



Board of Commissioners

Chairman Ramiro Cavazos	Vice-Chair Rebecca L. Galvan	Commissioner Richard Gambitta	Commissioner Brian Herman	Commissioner Yolanda Hotman	Commissioner Stella Burciaga Molina
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Operations and Human Resources Committee

Richard Gambitta, Chair, Brian Herman, Member, Yolanda Hotman, Member
President & CEO

Lourdes Castro Ramirez

**San Antonio Housing Authority
Operations and Human Resources Committee Or
Special Board Meeting**
818 S. Flores Street
San Antonio, TX 78204
Thursday, July 23, 2009
2:00 pm**

The Board of Commissioners will convene for a Committee or Special Board Meeting in the Boardroom located within the San Antonio Housing Authority for discussion and action on the following matters:

1. Meeting called to order.
The Board of Commissioners or its committee 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 or committee reserves the right to enter into closed meeting at any time during the course of the meeting.
2. Consideration and appropriate action regarding Resolution 4975, approving an Educational Services Agreement with Alamo Colleges. (Melanie Villalobos, Vice President of Corporate and Employee Relations; Gerald Avila, Employee Development Officer; Representatives from Alamo Colleges).
[Memo](#) [Resolution](#) [Employee Development Presentation](#) [Educational Services Agreement](#)
3. Consideration and approval of Resolution 4971, adopting the Code of Ethics and revised Fraud Prevention Policy. (Ed Hinojosa, Chief Financial Officer; Melanie Villalobos, VP of Corporate and Employee Relations).
[Memo](#) [Resolution Presentation](#) [Draft Code of Ethics and Fraud Policy](#) [List of Resources](#)
4. Consideration and appropriate action regarding Resolution 4974, adopting the SAHA Procurement Policy. (Ed Hinojosa, Chief Financial Officer; Stacy Padgett, Director of Procurement).
[Memo](#) [Resolution](#) [Current SAHA Procurement Policy](#) [Draft Procurement Policy and Procedures](#)
5. *Presentation by Padgett Stratemann regarding the Pension Audit. (Ed Hinojosa, Chief Financial Officer; Padgett Stratemann).
6. Presentation by Padgett Stratemann regarding the Annual Financial Audit. (Ed Hinojosa, Chief Financial Officer; Padgett Stratemann).
7. Consideration and appropriate action regarding Resolution 4973, approving the San Antonio Housing Authority's self-certification score for Section Eight Management Assessment Program (SEMAP) for fiscal year 2008-2009. (Deborah Flach, Chief Operating Officer; Corina Wilson, Director of Assisted Housing Programs). [Memo](#) [Resolution](#) [SEMAP Scoring](#) [SEMAP Indicator Summary](#)

8. Update regarding the Public Housing Assessment System (PHAS). (Deborah Flach, Chief Operating Officer; Michael Bond, Director of Public Housing). [Memo Summary of Sub Indicators](#)
9. Update on proposed amendment to the San Antonio Housing Authority's Public Housing Authority (PHA) Five-Year Plan and Capital Fund Program, to clarify work items related to the American Recovery and Reinvestments Act (ARRA), and the opening of a 10-Day Public Comment period to review the clarified items. (Deborah Flach, Chief Operating Officer; Ramiro Maldonado, Acting Director of Facilities and Construction Services). [Memo](#)
10. Update on the construction of Durango Midrise at Victoria Commons. (Deborah Flach, Chief Operating Officer; Lorraine Robles, Asset Manager). [Memo Photos](#)
11. *Closed Session:
 - a) Texas Government Code 551.071, legal advice regarding pension audit.
12. 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.

** Note: If a quorum of the Board of Commissioners attends the Committee Meeting, this meeting becomes a Special Meeting of the Board, but no Board action will be taken other than recommendations to the full board, unless the full Board is present.