



Hooghan—Center of Family Growth, Strength and Beauty
NAVAJO HOUSING AUTHORITY

**BOARD OF COMMISSIONERS
REGULAR CALLED MEETING**

**Arizona Grand Resort
Phoenix, AZ**

**July 22, 2019
9:00 a.m.**

AGENDA

I. CALL TO ORDER; ROLL CALL, INVOCATION; ANNOUNCEMENTS.

ROLL CALL: (*P – Present, L – Late, A – Absent, T – Teleconference*)

- Kris O. Beecher, Chairman, Tenant/Homebuyer Representative
- Derrith Watchman-Moore, Vice Chairwoman, Business Mgmt. Professional Rep.
- Kerrie L. Begaye, Secretary, Tenant/Homebuyer Representative
- Frankie C. Lee, Treasurer, Licensed Professional Engineer Representative

II. RECOGNIZE GUESTS AND VISITING OFFICIALS

III. REVIEW AND ADOPT AGENDA

Review Agenda

(M): ___ **(S):** ___ **AYES:** ___ **NAYES:** ___ **ABSTENTIONS:** ___

Adopt Agenda

(M): ___ **(S):** ___ **AYES:** ___ **NAYES:** ___ **ABSTENTIONS:** ___

IV. REVIEW AND ADOPT MINUTES - (TAB 1)

1. Minutes of the BOC Special Called Meeting – June 22, 2019
NHA Central Office Conference Room, Window Rock, AZ
2. Minutes of the BOC Special Called Meeting – June 25, 2019
NHA Central Office Conference Room, Window Rock, AZ

Review Minutes:

(M): ___ **(S):** ___ **AYES:** ___ **NAYES:** ___ **ABSTENTIONS:** ___

Adopt Minutes:

(M): ___ **(S):** ___ **AYES:** ___ **NAYES:** ___ **ABSTENTIONS:** ___

V. NHA REPORTS

Review Reports:

(M): ___ **(S):** ___ **AYES:** ___ **NAYES:** ___ **ABSTENTIONS:** ___

1. Road to 2020 Census - Arbin Mitchell, U.S. Census Bureau **(TAB 2)**
2. Don Irby, USDA – Funding Opportunities – **(TAB 3)**
3. Executive Report – Dwayne Waseta, Interim CEO **(TAB 4)**
4. Operations Report – Ernest Franklin, Jr., Acting COO – **(TAB 5)**
5. Administrative Branch Report – Terrilynn Cook, CAO – **(TAB 6)**

6. Financial Services Branch – Cathy Long, CFO (TAB 7) (Executive Session)

Adopt Reports:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

VI. REVIEW & APPROVE RESOLUTIONS

1. **NHA-4912-2019:** Approving the Reallocation of Unspent Indian Housing Block Grant Funds from Navajo Housing Authority (NHA) Contingency Account Number 215-2511-000000000 for a Total Amount of \$1,651,544.38 to be Transferred to NHA Operations Branch Planning and Development's 2019 Indian Housing Plan Program Number 2019-09/10 (New Construction of Public Rental/Homeownership Housing) to Cover the Operating Cost of the Land Information Management Systems (LIMS); and Approving a Budget Revision to Reprogram the Reallocated Funds. (TAB 8)

Review Resolution NHA-4912-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Adopt Resolution NHA-4912-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

2. **NHA-4913-2019:** Approving the Navajo Housing Authority Release of Collateral Assignment of Homesite Lease for Participation in Mutual Help Homeownership Program; Round Rock AZ, AZ12-180 (1); Chinle AZ, AZ12-193 (1). (TAB 9)

Review Resolution NHA-4913-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Adopt Resolution NHA-4913-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

3. **NHA-4914-2019:** Approving Amendments to the By-Laws of the Navajo Housing Authority Board of Commissioners. (TAB 10)

Review Resolution NHA-4914-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Adopt Resolution NHA-4914-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

4. **NHA-4915-2019:** Approving the Award of a Construction Contract to Souers Construction, Inc. for the Exterior Upgrades for 60 Units, NM15-13, Navajo, NM in the Amount Not to Exceed Two Million Seven Hundred Thousand No Cents Dollars (\$2,700,000.00). (TAB 11)

Review Resolution NHA-4915-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Adopt Resolution NHA-4915-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

5. **NHA-4916-2019:** Approving the Amendments to the Navajo Housing Authority Purchase Card Policy. (TAB 12)

Review Resolution NHA-4916-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Adopt Resolution NHA-4916-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

AGENDA - Regular Called Meeting

July 22, 2019

Page 3

6. **NHA-4917-2019:** Approving the Navajo Housing Authority Whistleblower Policy. (TAB 13)

Review Resolution NHA-4917-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Adopt Resolution NHA-4917-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

7. **NHA-4918-2019:** Approving the Revision to the Navajo Housing Authority Procurement Policy. (TAB 14)

Review Resolution NHA-4918-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Adopt Resolution NHA-4918-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

8. **NHA-4919-2019:** Approving the Award of a Construction Contract to Souers Construction Inc., for the Exterior Upgrades for 40 Units, NM15-028, Crownpoint, NM; NM15-073, Two Grey Hills, NM; and NM15-075, Dalton Pass, NM in the Amount Not to Exceed One Million Six Hundred Ninety One Thousand Dollars No Cents (\$1,691,000.00). (TAB 15)

Review Resolution NHA-4919-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Adopt Resolution NHA-4919-2019:

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

VII. EXECUTIVE SESSION (For the Good of the Order)

Executive Session

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

Exit Executive Session

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___

VIII. OTHER BUSINESS

1. BOC Regular Called Meeting – August 15, 2019 @ 9:00 am
DCSD Conf. Room #116, Fort Defiance, AZ

IX. BENEDICTION

X. ADJOURNMENT

(M): ___ (S): ___ AYES: ___ NAYES: ___ ABSTENTIONS: ___