

The regular board meeting of Commissioners of the Morgan City Housing Authority was called to order at 4:02 pm on Thursday, July 24, 2025 by Chairman Mark Griffin at the MLK Center Board Room.

I. Opening prayer by all in attendance

II. Roll Call

Present

Mark Griffin, Jr.
Donald Nicholas
Mike Girior
Clarence Robinson, Jr.
Kimberly Howard
Ashly Morvant
Demita Young

Absent

Attorney Robert Duffy

Approval of Regular Meeting Minutes:

To approve the Regular Meeting Minutes from June 26, 2025

Motion by: Commissioner M. Girior

Second by: Commissioner T. Matthews

The minutes from the June 26, 2025 meeting be approved as submitted

******Let the record reflect that Mr. Donald Nicholas is now present at the meeting******

III. Old Business-None

IV. New Business

1. Resolution #2025-459-Review and Approval to Write Off Annotated Assets for the MCHA

Mr. Robinson informed the board that we had (6) Refrigerators and (6) Stoves to be written off for the agency. The noted appliances were damaged and or had the compressors go out on the appliances.

Motion by: Commissioner Butler

Second by: Commissioner Matthews

That the board approve to write of (6) Refrigerators and (6) Stoves for the agency

(Motion Passed)

2. **Resolution #2025-460-Review and Approval to Amend the Interagency Agreement Between the Berwick Housing Authority and the Morgan City Housing Authority.**

Mr. Robinson explained that the current agreement had not been updated since 2023 in reference to the payment amount to the Berwick Housing Authority. The current monthly payment amount is \$16,115.00. HUD has updated the 2025 may amount for the state of Louisiana to \$68.34 per unit cost. The total payment would now be \$20,023.62 per month. Chairman Griffin stated that he wrote a letter to the BHA stating that the Morgan City Housing Authority would like to continue the agreement, but at the new HUD Property Management Fee amount. Mr. Robinson stated that the BHA held its board meeting on Tuesday, July 22nd and approved the letter that was submitted by Chairman Griffin to update the Interagency agreement with the amendment for the change. No other discussion was held.

Motion by: Commissioner Butler

Second by: Commissioner Girior

That the Board Amend the Interagency agreement to the new monthly payment amount of \$20,023.62 per month to the Berwick Housing Authority for Property Management Fee effective August 2025.

(Motion Passed)

3. **Resolution #2025-461- Review and Approval of the Quotes submitted by Verkada Cameras for Joe Ruffin Development**

Mr. Robinson presented to the board the online link to the Verkada Demo Cameras. Chief Griffin and Mr. Robinson currently have online login access to review the cameras on a daily basis at Jacquet Homes. The cameras at the current location are working fine. The presented quote is in the amount of \$8,645.40. The price was for (2) Cameras with 1-year licensing-\$3,970.80 and 2-Gateways with 1-year licensing-\$4,674.60. The noted camera is for the Joe Ruffin Development.

That the board approve the Verkada Cameras through TRIAD via State Contract for Joe Ruffin Development in the amount of \$8,645.40

Motion by: Commissioner Nicholas

Second by: Commissioner Girior

(Motion Passed)

VI. Directors Report/Information

1. **Financial Report**---Mr. Robinson gave out the current balance for each of the agency's account and the Financial for the month of June 2025. Total income for the month was \$197,249.55 with expenses coming in at \$1197,531.84. We ended the month with a loss of (\$282.29). Year to date we are still in the positive at \$97,179.41.

2. **Section 8**-For the month of June, we paid HAP expenses in the amount of \$25,168.00 with the reserves at \$634.80. The administrative reserves are \$34,509.07.

3. Mr. Robinson stated that he had received the final retainage payment request from Hebert's Construction for the Exterior Painting and Repairs for Brownell Homes. The retainage had been held for 45 days with the

no Lien Certificate being recorded on July 16th 2025. The final payment is for 17,031.00. The documents were passed around to all the commissioners for review.

Motion by: Commissioner Girior

Second by: Commissioner Matthews

That the agency pays the final Retainage to Hebert's Construction in the amount of \$17,031.00 for the Painting and Exterior work at Brownell Homes.

(Motion Passed)

4. Public Housing

Ms. Howard presented the Public Housing Report for the month of July 2025. **Total units leased for the month of July 2025 is 287 out a total of 293 unit. Total lease up is at 98%.**

- Tenant Repayment Received from tenant who left owing: \$600.00
- 45 Families on the active waiting list.

5. Section 8 Report

Mrs. Morvant presented the Section 8 report with actual lease up for the month of July 2025.

- A Total of 49 families receiving Section 8 voucher assistance for the month of July 2025
- 36 families are currently on the Section 8 waiting list

Mr. Robinson stated that this would be Ms. Morvant last board meeting due to moving to Lafayette, LA. for a new job opportunity. Mr. Robinson and the board thanked Mrs. Morvant for her services as the Section 8 Housing Manager.

Chairman Griffin also stated that he will be retiring from the MCPD officially on July 31st. He stated that if the board approved, he would like to continue to serve as a commissioner for the MCHA board.

Motion by: Commissioner D. Nicholas

Second by: Commissioner M. Girior

That the board approve the Directors Report and Information

VII. Adjournment

It was motioned by Commissioner M. Girior and 2nd by Commissioner L. Butler that the meeting be adjourned.

Motion Passed

