



Minutes of the AHA Board of Housing Commissioners

Special Meeting

Wednesday, September 26, 2012 (MDT)

Manuel Cordova Conference Room

1840 University Blvd SE

Albuquerque, NM 87106

1. Call to Order

The Meeting was called to order by Vice Chairperson Tom Growney at 12:03 p.m. with three members present. A quorum was present to conduct business.

2. Roll Call

AHABHC MEMBERS PRESENT

Mr. Tom Growney (Vice Chairperson)

Ms. Janet M. McHard, Certified Public Accountant (Member)

Ms. Rebecca Chavez (Resident Commissioner)

AHABHC MEMBERS ABSENT

Ms. Roxanne Rivera-Wiest (Member), Excused

Mr. Stephen J. Vogel (Chairperson), Excused

STAFF PRESENT

Ms. Robin Dozier Otten, Interim Executive Director, Albuquerque Housing Authority

Mr. Andrew Estocin, Associate Director, Albuquerque Housing Authority

Mr. Brian Eagan, Assistant City Attorney, COA Legal Dept

Ms. Janice Wright, Housing Paralegal, COA Legal Dept.

Ms. Evett Birdsong, Executive Assistant to the Executive Director, AHA

STAFF ABSENT

Ms. Evett Birdsong, Executive Assistant to the Executive Director, AHA, was excused from the meeting and left at 1:00 pm.

3. Approval of Minutes

Approval of Minutes of the Board of Housing Commissioners Regular Meeting August 15, 2012

Member Chavez moved to approve the minutes as written for the Regular Meeting on August 15, 2012, with no amendments. The motion was seconded by Member McHard and the motion was carried by a vote of 3-0.

48
49 **Approval of Minutes of the Board of Housing Commissioners Special**
50 **Meeting September 05, 2012**
51

52 Member McHard offered a minor amendment to the minutes, to remove the
53 'Via Telephone' on the roll call, to reflect that Vice Chairperson Tom
54 Growney was physically present for the September 05, 2012 Special Meeting.
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56 A motion was made to approve the September 05, 2012 Meeting Minutes, as
57 amended, by Member McHard. The motion was seconded by Member
58 Chavez. The motion was carried by a vote of 3-0.
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60 There were no Minutes of the September 19, 2012, Regular Meeting of the
61 Board since that Meeting was cancelled.
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64 **4. Bills and Communications**
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66 a) **Report of Secretary**
67

68 **Discussion:** Please see the attached; "1) The Production/Secretary Report
69 for August 2012 and 2) The FY2012 Year End Income Statement for all
70 AHA programs.
71

72 Ms. Otten and Mr. Estocin presented the Report of the Secretary on Public
73 Housing; Section 8; Police Data; Inspection and Customer Service
74 Production Reports for August 2012 and the FY2012 Year End Income
75 Statement for all AHA programs. A Vendor Performance report was
76 discussed to be added to the Report of the Secretary. Ms. Otten and Mr.
77 Estocin addressed questions about the reports from Board members.
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80 **5. Closed Session**
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82 Vice Chairperson Growney announced that the Board is going into a
83 Closed Session under §10-15-1(H)(2) NMSA 1978 to discuss limited
84 personnel matters regarding the hiring of the AHA Executive Director.
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86 At 12:12 p.m., Member McHard moved that the Board should proceed into
87 Closed Session to discuss limited personnel matters regarding the hiring of
88 the AHA Executive Director, and to discuss possible litigation matters,
89 involving Resolution 2012-13 In the matter of Jerry Wayne Bragg's Section 8
90 Housing Choice Voucher, seconded by Member Chavez, and the motion was
91 carried by a vote of 3-0.
92

93 The Board went into a Closed Session under §10-15-1(H)(2) NMSA 1978
94 to discuss a limited personnel matter regarding the hiring of the
95 Executive Director.
96

97 "Limited personnel matters" exception" If a public policy-making
98 body desires to meet in executive session to discuss an individual
99 employee's dismissal, promotion, resignation, complaint or
100 shortcomings, then such a Meeting could properly be closed

101 pursuant to the "limited personnel matters" exception set forth in
102 Subsection H(2). 1990 Op. Att'y Gen. No. 90-28.

103
104 The Board members moved to a closed session into the small conference
105 room across the hallway. The only people allowed in the Closed Session were
106 Robin Dozier Otten, Andrew Estocin and Brian Eagan.

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108 Member McHard requested that Judy Siglin and Vicente Quevedo remain
109 available for any questions or discussion from the Board, regarding
110 Resolution 2012-13 In the matter of Jerry Wayne Bragg's Section 8 Housing
111 Choice Voucher.

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114 **6. Re-Convene in Open Session**

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116 The Open Session re-convened at 1:30 p.m. in the Manuel Cordova
117 Conference Room, and Vice Chairperson Grownney, noted that no action was
118 taken during the closed session on the limited personnel matter or any other
119 matter.

120
121 Member McHard moved that the board delegate the task of creating interview
122 questions, coordinating the interview schedule and video interview setup to
123 staff and a Special Meeting was schedule on October 15, 2012 from 8:00 am
124 to 5:00 pm (MDT) noting that the time may change. The motion was
125 seconded by Member Chavez, and the motion was carried by a vote of 3-0.

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128 **7. Public Comment**

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130 There was no public comment.

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133 **8. Consent Agenda**

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135 There was no consent agenda.

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138 **9. New Business**

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140 **Resolution 2012 – 13 - In the matter of Jerry Wayne Bragg's Section 8**
141 **Housing Choice Voucher – Finding that AHA is not bound by the**
142 **Decision of Hearing Officer**

143
144 Member McHard noted that the Resolution 2012-13 In the matter of Jerry
145 Wayne Bragg's Section 8 Housing Choice Voucher was discussed during the
146 Closed Session of the limited personnel matter and that no action or vote
147 was taken during the closed session.

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149 Member Chavez moved that the Board was not adopting Resolution 2012-13
150 In the matter of Jerry Wayne Bragg's Section 8 Housing Choice Voucher and
151 that at this time AHA would comply with the Hearing Officer order, seconded
152 by Member McHard, and the motion was carried by a vote of 3-0.

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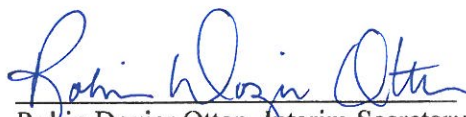
10. Other Business

A Special Meeting has been called on October 15, 2012 from 8:00-5:00 PM (MDT) and the next Regular Meeting of the Board will be held on Wednesday, October 17, 2012 in the AHA office building, in the Manuel Cordova Conference Room, at 1840 University Blvd SE, Albuquerque, New Mexico 87106. Possible Topics include, but are not limited to: hiring of a new Executive. The agenda items of the Meeting might change in the future.

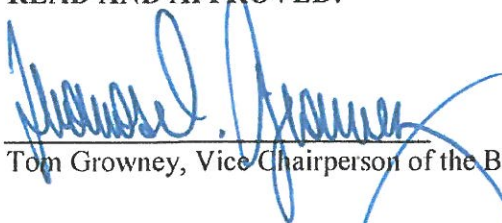
11. Adjournment

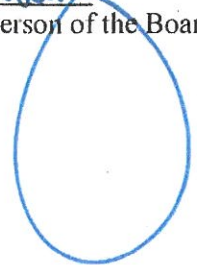
There being no further business to be brought before the Board, a motion was made by Member McHard to adjourn the Meeting at 1:35 p.m. The motion was seconded by Member Chavez and carried by a vote of 3-0.

SUBMITTED:


Robin Dozier Otten, Interim Secretary

READ AND APPROVED:


Tom Growney, Vice Chairperson of the Board



Date: 11/20 2012