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**REGULAR MEETING OF
BOARD OF
COMMISSIONERS
HOUSING AUTHORITY OF CLAYTON
COUNTY**

November 18, 2021

9 Pursuant to resolution and public notice, the regular meeting of the Housing Authority of Clayton
10 County Board of Commissioners, ("HACC") was held at 732 Main Street Forest Park, Georgia
11 30297, Tuesday, November 18, 2021, at 5:45 p.m. The following were present:
12

13 Members:

14 Hilda Myers-Reeves, Vice-Chairman
15 Denise Zeigler, Secretary/Executive Director
16 James Fambrough, Treasurer
17 Candice Jackson, Assistant Secretary
18 Rose Hall, Member
19

20 Others Present:

21 Matthew Arrington – Financial Advisor (absent)
22 Kenneth Brown – Attorney
23 Vibha Singla – Accountant
24 Jessica Gillard – Accounting Clerk (absent)
25

26 Vice-Chairman Myers-Reeves called the meeting to order.
27

28 Commissioner Hall made a motion to adopt the agenda. Commissioner Treasurer Fambrough
29 seconded the motion and it carried unanimously.
30

31 While reviewing the regular Board meetings for October 26, 2021:
32

33 Commissioner Treasurer Fambrough states for the record there are no independent decisions
34 made at the Housing Authority of Clayton County, all decisions have to be made in conjunction
35 with the Board.
36

37 Commissioner Hall states for the record the Board needs to follow the By-laws, contract
38 agreements, and the responsibilities of the Board of Commissioners; if we follow these rules, we
39 will not have these concerns. We had a Chairman of the Board who did what he wanted to do;
40 he did not inform all of us. There are so many things that I did not know. I just sat here because
41 I knew it was not going to do any good. After all, he would never really answer the questions,
42 he would divert to something else which became very frustrating. We need policies in place.
43

44 Executive Director states that she will provide a copy of the roles and responsibilities of the
45 Executive Director and the Board of Commissioners as provided by the National Association of
46 Housing and Redevelopment Officials (NAHRO), to the Board.

1 Vice-Chairman Myers-Reeves opened the chair for a motion to approve October 26, 2021,
2 Regular Meeting Minutes.

3
4 Vice-Chairman Myers-Reeves asks for a motion to adopt the regular minutes. Commissioner
5 Asst. Secretary Jackson seconded the motion and it carried unanimously.

6
7 Vibha Present the October Financials statement:

- 8 - Answer questions regarding October financial statement.
- 9 - Presented 2022 Budget draft.
- 10 - Answer questions regarding the 2022 Budget draft.
- 11 - Board members revise the 2022 Budget draft.

12
13 Vice-Chairman Myers-Reeves ask for a motion to accept October 2021 monthly financials.
14 Vice-Chairman Myers-Reeves asks for a motion to approve the October 2021 monthly
15 financials. Commissioner Treasurer Fambrough seconded the motion and it carried
16 unanimously.

17
18 Attorney Brown:

- 19 - Resolution to change the date of the Board meeting from November 16 to November 18.
- 20 - Resolution to elect a new Board Chairman to fill a vacant seat with term ending October
21 2023.

22
23 Vice-Chairman Myers-Reeves ask for a motion to accept the change of date of the Board
24 meeting and adopt the resolution. Vice-Chairman Myers-Reeves asks for a motion to approve
25 the resolution. Commissioner Asst. Secretary Jackson seconded the motion and it carried
26 unanimously.

27
28 Commissioner Treasurer Fambrough nominates Vice-Chairman Myers-Reeves as Chairman
29 of the Board.

30
31 Commissioner Hall nominates Asst. Secretary Jackson as Chairman of the Board.

32
33 Vote for Chairman nominee - Myers-Reeves

34 Vice-Chairman Myers-Reeves (1)

35 Commissioner Treasurer Fambrough (1)

36
37 Vote for Chairman nominee - Jackson

38 Commissioner Asst. Secretary Jackson (1)

39 Commissioner Hall (1)

40
41 Final vote results 2:2

42
43 Vice-Chairman Myers-Reeves ask for a motion to table the resolution to elect a new Chairman
44 until a new commissioner has been assigned to the board at which time the board will revisit the
45 resolution. Commissioner Treasurer Fambrough asks for a motion to approve to table the
46 resolution. Vice-Chairman Myers-Reeves seconded the motion and it carried unanimously.

1
2 Vice-Chairman Myers-Reeves ask for a motion to hire Michael Bryant as a consultant to keep the
3 pipeline open so that the Housing Authority will not miss out on any opportunities.
4 Commissioner Treasurer Fambrough seconded the motion. Motion fails - No action taken.

5
6 Hilda Myers-Reeves, Vice-Chairman - Yes
7 James Fambrough, Treasurer - Yes
8 Candice Jackson, Assistant Secretary - No
9 Rose Hall, Member - No

10
11 Executive Director –

- 12 - Ask the Board to support the fine arts department in the Clayton County Public Schools
13 of Performing Arts Center.
- 14 - The HUG program balance as of November 15, 2021, is \$36,730.70. there are currently
15 10 applications currently being reviewed for approval.
- 16 - HACC received a letter from the county to proceed with the spending of the Covid Relief
17 funds of \$17,548.28. To date, we service 4 clients approx. \$5,885.00 and currently pre-
18 screening 21 clients on the waiting list. The spending deadline is March 2022.
- 19 - It's time to renew the HACC Business License (Forest Park) – deadline December 31,
20 2021.
- 21 - Rotten Tree located in the center of the back parking lot is scheduled for removal by
22 Unlimited Tree on November 22, 2021.

23
24 Bid Prices are as follow:

25
26 9 Oak - 1500
27 Duncan - 1300
28 Atlanta Tree Arbor - 1200
29 Unlimited Tree - 600
30

31
32 Citizen comment:

33
34 **Brenda Harrison** a Clayton County resident stated that her heart is in this agency and she wants
35 the agency to run properly. You can confirm with Attorney Brown that Executive Session is for
36 specific personnel, legal, and litigation; anything other than those three things you are in an
37 illegal executive session.

38
39 The BOC Board of Commissioners of Clayton County has listed on their agenda to conduct a
40 HACC audit.

41
42 Robert's Rules of Order, you have to know it, you must have ordered, you have to have a process.
43 You have board members who need to stop whispering, how can Denise take notes, how can the
44 public hear what is being said when you allow board members to whisper to the chairman or
45 other board members? is it a secret? you as board members need to speak up for the order of the
46 organization.
47

1 I attend and the Executive Director attended the Chairman State of the County address, to see
2 HACC's name up on the screen and announce, that's engaging with the people and in the county.
3
4 I think it's rude for a board member to walk out of the meeting because I'm talking.
5
6 You have to know Robert's Rules and the by-laws and it is your responsibility; you as members
7 are the voice of the board. You have to speak up when you know something is not right.
8
9 If you want to hire a former commissioner hire me, I know Robert's Rule.
10
11 You need to educate the community, let them know who you are, and what you do as the Housing
12 Authority. Do it for the community and not for personal gain.
13
14 Engage with the County, we need Jeff Turner and Patrick.
15
16 The last Chairman did not stop Fambrough's antics and you know it's wrong. I'm going to go,
17 it's on you guys. Thank you so much.
18
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21 Vice-Chairman Hilda Myers-Reeves made a motion to move into the Executive Session only the
22 Commissioners and the Attorney.
23
24 The Board returns from Executive Session.
25
26 Vice-Chairman Hilda Myers-Reeves ask for a motion for two members, Commissioner Hall and
27 Executive Director Zeigler to attend the concert at the Community Level (\$1,000) for the Clayton
28 County Public Schools of Performing Arts Center in support of the Fine Arts department.
29
30 Commissioner Asst. Secretary Jackson asks for a motion to approve, Commissioner Hall and
31 Executive Director Zeigler to attend the concert at the Community Level. (\$1,000) for the
32 Clayton County Public Schools of Performing Arts Center in support of the Fine Arts
33 department. Commissioner Treasurer Fambrough seconded the motion and it carried
34 unanimously.
35
36 Vice-Chairman Hilda Myers-Reeves ask for a motion to adjourn the meeting. Commissioner
37 Treasurer Fambrough asks for a motion to approve to adjourn the meeting and Commissioner
38 Asst. Jackson seconded the motion and it carried unanimously.