

**HOUSING AUTHORITY OF NEW ORLEANS
MINUTES OF THE BOARD OF COMMISSIONERS
REGULAR MEETING
JANUARY 29, 2019**

The Board of Commissioners of the Housing Authority of New Orleans met in Annual Session in the Helen W. Lang Board Room of the Authority located at 4100 Touro Street, Building B in the City of New Orleans, Louisiana 70122 at 4:00 p.m. on the 29th day of January, 2019.

IN ATTENDANCE

Gregg Fortner, HANO Executive Director
Kevin Oufnac, HANO General Counsel

Jessica Williams, The Advocate
Edward C. Carlson, Odyssey House
Trayshawn Webb, HousingNOLA
Mike Howells, Affordable Housing United Front
Herman Hubbard, Affordable Housing United Front
Maxwell Ciardullo, GNOFHAC
Lynell Clivens
Anna Labadie, GCHP/OHL
Eugene Ben, BHI/ Collabortive
Mayonna Willman, City of New Orleans
Y.Frank Southall, J.P.N.S.I. (Jane Place)
Elizabeth Cook

I. STATEMENT BY GENERAL COUNSEL

II. CALL TO ORDER

The meeting was called to order by President Pealer at 4:08 pm.

III. ROLL CALL

PRESENT

President Pealer
Commissioner Barrios
Commissioner Hackett Antrum
Commissioner Jasper
Commissioner Joseph
Commissioner Piper
Commissioner Riener
Commissioner Wheeler

IV. COMMENTS FROM THE CHAIR

V. APPROVAL OF THE AGENDA

Motion: To Approve the Agenda

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Joseph

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed.

VI. APPROVAL OF THE MINUTES

Motion: To Approve the Minutes of the Annual Board Meeting Held on December 12, 2018 with the correction of the typo of Resolution No of 2018-19 to 2018-22

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Joseph

Discussion: None

Public Comment: None

Call for Vote: All in favor; none opposed

Motion passed.

VII. EXECUTIVE DIRECTOR'S REPORT

- **Executive Director's Report** - Presented by Gregg Fortner, Executive Director

VIII. COMMISSIONER REPORTS

- **Residents' Advisory Board (RAB) Report** - Presented by Commissioner Jasper
- **Landlords' Advisory Committee Report**

IX. COMMITTEE REPORT(S)

- **Finance & Audit Committee Report** - Presented by Commissioner Hackett Antrum
- **Development, Asset Management & Operations Committee Report** - Presented by Commissioner Wheeler
- **Personnel Committee Report** - Presented by President Pealer

X. UNFINISHED BUSINESS

- **Election of Vice President**

Nominations for Vice President

Commissioner Jasper – Nominated by: Commissioner Barrios

Commissioner Jasper declined the nomination.

Commissioner Wheeler – Nominated by: Commissioner Jasper
Commissioner Joseph – Nominated by: Commissioner Hackett Antrum

Roll Call Vote: To Determine the Vice President

Roll Call:
Commissioner Pealer: Commissioner Wheeler
Commissioner Barrios: Commissioner Wheeler
Commissioner Hackett Antrum: Commissioner Joseph
Commissioner Jasper: Commissioner Wheeler
Commissioner Joseph: Commissioner Joseph
Commissioner Piper: Commissioner Wheeler
Commissioner Riener: Commissioner Joseph
Commissioner Wheeler: Commissioner Wheeler

Commissioner Wheeler received five (5) votes and Commissioner Joseph received three (3) votes. Due to the majority of the votes, Commissioner Wheeler is the Vice President of the Board of Commissioners.

XI. NEW BUSINESS

- **Setting of Terms for Board Members (LA. R.S. 40:532)**

Motion: To Proceed to Draw Lots to Establish Terms of the Board Members per (LA. R.S. 40:532)

Motion by: Commissioner Riener
Second by: Commissioner Hackett Antrum
Call for Vote: All in favor; none opposed

Roll Call: The Board drew the following lots to establish terms per (LA. R.S. 40:532)

- President Pealer: 1 year
 - Commissioner Barrios: 4 years
 - Commissioner Hackett Antrum: 4 years
 - Commissioner Jasper: 5 years
 - Commissioner Piper: 2 years
 - Commissioner Riener: 3 years
 - Vice President Wheeler: 5 years
- **Quorum Requirement for Committees**
 - President Pealer proposed that for the quorum of a committee be 50% or more of the members. Further discussions will be held next month as necessary.
 - **Presentation on Small Area Fair Market Rent Fact-Finding** - Presented by Nyssa LeBeau, Principal Administrative Analyst, HCVP
 - **Exception Payment Standard Update** - Presented by Nyssa LeBeau, Principal Administrative Analyst, HCVP

- **Items for Approval**

Authorizations

Resolution #2019-01 - Exchange of HANO Property at 2427 Ursulines Avenue for Odyssey House Louisiana Property at 1120 Piety Street

Motion: To Approved the Exchange of HANO Property at 2427 Ursulines Avenue for Odyssey House Louisiana Property at 1120 Piety Street– to authorize the Executive Director to execute any and all documents necessary to effectuate the exchange of HANO's property at 2427 Ursulines Avenue for Odyssey House of Louisiana's property and improvements at 1120 Piety Street, subject to HUD approval and the due diligence of both parties.

Motion by: Commissioner Hackett Antrum

Second by: Commissioner Riener

Discussion: Vice President Wheeler, Commissioner Riener,
Commissioner Hackett Antrum

Public Comment: Eugene Ben, BHI

Call for Vote: All in favor; none opposed

Resolution #2019-01 Passed.

XII. PUBLIC COMMENTS

- **Public Comment(s)**

- Michael Howells
- Lynell Clivins
- Herman Hubbard
- Elizabeth Cook
- Maxwell Ciardullo
- Y. Frank Southall

- **Board of Commissioners Comment(s)**

XIII. ANNOUNCEMENTS AND REMINDERS

XIV. ADJOURNMENT

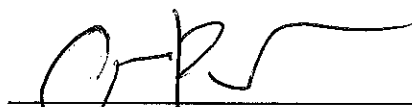
Motion by: Commissioner Riener

Second by: Commissioner Barrios

Call for Vote: All in favor; none opposed

Meeting adjourned at 6:09 p.m.

APPROVED:



**CASIUS PEALER
PRESIDENT, BOARD OF COMMISSIONERS**