

Pueblo of Acoma Housing Authority

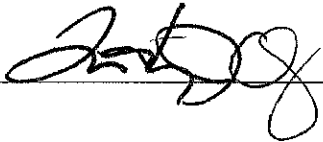
P.O. Box 620, Pueblo of Acoma, NM 87034 - Phone: 505-552-6118 - Fax: 505-552-0542

The Pueblo of Acoma Housing Authority mission is to provide decent, safe and affordable housing opportunities and services for low-income and non-low-income Pueblo of Acoma families, residing on and off the reservation, while preserving and enhancing traditions and natural resources thereby promoting the general welfare of all Pueblo of Acoma people.

PUEBLO OF ACOMA HOUSING AUTHORITY
Board of Commission Regular Meeting
Pueblo of Acoma Housing Authority Conference Room
Acomita, New Mexico 87034
July 17, 2001
SIGN-IN SHEET

BOARD OF COMMISSIONERS

Timothy J. Chavez, Chairman



Jason Johnson, Vice Chairman



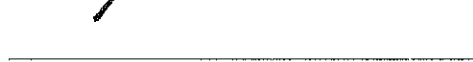
Duane Mousseau, Secretary



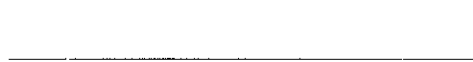
Rosi Aragon, Commissioner



Brian D. Vallo, Commissioner



Charles Riley, Ex-Officio (Tribal Council)

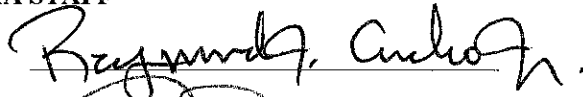


Harold Felipe, Ex-Officio (Tribal Admin.)



PAHA STAFF

Raymond J. Concho, Jr., Executive Director



Owen Ondelacy, Assistant Director



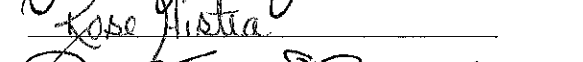
Floyd Tortalita, Development Specialist



Patricia J. Alonzo, Accountant




Rose Histia, Home Ownership Specialist



Jennette Steward, Home Ownership Specialist



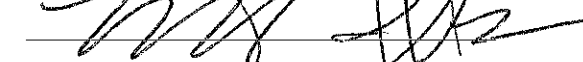
Gwen Garcia, Administrative Assistant



Tina M. Poncho, Secretary/Receptionist

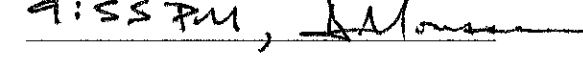


Mark Thompson, Project Manager



MEETING ADJOURNED AT



9:55 PM, 

AGENDA
Pueblo of Acoma Housing Authority Board of Commission Meeting
Acomita, New Mexico
Regular Meeting
July 17, 2001
6:30 p.m.

- I. Call to Order
- II. Invocation
- III. Roll Call
- IV. Approve Agenda
- V. Approve Minutes of June 12, 2001
- VI. Announcements
 - 1. Southwest Indian Housing Association Quarterly Meeting, July 23-27, 2001, San Diego, California
 - 2. NAIHC's 3rd Quarterly Board of Director's Meeting, September 11-12, 2001, Kodiak, Alaska
- VII. Reports
 - 1. Financial Report, Central Accounting Office - Tabled
 - 2. Development Project Report, Mark Thompson, Project Manager and Ely Joseph, Construction Inspector
 - 3. Modernization Program Report, Jorge Palombo, NAHC
 - 4. Traditional Model Home Demonstration Project Report, Jorge Palombo, NAHC and Dennis Playdon, Cornerstone
 - 5. Executive Director's Report, Raymond Concho, Jr.
- VIII. Old Business
 - 1. Low Rent Admission & Occupancy Policy (draft update)
 - 2. Vehicle Policy
- IX. New Business
 - 1. Proceeds of Sales – NM Tribal Homeownership Coalition Meeting, July 30, 2001, 10:00 a.m., Sky City Casino (Pinon Room A/B)
- X. Schedule Next Board of Commission Meeting
- XI. Adjourn

Pueblo of Acoma Housing Authority
Board of Commissioners
Regular Meeting Minutes for July 17, 2001

Item I Call to Order

The meeting was called to Order at 6:35pm by Tim Chavez Jr., Chairman. The meeting was conducted in the PAHA Conference Room.

Item II Invocation

Item III Roll Call

Roll call was conducted by Secretary Mousseau with the following present:

Board of Commissioners

Tim Chavez Jr., Chairman

Duane Mousseau, Secretary

Rosie Aragon, Commissioner

Brian Vallo, Commissioner

A Quorum of 4 existed.

PAHA staff:

Raymond Concho Jr. Executive Director

Owen Ondelacy, Assistant Director

Mark Thompson, Project Manager

Patricia Alonzo, Accountant

Rose Histia, HOC

Jeanette Steward, HOC

Gwen Garcia, Administrative Assistant,

Tina Poncho, Receptionist

Item IV Approve Agenda

A Motion to Approve was made by Commissioner Vallo; it was seconded and the Motion carried.

Item V Approve Minutes

A Motion to Table the Meeting Minutes for 6/12/2001 was made by Commissioner Aragon; it was seconded and the Motion carried.

Item VI Announcements

Announcements made were:

- Southwestern Indian Housing Association Quarterly Meeting/Training July 24-27, 2001 in San Diego, CA.
- NAIHC's 3rd Quarterly Board of Director's Meeting, September 11-12, 2001 in Kodiak, AK.

Item VII Reports

#1-Financial Report was presented by Keith Tenorio of Central Accounting. Highlights of the report included the Proceeds of Sales Statement, Page #18 was not completed, and concern was raised for account line items (#'s 7630, 7640,7660) for training, lodging, and travel. It was also noted that the financial reports were not being consistently produced and presented to the BOC.

#2-The Evans Southwest Project Report was presented by Mark Thompson, Project Manager. Guests included Jack Graves and Ely Joseph of ASEG. Copies of the report were included in the Commissioner meeting packets. The project synopsis was reviewed. Mr. Graves and Mr. Joseph were present and able to answer questions asked by the BOC.

#3- The Modernization Report was presented by Jorge Palombo, NAHC. Copies of the report were issued to the BOC. The report included an update on:

- The handicap rehabilitation has been completed,
- The water conservation rehabilitation began for 112 housing units. The conservation rehab is focused on the replacement of commodes, kitchen and bathroom faucets; and the replacement of shower heads.
- A Notice of Contract Award was to be issued to Ricardo Avila Construction for the rehabilitation of 2 vacant housing units.

#4-Traditional Model Home Project was presented by Dennis Playdon of CornerStone. Two sites in the Evans Southwest Project area have been identified for location of the traditional homes. A presentation booklet exhibiting artistic rendering of the model homes was distributed to the BOC. Floor plans of the model homes would be forthcoming.

#5-Executive Director's Report was presented by Raymond Concho Jr., Executive Director, PAHA. No written report was available so the report was presented orally. It was requested that a written report be produced and issued to the BOC. The following highlights of the oral report are:

- The Mortgage Law was to be finalized for action by the Tribal Council.
- An assessment of the existing traditional homes would be planned for assistance.
- A system for water and waste water to be in operation prior to any new construction.
- A housing unit was delivered backed by the BIA HIP funding. A final inspection was being planned prior to occupancy.
- An RFP for a community wide GIS assessment was to be published for response.

A Motion to Accept the Executive Director's Oral Report was made by Secretary Mousseau; it was seconded and the Motion carried.

Item VIII Old Business

#1-Low Rent Admission and Occupancy Policy. A final draft was to be reviewed by the PAHA's legal service, Chee Law Offices. It was reported that the review was not complete..

#2-Vehicle and Maintenance Policy. A Final Draft of the Vehicle Policy was presented to the BOC. No action was taken and a conference call was to be planned for July 30, 2001 at 10:00am. During the conference call, action was then to be initiated.

Item IX New Business

#1-Procceeds of Sales- the New Mexico Tribal Homeownership Coalition Meeting was scheduled to be held at the Sky City Hotel and Conference Center on July 30, 2001.

Item X Schedule Next Meeting

The next scheduled Regular Meeting is August 14, 2001 at 6:30pm in the PAHA conference room. It was also recommended that a formal presentation by the HOS and Development Specialist be included on the meeting agenda.

Item XI Adjourn

A Motion to Adjourn was made by Commissioner Vallo, it was seconded, and the meeting was adjourned at 10:40pm.