JACKSONVILLE HOUSING AUTHORITY

MINUTES OF THE SPECIAL MEETING
OF THE BOARD OF COMMISSIONERS

Monday, May 18, 2026

The special meeting of the Board of Commissioners was held Monday, May 18, 2026, at JHA Corporate Office, 1300 Broad St. N, in Jacksonville, Florida at 2:00 p.m.

Roll Call:

Board Chair Heather Horovitz called the meeting to order, the following Commissioners being present:

Heather Horovitz	Chair
Hank Rogers	Vice-Chair
Hariett Brock	Secretary
Daniel Blanchard	Commissioner (virtual)
Caleena Shirley	Commissioner
Robin Smith	Commissioner

The following others were also present:

Cheron Corbett	Chief Executive Officer

The Chair declared the presence of a quorum.

Allowing Virtual Participation:

Commissioner Smith moved to allow Commissioner Blanchard to participate virtually. Commissioner Shirley seconded the motion. All Commissioners votes "aye." The motion passed unanimously.

Approval of Minutes:

The Minutes of the Board of Commissioners Meetings of January 26, 2026, and March 13, 2026, were presented for approval. The Board discussed amendments to both minutes, to show that Commissioner Smith was present at both meetings and to change Commissioner Brock's title to "Secretary." All Commissioners voted "aye" and no Commissioner voted "nay". The Chair declared the motion carried and the minutes were approved with the requested amendments.

Chair's Comments:

The Chair and the CEO discussed the process for public comments.

Public Comments:

There were no public comments.

Agency Financial Overview:

BDO presented JHA's financial update. The Commissioners and the CEO discussed the presentation.

CEO's Update:

The CEO presented the agency update, including: the Franklin Arms demolition, future plans for the site, phase two of Daisy Homes, and the renovation of propreties. The Commissioners and the CEO discussed the updates.

HCV Update:

Andrew Denicola (Nan McKay) provided updates on the recertification backlog.

Old Business:

The CEO presented the Capital Plan update.

New Business:

Item No. 1 Resolution 2026-JHA-05. Authorization to Amend the Yardi Systems, Inc., Agreement to Allow for Quarterly Billing and to Increase the Maximum Indebtedness thereof by $30,000 Annually to Add Software Services for the Yardi Construction Module.

The resolution was presented by the CEO. The Commissioners discussed the resolution and possible amendments. The Vice-Chair moved to approve the resolution with amendments. The Secretary seconded the motion. All Commissioners voted "aye." The resolution was approved.

Item No. 2 Resolution 2026-JHA-06. Approval to Seek Demolition Loan from the City of Jacksonville.

The CEO presented the resolution. The Commissioners and the CEO discussed alternatives if the loan is not approved as sought. The Vice-Chair moved to approve the resolution. Commissioner Smith seconded the motion. All Commissioners voted "aye." The resolution was approved.

Item No. 3 Resolution 2026-JHA-07. Award of Franklin Arms Demolition Contract.

The CEO presented the resolution and the awardee addressed questions from the Commissioners. The Vice-Chair moved to approve the resolution. Commissioner Shirley seconded the motion. All Commissioners voted "aye." The resolution was approved.

Upcoming Public Hearings Schedule:

The CEO discussed the upcoming public hearings schedule.

Public Participation:

There were no public comments.

Adjournment:

There being no further business to come before the meeting, the Chair adjourned the meeting at 4:00 p.m.