

State of Texas  
County of Tarrant  
City of Grapevine

The Board of Commissioners of the Grapevine Housing Authority held a Public Hearing and meeting in regular session on this the 25<sup>th</sup> day of September 2014 in the Conference Room of Grapevine Housing Authority, with the following members present to wit:

Jane Everett	Chair
Randy Bacon	Vice Chair/Finance Officer
Joetta King	Commissioner
Karen Rice	Commissioner
Terri Rushing	Resident Commissioner

Constituting a quorum, with the following also present:

Duff O'Dell	Liaison to City Council
Debra Wells	Executive Director
Ann Hendry	Resident
Shannon Hendry	Citizen

### **CALL TO ORDER**

Jane Everett, Chairman opened the Public Hearing at 4:30 p.m. for public comment regarding the PHA 5-Year and Annual Plan, Five Year Capital Funds Action Plan 2015-2019, Annual Capital Performance Reports 2013-2014; and Fiscal Year 2015: Section 8 HCV Administrative Plan, Public Housing Admissions and Continued Occupancy Policy, Dwell Lease, Lease addendums and all other policies.

### **PUBLIC COMMENT**

Ann Hendry commented on the flat rent phase-in calculation that was outlined in a Notice sent out to the resident's earlier in the day. She wanted to confirm she understood the process.

Public Hearing was closed at 4:45 P.M.

### **CALL TO ORDER**

Jane Everett, Chairman called the meeting to order at 4:45 p.m.

**PUBLIC COMMENT**

**REPORT OF THE EXECUTIVE DIRECTOR (INFORMATIONAL ONLY)**

**Item #1. 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. Also reported was the statistical information for the Section 8 Voucher Program including number of Vouchers leased up, cost per voucher, number of applications on the waiting list, and the Portability and Receipts report. Portability accounts receivables aging report included.

**Item#2 Capital Funds Report**

The board was provided with an update on expended funds for the capital funds projects.

**Item#3 Report of Public Housing and Section 8 Activity and issues**

The board was provided with a report for Public Housing and Section 8 activity and issues.

**Item #4 Minutes of the Resident Advisory Board for September 19, 2014**

The board was provided with minutes from the Resident Advisory Board meeting held September 19, 2014.

**NEW BUSINESS**

**Item #1 Consideration and adoption of the PHA 5-Year and Annual Plan, Five Year Capital Funds Action Plan 2015-2019, Annual Capital Funds Performance Reports 2013-2014; Fiscal Year 2015: Section 8 HCV Administrative Plan, Public Housing Admissions and Continued Occupancy Policy, Dwelling Lease, Lease Addendums and all other policies.**

The board was presented with the agency plans, all policies, dwelling lease and lease addendums which include the Fair Market Rents, Flat Rents and Utility Allowances for fiscal year 2015. All requirements set forth by the US Department of HUD were met.

Commissioner Rice moved and Commissioner Bacon seconded a motion to accept the PHA 5-Year and Annual Plan, Five Year Capital Funds Action Plan 2015-2019, Annual Capital Funds Performance Reports 2013-2014; Fiscal Year 2015: Section 8 HCV Administrative Plan, Public Housing Admissions and Continued Occupancy Policy, Dwelling Lease, Lease Addendums which includes the Fair Market Rents, Flat Rents, and Utility Allowances and all other policies.

Ayes: Everett, Bacon, King, Rice and Rushing  
Nays: None  
Absent: None

Motion passed.

Item #2 Consideration of the minutes from the September 4, 2014 Board Meeting

The board was provided with minutes from the September 4, 2014 meeting for approval.

Commissioner King moved and Commissioner Rice seconded a motion to accept the minutes as presented.

Ayes: Everett, Bacon, King, Rice and Rushing  
Nays: None  
Absent: None

Motion passed.

Item #3 Consideration and acceptance of the July, 2014 monthly financial statements

The monthly financial statements for July 2014 were provided electronically to the board. Commissioner Bacon reviewed the statements and found them acceptable.

Commissioner Bacon moved and Commissioner King seconded to accept the July 2014 monthly financial statements as presented.

Ayes: Everett, Bacon, King, Rice and Rushing  
Nays: None  
Absent: None

Motion passed.

Item #4      Consideration and approval of a contract with Brown Foundation Repair to repair foundations on duplex at 326-328 W. Worth

The board was presented with a proposal by Brown Foundation Repair for foundation work on a couple of units on W. Worth Street. Request for bids were sent out to three foundation companies. Brown Foundation Repair responded.

Commissioner King moved and Commissioner Bacon seconded to accept Resolution No. 14-07 approving the executive director to execute a contract for services with Brown Foundation Repair in an amount not to exceed \$9,800.

Ayes:            Everett, Bacon, King, Rice and Rushing  
Nays:            None  
Absent:          None

**ADJOURNMENT**

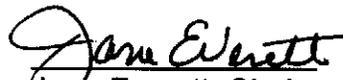
Commissioner King moved and Commissioner Rice seconded that the meeting be adjourned.

Ayes:            Everett, Bacon, King, Rice and Rushing  
Nays:            None  
Absent:          None

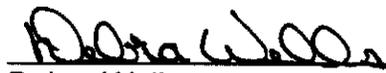
Motion passed. Meeting adjourned at 5:50 p.m.

PASSED AND APPROVED BY THE BOARD OF COMMISSIONERS OF THE GRAPEVINE HOUSING AUTHORITY ON THE 13TH DAY OF NOVEMBER, 2014.

APPROVED:

  
Jane Everett, Chair

ATTEST:

  
Debra Wells,  
Executive Director