



**The Longmont  
Housing Authority**

**LONGMONT HOUSING AUTHORITY  
REGULAR MONTHLY MEETING  
JULY 21, 2009**

**1. Call to Order & Roll Call**

The regular monthly meeting of the Longmont Housing Authority Board of Commissioners was called to order at 8:36 am by Chairman Lynn Shirk.

**Members Present:** Lynn Shirk – Chairman  
Darrin Anson  
Anne Kear

**Others Present:** Michael Reis – Executive Director  
Marcia Miller – Recorder  
Mary Blue – City Council Liaison  
Kathy Fedler – City of Longmont Liaison

**Members Absent:** Ginny Walker  
James Johnston, Sr.

**2. Agenda Revisions & Submission of Documents**

- Leland Market Study Report
- 2009 Housing Colorado Facts Book
- Aspen Meadows Neighborhood Amended Site Plan

**3. Approval of Agenda** – Next meeting date corrected on agenda. Approved as corrected.

**4. Approval of Minutes of June 23, 2009 Regular Meeting** – The board discussed the inclusion of the reason Darrin Anson abstained from voting and it was decided it was okay to do so. Also, the board discussed reflecting “approved unanimously” in the minutes. The recorder will use “approved unanimously” in the minutes for now on. A motion was made to approve the minutes of June 23, 2009 as discussed.

**Motion:** Anne Kear      **Second:** Darrin Anson      Approved Unanimously

**5. Public Invited to be Heard** – None



6. **Public Hearing** – Pursuant to the Tax Equity and Fiscal Responsibility Act (TEFRA) and the Housing Authority's On-Behalf of Borrowing for Habitat for Humanity of the St. Vrain Valley.
- The public hearing was opened. No one was in attendance and the hearing was closed. The mayor will sign the certification if there are no objections by next Tuesday, July 28.

7. **Draft Resolution 2009-09** – A resolution authorizing a borrowing by the housing authority for the city of Longmont from First Bank for the purpose of financing the activities of the Habitat for Humanity of the St. Vrain Valley, Inc.; authorizing the execution and delivery of the commercial loan agreement, promissory note, loan agreement and other necessary agreements and documents in connection therewith; and related matters.

- Page 3, Section 3 corrected loan determinations

A motion was made to authorize the loan from First Bank with determination corrections.

**Motion:** Anne Kear                      **Second:** Lynn Shirk                      Approved with Darrin Anson  
abstaining due to conflict of interest as an employee of First Bank.

Michael will confirm James Johnston, Sr.'s vote "yes" vote via e-mail.

Mary Blue stated the city council thinks this a great collaboration between LHA and Habitat for Humanity and shows great community spirit.

8. **Report from Executive Director** – Update & Status of Current Projects & Programs.

- Michael updated the board on the Aspen Meadows Neighborhood changes and passed out the amended site plan to submit to the city. Habitat for Humanity is no longer on the project for now but LHA will help them find real estate to build. New site plan will be submitted by Thursday, July 23.
- Special Transit operations between properties going well.
- LHA is still trying to sell the old Village Place bus and will place an ad on Craig's List.
- The Flight Deck Grill is using the kitchen at Village Place on Tuesdays.
- LHA received some tips from NAHRO on how to alleviate the over leasing.
- The city has received the funding for the 10 TBRA units. Lease up process should start in about 60-90 days.
- LHA will be utilizing the 5 year Boulder/Broomfield Regional Consortium plan.
- Agency is looking into purchasing the Francis St. property.
- Topics for mid-year review mini retreat to include a review of the 2009 budget and work plan, the Burden property study, organizational items, the financials, bond financing training, 2010 budget process and board member replacement.
- The final CO for The Lodge was July 17. The site manager moved in over the weekend and residents will be moved by August 1<sup>st</sup>. There are currently 40 residents leased up and it is expected all 50 units will be leased up by the end of August. The application for The Lodge II is ready to be submitted.

9. **New & Old Business**

- Ginny Walker will resign from the board probably in December. Board replacement will be discussed at next month's mid-year meeting.

10. **Board Comments & Committee Reports** – None

11. **Next Meeting Date and Items** – Mid-year reviews of 2009 work plan and budget. Meeting will be held August 24, 2009 from 8:30 am to noon at The Lodge. Box lunches will be provided.



12. **Adjourn** – Meeting was adjourned at 9:45 am.

Respectfully Submitted,

Marcia Miller

*Michael Reis*

Michael Reis, Executive Director

*8/24/09*

Date Adopted

*Lynn Shirk*

Lynn Shirk, Chairman

*8/24/09*

Date Adopted

