Pueblo of Acoma Housing Authority, Inc.
“A Non-Profit Tribal Corporation”
P.O. Box 620, Pueblo of Acoma, NM 87034 - Phone (505) 552-6118 - Fax (505) 552-0542
“Providing Safe and Affordable Housing Opportunities”

SIGN-IN SHEET

PUEBLO OF ACOMA HOUSING AUTHORITY
BOARD OF COMMISSIONER’S REGULAR MEETING
MAINTENANCE CONFERENCE ROOM
March 8, 2005

BOARD OF COMMISSIONERS

Duane Mousseau, Chairman
Myron Garcia, Commissioner
Jennifer Valdo, Commissioner
Daisy Lewis, Commissioner
Lloyd Tortalita, Commissioner
Clayton Garcia, Ex-Officio (Tribal Council)
Tony B. Chino II, Ex-Officio (Tribal Administration)

PAHA STAFF

Lawrence Sanchez, Executive Director
Phil Olguin, Finance Manager
Vacant, Development Specialist
Vacant, Mortgage Specialist
Patricia J. Alonzo, Accountant
Vacant, Homeownership Specialist
Connie R. Silva, Homeownership Specialist
Gwen Garcia, Administrative Assistant
Vacant, Secretary/Receptionist
Lawrence Ramirez, Maintenance Supervisor
Curtis Paytiamo, Maintenance Worker
Marion Salvador, Maintenance Clerk

MEETING ADJOURNED AT
Pueblo of Acoma Housing Authority
Board of Commissioners
Regular Meeting
3/8/2005; 6:00PM

I Call to Order
The meeting was called to order at 6:20pm by BOC Chairman D. Mousseau.

II Invocation

III Roll Call
Roll call was conducted by Chairman Mousseau. The following Commissioners were in attendance:
Duane Mousseau, Chairman
Myron Garcia, Commissioner
Jennifer Valdo, Commissioner
Daisy Lewis, Commissioner
Lloyd Tortilita, Commissioner
Clayton Garcia, Ex-Officio, Tribal Council
A quorum of four (5) was present.

Pueblo of Acoma Housing Authority
Lawrence Sanchez Jr., Executive Director, PAHA
Filemon Olguin, Finance Manager
Gwen Garcia, Administrative Assistant

IV Approve Agenda
A recommendation was made to include the BOC By-laws as an Old Business item in the meeting agenda. A Motion to Approve the meeting agenda was made by Commissioner Tortilita; the Motion was seconded; the Motion carried.

V Approve Minutes
The regular meeting minutes for 2/8/2005 and 2/22/2005 were produced and included in the meeting agenda for 3/8/2005. The minutes were reviewed by the commissioners and minor revisions were noted. A recommendation was made to produce the meeting minutes in a timely manner for future meetings. A motion was made to approve the meeting minutes for 2/8/2005 and 2/22/2005 by Commissioner Tortilita and the motion was seconded; the motion carried.

VI Announcements
No announcements were scheduled for this meeting.
VII Reports
There were two reports scheduled:

1. A Financial Report; presented by Kenneth Purwin, Controller, Pueblo of Acoma
   Mr. Purwin began his presentation by fielding questions from the BOC. The
   questions ranged from the financial reports not being produced for presentation to
   the BOC, to the processes being performed by the Central Accounting that affect
   the operations of PAHA, and to the transition of accounting to PAHA. Other
   minor questions were fielded with responses of mixed results. The BOC did
   recommend a meeting be scheduled to further discuss the transition of accounting
   to PAHA. The meeting was to include Tribal Administration, Tribal Council,
   Central Accounting, and PAHA to begin the final transition process.

2. The Executive Report; presented by Lawrence Sanchez, Executive Director. The
   report covered the following topics:
   - The PAHA staff was compiling a collection of documents relating to the
     Homebuyer Account (NM79-07/C-1653.01, D.F. Garcia). The documents
     are to be utilized by the BOC to determine what stance the BOC and
     PAHA shall take. It was discussed to proceed with the procedures
     according to the MHOA Policy. The documents will be available for BOC
     review in the PAHA Offices. Note- This account was listed as a finding
     (Relocation Costs) on the 2003 HUD Site Monitoring Report. Refer to the
     report for detailed information.
   - A Response was still pending on the ICDBG application submitted in
     December 2004. The application was being submitted to complete the
     modernization projects. The funding amount of the ICDBG application is
     $800,000.
   - The transfer of the Skyline trailer park is still ongoing. The status of the
     transfer is awaiting a resolution from the Tribal Council. It was noted that
     in conversation with the Realty Office Director, a resolution was not
     needed, but rather an Memorandum of Agreement would suffice. Note- A
     BOC Resolution was adopted in May 2004 to initiate the transfer of the
     trailer park to the management of PAHA.

Refer to the Executive Director’s Report for detailed information. A Motion to
Accept the Executive Director’s Report was made by Commissioner Tortilita and
the Motion was seconded; the Motion carried.

VIII Old Business
There was one item added at the recommendation of Commissioner Tortilita. The review
and revision of the BOC By-laws should be added as a continual Old Business item for
future meeting.

IX New Business
There was one (1) new business item presented before the Board:

1. A written request to appear before the Board for MEPA usage was made by a
   homebuyer (Project NM79/-07/C-1666.01, M. Sarracino) in January 2005. At the
   recommendation of the BOC, the homebuyer did meet with Homeownership
Specialist Connie Silva to review the policy and its affects on the account. A plan was presented to the homebuyer. The homebuyer then requested that the plan not take affect until after the homebuyer completed a cultural participation in 2006 at which the homebuyer would into a payroll deduction plan. The discussion amongst the BOC was that the homebuyer may be using the cultural participation as a supporting excuse for the MEPA usage request.

X Schedule Next Meeting
The next scheduled Regular Meeting is April 12, 2005 @ 6:00pm.

XI Adjourn
A Motion was made to adjourn the meeting by Commissioner Garcia; it was seconded and the motion carried. The meeting adjourned at 10:55pm.

These meeting Minutes were produced by Chairman D. Mousseau.
AGENDA

Pueblo of Acoma Housing Authority Board of Commissioner’s Regular Meeting
PAHA Maintenance Conference Room
March 8, 2005
6:00 P.M.

I. Call to Order

II. Invocation

III. Roll Call

IV. Approve Agenda

V. Approve Minutes – February 8, 2005 and February 22, 2005

VI. Announcements - None

VII. Reports

1. Financial Reports – Kenneth Purwin, Controller, Pueblo of Acoma Central Accounting
2. Executive Director’s Report – Lawrence Sanchez, Executive Director

VIII. Old Business - None

IX. New Business

1. Decision on MEPA Usage for Project NM79-07/C-1666.01, Lawrence Sanchez, Executive Director

X. Schedule Next Board of Commission Meeting

1. Next Regular Board of Commission Meeting, April 12, 2005, 6:00 p.m. PAHA Conf. Room

XI. Adjourn
I Roll to order 6:20 PM

II Invocation — Rev. Thomas

III Roll call — June Moore, John Dismukes, James Price, Lynette, Betty Mayfield, Joel Rice

IV Approve Agenda

Work Session to approve minutes 1/12/05. Motion by Dismukes, seconded by Price to approve. Minutes 1/12/05, note —

V Approve Minutes — 1/12/05

VI Announcements — None

VII Reports

VIII Special Meeting by Request

Presentation to be made by Lawrence Sanchez
Schedule Orientation & Office

II. Reports
   1. Financial Rpts. - Smooth Purom

Tenants: No starting point, going back 12 yrs.

Grant closers: September 2, have under cos' pay for this.

MIP: Need justification, schedule a meeting w/털gal

- Better access to firmware

Fee?
Audit?

- Make me entry there at party. OK to have access, but will not be allowed to make entries

Not just that sub-travel
- Micro managing on top
  - Time is wasted
  - What is the capability of this software?
- No communication
- Vague ends
  - Would like to see more specific time to the people
  - Actual figures
- The board is too oversee all these operations

1. Title 16 - Established no key authority

   Process / follow and build-up
   > Apart from 1100 - comes to EO Director
   > The board deals w/ issues

2. Procurement only - Small purchases

   Deals w/
The process suggests, is getting where, document complaints

- oversees procurement: controller
- request a meeting w/ Tribe administration + council along with procurement/CAO

2. EXECUTIVE MEMBER'S RET

[redacted]

Exhibit resolution on Skyline trailhead park
by [redacted] to me for

Exhibit motion to accept, or not to accept, or table, decision to accept [redacted] Award/2020 by Commissioner [redacted] Motion carries

VIII OB-

IX, NA

1. decision on MEM usage

[redacted] can then review the policy if approval is given.
come meet w) him/her/you. Remind any 
what he's getting this,

payroll deduction? Not in agreement

Request that he get an email attachment 
for safe keeping - on both sides

government/mr court

Request for project 7, 6, 5 etc 
budget finance, etc

I need to stable away. Home XT until 
we consult with defence.

We do not want it to become a 
legal issue; because it 
has never been done.

Protocols/hand, hand
extent right on 11/07/20
(5 Hours)

10:55pm

Include a QR code as requested. Multiple revision attempts are allowed, but the final version must be submitted by Tuesday 1/26.

Approve: x

Due 1/20 by 10am,

Field Test

Note: review above