



Strengthening our community by creating opportunities for diverse housing alternatives.

**Board of Commissioners
Minutes of Annual Meeting
October 14, 2021 at 6:00 p.m.**

The annual meeting of the South Metro Housing Options (SMHO) Board of Commissioners was held on Thursday, October 14, 2021 at 6:00 p.m. MST remotely via Zoom Video Communications Meeting ID: 813 5699 9557 and Password: 890521, or dial-in number (346) 248-7799.

Commissioners Present

Kyle Henderson, Chairperson
Pat Cronenberger, Vice
Chairperson

Kate Peterson, Commissioner

Aubrey Ebbs, Commissioner

Aaron Heumann, Commissioner

Sandra Petry, Resident
Commissioner

Lauren Acres, Commissioner

Commissioners Absent

None

SMHO Leaders/Others Present

Corey Reitz, Executive Director
Iván Anaya, Director of Real Estate
Gerald Humphries, Finance Manager
Pam Chadbourne, Littleton
Community Member

Board Meeting Minutes

Call to Order

Chairman Henderson called the meeting to order on October 14, 2021 at 6:02 p.m. MST. A quorum of members was present, and the meeting was ready to proceed with business.

Review of the Agenda

Chairman Henderson reviewed the agenda. The agenda was adopted by the Board.

Unscheduled Public Appearances

Community Member Pam Chadbourne addressed the Board and voiced concerns with the updated Unified Land Use Code. Concerns include price points that address workforce housing and the homeless population. Ms. Chadbourne suggested SMHO look at co-housing options and cluster homes that integrate different incomes and ages.

Scheduled Public Appearances

There were no scheduled public appearances.



Resolutions

VOTE: Resolution 21-12: Approval of the 2021-2022 SMHO Consolidated Budget

Finance Manager Humphries presented and recommended the approval of Resolution 21-12 adopting the 2021-2022 SMHO Consolidated Budget. Net Operating Income is projected at \$1,248,067, an increase from 2021 of \$159,855 (14.69%). The debt service coverage ratio is projected to be 1.54.

Upon motion duly made by COMMISSIONER EBBS and seconded by COMMISSIONER ACRES, THE BOARD UNANIMOUSLY VOTED TO APPROVE RESOLUTION 21-12, ADOPTING THE 2021-2022 SMHO CONSOLIDATED BUDGET.

AYE: Chairman Henderson, Vice Chairperson Cronenberger, Commissioner Heumann, Commissioner Peterson, Commissioner Ebbs, Commissioner Acres and Commissioner Petry

NAY: None

ABSTAIN: None

ABSENT: None

MOTION CARRIED: 7:0:0

Election of Officers

VOTE: Election of Officers (Chairperson and Vice Chairperson)

Commissioner Cronenberger moved that Chairperson Henderson continue in his current role as Chairperson.

Upon motion duly made by COMMISSIONER CRONENBERGER and seconded by COMMISSIONER EBBS, THE BOARD UNANIMOUSLY VOTED FOR CHAIRPERSON HENDERSON TO REMAIN AS THE CHAIRPERSON.

AYE: Chairman Henderson, Vice Chairperson Cronenberger, Commissioner Heumann, Commissioner Peterson, Commissioner Ebbs, Commissioner Acres and Commissioner Petry

NAY: None

ABSTAIN: None

ABSENT: None

MOTION CARRIED: 7:0:0



South Metro Housing Options

Vice Chairperson Cronenberger nominated Commissioner Ebbs to become the Vice Chairperson.

Upon motion duly made by COMMISSIONER CRONENBERGER and seconded by CHAIRPERSON HENDERSON, THE BOARD UNANIMOUSLY VOTED FOR COMMISSIONER EBBS TO BECOME THE VICE CHAIRPERSON.

AYE: Chairman Henderson, Vice Chairperson Cronenberger, Commissioner Heumann, Commissioner Peterson, Commissioner Ebbs, Commissioner Acres and Commissioner Petry

NAY: None

ABSTAIN: None

ABSENT: None

MOTION CARRIED: 7:0:0

Next Meeting

The next Board of Commissioners of South Metro Housing Options meeting is scheduled for November 11, 2021 at 6:00 p.m. MST. The meeting will be held at 5808 S. Rapp St., Littleton CO, 80120.

Adjournment

Upon motion duly made by COMMISSIONER HEUMANN, THE ANNUAL BOARD MEETING ON OCTOBER 14, 2021 AT 6:23 p.m. MST. The motion carried.

ATTEST:

X

Kyle Henderson
Chairman

X

Corey Reitz
Secretary