**TEXAS HOUSING ASSOCIATION**

**BOARD MINUTES**

**FEBRUARY 21, 2014**

Stan Dulaney presided over the meeting starting at 9am in Austin, TX. President Bill Miller was absent.

Roll Call. Absent Ben Stephenson, Gina Limon, Nora Rodriguez, Arnold Padilla,

Guest: Wayne Pollard, Debbie Sherrill

**MINUTES**

Monica Moneymaker moved to approve the minutes of August 28, 2013, Monica Maldonado seconded, and the motion was approved by all.

**TREASURERS REPORT**

Robert Crowemailed the report before the meeting. He pointed out that expenses were over the budget because some are paid early. Membership lacks two agencies joining. The Training budget is in line.

Bernadine Spears moved to approve said report, Med Daniels seconded, and the motion was approved by all.

**ADMINISTRATIVE REPORT**

Cal Davis reported the By Laws were corrected by the committee. The changes are:

Article III: Officers is changed to Executive Board, Immediate Past President is removed

Article IV: removed President Elect in the first sentence and added the President Elect and the Immediate Past President

Section 2: removed

Article VIII: removed February and replace it with conducted throughout the year.

Cal explained the point is to keep the meeting dates flexible.

Robert Crow moved to approve the changes to the By Laws, Bernadine Spears seconded. There was a discussion stating the membership needs to vote on the changes to the By Laws so it will be emailed to members for final approval.

**ANNUAL CONFERENCE**

Linda Bryant announced the theme will be Denim and Diamonds. It will be in Fort Worth the week of August 15th. The gift items will be cowboy hats, maybe

 t shirts (presale),and margarita drinks again.

Linda is considering offering training during conference and the certification exam for additional cost. She is thinking HQS and PFI training will be the choice and see how it is accepted. A discussion was concerning a decrease in revenue for the budget. Another idea is the training at conference could help market all trainings and people will attend the conference to receive training and save cost to the housing authority.

Vendors complain there are too many prizes. Linda suggests drawings at breaks, bingo and in the sessions. Prizes will attract attendees to come to sessions on the last day.

Entertainment is:

Sunday Ranger/Kansas game

Monday registration and Stockyard tour

Tuesday Hospitality

Wednesday Dinner, Casino, Stan’s band, ball room dancers to have audience participation and competition, maybe.

FINANCIAL

Robert Crow announced the committee decided to not revise the budget. It is early in the year and we do not know how the amount of revenue that will be received.

MEMBER SERVICES

Christi LaJeunesse reported the committee will offer the Scavenger Hunt. The winner will receive a Kindle Fire and gift card. We are asking Board Members to wear boot pins as part of the game. We will have the Above and Beyond program and a board displaying military pictures of family members. Tammy Hensarling suggested a “Scoop for Diamonds” as a fund raiser for scholarships. A local jeweler would donate diamonds for advertisement. Member Services could have the activity during Casino.

TRAINING

Linda reported she is looking at trainings on line. It would possibly be using the “Go to Meetings”. Stan suggested a trainer on the webinar and charge a group price for the training.

Cal says he will have the Open Meetings Open Record training for commissioners at the conference and possible on the web. The PHM class will be a four (4) day training.

REGIONAL REPORTS

BCHA-HUD attended the meeting and emphasized importance of current policies. Trainings they need for small PHAs are Section 3, RAD, GPNA,flat rent, and maintain equipment

CHAT-They had public funds and investment training, and a retreat covering policies

CTHA- Officers attended to help with drug detection on the properties

HAVE-HUD attended to discuss Section 8, Capital Funds and PHA.

NETHA-HUD attended, training was on Public Funds and Investments, Cal held commissioner training

NTHA-OIG attended and spoke on fraud, police officer spoke on community partnerships, program on informal hearings by Jo Ann Rodriguez

SETHA-held annual election of officers, working on FMR guidance and need housing authority input, need Section 3 training

TOTHA-HUD asking for housing authority minutes and thinks the conference could have a session on Roberts Rules of Order, agendas, board minutes and preparation

WTCPHA-Donated $500 to scholarship funds for THA and Texas NAHRO. Legal Shield provides legal advice and would be a contact for a vendor.

NEW BUSINESS

Linda said Green Products is offering 5% of sales generated from THA members to the organization. The amount can be used for scholarships. The company has products for water conservation. There were 68 new vendors at the last conference.

OLD BUSINESS

None was reported

ADJOURN

Bernie moved to adjourn, Mike Chapman seconded, and the motion was approved. Meeting adjourned at 10:30am.

Submitted by Shirley Hensley, Secretary