

**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 April 26, 2016 at 5:30pm.

Chairman Justin Beller called the meeting to order at 5:37pm.

The following Commissioners were present.

Smith  
Hammer  
Jackson  
Beller

The following staff was present.

Layne Killingsworth  
Elinor Williams  
Connie Crosby  
Bethany Shaulis  
Roslyn Miller

The following members of the public were present.

Nicki Leeks  
Margaret Coverson  
Jennifer Tillery  
Reveca Garza  
Laura Buckingham  
Marty Mascari  
Michelle James  
LaShadion Shemwell  
Councilman Chuck Branch

Commissioner Juli Smith gave the invocation.

Chairman Beller called for comments from the public. Mr. Shemwell inquired about storage options for residents.

The next agenda item was to consider/discuss/act on old business. There was none.

The Chairman called for the next item to consider/discuss/review was a client hearing request – Client #12357. The Client stated she wanted to address two items which included the following. The time it took for her repairs and secondly how she was treated. The board and council listened to the clients concern, asked relevant questions, acknowledged the concern and advised that a written response would be forth coming.

The Chairman called for the next item on the agenda to consider/discuss/act on minutes of March 22, 2016 (04.26.16.01). Commissioner Hammer motioned to approve the minutes as presented. Commissioner Smith seconded the motion. A vote was taken with the following results.

Ayes: Jackson  
Beller  
Hammer  
Smith  
Nays: None

The next item was to consider/discuss the MHA Resident Council minutes/update. Mr. Shemwell and Ms. Crosby, President and Vice President gave an update of the meeting and upcoming events.

Consider/Discuss/Act on Development Update – staff provided documentation of the progress of the Newsome Homes redevelopment. Staff provided a brief presentation of the Rental Demonstration Initiative and what it would mean to the Merritt Homes residents. The board and residents commented about the homeless and housing needs.

Consider/Discuss/Act on Financials – March 2016 (04.26.16.02) – Commissioner Hammer motioned to accept the financials as presented. Commissioner Smith seconded the motion. Commissioner Jackson abstained. A vote was taken with the following results.

Ayes: Smith  
Beller  
Hammer  
Nays: None

Tenant Account Receivable Write-Offs (04.26.16.03) – the staff presented the tenant account receivable write-offs and bank statements for the month. Commissioner Smith motioned to approve the write offs. Commissioner Hammer seconded the motion. A vote was taken with the following results.

Ayes: Beller  
Smith  
Jackson  
Hammer  
Nays: None

Consider/Discuss/Act on PHA Program Overview - the staff presented the monthly compliance reports and statistics. No action was required.

Executive Directors' report – Ms. Miller gave a brief overview of the following.

- HUD's published guidance Notice on Streamlining Regulations
- New Guidance on Criminal Records
- HUD Correspondence – PHA Plan
- Resident Commissioner

Chairman's report – The Chairman and the board made general comments and thanked the residents for their participation.

The Chairman called for a motion to adjourn to executive session. Commissioner Hammer motioned. Commissioner Smith seconded the motion. The meeting moved to executive session at 6:56pm.

The board returned from executive session. The Chairman called for a motion to adjourn the meeting. Commissioner Hammer motioned to adjourn. Commissioner Smith seconded the motion. The meeting adjourned at 7:38pm.

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Chairman

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Date

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Secretary