

**BOARD OF COMMISSIONERS
REGULAR CALLED MEETING**

**Development & Construction Services Division
Conference Room #116
Fort Defiance, AZ**

**August 24, 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 Regular Called Meeting – July 22, 2019
Arizona Grand Resort, Sierra Ballroom 1, 2, 3, Phoenix, 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. Executive Report – Dwayne Waseta, Interim CEO (**TAB 2**)
2. Operations Report – Ernest Franklin, Jr., Acting COO – (**TAB 3**)
3. Administrative Branch Report – Terrilynn Cook, CAO – (**TAB 4**)
4. Financial Services Branch – Cathy Long, CFO (**TAB 5**) (**Executive Session**)

Adopt Reports:

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

VI. REVIEW & APPROVE RESOLUTIONS

1. **NHA-4921-2019:** Approving the Award of a Construction Contract to Souers Construction, Inc. for the Phase III Modernization of Project AZ12-057, Window Rock, Arizona in the Amount Not to Exceed Seven Million Seven Hundred Sixty-Two Thousand Two Hundred Dollars and Zero Cents (\$7,762,200.00). **(TAB 6)**

Review Resolution NHA-4921-2019:

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

Adopt Resolution NHA-4921-2019:

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

2. **NHA-4922-2019:** Amending the Navajo Housing Authority Equity Reserve Fund Policy. **(TAB 7)**

Review Resolution NHA-4922-2019:

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

Adopt Resolution NHA-4922-2019:

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

3. **NHA-4923-2019:** Approving of Award of a Construction Contract to Arviso Construction Company, Inc., for the Construction of (16) Scattered Residential Units Located at Various Locations within Arizona and New Mexico in the Amount Not to Exceed Six Million Eight Hundred Thirty-Four Thousand Six Hundred Ninety-Six Dollars and Zero Cents (\$6,834,696.00). **(TAB 8)**

Review Resolution NHA-4923-2019:

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

Adopt Resolution NHA-4923-2019:

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

4. **NHA-4924-2019:** Approving the Disposition of Navajo Housing Authority Property With a Book Value of \$5,717.46. **(TAB 9)**

Review Resolution NHA-4924-2019:

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

Adopt Resolution NHA-4924-2019:

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

5. **NHA-4925-2019:** Approving the Disposition of Navajo Housing Authority Property With a Book Value of \$203,691.40 **(TAB 10)**

Review Resolution NHA-4925-2019:

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

Adopt Resolution NHA-4925-2019:

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

6. **NHA-4926-2019:** Approving the Award of a Construction Contract to Rock Gap Engineering LLC, for the Demolition and Construction of Tuba City Housing Management Building, Tuba City, Arizona in the Amount Not to Exceed Two Million Five Hundred Forty-Eight Thousand Six Hundred Fifteen Dollars and Zero Cents (\$2,548,615.00). **(TAB 11)**

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Review Resolution NHA-4926-2019:

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

Adopt Resolution NHA-4926-2019:

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

7. **NHA-4927-2019:** Approving the Amendments to the NHA Program Income and Non-Program Income Determination Policies & Procedures. **(TAB 12)**

Review Resolution NHA-4927-2019:

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

Adopt Resolution NHA-4927-2019:

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

8. **NHA-4928-2019:** Approving the Navajo Housing Authority Release of Collateral Assignment of Homesite Lease for Participation in Mutual Help Homeownership Program; Tonalea AZ, AZI2-174 (1). **(TAB 13)**

Review Resolution NHA-4928-2019:

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

Adopt Resolution NHA-4928-2019:

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

9. **NHA-4929-2019:** Approving the Navajo Housing Authority Release of Collateral Assignment of Homesite Lease for Participation in Mutual Help Homeownership Program; Sawmill AZ, AZI2-181 (1). **(TAB 14)**

Review Resolution NHA-4929-2019:

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

Adopt Resolution NHA-4929-2019:

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

10. **NHA-4930-2019:** Approving the Increase to the Architectural & Engineering Contract for Weller Architects, PC for Additional Design Services for the Crownpoint Youth Complex in Crownpoint, New Mexico in the Amount of Thirty-Four Thousand Five Hundred and Fifty-Three Dollars and Zero Cents (\$34,553.00). **(Handout)**

Review Resolution NHA-4930-2019:

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

Adopt Resolution NHA-4930-2019:

(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 – September 19, 2019 @ 9:00 am

Safety First

DCSD Conf. Room #116, Fort Defiance, AZ

IX. BENEDICTION

X. ADJOURNMENT

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