



TNAHC Annual and Board Meeting

Wednesday March 6, 2019

9:30 a.m. to 11:30 a.m. CT

**In conjunction with TN Housing Conference held at
Music City Center, 201 5th Avenue South, Nashville TN 37203**

Meeting Minutes

Board Members Present

Amy Schaftlein
Angela Belcher
Carla Jarrell
Colleen Dudley
Daryl Hill
Eric Haralson
Jackie Mayo
John Callow
John Roberts
Keith Lampkin
Keith Turbett
Maria Catron
Richard McClain
Sernorma Mitchell
Sharon Bosworth

United Housing, Inc.
The Housing Fund
Pinnacle Financial Partners
Habitat for Humanity of Tennessee
Woodbine Community Organization
Triage Associates
HomeSource East Tennessee
Housing Professional
Habitat for Humanity of Greater Nashville
City of Clarksville
First Tennessee Bank
Kingsport Housing and Redevelopment Authority
Keystone Development
HUD
Affordable Housing Resources

Guest Speakers

David Dworkin
Linda Mandolini

Executive Director, National Housing Conference
Chair, National Housing Conference

Welcome

John Roberts welcomed attendees (around 80) and introduced both guests. David Dworkin shared how NHC evolved and how it is making a difference in the local Washington, DC communities as well as across the nation. David explained that working with the Governor in showing him how affordable housing touches all other aspects in the needs of Tennesseans is crucial to meeting those needs. Showing relevance and sharing details of data can impact those decisions. Linda Mandolini

also shared how she got involved with the NHC. There was a question and answer time with these guest speakers.

John Roberts shared how the Coalition has evolved and grown over the years. Due to decisions at the Fall Retreat, the Board decided to hire a part time Executive Director, Patricia M. Smith.

Minutes from December were presented and with a motion to approve, they unanimously passed.

The Treasurer's report for end of January was presented by Sharon Bosworth. There was a motion to approve the financial report (attached). It passed with a unanimous vote.

The Legislative Committee chair, Eric Haralson, shared the detail on the Day on the Hill and outreach to the legislators. As Nominating Committee chair, Eric announced the ones who will be filling the vacancies on the board. Vote was by acclamation since there was just one person nominated per position. Attendees were given opportunity to voice opposition. It was also explained that Angela Belcher could represent more than one position, . Given it was unanimous decision, the following were voted in:

- Robert Sampson, Keller Williams to fill Mortgage Bankers/Real Estate Brokers & Agents
- Paul Morris, Memphis Area Assoc. of Governments, to fill State and Local Gov't/Dev. Dist.
- Daryl Hill, Woodbine Community Org., to fill Housing Counselors and Educators of TN
- Melanie Cordell, TN Valley Coalition for the Homeless, to fill Low Income Representation
- Anne Cooper, Appalachian Regional Coalition of Homelessness, to fill Low Income Representation
- Angela Belcher, The Housing Fund, Nonprofit Representation

The board secretary, Carla Jarrell, shared that invoices for membership renewal were recently sent.

Operating Committee Reports

Communication Committee chair, Sernorma Mitchell, shared how the committee has met twice since the retreat, to verify SMART goals and to finalize the new brochure. The brochure is now available. The SMART goals are growing membership and need to add members to the committee.

Education Committee chair, Daryl Hill, reported on their tasks. 1) Need general training for all segments of the Coalition, 2) need representation from each Region on each committee, 3) reminder that Aug. 2020 HUD counselors must be approved by HUD and certified counselors.

Legislative Committee chair, Eric, reviewed the listing of bills being addressed by the General Assembly and those will be sent out to the members to have for their visits to Legislators.

Membership Committee chair, Carla, shared that the General Assembly were invited to tonight's reception. The Coalition is providing a shuttle to get Legislators from Cordell Hull to MCC.

The Finance Committee chair, Sharon Bosworth, did not have anything additional to share.

The new Coalition chair, Keith Turbett, introduced the Coalition's first Executive Director, Patricia M. Smith. Her role is to move the Coalition forward in membership and recognition as an Affordable Housing Industry leader.

Regional Council Leaders Reports

East TN Chair, Melanie Cordell, reported on the February 27th meeting which took place in Morristown, TN. Topic was to address the housing situation for the immigrant population there. They will vote on next year's officers at the meeting in May.

Middle TN Chair, Angela Belcher, said that their next meeting will also be in May, which is when they will have their election of officers.

West TN Chair, Paul Morris reported that they elected this year's officers at their February meeting. Brody Wamble will be Chair, Tom Skehan will be Vice Chair and Kathy Cowan will be Secretary/Treasurer. They are planning a June meeting in Jackson TN and the October meeting will be in Memphis.

The annual meeting was concluded. All board members were asked to stay to elect the new board officers.

New Officers

The retiring board members, Eric Haralson, Carla Jarrell, Sharon Bosworth and David Arning (in absentia) received plaques for their service to the Coalition board.

The new board members, Robert Sampson, Carr Hagan, and Brody Wamble were voted in by acclamation since there was no opposition. All board members were sworn in.

New Board Chair, Keith Turbett spoke about looking forward to new growth in membership due to work and enthusiasm of new executive director. Our job as a board is to help and support her in doing our part to make a positive impact in helping Tennesseans to have access to affordable housing. The first step is the contact and meeting with our General Assembly leaders in sharing with them the needs and how they can be the solution.

John Roberts has been Chair for two terms, and now moves into Immediate Past Chair position. Keith Turbett has been Vice Chair for two years and will move into the Chair position. Colleen Dudley was nominated for the Vice Chair position. With Carla Jarrell and Sharon Bosworth both having exhausted their term limits, they retired from their positions. Keith Lampkin was nominated as Board Secretary and Maria Catron was nominated as Board Treasurer. All nominations passed with no opposition.

Meeting was adjourned.

MISSION STATEMENT

To connect, educate and advocate housing opportunities for Tennesseans