

## **Gunnison Valley Regional Housing Authority**

Regular Board Meeting Minutes

March 8, 2017

3:00 pm – GVRHA Conference Room

### **MEMBERS PRESENT**

Kelly McKinnis; (President) Gunnison County  
John Messner; Gunnison County;  
Ellen Harriman, City of Gunnison; joined meeting at 3:13 pm  
Richard Hagan, City of Gunnison;  
Margot Levy, Town of Crested Butte;  
Matt Feier, County At-Large

### **STAFF PRESENT**

Paula Swenson; GVHRA Interim Executive Director  
Shannon Frias; GVRHA Housing Program Manager

### **CALL TO ORDER**

Kelly McKinnis, president, called the meeting to order at 3:05 pm

Minutes Approval:

### **CONSENT ITEMS**

Minutes Approval:

Margot Levy moved to approve the February 2017 minutes with grammatical changes, Matt Feier seconded. The motion passed unanimously.

No reports were presented

### **ADDITIONAL ITEMS & PUBLIC COMMENT**

John Messner informed the board that he has met with John Cattles, members of Energy Smart Colorado, and Lotus Sustainable with a goal of reviving ORE (Office for Resource Efficiency). John Messner explained that a home needs to be found to house ORE and one idea was that the Housing Authority might be the right place.

## **ADMINISTRATIVE ITEMS**

### **By-laws and Officers:**

Paula Swenson asked the board for a motion to adopt the draft By-laws. Paula explained to the board that the goal is to have a place to start and have a base to build on. Ellen Harriman moved to adopt the amended by-laws of GVRHA dated March 8, 2017. Margot Levy seconded. The motion passed unanimously.

### **Office Update:**

Paula Swenson provided the board with a 2016 final budget vs actual. Paula Swenson explained to the board that there was not an existing agreement with Gunnison County for 2016. She met with Gunnison County to secure \$25,000 for 2016 to offset the discrepancies. Paula Swenson explained to the board that the final budget vs actual will reflect the monies to balance the budget.

Paula Swenson provided the board with a copy of the draft "revised" budget for 2017. After some discussion, it was decided to table the amended 2017 budget discussion to the next meeting.

Paula Swenson informed the board that the Anthracite Place cost certification was signed off on today, March 8, 2017. Willa Wilford is tracking the AP budget for the Housing Authority. The Housing Authority will need to request an extension for the taxes that are due on March 15, 2017. The Housing Authority has until April 1, 2017 to get all information to CHFA, Colorado Housing and Finance Authority. Then CHFA has 45 days to review. The closeout for the 8905 will be in July 2017.

Paula Swenson met with Matthew Birney, Gunnison County manager, and Gunnison County would like the Housing Authority to partner with the development of the Stallion Park Development. Paula Swenson explained that the HA would not be the contractor for the project they would work with Gunnison County to get the project started by creating RFP's and then the HA would manage for Gunnison County.

### **Potential Property Acquisition:**

The board has a discussion regarding potential property acquisition for the Housing Authority. It was determined that the properties discussed were not a good fit for the Housing Authority and we would not proceed at this time.

### **Strategic Planning Adoption:**

Paula Swenson provided the board with a draft of the strategic Plan with a few changes. Paula Swenson asked the board to adopt the strategic plan with changes. Richard Hagan moved to adopt the strategic plan with changes. Margot Levy seconded. The motion was approved unanimously.

Paula Swenson provided a memo from Magellan Strategies that detailed their cost and services provided to the needed steps to initiate a ballot initiative for November 2017. Paula Swenson informed the she has approached municipalities to cover the cost of Magellan Strategies. The Town of Crested Butte has committed and Gunnison County will be voting on funding. Richard Hagan moved to hire Magellan Strategies services to help initiate a ballot initiative for November 2017. Ellen Harriman seconded. The motion passed unanimously.

#### **CANDIDATE INTERVIEW SCHEDULE**

Paula Swenson informed the board that Skype interviews are scheduled with candidates for March 29, 2017 at Western State.

#### **ADJOURN**

Ellen Harriman moved to adjourn the meeting at 5:16 pm. Richard Hagan seconded.

Minutes Prepared By: Shannon Frias

  
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Shannon Frias, Housing Program Manager

Approved on 4-12-17

  
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Kelly McKinnis, Board President

