

# Jackson Housing Commission

Minutes of the Regular Meeting

February 20, 2013

The Jackson Housing Commission held its regular meeting at Reed Manor in the Board Room at 12:00 PM on February 20, 2013.

Commissioner Robinson called the meeting to order at 12:00 p.m. and upon roll call, the following Commissioners were present: Montgomery, Dobies & Robinson Absent: Burtch & Davis-Dye.

Also present were: Herman L. Hill, Executive Director  
Kimberly Truman, Assistant Director  
Connie Crandall, Public Housing Program Director  
Katie Dickerson, Executive Secretary  
Shari Boyce, Section 8 Director

## 13-02-001 PUBLIC COMMENTS

Patricia Ryals, Resident of Reed Manor and Resident Council President addressed the board and expressed her concern about the actions the board has taken in recent weeks that has caused Mr. Hill to leave the agency.

Commissioner Davis-Dye and Commissioner Burtch entered the meeting at 12:04 PM.

Vicki Hester, Resident of Reed Manor addressed the board expressing her dissatisfaction with the recent changes that have caused Mr. Hill to take his leave from the agency.

## 13-02-002 APPROVAL OF THE MINUTES OF THE REGULAR MEETING HELD January 23, 2013.

Commissioner Dobies MOVED to approve the minutes of the Regular Meeting held January 23, 2013. Commissioner Montgomery SECONDED motion, and upon the following roll call, the motion was adopted:

AYES:	Montgomery, Burtch, Dobies, Davis-Dye, Robinson.
NAYS:	None
ABSTAIN:	None
ABSENT:	None

**13-02-003 RESOLUTIONS**

A. Resolution No. 2013-07: Collection Losses Write-Offs

Commissioner Dobies MOVED to approve Write-Off of Collection Losses in the amount of \$1,438.70. Commissioner Montgomery SECONDED the motion and, upon the following roll call, the motion was adopted:

AYES: Montgomery, Burtch, Dobies, Davis-Dye, Robinson.  
NAYS: None  
ABSTAIN: None  
ABSENT: None

**13-02-004 DIRECTORS' REPORTS**

Section 8

A. Utilization Report

Mrs. Boyce presented the report as stated.

Public Housing

B. Tenant Accounts Receivables

Ms. Crandall presented the Tenant Accounts Receivables as stated.

C. Consolidated TARs

Ms. Crandall presented the Consolidated TARs. Ms. Crandall stated that while the number of accounts has increased, the amount they owe continues to decrease. Collection attempts are showing positive results.

D. Turnaround Time

Ms. Crandall stated that the turnaround time for January was just over twenty days; however, a few units required extensive work to turn them around. Ms. Crandall is very happy with the work the maintenance team and managers did leasing up units for January.

E. Reasons for Move Outs

Ms. Crandall stated the reasons for tenant move outs.

Executive

F. S8 Income Statement

Ms. Truman presented the financial reports as stated.

G. PH Income Statement

Ms. Truman presented the financial reports as stated.

H. Petty Cash Fund Register

I. After Hours/ Emergency Response Report

J. Utility Costs and Consumption

Mr. Hill presented the Petty Cash Fund Register, After Hours/Emergency Response Report and Utility Costs and Consumption reports as stated.

**13-02-005 OTHER BUSINESS**

Mr. Hill explained that there is a letter from HUD regarding the Audit for Fiscal Year ending March 31, 2012. There were no findings thus no response from JHC was required.

Mr. Hill thanked the board and the staff for the accomplishments the organization achieved in the past two years.

Commissioner Montgomery asked why the residents feel the board is to blame for Mr. Hill leaving. Mr. Hill stated he would need to ask the residents but offered the explanation of the information presented in the local news outlets.


Commissioner Burtch asked what the procedure would be for ~~nominating~~ appointing an ~~interim~~ acting Executive Director. The discussion resulted in the board allowing Mr. Hill to use his discretion in ~~nominating~~ appointing an ~~interim~~ acting Executive Director.

The regular meeting adjourned at 12:27 p.m.

Respectfully submitted,



Kimberly D. Truman, PHM, SHM  
Interim Executive Director

ATTESTED:   
Arlene Robinson, President