

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

The regular meeting of the Housing Authority of the City of McKinney was held on July 28, 2015 at 5:30pm.

Chairman Justin Beller called the meeting to order at 5:31pm.

The following Commissioners were present.

Beller
LeFall
Hammer
Smith
Stockford

The following staff was present.

Rebecca Salinas
Bethany Shaulis
Connie Crosby
Gary Kesler
Roslyn Miller

The following members of the public were in attendance.

Patsy Alexander
Debbie Roberts
Sarah Patterson
Nicki Leeks
Pamela Scott
Becky Enos
Darlene Brown
Michelle James
Sharon Wise
Cassandra Wilson
Kym Griffin
Margaret Coverson
Patricia Williams
Sarah Kramer
Whaylon Morton
Chuck Branch
Katia Mervil

Invocation

Comments from the Public or Residents – none

Consider/Discuss/Act on Old Business – Code of Ethics policy tabled to August 2015 meeting.

Consider/Discuss/Act on Minutes of the meeting held on June 23, 2015 (07.28.15.01) – Commissioner Smith motioned to amend the agenda per staff request to June 23rd and July 23rd minutes. Commissioner Stockford seconded. All approved the motion.

Commissioner LeFall motioned to approve the minutes. Commissioner Smith seconded the motion. A vote was taken with the following results.

Ayes: Smith
Hammer
LeFall
Beller
Stockford

Nays: None

Commissioner Stockford motioned to approve the July 23, 2015 (07.28.15.02) minutes. Commissioner Hammer seconded the motion. A vote was taken with the following results.

Ayes: Smith
Hammer
LeFall
Beller
Stockford

Nays: None

Consider/Discuss MHA Resident Council Minutes/Update – staff advised the board of the temporary suspension of the Resident Council to ensure proper training and guidance. The staff thanked former President Williams for facilitating the initial training held at the July Resident Council meeting. And staff announced the certification training to be held August 4, 2015.

Consider/Discuss/Act on Millennium McKinney Update – the staff provided an update from counsel of the notice to vacate the amended and restated modified consent decree.

Consider/Discuss/Act on Newsome Homes Update – staff gave an update to the timeline and general ongoing actions related to the redevelopment and presented amendments to the following policies as needed to accommodate transitions in relocating residents being displaced.

Newsome Homes Relocation Policy Amendment (07.28.15.02) – Commissioner Smith motioned to approve. Commissioner Hammer seconded the motion.

MHA Administrative Plan & Admissions and Occupancy Policy Amendment (07.28.15.03) – Commissioner Stockford motioned to approve. Commissioner Lefall seconded the motion. A vote was taken for both items with the following results.

Ayes: Smith
Hammer
LeFall
Beller
Stockford

Nays: None

Consider/Discuss/Act on Financials – Commissioner Stockford motioned to approve the tenant write-offs as presented. Commissioner Lefall seconded the motion. A vote was taken with the following results.

Ayes: Smith
Hammer
LeFall
Stockford
Beller

Nays: None

The monthly bank statements were presented for review. No additional action was taken.

Consider/Discuss/Act on Overview of PHA Programs – the monthly statistics and compliance report for the major programs was presented by staff for review and questions. The Section Eight Management Assessment Program Certification was presented pending additional documentation. Staff also presented a draft copy of the Energy Audit and Physical Needs report. No additional action was taken.

Executive Director's report – Ms. Miller gave a general summary of the following items.

- Fort Worth Housing Authority tour and training
- McKinney Community Development Corporation Board meeting update
- Community Development Block Grant update
- Office of the Inspector General PHA Training
- 2015 Texas Housing Conference

Chairman's report – Chairman Beller thanked everyone for attending.

Chairman Beller called for a motion to adjourn. Commissioner Smith motioned. Commissioner Stockford seconded. All voted in favor.

The meeting adjourned at 6:28pm.

Chairman

Date

Secretary