



ALBANY HOUSING
AUTHORITY

Board of Commissioners Meeting Minutes

Tuesday March 10th, 2026

3:30pm

AHA Boardroom

MEETING CALLED BY: Commissioner Mark Bobb- Semple at 3:39 pm
TYPE OF MEETING: Regular Meeting
STAFF: Chiquita D'Arbeau; Frances Chiaretta-Smith; Brian Kremer; Branden Underwood; Brendan Bannigan
BOARD: Pastor David Traynham; Linda Mallory-Mitchell; Stacy Whineglass
ABSENT/EXCUSED: Michael Whalen; Kelly Kimbrough

MINUTES

COMMUNITY FORUM: None

AGENDA ITEM:

- Approval of February 10th, 2025, AHA Board of Commissioners Meeting Minutes
 - Presenter: Mark Bobb-Semple
 - Discussion: None
 - Conclusions: Commissioner David Traynham made a motion to approve; Commissioner Linda Mallory-Mitchell seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-08- RESOLUTION APPROVING THE SALE OF 57-59 LARK STREET IN THE CITY OF ALBANY
 - Presenter: 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 Linda Mallory-Mitchell seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-09- 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 David Traynham seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-10- RESOLUTION APPROVING THE SALE OF 232-242 ELK STREET IN THE CITY OF ALBANY
 - Presenter: 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 Stacy Whineglass seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-11- A RESOLUTION APPROVING CONTRACTS FOR MECHANICAL ENGINEERING SERVICES
 - Presenter: 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 Linda Mallory-Mitchell seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-12- RESOLUTION DECLARING CERTAIN ITEMS AS EXCESS AND AUTHORIZING THE DISPOSTION OF SAME
 - Presenter: Chiquita D'Arbeau
 - Discussion: Ms. D'Arbeau provided the background on the resolution as requested by the Board.
 - Conclusions: Commissioner Stacy Whineglass made a motion to approve; Commissioner David Traynham seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-13- RESOLUTION AWARDDING A CONTRACT TO NAN MCKAY ASSOCIATES, INC. FOR LIHTC FILE REVIEW SERVICES AND AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE AN AGREEMENT AND RELATED DOCUMENTS REGARDING SAME
 - Presenter: Chiquita D'Arbeau
 - Discussion: Ms. D'Arbeau provided the background on the resolution as requested by the Board.
 - Conclusions: Commissioner Stacy Whineglass made a motion to approve; Commissioner Linda Mallory-Mitchell seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-14- RESOLUTION APPROVING THE PURCHASE OF A 2026 CHEVROLET SILVERADO 3500HD TRUCK WITH FISHER HD2 PLOW AND AUTHORIZING THE EXECUTIVE DIRECTOR TO EXECUTE A PURCHASE AGREEMENT AND RELATED DOCUMENTS REGARDING SAME
 - Presenter: Chiquita D'Arbeau

- Discussion: Ms. D'Arbeau provided the background on the resolution as requested by the Board.
- Conclusions: Commissioner Stacy Whineglass made a motion to approve; Commissioner Linda Mallory-Mitchell seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-15- A RESOLUTION APPROVING A CONTRACT WITH MID-STATE INDUSTRIES, LTD. FOR EXTERIOR PAINTING AND MASONRY REPAIRS AT STEAMBOAT HISTORIC
 - Presenter: 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 Stacy Whineglass seconded. All Commissioners present voted in favor. Motion passed.
- 03-26-16- A RESOLUTION APPROVING A CONTRACT FOR THE REPLACEMENT AND/OR UPGRADE OF CAMERA HARDWARE AND/OR SOFTWARE AT WESTVIEW APARTMENTS
 - Presenter: Chiquita D'Arbeau
 - Discussion: Ms. D'Arbeau provided the background on the resolution as requested by the Board.
 - Conclusions: Commissioner Stacy Whineglass made a motion to approve; Commissioner David Traynham seconded. All Commissioners present voted in favor. Motion passed.

ADVISEMENT

- Chiquita D'Arbeau discussed her testimony on behalf of NYSPHADA
- Chiquita D'Arbeau and CFO Branden Underwood discussed the decreased budget proration of 67.5 on subsidy

INTERNAL REPORTING

- Monthly Financial & Vacancy Report
- Operations Report
- Collections & Vacancy
- Programs & Supportive Services
- Lease Enforcement

Commissioner Bobb-Semple made a motion for an executive session. Commissioner Stacy Whineglass seconded. All Commissioners present voted in favor. Motion passed.



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Commissioner Mark Bobb-Semple made a subsequent motion to adjourn immediately following the executive session. Commissioner David Traynham seconded. All Commissioners present voted in favor. Motion passed.

ADJOURNMENT

Meeting adjourned at 4:13 pm