



3701 Ayers Street  
Corpus Christi, TX 78415  
[www.hacc.org](http://www.hacc.org)

BOARD OF COMMISSIONERS  
REGULAR BOARD MEETING MINUTES

January 22, 2025

11:30 p.m.

Corpus Christi Housing Authority

The meeting was called to order by the Chairperson of the Board at 11:30p.m.

Upon roll call those Commissioners found to be present and absent were as follows:

**COMMISSIONERS PRESENT:**

Cathy Mehne  
Christine Belin  
Brian Tietje

**COMMISSIONERS ABSENT:**

Curtis Clark  
Richard Balli

**COUNSEL:** Jeff Lehrman

**STAFF:**

Gary Allsup, President and Chief Executive Officer  
Valerie Hernandez, Executive Assistant  
Rhen Bass, Chief Financial Officer  
Lisa Garcia, Chief Operating Officer  
Lorenzo Buitron, VP Maintenance & Construction  
Tony Wilson, VP Development

Karen Miranda, VP Rental Properties  
Jennifer Guerrero, Deputy Director Rental Properties  
Wendy Herman, VP Housing Choice Voucher Program  
Debbie Lindsey-Opel, Communication & Special Projects  
Melissa Benavides, VP Human Resources

**ALSO PRESENT:**

The meeting having been duly advertised and convened the Chair declared a quorum present and business was transacted as follows:

**EXECUTIVE SESSION:**

Chairperson Mehne recessed the Board to closed session to discuss legal and personnel matters. The meeting reconvened at 12:30p.m.

Commissioner Belin motioned to approve the minutes of the Regular Meeting of October 30, 2024 as presented, seconded by Commissioner Tietje. Motion passed by unanimous vote.

Commissioner Tietje motioned to approve the minutes of the Special Zoom Meeting of November 6, 2024 as presented, seconded by Commissioner Belin. Motion passed by unanimous vote.

Commissioner Belin motioned to approve the minutes of the Regular Meeting of December 9, 2024 as presented, seconded by Commissioner Tietje. Motion passed by unanimous vote.

**PUBLIC COMMENTS:** None

**CONSENT AGENDA:**

Commissioner Belin motioned to approve, seconded by Commissioner Tietje. Motion passed by unanimous vote.

**ITEMS FOR CONSIDERATION:**

**Action Item. 25-FIN-01:** Rhen Bass requested approval of 2025 Tax Credit Properties Budget Plan. Commissioner Tietje motioned to approved, seconded by Commissioner Belin. Motion passed by unanimous vote.

**Action Item. 25-AS-02:** Gary Allsup requested approval of 457(B) Deferred Compensation Plan – Employee Option. Commissioner Belin motioned to approved, seconded by Commissioner Tietje. Motion passed by unanimous vote.

#### FINANCIAL REPORT

Rhen Bass gave a brief report on the Financials for CC Housing Authority and Affiliates.

#### CHIEF EXECUTIVE OFFICER'S REPORT

Mr. Allsup gave an update on Workforce Properties (5)  
Mr. Allsup mentioned our COO was shopping for lots/homes for CLEAR Program  
Mr. Allsup announced it was our COO's first board meeting and also introduced new VP of Human Resources  
Mr. Allsup gave an update on Occupancy, Maintenance and Thanksgiving Homes; all doing well  
Mr. Allsup gave an update on Lozano School property  
Mr. Allsup reported we had zero (0) cold water breaks  
Mr. Allsup gave update on La Armada II central A/C; 12/ of 400 units completed  
Mr. Allsup reported that staff greatly appreciated the holiday break  
Mr. Allsup announced next Board Meeting and Retreat would be on February 21

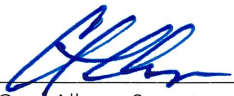
#### CHAIR/BOARD COMMENTS

#### ADJOURNMENT

Meeting adjourned at 1:18p.m.



Cathy Mehne, Chair  
Board of Commissioners  
Housing Authority of the City of Corpus Christi



Gary Allsup, Secretary  
Board of Commissioners  
Housing Authority of the City of Corpus Christi