



**REGULAR MEETING OF THE BOARD OF COMMISSIONERS  
OF THE HOUSING AUTHORITY OF THE CITY OF WILMINGTON, NORTH CAROLINA**

April 2<sup>nd</sup>, 2024  
4:00 p.m.

The regular meeting of the Wilmington Housing Authority (WHA) Board of Commissioners was held at Rankin Place Terrace, 415 N 12<sup>th</sup> Street, Wilmington, NC.

**Commissioners Present:**

Jeff Hovis, Chair  
Nancy Guyton, Commissioner  
Betsy Kahn, Commissioner  
Stuart Franck, Commissioner  
Livian Jones, Commissioner  
Acquanetta McNeil, Commissioner

**Others Present:**

Tyrone Garrett, CEO  
Vernice Hamilton, SVP of Administration and HR  
John Batey, SVP of Operations & Development  
Kinteh Darboe, SVP of Finance  
Hattie McIver, SVP Resident Services  
Chauntrell Burns, SVP of Procurement  
Elena Camacho, Executive Assistant

**1. Call to Order**

The meeting was called to order by Commissioner Hovis at 4:14 p.m. pursuant to the Public Notice.

**2. Roll Call**

Roll call was taken and a quorum was present.

**3. Approval of Agenda**

The agenda was reviewed, a motion to approve the agenda was made by Commissioner Kahn, seconded by Commissioner Franck and unanimously approved.

**4. Approval of Previous Meeting Minutes**

Minutes of the March 5<sup>th</sup>, 2024, WHA Board of Commissioners Meeting were reviewed, the motion to approve the minutes was made by Commissioner Guyton, seconded by Commissioner Kahn and passed unanimously.

**5. New Business**

- **Project Update**

Mr. Batey reported on the upcoming redevelopment projects, Hillcrest, Solomon Towers and Houston Moore timelines.

- **Finance and Development Committee**

Refer to the Finance and Development Meeting minutes on February 29<sup>th</sup>, 2024.

- **Community Outreach and Resident Relations Committee**

Commissioner Kahn reported that residents from Creekwood attended the meeting and that Resident Services was still working on the Resident Advisory Board elections for each site.

## **6. Resolutions**

### **Resolution 1575 Approving March List of Bills**

A motion made by Commissioner Jones to recommend Res. No. 1575 to the full Board was seconded by Commissioner Guyton and passed unanimously.

### **Resolution 1576 Approving October-December Write Offs**

A motion made by Commissioner Hovis to recommend Res. No. 1576 to the full Board was seconded by Commissioner Guyton and passed unanimously.

### **Resolution 1577 APPROVING THE HOUSING AUTHORITY OF THE CITY OF WILMINGTON, NORTH CAROLINA OPERATING BUDGET FOR FISCAL YEAR ENDING MARCH 31, 2025**

A motion made by Commissioner Franck to recommend Res. No. 1577 to the full Board was seconded by Commissioner Guyton and passed unanimously.

### **Resolution 1578 Approving the Fixed Asset Policy**

A motion made by Commissioner Jones to recommend Res. No. 1578 to the full Board was seconded by Commissioner Guyton and passed unanimously.

## **7. Department Updates**

- **Housing Choice Voucher**

It was reported that they were working on recertifications.

- **Property Management**

It was reported that rent collection is up, but there are still vacant units. Maintenance staff is working to get those units back online.

## **8. Other Business**

Nothing at this time.

## **9. CEO Comments**

The HUD Greensboro office is currently doing a review of the WHA.

## **10. Adjournment**

A motion to adjourn the meeting was made by Commissioner Kahn, seconded by Commissioner Guyton and passed unanimously.

(SEAL)

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Tyrone Garrett, JD  
CEO and Secretary