

**DISTRICT OF COLUMBIA HOUSING AUTHORITY
BOARD OF COMMISSIONERS**

**FINAL MEETING MINUTES
Brown Bag Meeting
Executive Directors' Conference Room
1133 N. Capitol St. NE
September 12, 2018**

Commissioner Neil Albert, Chairman
Commissioner Bill Slover, Vice Chair
Commissioner Aquarius Vann-Ghasri
Commissioner Kenneth Council
Commissioner Franselene St. Jean
Commissioner Ken Grossinger
Commissioner Nakeisha Neal Jones
Commissioner Jose Ortiz Gaud

BOARD MEMBERS PRESENT

Commissioner Frank Lancaster
Commissioner Brian Kenner

BOARD MEMBERS ABSENT

Chairman Albert called the meeting to order on Wednesday, September 12, 2018 at approximately 11:04 am.

CALL TO ORDER

The meeting minutes of July 11, 2018 were addressed and accepted.

**MEETING MINUTES:
BROWN BAG MEETING JULY 11, 2018**

Chairman Albert moved to close the meeting to discuss the Board Retreat and Next Steps, which includes training or developing members of a public body and staff, pursuant to D.C. Code § 2-575(b)(12). A motion was made and properly seconded and the meeting was closed.

BOARD RETREAT RECAP AND NEXT STEPS

Resolution 18-20 was presented to the Board by Barbara Chen, Finance director outlining the proposed 2019 Operating Budget. Commissioner Grossinger asked how the budget compared to last year's budget. Ms. Chen stated that she would provide the Board with budget comparison. Commissioner Slover raised questions regarding the budget presentation and asked about specifics regarding HAP payment fees. Overall Ms. Chen

RESOLUTIONS:

18-20 TO APPROVE THE DISTRICT OF COLUMBIA HOUSING AUTHORITY OPERATING BUDGET FOR FISCAL YEAR 2019

stated that the \$115 million increase does not include capital expenses and this is the operating budget only. Funds come from Federal and local government and the capital fund has a 50% increase over the prior year. Commissioner Grossinger stated that he was interested in seeing categorical impacts of the budget, comparisons and impacts. Chairman Albert stated that a 15 minute financial update should be part of the regular brown bag agenda presented monthly. There was discussion regarding how far in advance the budget should be presented.

Kenneth Slaughter, General Counsel, provided an overview of Resolution 18-24 for the annual renewal of insurance with HAI Group stating that commercial insurance declined to provide insurance quotes. He also added that there is general liability and cyber liability increases as well as for attorney coverage. It was stated that a dividend will be received at the end of the year and there is also an internal dividend. There was discussion regarding how the dividend would be used. Commissioner Slover asked what the annual coverage amount for the Board is. There was discussion regarding the structure of HAI Group and if they have sufficient financial capacity.

Chairman Albert moved to close the meeting to discuss the following topics, which includes discussion of the position to be taken in negotiating the price and other material terms of a contract, pursuant to D.C. Code § 2-575(b)(2): Resolution 18-25 To Authorize Execution of a Contract for Landlord and Tenant Legal Services for the District of Columbia Housing Authority; and Resolution 18-26 To Authorize Execution of a Contract for Janitorial Services for the District of Columbia Housing Authority. He asked for a motion, after a motion was made and properly seconded the meeting was then closed.

18-24 TO APPROVE THE RENEWAL OF DCHA INSURANCE POLICIES WITH THE HOUSING AUTHORITY INSURANCE GROUP

18-25 TO AUTHORIZE EXECUTION OF A CONTRACT FOR LANDLORD AND TENANT LEGAL SERVICES FOR THE DISTRICT OF COLUMBIA HOUSING AUTHORITY

18-26 TO AUTHORIZE EXECUTION OF A CONTRACT FOR JANITORIAL SERVICES FOR THE DISTRICT OF COLUMBIA HOUSING AUTHORITY

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The meeting adjourned at 12:58 pm.

**ANNOUNCEMENTS &
ADJOURNMENT**