

## MINUTES

Grand Junction Housing Authority  
Board of Commissioners' Meeting

Monday, July 23, 2007  
Housing Authority Offices  
1011 North Tenth Street  
**11:30 a.m.**

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### 1. Call to Order

The regular July Grand Junction Housing Authority (GJHA) Board Meeting was not held due to a lack of a Board Member quorum.

An informal meeting proceeded with the following participants: Board Members Kathleen Belgard and Teresa Coons; and GJHA Staff Members Executive Director Jody Kole, Executive Assistant Kristine Franz, Property Management Supervisor Virginia Garcia, Property Maintenance Supervisor Walter Garcia, Development Director Don Hartman, Operations Director Lori Rosendahl, Accounting Supervisor Cheryl Sweers, Finance Director Andre' vanSchaften, and Development Officer Jon Wickre.

With the distribution of the following handouts, an Agency Financial Discussion Sheet and the Arbor Vista Development Budget and Development Financing Sheets that will be included in the Preliminary Tax Credit Application, information was shared regarding topics including Agency financial information; Arbor Vista Development budgeting and financing; and the Bookcliff Squire Development. The three handouts will be forwarded to absent Board Members for their review.

Lori distributed and briefly discussed her July 23<sup>rd</sup> memorandum regarding the proposed purchase of lawn/snow removal equipment. As the funds to purchase this equipment must be obligated by August 5<sup>th</sup>, a special Board Meeting to discuss and approve/disapprove this acquisition will be scheduled prior to this deadline.

Jody mentioned that, upon our invitation, the Delta Housing Authority (DHA) held their retreat last fall at Linden Pointe. Being impressed with the facility, participants were eager to explore the possibility of acquiring our design plans for their use in building a similar smaller development. Jody suggested to the DHA that a sincere monetary offer be made if there is serious consideration being given to this proposal. The Board will be kept apprised of any developments.

Lori mentioned that the U.S. Department of Housing & Urban Development (HUD)'s 2008 Proposed Fair Market Rents (FMR) have been published and were increased by \$5. The GJHA staff intends to appeal this and it is hoped that several Western Slope entities will unite together for a greater impact. Jody suggested that applying for Energy Impact Funds might fund a much needed survey in the future.

### 2. Adjourn

With no further discussion, the group adjourned at 12:21 p.m.

