

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF GEORGETOWN
October 22nd, 2009**

On the 22nd day of October, 2009 at 2:30pm, the Housing Authority of the City of Georgetown, Texas, met in regular session.

Regular Session:

Item 1. Call the meeting to order. Commissioner Dorsey called the meeting to order at 2:37 pm.
Present: Commissioner Dorsey, Commissioner Bryant, Commissioner Savage,
Commissioner Gross, Interim Director Brennan.

Absent: Commissioner Williams, Commissioner Eady

There being a quorum present the following business was transacted.

Item 2. Public Comment –
Jeraline Dennis – Stonehaven Resident – Non smoking policy – Not in agreement with implementing smoking policy
Billy Tackett – Stonehaven Resident – Non smoking policy – Not in agreement with implementing smoking policy
Ella Terry – Non smoking policy – Not in agreement with implementing smoking policy
Leta Gibbs – Non smoking policy – Not in agreement with implementing smoking policy
Kenneth Hagen – Non smoking policy – Not in agreement with implementing smoking policy

Item 3. Resident Council Reports -

Item 4. Old Business - None

Item 5. New Business - None

Consent Agenda: The Statutory Consent Agenda includes non-controversial and routine items that the Board may act on with one single vote. A Board member may pull any item from the Consent Agenda in order that the Board discuss and act upon it individually as part of the Regular Agenda.

Item 6. Discussion, Consideration and Possible Action to approve the minutes of the previous meeting(s)

Item 7. Discussion, Consideration and Possible Action to accept the Departmental Reports

- a. Stonehaven Monthly Report: Prior Month Delinquent Rents and Security Deposits, Reexaminations Past Due, Vacancies by Bedroom Size, Waiting list by Bedroom Size, Move-Ins, Move-Outs, Work Orders
- b. Shady Oaks Monthly Report: Prior Month Delinquent Rents and Security Deposits, Reexaminations Past Due, Vacancies by Bedroom Size, Waiting list by Bedroom Size, Move-Ins, Move-Outs, Work Orders

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- c. Resident Services Monthly Report: Prior Month Count of Activities in Direct Services, Agency Services, Activities, Administrative Contacts, Family Self-Sufficiency, Community Service
- d. Section 8 Monthly Report: Prior Month Reexaminations Past Due, Delinquent Inspections, Vouchers, Waiting List, New Admissions, Port-Ins, Port-Outs, Hard to House, Termination of Assistance
- e. Maintenance Department Monthly Report (Stonehaven and Shady Oaks): Prior Month Vacant Units by Address, Work Orders
- f. Director of Housing Operations Monthly Report: Prior Month Update on Stonehaven, Shady Oaks, Section 8 Activities, and Other Housing Authority Activities to Date, Projects for the Future

Item 8. Discussion, Consideration and Possible Action to accept the Executive Director's Report: Prior Month Update on Stonehaven, Shady Oaks, Section 8, Sierra Ridge, Resident Services, Legal Activities, and Other Housing Authority Activities

Item 9. Board Attendance Report

Motion: Commissioner Savage moved "to approve the consent agenda", Commissioner Gross seconded this motion. The motion passed unanimously.

Regular Agenda: The Board will individually consider and possibly take action on any or all of the following items:

Item 10. Discussion, consideration and possible action regarding change order from B&O Construction. – Nikki Brennan, Interim Executive Director - Interim ED Brennan presented the change order to the Board for discussion. The Board asked Ms. Brennan to ask the project Architect to come up with a more suitable alternative.

Motion: There was no motion made

Item 11. Discussion, consideration and possible action regarding mold and lighting at Stonehaven – Laura Bryant – Commissioner –

Motion: Commissioner Bryant made a motion to "Hire someone to come in and do an assessment for mold at Stonehaven apartments at least 20 units, not just visual and water testing but also to include air samples. Commissioner Dorsey seconded this motion. Commissioner Savage made a friendly amendment "not to exceed \$7,000.00. Commissioner Dorsey seconded this motion and this motion passed unanimously.

Motion: Commissioner Dorsey made a motion pursuant to the Board of Commissioner for the Housing Authority of the City of Georgetown to adjourn into Executive Session for consultation with our attorney as well as under section 551.071, and deliberation regarding real property under section 551.072 to discuss Items Item 12 regarding Sierra Ridge Project , Item 13 regarding Community Development Block Grant Program, Item 14, Discussion, consideration and possible action regarding competitive grant (air conditioning/heating) and

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Item 15, regarding Reevaluation of Financial Institutions. Commissioner Savage seconded this motion and it carried unanimously. Board recessed into Executive Session at 3:15 pm.

- Item 12. Discussion, consideration and possible action regarding Sierra Ridge Project – Marvin Dorsey, Chairman
- Item 13. Discussion consideration and possible action regarding Community Development Block Grant Program – CDBG – Marvin Dorsey, Chairman
- Item 14. Discussion, consideration and possible action regarding competitive grant (air conditioning/heating) – Marvin Dorsey, Chairman
- Item 15. Discussion, consideration and possible action regarding Reevaluation of Financial Institutions - Greg Eady, Commissioner
- Item 16. Executive Session: Pursuant to and in compliance with the Open Meetings Act Chapter 551, Texas government Code, the item listed below will be discussed in closed session and is subject to action in the regular session that follows.
 - a. Section 551.072 Deliberation regarding real property. The Board will conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property.

Actions from Closed session:

Motion: Commissioner Dorsey made a motion to: "hire Rothenberg Firm to take care of real estate needs". Commissioner Savage seconded this motion, this motion passed unanimously.

Item 17. Adjournment

Motion: Commissioner Savage moved for adjournment. The motion was duly seconded by Commissioner Dorsey and it carried by unanimous vote. The Chairman thereby declared the meeting adjourned at 4:05 pm.

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