

**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 6:30pm on the 23rd of October 2012.

The meeting was called to order at 6:38pm. The following Commissioners were present:

Donald Stockford
Alonzo Tutson
Jim DeCoste
Tom Johnson
Justin Beller

MHA staff in attendance:

Roslyn Miller
Shamira Lawrence
Sharon Green
Ed Kirkpatrick
Margaret Coverson
Connie Crosby
Michael Brooks

Members of the general public in attendance:

Lacille Porter
Sarah Crammer
Elinor Williams
Rick Johnston
Nicky Leeks
Krista Walker
Dr. Priscilla Kimery-Skill Quest
Dr. Shannon Fitzgerald-Skill Quest
Nicole Taylor
Mrs. Tutson

Invocation

Michael Brooks gave the invocation.

Commissioner Tutson extended a formal welcome to newest Commissioner Justin Beller.

There was a call to hear comments from the public.

Mr. Brooks asked the Board to be mindful of the length of time taken for the meetings and the technicalities discussed during the meetings.

Resident Council Report

Resident Council President Elinor Williams provided the board with an update of the Resident Council Activities.

Oct. 27 the McKinney Make a Difference Day

Oct. 31 DV8 and MHA Resident council will partner to provide a safe Halloween environment for resident children.

Every Wednesday night DV8 is held at Merritt Community Center. A bus is provided by C-cart.

Teen impact on Monday nights.

Friday Nights Marshal Arts for ages 7 and up. 6-7pm.

The children's events previously mentioned follow MISD schedule.

1st and 3rd Wednesday is mom's group. This Wednesday, Oct. 24th is a mom's brunch all resident mom's are encouraged to come.

Consider/Discuss/Act on Minutes of the meeting held September 25th, 2012. Commissioner Stockford motioned to approve the minutes as presented. Commissioner Decoste seconded the motion. The board voted unanimously to approve the motion. (10.23.12.01)

Consider/Discuss/Act on Skill Quest- A Workforce Development Program. Dr. Priscilla Kimery gave a detailed presentation on the program and how it can benefit our residents. The program is not yet available in Collin County but they are hopeful to obtain funding and to have the programs available for Collin County Residents in the near future. No action was required.

Consider/Discuss/Act on Millennium Project. Ms. Miller updated the board on her discussion with ICP. The board came to a consensus to remain with the current development team. No further action was required. (10.23.12.02)

Consider/Discuss/Act on Rental Assistance Demonstration Project Application. Ms. Miller has consulted with our current developer representative Michael Bowen. In addition we have received input and commitments from other interested parties willing to supply the information and support needed to move forward with the RAD application. After much discussion and deliberation Commissioner Decoste motioned to move forward with the submission of application. Commissioner Tutson seconded the motion. Commission Johnson and Stockford abstained. The motion carried. (10.23.12.03)

Consider/Discuss/Act on RFP for Fee Accountant Services. After much discussion and deliberation Commissioner Beller motioned to table the discussion until executive session. Commissioner Johnson seconded the motion. The motion carried unanimously. (10.23.12.04)

Consider/Discuss/Act on RFP for Legal Services. Commissioner Johnson motioned to table the discussion until executive session. Commissioner Stockford seconded the motion. The motion carried unanimously. (10.23.12.05)

Consider/Discuss/Act on RFP for IT Services. Commissioner Johnson motioned to table the discussion until executive session. Commissioner Stockford seconded the motion. The motion carried unanimously. (10.23.12.06)

Consider/Discuss/Act on Maintenance Update Maintenance Make-Ready RFP. The board reviewed the updates provided in their board packets. RFP's are due Wednesday, October 24th. They will be presented at the next board meeting. No action needed at this time. (10.23.12.07)

Consider/Discuss/Act on Public Housing/Section 8 Program Update Statistical Summary

The board was offered the opportunity to hear from the staff on the status of their individual departments. Commissioner Johnson declined in an effort to save time.

Consider/Discuss/Act on Financials

After brief questions and comments Commissioner Beller motioned to approve the September 2012 Financials. Commissioner Stockford seconded the motion. The board voted unanimously to approve the motion. (10.23.12.08)

Tenant Account Receivables Write-Offs. There were no writes offs to present to the Board at this time.

Amendment to ACOP & Admin Plan: Accounting Payment Schedule Ms. Miller presented the request to bring all payables to the 1st and the 15th to bring structure to the agency per the recommendation of the fee accountant. . After brief questions and comments Commissioner Johnson motioned to approve the proposed Accounting Payment Schedule. Commissioner Stockford seconded the motion. The board voted unanimously to approve the motion. (10.23.12.09)

September bank statements were presented to the Board for review. No action needed at this time.

Consider/Discuss/Act on TML Continuation of Coverage. MHA is not adopting any new benefit options for retirees. After brief questions and comments Commissioner Beller motioned to continue the current coverage. Commissioner Decoste seconded the motion. The board voted unanimously to approve the motion. (10.23.12.10)

Interim Executive Director's Report

Ms. Miller presented the THA training certificates to the Board and commended them on their commitment to further educate themselves on this process.

MHA Staff - Ms. Miller gave compliments to the staff for their diligent efforts.

MHA Strategic Plan Update - Ms. Miller summarized the staff achievements in accomplishing the collaborative goals set forth by the board and staff.

Audit Update

The on-site audit concluded Thursday, October 18. An exit interview is schedule with the auditors.

Housing Authorities of Texas Symposium will be held Monday November 5th

McKinney Make A Difference Day - Staff and residents stuffed goody bags on October 20th. The 300 bags will be delivered to all of the Volunteer McKinney Center service projects being held on October 27th.

MHA Board Election of Officers

After Shamira Lawrence and Sharon Green collected and reviewed the paper ballots the results were determined as follows:

Chairman-Alonzo Tutson

Vice Chairmain-Donald Stockford

Chairman's Report

State of the Community Event is November 8th

Veteran's Day- Chairman Tutson encouraged the community take part in the local events observing Veteran's Day.

Collin County Public Transit Meeting will be held in McKinney from 5-6pm at the MPAC on October 30th.

Chairman Tutson encouraged the community to vote and take advantage of early voting


Commissioner Stockford requested comments from the public. It was suggested by Chairman Tutson that we add public comments to the end of the agenda as well.

Executive Session: Commissioner Tutson adjourned the meeting to executive session at 8:29pm. (10.23.12.11)


The Board returned from executive session.

The Chairman called for a motion on the actions taken during executive session. Commissioner Beller motioned to approve The Taylor Law Firm for general council and Cohen and Grigsby, P.C. for development council. Commissioner Stockford seconded the motion. The board voted unanimously to approve the item. (10.23.12.05)

Chairman Tutson called for a motion to adjourn. Commissioner DeCoste made the motion. Vice Chairman Stockford seconded the motion. The meeting adjourned at 10:24pm.



Chairman
Date: 10/23/12



Secretary