

State of Texas
County of Tarrant
City of Grapevine

The Board of Commissioners of the City of Grapevine Housing Authority met in Executive and Regular Sessions on this the 22nd day of August 2024, in the Conference Room of the Grapevine Housing Authority, 131 Starr Place, with the following members present to wit:

Linda Troeger	Chair
Bonnie McHugh	Vice Chair
Bruce Woodward	Financial Officer
Teri Rhodes-Cantu	Commissioner
Ron Moxom	Resident Commissioner

Constituting a quorum, with the following also present:

Duff O'Dell	City Council Liaison
Jane Everett	Executive Director

Call to Order

Chairperson Troeger called the meeting to order at 4:00 p.m.

Item #1 - EXECUTIVE MEETING

Chairperson Troeger announced the Board of Commissioners would recess to the Grapevine Housing Authority conference room to conduct a closed session regarding:

Consultation regarding pending case United States of America v. Housing Authority of the City of Grapevine, Texas Case No. 4:24-cv-00774, pursuant to Section 551.071, Texas Government Code.

The Board of Commissioners recessed to the Housing Authority Conference Room and began the closed session at 4:00 p.m. The closed session ended at 4:09 p.m.

Upon reconvening in open session Chairperson Troeger stated there was no action necessary relative to Section 551.071.

Item #2 - Citizen Comments

No Citizen comments submitted.

Item # 3 - Report of the Executive Director (Informational Only)

A. Rent Delinquency and Information Sheet

The Executive Director reported to the Board on the rent delinquencies, number of empty units, work orders and statistical information for the waiting list for Public Housing through August 19, 2024.

B. Capital Funds Report and Work in Progress

The Executive Director reported to the Board on the current Capital Funds and corresponding projects.

C. Report of Public Housing Activity and Issues

The Executive Director informed the Board the office kicked off the annual confirmation letter to applicants on the waiting lists. Once the letters are returned, GHA will determine if there is a need to open the waiting list for specific bedroom sizes.

The emergency brake on a US Postal truck failed, rolled backward down Texas Street, jumped the curb and ran into a pillar at 322 W Texas St. No one was injured and the pillar is structurally sound.

D. Update from the Resident Advisory meetings held on July 19 and August 16, 2024

Gena Buhl, the new GRACE Friends and Family Program Coordinator, was the speaker at the July 19, 2024 meeting. Gena explained the parameters of the program and how to apply.

Ivette Santiago and Rosa Morales won BINGO and Susana Alonso won the \$20 Wal-Mart gift card donated by the Bereans. The residents enjoyed a lunch of BBQ sandwiches, potato chips, watermelon and peach cobbler for dessert.

At the August 16th meeting, Executive Director Jane Everett presented the 2025-2029 Five Year Capital Plan and solicited feedback and input. Residents recommended:

- Replacing/refurbishing the benches on Worth ST and throughout the neighborhood.
- Replace mailboxes on all streets
- Install ceiling fans in bedrooms
- Install a light over the kitchen sink

ED Everett updated the residents the housing authority had completed a Fair Housing Title II and Section 504 compliance review and funds will need to be directed to any corrections as a result of the review. A report has not been completed as of yet.

Sheri Boardman and Raya Sirdegyan won BINGO and Terry Haflich won the \$20 Wal-Mart gift card donated by the Bereans. The residents enjoyed a lunch of Pizza Hut pizza, salad, and Tres Leche cake for dessert. The meeting was held in the smaller room with no access to the kitchen facilities.

E. Quarterly Investment Report for Quarter 2 2024

The Executive Director presented the Board with the Quarterly Investment Portfolio Report for Quarter 2 2024.

NEW BUSINESS

Item #4 - Election of Officers and Ex Officio member to the Senior Citizens Advisory Board and take any necessary action.

Commissioner McHugh moved and Commissioner Moxom seconded the proposed slate of officers:

Chair	Linda Troeger
Vice Chair	Bonnie McHugh
Financial Officer	Bruce Woodward
Ex Officio Member of the Senior Advisory Board	Teri Rhodes-Cantu

Ayes: Troeger, Rhodes-Cantu, McHugh, Woodward and Moxom
Nays: None
Motion passed: 5 - 0

Item #5 - Consideration of the minutes from the June 27, 2024, meeting and take any necessary action.

The Board was provided the minutes from the June 27, 2024, meeting for approval.

Commissioner Woodward moved and Commissioner Rhodes-Cantu seconded to accept June 27, 2024, minutes as presented.

Ayes: Troeger, McHugh, Woodward, Rhodes-Cantu and Moxom
Nays: None
Motion passed: 5 - 0

Item #6 - Consideration of the minutes from the July 18, 2024, meeting and take any necessary action.

The Board was provided the minutes from the July 18, 2024, meeting for approval.

Commissioner McHugh moved and Commissioner Woodward seconded to accept July 18, 2024, minutes as presented.

Ayes: Troeger, McHugh, Woodward, Rhodes-Cantu and Moxom
Nays: None
Motion passed: 5 – 0

Item #7 - Consideration of Resolution No. 24-06 to approve the Cyber Liability and Data Breach Response Interlocal Agreement with Texas Municipal League (TML) Intergovernmental Risk Pool for fund year October 1, 2024 – October 1, 2025

The Executive Director presented the Board with the Cyber Liability and Data Breach Response Interlocal Agreement for their review.

Commissioner Rhodes-Cantu moved and Commissioner Woodward seconded to approve Resolution No. 24–06 to authorize the Executive Director to enter an Interlocal agreement with TML for Cyber Liability and Data Breach Response coverage for the period October 1, 2024 – October 1, 2025.

Ayes: Troeger, McHugh, Woodward, Rhodes-Cantu and Moxom
Nays: None
Motion passed: 5 – 0

Item # 8 - Consideration of Resolution No. 24-07 to adopt the utility allowance schedule for 2025.

The Executive Director presented the Board with the proposed utility allowance schedule for 2025.

Commissioner McHugh moved and Commissioner Rhodes-Cantu seconded to approve Resolution No. 24–07 to adopt the Utility Allowance Schedule for 2025.

Ayes: Troeger, McHugh, Woodward, Rhodes-Cantu and Moxom
Nays: None
Motion passed: 5 – 0

Item #9 - Consideration of Resolution No. 24-08 to adopt the flat rent schedule for 2025.

The Executive Director presented the Board with the flat rent schedule for 2025.

Commissioner Rhodes-Cantu moved and Commissioner Moxom seconded to approve Resolution No. 24–08 to adopt the flat rent Schedule for 2025.

Ayes: Troeger, McHugh, Woodward, Rhodes-Cantu and Moxom
Nays: None
Motion passed: 5 – 0

Item #10 - Consideration and acceptance of the May and June 2024 monthly financial statements and take necessary action.

The Executive Director presented the Board with an electronic copy of the May and June 2024 financial statements for their review.

Commissioner Woodward moved and Commissioner McHugh seconded to approve the May and June 2024 financial statements.

Ayes: Troeger, McHugh, Woodward Rhodes-Cantu, and Moxom
Nays: None
Motion passed: 5 – 0

Item #11 – Report by the Ex Officio member of the Senior Citizens Advisory Board on the July 2, 2024 meeting.

Chair Linda Troeger provided an update. No action was taken.

ADJOURNMENT

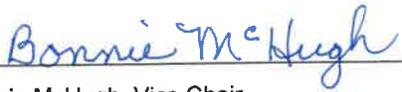
Commissioner Rhodes-Cantu moved and Commissioner McHugh seconded that the meeting be adjourned.

Ayes: Troeger, McHugh, Woodward Rhodes-Cantu, and Moxom
Nays: None
Motion passed: 5 – 0

Meeting adjourned at 4:48 p.m

PASSED AND APPROVED BY THE BOARD OF COMMISSIONERS OF THE GRAPEVINE HOUSING AUTHORITY
ON THE 26TH DAY OF SEPTEMBER 2024.

APPROVED:



Bonnie McHugh, Vice Chair

ATTEST:



Jane Everett

Executive Director