**Meeting Minutes**

**Housing Authority of the City of Roswell Board of Commissioners**

**Regular Board Meeting via In Person and Zoom Conference System**

August 10, 2021 8:00 a.m.

**Present:** **Staff:**

Karen Parrish – Chair Beth Brown – Executive Director

Eric Schumacher - Commissioner Bionca Johnson – Property Manager

Shenetra Gates – Resident Commissioner

William Christopher– Commissioner **Guest:**

Robert Kesler – Vice Chair Kim Anderson – Facilities Manager

Trent Perry - Commissioner

**Absent:**

There being a quorum present, Mrs. Karen Parrish called the meeting to order at 8:00 a.m.

Karen Parrish discussed a contract with NOVA to reevaluate the settling and structural issues with the 199 Grove Way building. The Board discussed at length worst case scenarios and options available to RHA if the building is deemed unsafe. B. Brown provided insight into options that may be available to a PHA in a situation like this. The RAD program still being relatively new may have restrictions on options available to ta PHA. The previous engineering study was also discussed and estimates for addressing structural issues was discussed.

**MINUTES**

Minutes from the last meeting from July 13, 2021 were presented for approval. On Motion made by T. Perry and seconded by W. Christopher, the minutes were approved subject to modifications recommended during discussion.

Ayes: S. Gates, R. Kesler, W. Christopher, T. Perry, E. Schumacher

Nays: None

**FINANCIAL REPORTS**

Beth Brown presented the draft financials for Pelfrey and Myrtle for the month of June. Due to end of year calculations, the financials are in draft form and no action was taken.

**EXECUTIVE REPORT**

Beth Brown advised the Board that staffing and operations is running smoothly. Beth Brown advised the Board that the waiting list will be opening on August 30, 2021.

Beth Brown reviewed the Management reports with the Board. Vacancies are high and we are working with staff on improving procedures for unit turns.

Beth Brown introduced Kim Anderson, Facilities Manager and updated on process for preparing for a REAC inspection. B. Johnson updated the Board on issues found during the UPCS inspection.

B. Brown updated the Board on COVID-19. 4 GHA residents currently have COVID. RHA is ensuring that staff and residents are following COVID protocols. Board encouraged RHA to provide information to our residents regarding COVID vaccinations.

B. Brown updated the Board on number of households that are behind on their rent. B. Johnson updated on number of repayment agreements, currently seven families. The eviction moratorium was extended. Two residents were funded under the emergency rental assistance program.

B. Brown updated the Board on efforts to work with community partners. Zion church donated $500 for school supply drive. K. Parrish updated on other school drive efforts in the community.

B. Brown updated Board on resident programming.

Beth Brown gave an update on the tax credit application and how award process works.

**New Business**

The Tenant Selection Plan was reviewed and changes to preferences presented. Motion to approve the revised Tenant Selection Plan was made by T. Perry and seconded by R. Kesler.

Ayes: S. Gates, R. Kesler, W. Christopher, T. Perry, E. Schumacher

Nays: None

Absent:

There being no further business Karen Parrish adjourned the meeting.

 Beth Brown

Secretary to the Board

 Roswell Housing Authority