



**BOARD OF COMMISSIONERS  
REGULAR CALLED MEETING**

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

**November 21, 2019  
5:00 p.m.**

**MINUTES**

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

A Regular Called Meeting of the Board of Commissioners of the Navajo Housing Authority was held on Thursday, November 21, 2019. The Meeting was called to order by Board of Commissioner Vice-Chairwoman, Derrith Watchman-Moore at 5:10 am., at the NHA Central Office Turquoise Conference Room in Window Rock, AZ.

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

Kris O. Beecher, Chairman, Tenant/Homebuyer Representative (Teleconference)

Derrith Watchman-Moore, Vice Chairwoman, Business Mgmt. Professional Rep.

(Present)

Kerrie L. Begaye, Secretary, Tenant/Homebuyer Representative (Teleconference)

Frankie C. Lee, Treasurer, Licensed Professional Engineer Representative

(Teleconference)

Invocation: Dwayne Waseta, ICEO

**II. RECOGNIZE GUESTS AND VISITING OFFICIALS**

**III. REVIEW AND ADOPT AGENDA**

**MOTION:** Commissioner Kris Beecher motioned to review and adopt the Agenda, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

**IV. REVIEW AND ADOPT MINUTES**

1. Minutes of the BOC Regular Called Meeting – October 26, 2019  
DCSD Conference Room #116, Fort Defiance, AZ

**MOTION:** Commissioner Kris Beecher motioned to review and adopt the October 26, 2019 BOC Regular Called Meeting Minutes, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

**V. NHA REPORTS**

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**MOTION:** Commissioner Kerrie L. Begaye motioned to review the reports, seconded by Commissioner Kris Beecher. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

1. Executive Report – Dwayne Waseta, Interim CEO
2. Operations Report – Ernest Franklin, Jr., Acting COO
3. Administrative Branch Report – Terrilynn Cook, CAO
4. Financial Services Branch – Cathy Long, CFO (**Executive Session**)

**MOTION:** Commissioner Kris Beecher Motioned to adopt the reports, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

**VI. REVIEW & APPROVE RESOLUTIONS**

1. **NHA-4939-2019:** Approving the Award of a Construction Contract to Arviso Construction Company, Inc. for the Demolition and Re-Build of (20) Public Rental Residential Units Located at Project NM15-044, Little Water, New Mexico in the Amount Not to Exceed Six Million Five Hundred Thousand Dollars and Zero Cents (\$6,500,000.00).

**Review Resolution NHA-4939-2019:**

**MOTION:** Commissioner Kris Beecher motioned to review Resolution NHA-4939-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

**MOTION:** Commissioner Kris Beecher motioned to adopt Resolution NHA-4939-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

2. **NHA-4940-2019:** Approving the Disposition of Navajo Housing Authority Excess Property with a Book Value of \$190.98.

**MOTON:** Commissioner Kris Beecher motioned to review and adopt Resolution NHA-4940-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

3. **NHA-4941-2019:** Approving the Navajo Housing Authority Release of Collateral Assignment of Homesite Lease for Participation in Mutual Help Homeownership Program: Lukachukai AZ, AZ12-152 (1); Ganado AZ, AZ12-174 (1); Shiprock NM, NM15-99 (1).

**MOTON:** Commissioner Kris Beecher motioned to review and adopt Resolution NHA-4941-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

4. **NHA-4942-2019:** Approving the Navajo Housing Authority Release of Its Interest of the Home in the Mutual Help Homeownership Program: Nazlini AZ, AZ12-196 (1).

**MOTON:** Commissioner Kris Beecher motioned to review and adopt Resolution NHA-4942-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

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5. **NHA-4943-2019:** Approving the Navajo Housing Authority Transfer of Its Interest in Homes and Recommending to the Navajo Nation President the Assignment of a Leasehold Interest to Homebuyers of the Mutual Help Homeownership Program: Thoreau NM, NM15-68 AKA NM15-680 (1); Churchrock NM, NM15-78 (1); Mariano Lake NM, NM15-98 AKA NM15-982 (1).

**MOTON:** Commissioner Kris Beecher motioned to review and adopt Resolution NHA-4943-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

6. **NHA-4944-2019:** Approving the Navajo Housing Authority Transfer of Its Interest in Homes and Recommending to the Navajo Nation President the Assignment of a Leasehold Interest to Homebuyers of the Mutual Help Homeownership Program: Tuba City AZ, AZ12-139 (1); Crownpoint NM, NM15-68 AKA NM15-682 (1); Ojo Encino NM, NM15-93 (2); Crownpoint NM, NM15-129 (2).

**MOTON:** Commissioner Kris Beecher motioned to review and adopt Resolution NHA-4944-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

7. **NHA-4945-2019:** Approving the Navajo Housing Authority Transfer of Its Interest in Homes and Recommending to the Navajo Nation President the Assignment of a Leasehold Interest to Homebuyers of the Mutual Help Homeownership Program: Steamboat AZ, AZ12-123 (1); Fort Defiance AZ, AZ12-136 (1); Dilcon AZ, AZ12-541 AKA AZ12-154 (2); Round Rock AZ, AZ12-153 (2); Ganado AZ, AZ12-154 (1); Greasewood AZ, AZ12-156 (1); Round Rock AZ, AZ12-158 (1); Greasewood AZ, AZ12-166 (1); Becenti NM, NM-60 (1).

**MOTON:** Commissioner Kris Beecher motioned to review and adopt Resolution NHA-4945-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

8. **NHA-4946-2019:** Approving the Navajo Housing Authority Release of Collateral Assignment of Homesite Lease for Participation in Mutual Help Homeownership Program: Teesto Az, AZ12-162 (1); Ganado AZ, AZ12-174 (1); Tuba City AZ, AZ12-174 (1); Chinle AZ, AZ12-180 (1); Whippoorwill AZ, AZ12-190 (1); Coyote Canyon NM, NM15-136 (1); Nenahnezad NM, NM15-139 (1); Shiprock NM, NM15-155 (1); Pinedale NM, NM15-312 (1); Ramah NM, NM15-313 (1).

**MOTON:** Commissioner Kris Beecher motioned to review and adopt Resolution NHA-4946-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

9. **NHA-4947-2019:** Approving the Navajo Housing Authority Transfer of Its Interest in Homes and Recommending to the Navajo Nation President the Assignment of a Leasehold Interest to Homebuyers of the Mutual Help Homeownership Program: Fort Defiance AZ, AZ12-136 (4); Dilcon AZ, AZ12-146 (1); Whitecone AZ, AZ12-165 (1); Shiprock NM, NM15-112 (1); Crownpoint NM, NM15-129 (2); Red Mesa UT, UT05-005 (1).

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**MOTION:** Commissioner Kris Beecher motioned to review and adopt Resolution NHA-4947-2019, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

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

**MOTION:** Commissioner Kris Beecher motioned to go into executive session at 7:00 pm, seconded by Commissioner Kerrie L. Begaye. **MOTION CARRIED** with 3 in Favor, 0 Opposed, 0 Abstentions.

**MOTION:** Commissioner Derrith Watchman-Moore motioned to exit executive session at 8:57 pm, seconded by Commissioner Frankie C. Lee. **MOTION CARRIED** with 4 in Favor, 0 Opposed, 0 Abstentions.

**VIII. OTHER BUSINESS**

1. BOC Regular Called Meeting – December 19, 2019 @ 9:00 am  
DCSD Conf. Room #116, Fort Defiance, AZ

**IX. BENEDICTION – Doreen L. Yazzie, EA**

**X. ADJOURNMENT**

**MOTION:** Commissioner Kris Beecher motioned to adjourn the BOC Regular meeting at 9:03 pm, seconded by Commissioner Frankie Lee. **MOTION CARRIED** with 4 in Favor, 0 Opposed, 0 Abstentions.

**CERTIFICATION**

Commissioner Kris O. Beecher moved that the foregoing minutes of the November 21, 2019 Regular Called Meeting be adopted and this was seconded by Commissioner Frankie C. Lee.

Same was passed by the following:

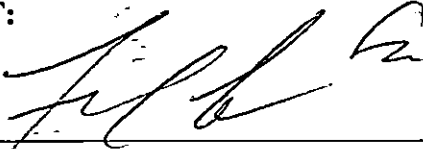
AYES: 3      NAYES: 0      ABSTENTIONS: 0

The Secretary, thereupon, declared said motion carried and said minutes of the Regular Called Meeting held on **November 21, 2019**, was adopted this **19th** day of **December** 2019.



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Kris Beecher, Chairperson  
NHA BOARD OF COMMISSIONERS

**ATTEST:**



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Kerrie L. Begaye, Secretary  
**NHA BOARD OF COMMISSIONERS**