

MINUTES

**ALBANY HOUSING AUTHORITY
BOARD OF COMMISSIONERS MEETING
Tuesday, February 14, 2016
200 South Pearl Street
Board Room**

-
1. Roll Call
- | <u>Present</u> | <u>Absent</u> |
|--|-----------------|
| Michael Whalen
Father James Lefebvre | |
| Linda Mallory Mitchell
Mark Bobb-Semple
Melvenia Jenkins | Kelly Kimbrough |
| | Mary Ann Hines |

The meeting was called to order at 3:06 pm

5 commissioners were present, constituting a quorum

Staff: Steven T. Longo, Executive Director; Chiquita D'Arbeau, Deputy Director; Joseph M. Brennan, General Counsel; Andréa West, Confidential Personnel Administrator

Others: Marc Gronich, Vice Chair, Keith Irish, cameraman from Channel Albany

2. Community Forum: None
3. Reading and approval of the minutes of the previous meeting held January 24, 2017
- Motion by Commissioner Mitchell
Second by Commissioner Lefebvre
All agreed.
The Minutes were approved

4. Action Calendar

Father Lefebvre read each Resolution and Mr. Longo provided explanation

- 02-17-04** Approval for Albany Housing Authority to enter into an agreement with Habitat for Humanity for development of 23 N. Swan for a first time home buyer.

Motion to approve by: Commissioner Jenkins
Second by: Commissioner Lefebvre
In Favor: All
Opposed: None
The Resolution was approved

- 02-17-05** Approval to award Contract #CSCC-2017-1 Capital South Campus Center Parking Lot at NY 9-4, 20 Warren Street to Marando Construction as the lowest responsible bidder in an amount not exceed \$180,894.00.
2nd Bidder: HMA Contracting Corp., \$195,000
3rd Bidder: New Castle Paving LLC, \$198,800.00
4th bidder Peter Luizzi Bros. Contracting, Inc. \$207,600.00

Motion to approve by: Commissioner Whalen
Second by: Commissioner Lefebvre
In Favor: All
Opposed: None
The Resolution was approved

02-17-06 Approval for Albany Housing Authority to extend the Energy Performance Consulting contract amount to \$100,000. The Energy Performance Consulting Services RFQ had a not-to-exceed amount of \$100,000 (small procurement threshold).

Motion to approve by: Commissioner Lefebvre
Second by: Commissioner Mitchell
In Favor: All
Opposed: None
The Resolution was approved

02-17-07 Approval of attached resolution relating to Lark Drive Associates, L.P. fixed-rate mortgage in the amount of \$1,700,000 with Community Preservation Corporation to be sold to Federal Home Loan Mortgage Corporation.

Motion to approve by: Commissioner Mitchell
Second by: Commissioner Jenkins
In Favor: All
Opposed: None
The Resolution was approved

02-17-08 Approval to write-off collection loss in the amount of \$57,746.79.

Capital Woods 0200	\$3,858.90
South End 1 0302	\$972.81
South End III 0303	\$324.31
Ezra Prentice 0913	\$5,495.13
Nutgrove 0927	\$3,233.02
Swan Street 0929	\$816.82
Swan Street 0930	\$12,650.03
Swan Street 0931	\$159.67
Creighton Storey 2137	\$1,032.36
Federal Properties	\$29,203.74
Total	\$57,746.79

Motion to approve by: Commissioner Mitchell
Second by: Commissioner Lefebvre
In Favor: All
Opposed: None
The Resolution was approved

6. Unfinished Business - None
7. New Business None
8. Report of the Executive Secretary

A. Monthly Management Report

- i. Mr. Longo reported that construction on Ida Yarbrough Redevelopment, Phase 1 is progressing well.
- ii. The application for funding Ida Yarbrough Redevelopment, Phase 2 was submitted to HCR and we expect to hear in April or May whether the application has been approved

B. Monthly Financial Report

Ms. D'Arbeau provided the Board with preliminary reports depicting year to date income and expenses for the Federal Developments; the component Units; and the Section 8 Program. There were no questions.

C Personnel Report None

D. Items for Advisement and Discussion None

E. Bank Balance as of 2/10/2017

9 Adjournment

There being no further business, Father Lefebvre moved to adjourn, Commissioner Hines Seconded; all agreed and the Chair declared the meeting adjourned at 3:26 pm

**NEXT MEETING:
March 14, 2017 @ 3:00 pm
200 South Pearl Street, Albany, New York 12202**