

# BOARD OF COMMISSIONERS MEETING MINUTES

OCTOBER 14TH, 2025

3:38 PM

AHA BOARD ROOM

**MEETING CALLED BY:**

Chairman Michael Whalen  
At 3:38 PM

**TYPE OF MEETING:**

Regular Meeting

**STAFF:**

Chiquita D'Arbeau  
Francen Chiaretta-Smith

Michael Whalen, Pastor David Traynham, Mark Bobb-Semple, Linda Mallory-Mitchell

**ABSENT/EXCUSED:**

Kelly Kimbrough

## MINUTES

### COMMUNITY FORUM

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No speakers

**AGENDA ITEM:**

Approval of Minutes of September 2025 Meeting

**PRESENTER:**

Michael Whalen

**DISCUSSION:**

None

**CONCLUSIONS:**

Commissioner Michael Whalen made a motion to approve; Commissioner Linda Mallory-Mitchell seconded. All Commissioners present voted in favor. Motion passed.

**AGENDA ITEM:**

10-25-30 - RESOLUTION AUTHORIZING THE WRITE  
OFF OF CERTAIN COLLECTION LOSSES

**PRESENTER:**

Chiquita D'Arbeau

**DISCUSSION:**

Ms. D'Arbeau provided the background on the resolution as requested by the Board.

**CONCLUSIONS:**

Commissioner Linda Mallory-Mitchell made a motion to approve; Commissioner Mark Bobb-Semple seconded. All Commissioners present voted in favor. Motion passed.

**AGENDA ITEM:**

**PRESENTER:**

10-25-31 - RESOLUTION AUTHORIZING THE AMENDMENT OF ARTICLE III OF THE BYLAWS OF ALBANY HOUSING AUTHORITY

Chiquita D'Arbeau

**DISCUSSION:**

Ms. D'Arbeau provided the background on the resolution as requested by the Board.

**CONCLUSIONS:**

Commissioner Mark Bobb-Semple made a motion to approve; Commissioner Linda Mallory-Mitchell seconded. All Commissioners present voted in favor. Motion passed.

**AGENDA ITEM:**

**PRESENTER:**

3. 10-25-32 - RESOLUTION REGARDING THE REGARDING THE REDEVELOPMENT OF STEAMBOAT SQUARE PHASE 2

Chiquita D'Arbeau

**DISCUSSION:**

Ms. D'Arbeau provided the background on the resolution as requested by the Board.

**CONCLUSIONS:**

Commissioner David Traynham made a motion to approve; Commissioner Mark Bobb-Semple seconded. All Commissioners present voted in favor. Motion passed.

**AGENDA ITEM:**

**PRESENTER:**

10-25-33 – A RESOLUTION APPROVING CONTRACTS FOR REAL ESTATE BROKERAGE SERVICES

Chiquita D'Arbeau

**DISCUSSION:**

Commissioner Whalen provided the background for the request.

**CONCLUSIONS:**

Commissioner David Traynham made a motion to approve; Commissioner Mark Bobb-Semple seconded. All Commissioners present voted in favor. Motion passed.



## **ADVISEMENT:**

Ms. D'Arbeau provided an overview of items affected by the government shutdown. She then gave a summary of the response to the Townsend Park Homes fire incident and introduced Colleen O'Keefe, Dr. of Operations, to the Board.

## **INTERNAL REPORTING**

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1. Monthly Financial & Vacancy Report
  2. Operations Report
  3. Collections & Vacancy Report
  4. Programs and Support Services Report
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## **ADJOURNMENT**

Commissioner Bobb-Semple made a motion to adjourn; Commissioner David Traynham seconded. All Commissioners present voted in favor. The meeting adjourned at 4:02 PM.