

**HOUSING AUTHORITY OF NEW ORLEANS
MINUTES OF THE BOARD OF COMMISSIONERS
REGULAR MEETING
OCTOBER 29, 2019**

The Board of Commissioners of the Housing Authority of New Orleans met in the Helen W. Lang Board Room of the Authority located at 4100 Touro Street, Building B in the City of New Orleans, Louisiana 70122 at 4:00 p.m. on the 29th day of October, 2019

IN ATTENDANCE

Evette Hester, HANO Executive Director
Kevin Oufnac, HANO General Counsel

Kathleen Matthews, Desire	Kim Schexnayder
Judith Moran, MBS	Terri North, Providence
Trayshawn Webb, HousingNOLA	Frank Vaccaro, First Hartford
Jacob Finkleman, Unity	Diane Conerly, Florida RC
Y. Frank Southall, JPNSI	Marjorianna B. Willman, CNO/OCD
Kim Ford, Citizens for a Better HANO	Renee Pierson

I. STATEMENT BY GENERAL COUNSEL

II. CALL TO ORDER

The meeting was called to order by President Pealer at 4:09 pm.

III. ROLL CALL

PRESENT

President Pealer
Vice President Wheeler
Commissioner Barrios
Commissioner Hackett Antrum
Commissioner Johnson
Commissioner Joseph
Commissioner Rouselle

ABSENT

Commissioner Jasper
Commissioner Piper

A quorum was present.

IV. COMMENTS FROM THE CHAIR

President Pealer welcomed Executive Director Evette Hester and discussed the protocol for public comments and acknowledged HANO Staff.

V. APPROVAL OF THE AGENDA

Motion: To Approve the Agenda

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Joseph

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed. Agenda approved

VI. APPROVAL OF THE MINUTES

Motion: To Approve the Minutes of the Regular Board Meeting Held on September 24, 2019

Motion by: Commissioner Rouselle

Second by: Commissioner Barrios

Discussion: None

Public Comment: None

Call for Vote: Yeas: President Peale, Commissioner Barrios,
Commissioner Hackett Antrum, Commissioner Johnson,
Commissioner Joseph and Commissioner Rouselle

Abstention: Vice President Wheeler

Motion passed. Minutes approved

VII. EXECUTIVE DIRECTOR'S REPORT

- **Executive Director's Report** - Presented by Evette Hester, Executive Director
 - **Update on Inspections Contract** – Presented by Dawn Domengeaux Lapeyrolerie, Director, Housing Choice Voucher Program

VIII. COMMISSIONER REPORTS

- **Residents' Advisory Board (RAB) Report** – No Report
- **Landlords' Advisory Committee Report** - No Report

IX. COMMITTEE REPORT(S)

- **Development, Asset Management & Operations Committee Report** – Presented by Vice President Wheeler

X. DISCUSSION

- **Year-to-Date Financials** - Presented by Evette Hester, Executive Director
- **Submission of Application for Additional CNI Funds** - Presented by April Kennedy, Special Programs Administrator

XI. NEW BUSINESS

- **Items for Approval**

Authorizations

Resolution #2019-19 - Designation of Financial Transaction Authority - authorizes the individuals named below to act as signatories on HANO bank accounts and that the Executive Director, the Chief Financial Officer, and administrative staff take any and all action necessary to effectuate the changes delineated herein.

Group One (Executive Group) will be comprised of two individuals
Evette Hester, Executive Director/Kevin Oufnac, General Counsel

Group Two will be comprised of two individuals
Stacy A. Jackson, Chief Financial Officer/Shelley Smith, Deputy Executive Director

Motion: To Approve Resolution #2019-19 - Designation of Financial Transaction Authority

Motion by: Commissioner Hackett Antrum

Second by: Vice President Wheeler

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed. Resolution No. 2019-19 passed.

Resolution #2019-20 - Confirmation of Executive Director as Contracting Officer - acknowledges and confirms that Evette Hester, the Executive Director and Chief Executive Officer of HANO, shall perform the duties of Contracting Officer to be carried out in accordance with all applicable policies, procedures, laws, and regulations governing HANO.

Motion: To Approve Resolution #2019-20 - Confirmation of Executive Director as Contracting Officer

Motion by: Commissioner Joseph

Second by: Commissioner Barrios

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed. Resolution No. 2019-20 passed.

Resolution #2019-21 - Section 8 Management Assessment Program (SEMAP) Certification for Fiscal Year 2019- approves the SEMAP Certification submission, and authorizes the Executive Director to sign the SEMAP Certification for submission to HUD in accordance with 24 CFR 985.101.

Motion: To Amend Resolution #2019-21 - Section 8 Management Assessment Program (SEMAP) Certification for Fiscal Year 2019 to Submit as is Now with any Additional Points that HANO can Achieve between Now and the Final Submission Date

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Rouselle

Discussion: President Pealer, Vice President Wheeler and Commissioner Rouselle, Commissioner Joseph

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed. Resolution No. 2019-21 passed.

Motion: To Approve Resolution #2019-21 as Amended- Section 8 Management Assessment Program (SEMAP) Certification for Fiscal Year 2019

Motion by: Commissioner Rouselle

Second by: Commissioner Hackett Antrum

Discussion: President Pealer, Vice President Wheeler and Commissioner Rouselle

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed. Resolution No. 2019-21 passed.

Resolution #2019-22 - Award of Contract - IFB #19-912-25 Interior and Exterior Repairs to Units at Hendee Homes West Bank Scattered Sites - approves the award of a contract and authorizes the Executive Director to execute a contract with Bayou General Contractors, Inc. to provide interior and exterior repairs to the Hendee Homes community in an amount not to exceed One Hundred Eighty One Thousand Dollars (\$181,000.00) pursuant to Invitation for Bids #19-912-25..

Motion: To Approve Resolution #2019-22 - Award of Contract - IFB #19-912-25 Interior and Exterior Repairs to Units at Hendee Homes West Bank Scattered Sites

Motion by: Commissioner Barrios

Second by: Commissioner Joseph

Discussion: Commissioner Joseph, President Pealer, Vice President Wheeler and Commissioner Rouselle

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed. Resolution No. 2019-22 passed.

Resolution #2019-23 - Award of Contract - IFB #19-912-28 Furnish and Install HVAC Equipment at Guste I Housing Community - approves the award of a contract and authorizes the Executive Director to execute a contract with Rock Enterprises Construction, LLC to furnish and install HVAC equipment at Guste I Housing Community in an amount not to exceed Three Hundred Ninety Three Thousand Eight Hundred Seventy Two Dollars and Ninety Cents (\$393,872.90) pursuant to Invitation for Bids #19-912-28.

Motion: To Approve Resolution #2019-23 - Award of Contract - IFB #19-912-28 Furnish and Install HVAC Equipment at Guste I Housing Community

Motion by: Commissioner Joseph

Second by: Commissioner Rouselle

Discussion: Commissioner Joseph, Commissioner Rouselle, Commissioner Barrios, President Pealer, Vice President Wheeler

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed. Resolution No. 2019-23 passed.

XII. PUBLIC COMMENTS

- **Public Comment(s)**

- Renee Pierson
- Kim Ford
- Kim Schexnayder

- **Board of Commissioners Comment(s)**

- Commissioner Joseph gave acknowledgements to HANO Staff members Leslie Thomas and Audrey Plessy for receiving accolades from the Louisiana Housing Council at the Louisiana Housing Council Dinner.
- Commissioner Barrios stated concerns about HANO's customer services and thanked Executive Director, Evette Hester for taking on customer service as a priority.

XIII. EXECUTIVE SESSION

- Pursuant to La. R.S. 42:17(A)(2), Executive Session to discuss the case captioned Parkcrest Builders v HANO, No. 15-00150, E.D. La.

Motion: To move into Executive Session

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Barrios

Call for Vote: All in favor; none opposed

The Board of Commissioners entered into Executive Session at 5:21pm and returned to the meeting at 5:54m

Motion: To end Executive Session

Motion by: Vice President Wheeler
Second by: Commissioner Rouselle
Call for Vote: All in favor; none opposed

Motion: To Amend the Agenda to add an item related to the Executive Session for further Resolution

Motion by: Commissioner Rouselle
Second by: Commissioner Hackett Antrum
Call for Vote: All in favor; none opposed

Motion passed.

Resolution #2019-24 – In regard to the Parkcrest Litigation that was the subject of the Executive Session, HANO would ask the Board of Commissioners to approve action taken by HANO in accordance with the written request made by HANO to HUD on October 24, 2019.

Motion: To Approve Resolution #2019-24

Motion by: Commissioner Joseph
Second by: Commissioner Rouselle
Call for Vote: All in favor; none opposed

Motion passed. Resolution No. 2019-24 passed.


XIV. ANNOUNCEMENTS AND REMINDERS

XV. ADJOURNMENT

Motion by: Commissioner Joseph
Second by: Commissioner Barrios
Call for Vote: All in favor; none opposed

Meeting adjourned at 5:54p.m.

APPROVED:



CASIUS PEALER
PRESIDENT, BOARD OF COMMISSIONERS