

Housing Authority of the City of Denton
Minutes for the Special Called December Meeting of the Board of Commissioners

The Special Called December meeting of the Denton Housing Authority (DHA) Board of Commissioners was held Tuesday, December 14, 2021 at 12:00 pm. at the DHA Central Office, 1225 Wilson St. Denton, Texas.

I. Call to Order

Beverly Bryant, Chairman of the Board of Commissioners for DHA, called the meeting to order at 12:00 pm.

Commissioners Present:

Beverly Bryant, Chair
Dianne Baker, Vice Chair
Kataunta Jones, Commissioner
Birdia Johnson, Commissioner
Tracy Matthews, Commissioner
Sherri McDade, Secretary/ CEO

Others Present:

Kristin English, Deputy CEO
Mattye Jones, Coats Rose
Ramon Guajardo, Ramel Co., LLC

II. Open Forum

No speakers were present.

Chair Bryant called for an introduction of new Board Commissioner, Tracy Matthews. Commissioner Matthews gave a brief introduction of himself and his background.

III. Executive Session

Chair Bryant suspended the regular meeting at 12:02 pm to go into closed session pursuant to §551.071 of the Texas Government Code to seek the advice of its attorneys about a pending or contemplated litigation or about a settlement offer; or to consult with its attorney on a matter in which the duty of its attorney under the Texas Disciplinary Rules or Professional Conduct of the State Bar of Texas clearly conflicts with the Open Meetings Act and/or pursuant to §551.072 of the Texas Government Code to deliberate the purchase, exchange, lease, or value of real property, if deliberation in an open meeting would have a detrimental effect on the position of the Authority in negotiations with a third person and/or pursuant to §551.074 of the Texas Government Code to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or charge against any officer or employee, unless the officer or employee who is the subject of the deliberation or hearing requests a public hearing.

a. CEO Evaluation- Chair Bryant

- b. Receive a report from Development Consultant regarding real estate and development projects
- c. Consult with Attorney regarding real estate and development

Chairman Bryant reopened regular session at 1:47 pm.

IV. Action, if any, resulting from Closed Session Deliberation

Motion was made by Vice Chair Baker to approve a 7% salary increase for CEO.

Commissioner Matthews abstained from voting. Motion was seconded by Chair Bryant and approved by majority vote. Vice Chair Baker stated that the next evaluation will be completed in the second year of the CEO's contract.

V. Discussion and Action Items

- a. Approval of Resolution 18-21- Authorization to Engage MJC for Re-Financing of Renaissance Courts

Motion was made by Vice Chair Baker to approve Resolution 18-21. Motion was seconded by Commissioner Matthews and approved by unanimous vote.

- b. Approval of Minutes: September 21, 2021

Motion was made by Commissioner Jones to approve the minutes for September 21, 2021. Motion was seconded by Vice Chair Baker. Commissioner Matthews abstained from voting. Motion was approved by majority vote.

- c. Financial Statements: August 2021 and September 2021

Commissioner Matthews had some questions regarding the cover sheet of the financials. Ms. McDade stated that the financials are prepared by the fee accountant and they are audited by a separate firm.

- d. Administrative Report: October 2021 and November 2021

Ms. McDade gave an overview of the administrative report.

VI. Adjournment

Meeting adjourned at 1:55 pm.