

**MINUTES OF THE
BOARD OF COMMISSIONERS
MEETING
HOUSING AUTHORITY OF THE CITY OF MCKINNEY**

The regular meeting of the Board of Commissioners of the Housing Authority of the City of McKinney was held at 5:30pm on the 25th day of June 2013, to consider and act upon the following:

Call to Order

Chairman Don Stockford called the meeting to order at 5:37pm. The following members of the board were present.

Stockford
Beller
Smith
Johnson
DeCoste

The following staff members were present.

Ed Kirkpatrick
Rebecca Salinas
Michael Brooks
Devona Harvey
Roslyn Miller

Invocation

Michael Brooks gave the invocation.

Comments from the Public

The following members of the public were present.

Erica Diaz
Krista Walker
Lacille Porter
Ethel Griffin
Special Holbeck
Jasmine Reed
Attorney Nicole Taylor
Margaret Coverson
Trish Hamaker

There was no request to speak.

Consider/Discuss/Act on Old Business – Items tabled from the previous meeting (06.25.13.01)

There were no items tabled from previous meetings.

Consider/Discuss/Act on Minutes of the meetings held as follows.

- May 28, 2013 (06.25.13.02)

Commissioner Justin Beller motioned to approve the minutes with a correction to the following.

Results of the vote to receive the Operations Statistical Report & Maintenance Update

Commissioner Smith seconded the motion. A vote was taken with the following results.

Ayes: Stockford
Smith
DeCoste
Beller

Nay: Johnson

Consider/Discuss/Act on Financials

- FYE 2014 Proposed Budget (06.25.13.03)

Commissioner Beller motioned to approve the FYE 2014 Budget. Commissioner Smith seconded the motion. The vote was taken with the following results.

Ayes: Stockford
Smith
DeCoste
Beller
Johnson

- Tenant Account Receivables Proposed Write-offs/Year to date Write-Offs (06.25.13.04)

Commissioner Beller motioned to approve the proposed write-offs. Commissioner Smith seconded the motion. A vote was taken with the following results.

Ayes: Stockford
Smith
DeCoste
Beller
Johnson

Fee Accountant, Trish Hamaker summarized the financial reports as of 05/31/13 and offered predictions for the FYE close-out based on current trends. Devona Harvey, staff accounting clerk, summarized the internal accounting department report.

Consider/Discuss/Act on Program Update

- Eligibility – ACC Leased Unit Statistics
- Public Housing
- Housing Choice Voucher/S8
- Compliance
- Statistical Report

The program staff Eligibility Coordinator, Property Manager, and Maintenance Supervisor, gave a FYE report. The Chairman asked that the record show the reports were received.

Consider/Discuss/Act on Maintenance Update

Consider/Discuss/Act on Rental Demonstration Project Update

Ms. Miller advised the board that Carleton Properties had been notified of the board's approval to develop the Newsome Property. In addition, the board was given a rendition of the layout proposed for Newsome. Ms. Miller also advised that the agency and Carleton would hold its monthly call with the RAD team on the 26th and would also be meeting with the City Planning department on the 27th. No action was required.

Executive Director's Report

Ms. Miller gave a brief summary of the items in her report previously provided to the board. The report consisted of a review of the fiscal year goals, challenges, accomplishments and projected goals for the coming fiscal year, In addition to the following.

- List of the agencies financial resources
- Development Projects
- Father's Day event – 06/15/13
- Brownfield Assessment – Phase II

Chairman's Report

The Chairman and board members gave general comments acknowledging the residents and thanked the staff for their efforts. The Chairman called for the closing of the regular session.

The regular session closed at 6:58pm.
The BOC entered executive session at 7:07pm.

EXECUTIVE SESSION

Action on Executive Session (06.25.13.05)

The board returned from executive session at 7:58pm. The following action was taken. Commissioner Beller motioned to approve the contract agreement with Ground Floor Development. Commissioner Johnson seconded the motion. A vote was taken with the following results.

Ayes: Johnson
Smith
DeCoste
Beller

Nay: Stockford

Commissioner Beller motioned to authorize the Executive Director to acquire property as needed for the Newsome Homes Redevelopment. Commissioner Smith seconded the motion. A vote was taken with the following results.

Ayes: Stockford
Smith
DeCoste
Beller
Johnson

Adjourn

The Chairman called for a motion to adjourn. Commissioner Beller motioned to adjourn. Commissioner Smith seconded the motion. The meeting adjourned at 8:02pm.

Chairman

Date

Secretary