED:

/s/ Linda Bridge
Linda Bridge, Secretary to the Board
Date: August 19, 2026

READ AND APPROVED:

/s/ Maurreen Skowran
Maurreen Skowran, Chairperson of the Board