



Board of Commissioners

Chairman: Ramiro Cavazos Vice-Chair: Rebecca L. Galvan Commissioner: Richard Gambitta Commissioner: Noah Garcia Commissioner: Brian Herman Commissioner: Yolanda Hotman Commissioner: Stella Burciaga Molina

President & CEO

Lourdes Castro Ramirez

San Antonio Housing Authority
Regular Board Meeting Agenda
818 S. Flores Street
San Antonio, Texas 78204
Thursday, June 4, 2009, 1:00 p.m.

Please Note: Citizens wishing to speak on issues not related to items posted on the agenda should sign the Citizens to be Heard roster prior to 2:00 p.m. Citizens will be given three minutes to speak. The Citizens to be Heard segment for Regular Board Meetings of the San Antonio Housing Authority will be scheduled for no sooner than 2:00 pm., but the Board reserves the right to delay the Citizens to be Heard portion of the meeting to accommodate other public business.

DISABILITY ACCESS STATEMENT

The meeting is wheelchair accessible. The accessible entrance is located at 818 S. Flores. Accessible parking spaces are also located at SAHA Main Office, 818 S. Flores. Auxiliary aids and services are available upon request (interpreters for the deaf must be requested forty-eight (48) hours prior to the meeting) by calling (210) 477-6288 V/TTY for assistance.

The Board of Commissioners will convene for a Regular Board Meeting in the Boardroom located within the San Antonio Housing Authority's Main Office on Thursday, June 4, 2009 at 1:00 p.m. for discussion and action on the following matters:

1. Meeting called to order.
The Board of Commissioners may hold a closed meeting pursuant to Texas Government Code § 551.071-076 for consultation concerning attorney-client matters, real estate, litigation, personnel, and security matters. The Board reserves the right to enter into closed meeting at any time during the course of the meeting.
2. Pledge of allegiance.
3. Minutes.
 - [Minutes](#) of a Regular Board meeting held on May 7, 2009
 - [Minutes](#) of a Special Board meeting held on May 20, 2009 (Budget Workshop)

CONSENT AGENDA – FINANCE COMMITTEE
Items 4-7

4. Consideration and approval regarding Resolution No. 4937, to revise the check signing authorization policy to accommodate the re-implementation of facsimile signatures for payments under \$10,000. (Ed Hinojosa, Chief Financial Officer; Diana Kollodziej Fiedler, Director of Finance and Accounting). [Memo Resolution](#) [Check Run Process](#)
5. Consideration and approval regarding Resolution No. 4931, approving the Housing Authority of the City of San Antonio Investment Policy for all financial assets, as required annually by the Public Funds Investment Act. (Ed Hinojosa, Chief Financial Officer; Diana Kollodziej Fiedler, Director of Finance and Accounting). [Memo](#) [Resolution Policy](#)

6. Consideration and approval regarding Resolution No. 4938, approving the operating budget for FY 2010 for the Housing Authority of the City of San Antonio, Texas and its affiliated Non-Profits. (Ed Hinojosa, Chief Financial Officer; Diana Kollodziej Fiedler, Director of Finance & Accounting). [Memo](#) [Resolution](#) [Proposed Consolidated Budget](#) [Presentation](#) [Minutes of the May 20, 2009 Budget Workshop](#)

INDIVIDUAL ITEMS FOR CONSIDERATION

Items 7-18

7. Consideration and approval regarding award of a one-year contract with Mercer USA, Inc. as our Insurance Broker for Benefits, in an amount not to exceed \$70,000; and a one-year contract with McGriff, Seibels & Williams, Inc. as our Insurance Broker for Property & Casualty and Workers' Compensation, in an amount not to exceed \$24,000.00. (Ed Hinojosa, Chief Financial Officer; Veronica Guevara, Director of Risk Management & Training; Stacy Padgett, Director of Procurement). [Memo](#) [Employee Benefit Plans](#) [Formula & Costs](#)
8. Consideration and approval regarding Resolution No. 4939, revising the proposed work plan and budget for American Recovery and Reinvestment Act (ARRA) funds. (Deborah Flach, Chief Operating Officer; Ramiro Maldonado, Acting Director of Facility & Construction Services). [Memo](#) [Resolution](#) [Proposed Work Items](#)
9. Consideration and approval to authorize the Amended and Restated Moving to Work (MTW) Agreement with the U.S. Department of Housing and Urban Development (HUD), and other related activities. (Deborah Flach, Chief Operating Officer; Michael Bond, Director of Public Housing). [Memo](#) [Resolution](#)
10. Consideration and approval of partnership involving Fulbright Scholar public service internship. (Lourdes Castro Ramirez, President and CEO).
11. Appointment of Board committee members
12. President's Report:
 - Update and discussion regarding future procurement activities. [Memo](#)
 - Update on visit by the Government Accountability Office (GAO) regarding the American Recovery and Reinvestment Act (ARRA) funds.
 - Update and discussion regarding applications for competitive round of American Recovery and Reinvestment Act (ARRA) funding.
 - Report on SAHA's efforts to promote Summer Youth Employment
13. *Consideration and potential resolution/settlement regarding construction contract claims with GFP. (Doug Poneck, General Counsel)
14. *Update on Mirasol Homes litigation. (Tim Alcott, Chief Legal Officer).
15. *Closed Session:
 - Real Estate**
Deliberate the management, purchase, exchange, lease or value of certain real properties and obtain legal advice regarding related legal issues pursuant to Texas Government Code Sec. 551.072 (real property) and Texas Government Code Sec. 551.071 (consultation with attorney).

- Update on Mirasol Homes Litigation

Consultation with Attorney

Deliberate current and potential legal matters and litigation, pursuant to Texas Government Code Sec. 551.071 (consultation with attorney).

- Construction contract claims with GFP.
- Report on Legal Audit (Robert Schulman, Feldman & Rogers, LLP)

Personnel

Deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee or to hear a complaint or charge against an officer or employee and obtain legal advice regarding related legal issues pursuant to Texas Government Code Sec. 551.074 (personnel) and Texas Government Code Sec. 551.071 (consultation with attorney)

- Grievance appeal of terminated employee
- CEO performance measures

16. Discussion of future board items.

17. Citizens to be Heard at 2:00 p.m. (may be heard after this time) Citizens wishing to speak on issues not related to items posted on the agenda should sign the Citizens to be Heard roster prior to 2:00 p.m. Citizens will be given three minutes to speak. Only one appearance per speaker will be permitted at any regular Board Meeting. If present, a speaker may cede time to another speaker, but no speaker may have the floor for more than nine (9) minutes.

Groups of citizens from the same organization are asked to share nine minutes to address the Board on certain items. Organizations must be represented by an officer or a Board member, and follow the same speaking rules as individuals. The Board thanks you for coming to the meeting.

18. Adjournment.

*Note: Whenever the Texas Open Meetings Act (Section 551.001 et seq. of the Texas Government Code) provides for a closed meeting in matters concerning legal advice, real estate, contracts, personnel matters, or security issues, the Board may find a closed meeting to be necessary. For convenience of the citizens interested in an item preceded by an asterisk, notice is given that a closed meeting is contemplated. However, the Board reserves the right to go into a closed meeting at any other item, whether it has an asterisk or not, when the Board determines there is a need, and a closed meeting is permitted under Chapter 551 of the Texas Government Code that permits the closed meeting.