



# CITY OF LAS VEGAS

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**ALFONSO E. ORTIZ, JR.**  
Mayor

**CITY OF LAS VEGAS  
PUBLIC HOUSING AUTHORITY BOARD MEETING AGENDA  
AUGUST 19, 2015 – WEDNESDAY – 5:30 P.M.  
City Council Chambers  
1700 North Grand Avenue**

**(The City Council is the Housing Authority Board of Commissioner on any matters concerning the Housing Department.)**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. PLEDGE OF ALLEGIANCE**
- IV. MOMENT OF SILENCE**
- V. APPROVAL OF AGENDA**
- VI. APPROVAL OF MINUTES**  
Approval/Disapproval of minutes of the Meetings on July 15, 2015.
- VII. PUBLIC INPUT **\*\* (not to exceed 3 minutes per person)****
- VIII. PRESENTATION **\*\* (not to exceed 10 minutes per person)****
  1. Finance Department – Finance Report Presentation
- IX. HOUSING DIRECTOR'S MONTHLY REPORT**
- X. COMMISSIONER'S REPORT**
- XI. EXECUTIVE SESSION/CLOSED SESSION**

**THE HOUSING AUTHORITY BOARD OF COMMISSIONERS MAY CONVENE INTO EXECUTIVE SESSION IF SUBJECT MATTER OF ISSUES ARE EXEMPT FROM THE OPEN MEETINGS REQUIREMENT UNDER §(H) OF THE OPEN MEETINGS ACT.**

**TONITA GURULE-GIRON**  
Councilor, Ward 1

**VINCE HOWELL**  
Councilor, Ward 2

**JOSEPH "JOEY" HERRERA**  
Councilor, Ward 3

**DAVID L. ROMERO**  
Councilor, Ward 4

- i. **Personnel matters, as permitted by Section 10-15-1(H) (2) of the New Mexico Open Meetings Act, NMSA 1978.**
- ii. **Matters subject to the attorney client privilege pertaining to threatened or pending litigation in which the City of Las Vegas is or may become a participant, as permitted by Section 10-15-1(H) (7) of the New Mexico Open Meetings Act, NMSA 1978.**
- iii. **Matters pertaining to the discussion of the sale and acquisition of real property, as permitted by Section 10-15-1(H) (8) of the Open Meetings Act, NMSA 1978.**

## **XII. ADJOURN**

**ATTENTION PERSONS WITH DISABILITIES:** The meeting room and facilities are accessible to persons with mobility disabilities. If you plan to attend the meeting and will need an auxiliary aid or service, please contact the City Clerk's Office prior to the meeting so that arrangements may be made.

**NOTE:** A final Agenda will be posted 72 hours prior to the meeting. Copies of the Agenda may be obtained from City Hall, Office of the City Clerk, 1700 North Grand Avenue, Las Vegas, New Mexico 87701.

**MINUTES OF THE CITY OF LAS VEGAS HOUSING AUTHORITY MEETING HELD ON WEDNESDAY JULY 15, 2015 AT 5:30 P.M. IN THE CITY COUNCIL CHAMBERS.**

**CHAIRMAN:** Alfonso E. Ortiz, Jr.

**COMMISSIONERS:** Joey Herrera  
David Romero  
Vince Howell  
Ember Davis  
Tonita Gurule-Giron

**ALSO PRESENT:** Pamela Marrujo, Housing Director  
Barbara Padilla, HM Supervisor  
Dave Romero, City Attorney  
Elmer Martinez, City Manager

**CALL TO ORDER**

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

**MOMENT OF SILENCE**

Chairman Ortiz Jr. asked for a moment of silence to acknowledge our health and the fact that we have opportunities in this life to do as best as we can for ourselves, our family and our community and to strive at every moment in life to be as positive as we can be.

**APPROVAL OF AGENDA**

Commissioner Vince Howell made a motion to approve the agenda as is. Commissioner David Romero seconded the motion.

Chairman Ortiz Jr. asked for a roll call. Roll call was taken and reflected the following.

Commissioner David Romero	Yes
Commissioner Tonita Gurule-Giron	Yes
Commissioner Ember Davis	Yes
Commissioner Vince Howell	Yes
Commissioner Joey Herrera	Yes

Barbara Padilla re-read the motion and advised the motion carried.

**APPROVAL OF MINUTES**

Commissioner Tonita Gurule-Giron questioned if Commissioner Joey Herrera was absent the entire meeting as reflected in the minutes. Commissioner Herrera verified he was out the entire meeting.

Commissioner Tonita Gurule-Giron made a motion to approve the minutes of June 24, 2015. Commissioner Vince Howell seconded the motion.

Chairman Ortiz Jr. asked for a roll call. Roll call was taken and reflected the following.

Commissioner Joey Herrera	Yes
Commissioner Tonita Gurule-Giron	Yes
Commissioner Ember Davis	Yes
Commissioner David Romero	Yes
Commissioner Vince Howell	Yes

Barbara Padilla re-read the motion and advised the motion carried.

### **PUBLIC INPUT**

None at this time.

### **PRESENTATION**

Finance Director Gallegos discussed the Finalized Housing Department Revenue and Expenditure Report. The total revenue for the year 2015 is at \$1,354,523.00 which is 105% of what was originally budgeted. Part of that was an increase in the operating subsidy. In the Dwelling Rent, because more units were rented out, the HA was able to collect higher rent fees. Housing Director Marrujo explained that the HA also has more working families that the HA is renting to. In the expenditures, Finance Director Gallegos explained the actual expenditures of \$1,313,591.00. There was an over expended amount in operating expenditures of \$53,245.00. This goes back to the utility expenses that the HA incurs. At the end of the month the final budget and DFA report will be presented to the commission to request that Mayor and council approve a budget adjustment request for Housing. Those dollar amounts will be included in the Utility account to cover some of the expended items.

### **PRESENTATION**

Ms. Arlene Quintana gave a presentation for the Samaritan House. Ms. Quintana introduced Cory Desharnais as a new employee. Ms. Quintana explained that Cory will be working with Samaritan House for about a year.

Ms. Quintana thanked the City for all support they give to the Samaritan House. She explained that the Samaritan House assisted 98 individuals this last quarter. They provided 63 individuals with meals. They served a total of 623 meals at the shelter this quarter. They provided 19 overnight services for families, and provided 33 clients with motel vouchers. The Samaritan House also offers vouchers for clothing at the thrift store. At the food pantry they provided 299 households on the average each month with bags of food, for a total of 658 bags of food.

Ms. Quintana stated that this particular quarter they served 8 individuals between the ages of 0 to 10 years of age, 3 between the ages of 11 to 17, and 8 between the ages of 18 to 24. The primary service provided is for individuals between the ages of 25-59.

Ms. Quintana continued to explain additional assistance they provided to clients at the Samaritan House.

Chairman Ortiz Jr. wanted it known that the City appreciates all the services that Samaritan House provides to the community. Chairman Ortiz Jr. asked the City Manager to prepare a letter of appreciation for the Samaritan House and other organizations that provide services for the city.

Commissioner Howell expressed the same sentiments to the Samaritan House in appreciation for all they do. Ms. Quintana and Commissioner Howell discussed what is being done to address the homeless, especially homeless veterans.

Commissioner Gurule-Giron wanted to commend the Samaritan House also, on the work they do. She stated in regard with the homeless and the veterans, she spoke to Gary Ludi who informed her they were working on a building on Douglas Ave. which will provide food, shelter and other services for veterans.

### **HOUSING DIRECTORS MONTHLY REPORT**

Housing Director Marrujo reported to the Commission that the windows project is progressing. Some units which need the windows lowered in the bedrooms to meet egress had to be tested for asbestos and lead based paint. Units found to have asbestos will need to be abated. The architect will be putting out an RFQ (Request for Quotes) for abatement within the next week. All other windows have been done.

Housing Director Marrujo reported on the City of Las Vegas Housing Authorities occupancy rate. She explained that back in March, the HA had an occupancy rate of 82%. The state wide average was about 87% at that time. Director Marrujo reported that she was just notified by HUD that the occupancy rate for LVHA, as of June 30<sup>th</sup> was 91.8%, which is a huge jump. This brings the New Mexico average to about 92%. Director Marrujo stated that the HA is very excited about that. She explained that the HA can only maximize at 93% because of the 18 units that are still boarded up. Those units will count against the HA until they are remodeled and put back on the rent roll.

Housing Director Marrujo recognized Tenant Commissioner, Ember Davis, and congratulated her on the upcoming birth of her new son.

Commissioner Tonita Gurule-Giron asked about the abatement of the units for asbestos. She asked if it would be a certified abatement team. Director Marrujo assured her it will be. Commissioner Gurule-Giron stated that in the past, City Housing Maintenance employees were doing the abatement without proper gear, which is a great concern.

### **COMMISSIONERS REPORT**

Commissioner Howell stated to Director Marrujo to keep up the good work doing the job that she is doing. He stated that he really appreciates all the progress she and her staff are making.

Commissioner Gurule-Giron reiterated stating, keep up the good work.

Chairman Ortiz Jr. stated that Housing Director Marrujo is doing an outstanding job. He is very enthused with the job she is doing as director, and the fact that she has the team working with her shows there is a lot of mutual respect, which is what we need. He stated that the whole HA

staff is doing a marvelous job. The progress that he's seen, the occupancy rate, is all very commendable. He thanked Director Marrujo.

**EXECUTIVE SESSION/CLOSED SESSION**

No need for executive session.

**ADJOURN**

Commissioner Tonita Gurule-Giron made a motion to adjourn the meeting. Commissioner David Romero seconded the motion.

Chairman Ortiz Jr. asked for a roll call. Roll call was taken and reflected the following.

Commissioner Tonita Gurule-Giron	Yes
Commissioner Ember Davis	Yes
Commissioner David Romero	Yes
Commissioner Joey Herrera	Yes
Commissioner Vince Howell	Yes

Barbara Padilla re-read the motion and advised the motion carried.

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Chairman Alfonso E. Ortiz Jr.

ATTEST

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Casandra Fresquez, City Clerk