



**AMENDED AGENDA**

**December Rescheduled Regular Board of Commissioners Meeting**

**Grand Junction Housing Authority (“GJHA”)**  
8 Foresight Circle, Grand Junction CO 81505

**December 16, 2025, at 5:00 p.m.**  
**Zoom Link:** <https://bit.ly/4jz07hJ>  
Dinner will be provided

*Estimated Time*

1. Dinner and Gather – no business will be conducted during this portion of the meeting *5:00 p.m. – 5:15 p.m.*
2. Call to Order and Roll Call *5:15 p.m.*
3. Disclosure of Direct or Indirect Conflict of Interest – Bernie Buescher, Board Chair *5 Minutes*
4. Mission, Vision, and Values – Bernie Buescher, Board Chair *5 Minutes*
5. Consent Agenda *5 Minutes*
  - a. Request for Adoption of the Minutes of the August 12, 2025, Regular Meeting of the Board of Commissioners
  - b. Request for Adoption of the Minutes of the September 9, 2025, Regular Meeting of the Board of Commissioners
  - c. Request for Adoption of the Minutes of the October 3, 2025, Special Meeting of the Board of Commissioners
  - d. Request for Adoption of the Minutes of the October 7, 2025, Special Meeting of the Board of Commissioners
6. Request to Accept an Application for Issuance of Currently Unallocated 2026 Bond Cap presented by Danielle Vachon Bell with MGL Partners *5 Minutes*
7. Executive Session for a conference with the Housing Authority’s outside legal counsel for the purpose of receiving legal advice on specific legal questions under C.R.S. Section 24-6-402(4)(b) related to a Request to Accept an Application for Issuance of Currently Unallocated 2026 Bond Cap to Facilitate Extension of Qualified Census Tract for 2026 *45 Minutes*
8. MGL/VOA – Salt Flats – Possible Action on a Request from MGL/VOA to Accept Application for Issuance of 2026 Bond Cap to Facilitate Extension of Qualified Census Tract Designation or QCT for 2026 *15 Minutes*
  - a. Resolution No. 2025-12-04 - to Acknowledge and Accept the Application from MGL Partners and Volunteers of America National Services for Private Activity Bond Volume Cap Allocation for The Haven At Salt Flats in Order to Preserve the Qualified Census Tract Designation

**\*Backup call-in option: 970-208-9594, Passcode: 0388**

**(This line is not monitored and is only used in the event the virtual meeting is unavailable.)**



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9. Resolution 2025-12-01 Appointing Elyse Parker, Sheryl Violett, and Yadira Manilla to the Doors 2 Success Board – Holly Webster, Supportive Services Supervisor *5 Minutes*
  
10. Finance Items – Sheila Brubacher, Controller *45 Minutes*
  - a. Third Quarter Financials
  - b. 2025 Year End Budget Revisions
  - c. Resolution No. 2025-12-02 Adopting Amended Budgets for Calendar Year 2025 for Village Park LLLP and 2814 LLLP
  - d. Resolution No. 2025-12-03 Adopting Amended Consolidated Budget for Fiscal Year 2025
  
11. The Current Update – Brian Rusche, Development Director, and Scott Aker, CEO *5 Minutes*
  
12. Real Estate Committee Report – Rich Krohn, Committee Chair and Scott Aker, CEO *15 Minutes*
  - a. Possible Action instructing Staff to request authorization from Mesa County and the City of Grand Junction to enter into negotiations with Housing Resources and Evergreen for GJHA to act as Special Limited Partner in the Development of the Crawford Commons in Clifton, Colorado
  - b. Salt Flats and Brikwell Update and Possible Board Action
  - c. Matchett Park Update and Possible Board Action
  
13. Appointment of Interim Board Vice Chair and Interim Chair of Real Estate Committee for the period January 1, 2026, to May 1, 2026 – Bernard A. Buescher, Board Chair and Scott Aker, CEO *10 Minutes*
  
14. Other Business, if any *5 Minutes*
  
15. Adjourn