



**MINUTES OF THE ANNUAL MEETING OF THE BOARD OF DIRECTORS OF THE
ALABAMA ASSOCIATION OF HOUSING AND REDEVELOPMENT AUTHORITIES
EDGEWATER BEACH RESORT
PANAMA CITY BEACH, FLORIDA
AUGUST 27, 2008
7:30 A.M.**

- 1. Meeting Called to Order:**
President Vaughan called the meeting to order.
- 2. Special Communications / Reports:**
President Vaughan asked AAHRA Chaplain Dannie Walker to open the meeting with a prayer.
- 3. Roll Call:**
Upon roll call those present and absent for the meeting were as follows:

<u>Present</u> Ken Vaughan, President Lee Eastman, Vice-President Gail Moseley, Treasurer Pam Bedsole, Secretary Lance Armstrong Steve Sides Stan Gaither Kathie Jones	<u>Absent</u> Ruby Burton
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- 4. Declaration of Quorum:**
The Secretary declared a quorum present, and the President opened the meeting for the conduct of business.
- 5. Determination of Voting Members Present:**
President Vaughan made a Determination of Voting Members Present. He explained that as per the By-Laws, each member agency has one vote, and that the Executive Director is the person allowed to vote for the agency unless there is a proxy signed by the Executive Director declaring another person eligible to vote in lieu of the Executive Director. The President asked that all persons attending the Meeting that were eligible to vote stand so that a count could be made. Forty-eight eligible voters were counted. President Vaughan stated that this information would be necessary in order to conduct items of business later in the Meeting.
- 6. Approval of the Minutes for Annual Meeting held August 22, 2007:**
President Vaughan reminded everyone that the Minutes of the Annual Meeting held on August 22, 2007, were emailed to the entire membership on July 24, 2008. Lee Eastman moved that the minutes be adopted as submitted. Stan Gaither seconded the motion. President Vaughan called for a vote, and the motion was unanimously approved.

7. **Treasurer's Report:**

Treasurer Gail Moseley submitted a written report, explaining that as of August 15, 2008, AAHRA had a net income for the year in the amount of \$190,263.56, leaving a total balance in the amount of \$408,268.88. Kathie Jones moved that the report be approved as submitted. Steve Sides seconded the motion. President Vaughan called for a vote, and the motion was unanimously approved.

8. **Associate Reports:**

AHAEFF: No report.

AHARM: Glenn Franklin reminded the group that there would be an AHARM Membership Meeting during the afternoon. He stated that at the present 119 Housing Authorities were members of AHARM, and that during the year there had been a 16% reduction in premiums.

APHADA: No report.

NAHRO: John Nolen reminded the membership of the upcoming NAHRO National Conference to be held in San Antonio, Texas, October 26-28, 2008. A written report was submitted.

PHADA: David Jackson reminded everyone that PHADA would be holding its Legislative Conference in Washington, DC, September 7-9, 2008.

PHFC: No report.

SERC/NAHRO: No report.

POLICY TASK FORCE: Lee Eastman reported that the Policy Task Force would be giving a presentation at the AAHRA/HUD Fall Workshop in October. He also stated that Shaler Roberts and Mike Sweet are new members of the Policy Task Force.

9. **Convention Committee Reports:**

Convention: Leigh Chappell thanked everyone for coming to the Conference and expressed her hope that they had enjoyed it. She stated that she will present a report at the AAHRA Fall Board Meeting.

Awards: Keith Word stated that the awards presentation would be that night, that he hoped everyone would enjoy it, and that a written report would be submitted.

Education: Lewis McDonald stated that he wanted to thank all his committee members for their hard work, and he appreciated all the support that they had received during the year. He reported that there would be two full days of training at the AAHRA/HUD Fall Workshop in October to include a "Managing Maintenance in Public Housing" session as well as a "Customer Service" session to be conducted by Jill West.

Exhibits: Steve Sides reported that we had 30 exhibitors registered for the Conference and 8 professionals, and that everything had gone well.

Golf Tournament: Wayne East reported that the golf tournament had to be cancelled due to the bad weather.

Hospitality: No report.

Registration: Tom Wachs reported that around 500 people had registered for the conference. He thanked his staff for their hard work and thanked everyone for attending.

Resolutions: Linda Simpson submitted a written report, and copies of the resolutions from the 2007-2008 Board of Directors (attached.). The Resolutions were presented to the group later in the meeting.

Scholarship Prize Drawing: Keith Word thanked the other members of his committee, Kim Hamby and Angela Cole, for all their hard work. He acknowledged Joel Peek for his \$2,500.00 contribution to the Scholarship Program. Keith also thanked Tom Wachs for the idea of selling tee shirts to raise scholarship money. Keith submitted a written report which indicated that the Committee raised a net total of \$11,987.68 during the year.

Site Selection: Kathie Jones reported that sites had been chosen and contracts signed for the years 2009 and 2010: 2009—Beau Rivage Hotel in Biloxi, Mississippi; 2010—Bay Point Resort in Panama City, Florida. She also reported that it had been approved by the AAHRA Board that in June of 2011, the Annual Conference would be held at the Grand Hotel in Point Clear. She stated that the room rates would be higher in June, but that the Committee members as well as the Board had approved this decision.

Ushers: No report.

10. **Other Committee Reports:**
Administrative Procedures: No report.
Commissioners: No report.
Constitution & By-Laws: No report.
Disaster: No report.
Historian: No report.
HUD Cooperation/Coordination: No report.
Legislative – National/State: No report.
Maintenance Education: No report.
Membership: Shelia Rushing reported that there were 147 Housing Authorities in the state and that all 147 were members of AAHRA. She stated that membership dues for the year totaled \$31,450.00, and she thanked everyone for their promptness in submitting these to her. A written report was submitted.
Mini-Districts: No report.
Newsletter/Website/Youth Sports: No report.
Nominating: Report from this committee was postponed until later in the meeting.
Sunshine: No report.

11. **SERC Committees:**
Administrative Practices: No report.
Commissioners: No report.
Community Resources and Development: No report.
Disaster Task Force: No report.
Education and Training: No report.
Historic Preservation: No report.
Housing: No report.
Legislative: No report.
Member Services: No report.
Professional Development: No report.
Rental Assistance: No report.
Scholarship: No report.
SERCulator/Public Relations: No report.
State Representative: No report.
Strategic Planning: No report.

President Vaughan noted at this time that John Nolen was presently serving as SERC Senior Vice-President and is also on the NAHRO Board of Governors.

President Vaughan also noted that Akinola Popoola serves as the Senior Vice-President of NAHRO.

President Vaughan reminded the AAHRA membership that David Jackson, Leigh Chappell, as well as himself were serving as PHADA Trustees.

Resolutions: Linda Simpson presented the following resolutions:

In Appreciation of: Grant Armstrong—Albertville
Coolidge Sims—Ashland
W.F. Thomas—Bay Minette
Reynolds M. Jones—Bessemer
Alice Durkee—Jefferson County
Frances Hatcher—Slocomb
Mattie Baxley—Slocomb

Steve Sides made a motion that the resolutions be adopted as presented. Lee Eastman seconded the motion. President Vaughan called for a vote, and the motion was unanimously approved.

Akinola Popoola asked to address the Board and membership regarding NAHRO's "Licensing of Commissioners' Fundamentals Seminar Program." He asked that AAHRA sponsor this program for the State of Alabama. He explained that AAHRA may select one, but no more than five candidates to become certified faculty who will teach the program. Lance Armstrong made a motion that AAHRA sponsor this program for the State of Alabama. Steve Sides seconded the motion. President Vaughan called for a vote, and the motion was unanimously approved. President Vaughan said to let him know if there were those who wanted to volunteer to become trainers.

13. New Business:

Amendment to AAHRA Constitution & By-Laws:

President Vaughan Asked for approval to amend AAHRA's Constitution and By-Laws for the purpose of changing the term of office for AAHRA's Officers and Board of Directors from one year to two years, beginning 2009-2010. He stated that these proposed changes were sent to the membership for their review on August 13, 2008, via email. Kathie Jones made a motion that these changes to the AAHRA Constitution & By-Laws be approved as submitted. Stan Gaither seconded the motion. President Vaughan called for a vote, and the motion was unanimously approved.

Election of Officers and Board for 2008-2009: Carolyn Sutley presented the proposed slate of Officers and Board that had been selected by the Nominating Committee:

Officers: Lee Eastman—President
Lewis McDonald—Vice-President
Pam Bedsole—Secretary
Gail Moseley—Treasurer

Board of Directors: Lena Boswell
Leon Cleveland
Al Harris
Shelia Rushing
Ken Vaughan

The floor was then opened to any discussion or additional nominations. There being none, Lance Armstrong made a motion that the proposed slate of officers be accepted as presented. Steve Sides seconded the motion. President Vaughan called for a vote, and the motion was unanimously approved.

14. Other Business: President Vaughan announced that the next Membership Meeting would be held at the Beau Rivage Hotel in Biloxi, Mississippi, August 24-26, 2009.

15. Adjournment:

After no further discussion, Lee Eastman made a motion that the meeting be adjourned. Steve Sides seconded the motion. President Vaughan declared the meeting adjourned.

Pamela D. Bedsole
Secretary

ATTEST:

Ken Vaughan
President