

AGENDA

Grand Junction Housing Authority
Regular September Board Meeting

September 25, 2017 5:00 p.m.
8 Foresight Circle

DINNER PROVIDED

- | | <i>Time Estimate</i> |
|---|----------------------|
| 1. Call to Order | |
| 2. Welcome to Mr. John Williams, Mesa Country School District 51 Board President | |
| 3. Request Adoption of Minutes for August 28, 2017 (attached) | <i>5 Minutes</i> |
| 4. Discuss Mesa County School District No. 51 Ballot Question – Scott Aker, COO and John Williams, Mesa Country School District 51 Board President
<i>Mr. Williams will share how money raised by the proposed ballot questions would be used.</i> | <i>10 Minutes</i> |
| 5. Presentation of Procurement Policy Updates and Request Adoption of Resolution No. 2017-09-01 Revising the GJHA Procurement Policy (attached) – Amy Case, Controller and John McAnany, GJHA Attorney
<i>Procurement Policy changes include: 1) updates per new Uniform Guidance; 2) Policy guidance regarding GJHA acting as its own General Contractor/ Project Manager for rehabilitation projects.</i> | <i>15 Minutes</i> |
| 6. Report from the Finance and Audit Committee – Tim Hudner, Chairperson or Amy Case, Controller <ul style="list-style-type: none">• Presentation of Proposed Budget Revision and Request Adoption of Resolution No. 2017-09-02 Adopting Revised Budgets for FY 2017 for the General Fund, A&D, Walnut Park Apartments, Nellie Bechtel Apartments, Consolidated Market Properties, Next Step/TBRA, and Consolidated Vouchers (attached)• Auditors have been Engaged for the FY 2016-2017 GJHA Agency Audit | <i>15 Minutes</i> |
| 7. Update on the Housing Choice Voucher Program and Request Approval of Resolution No. 2017-09-03 Approving Payment Standards for the Housing Choice Voucher Program Effective October 1, 2017 (attached) – Scott Aker, COO and Racquel Wertz, HCV Supervisor | <i>15 Minutes</i> |
| 8. Discussion of the Use of Capital Terrace Sale Proceeds to Reduce Nellie Bechtel Apartments Acquisition Debt and Request Approval of Resolution No. 2017-09-04 (attached) – Amy Case, Controller | <i>15 Minutes</i> |
| 9. Discussion of Proposed Restated Bylaws of Doors 2 Success and Request Approval of Resolution No. 2017-09-05 (attached) – Scott Aker, COO
<i>Changes provide Doors 2 Success Board more autonomy over certain procedural</i> | <i>5 Minutes</i> |

items while retaining GJHA Board appointment of members and oversight, and increases Doors 2 Success Board to 11 members.

10. Discuss and Request Authorization of Proposed Sale of the Grand Junction Housing Authority-owned House at 470 Santee Street, Grand Junction, Colorado, Authorize the CEO and Board Chair to Sign the Contract Documents, and Ratify and Approve Resolution 2017-09-06 (attached) – Scott Aker, COO *10 Minutes*
GJHA Staff has been working with a local realtor to sell this property; A full-price offer has been agreed to and the property is under contract, scheduled to close October 20, 2017.
11. Update on the Bookcliff Squire Property Design Charrette Held on September 22 and 23, 2017 – Jody Kole, CEO and Scott Aker, COO *15 Minutes*
12. Update on The Highlands 2 – Jody Kole, CEO *20 Minutes*
13. Other Business *10 Minutes*
 - Scheduling
 - Reschedule the December Board Meeting
 - Board Meeting is December 25, 2017 – Christmas is December 25, 2017. Office is closed December 22 and 25, 2017.
 - Propose Rescheduling Annual Meeting for January 29, 2018 and Choose the Time and Location – Retain the regular January 22, 2018 Board Business Meeting
 - National NAHRO Poster Contest Winner (attached)
Congratulations to Mr. Jaden Hollingshear who is one of 10 national winners of the NAHRO 2018 What Home Means to Me Poster Contest. Jaden is 8 years old and is in the K-5th grade division. A picture of his poster will appear in the 2018 NAHRO calendar.
14. Adjourn