



Meeting Location: 1776 S. West Temple, Salt Lake City, Utah or Electronic Video or Phone Conference

BOARD MEETING: Monday, April 27, 2026
9:00 a.m. – 12:00 p.m.

WEB OPTIONS:

<https://housingauthorityofsaltlakecity.my.webex.com/housingauthorityofsaltlakecity.my/j.php?MTID=maa692c49626f2998e51c290579b2a2f>

OR <https://signin.webex.com/join>

Meeting Number: 2555 786 3181

Password: 1776

PHONE OPTION:

Dial: 1-650-479-3208

Access Code: 2555 786 3181

Password: 1776

If you need assistance connecting to the meeting remotely, call 801-608-3394 during the scheduled time.
Please call

801-428-0600 for more information or to request a meeting recording

One or more Commissioners of HASLC may participate via electronic conference originated by the Executive Director and within the meanings accorded by Utah law, the Meeting may be an Electronic Meeting, and the Anchor Location shall be located at 1776 S. West Temple, Salt Lake City, Utah. In compliance with the Americans with Disabilities Act, persons requesting special accommodations during the meeting should notify HASLC not less than 24 hours prior to the meeting. If language assistance is needed, please call 801-428-0600.

THE HOUSING AUTHORITY OF SALT LAKE CITY IS COMMITTED TO OUR MISSION:

To provide affordable housing opportunities as a stable base for our community.

BOARD OF COMMISSION MEMBERS

William Davis
Chair

Tess Clark
Vice Chair

Brenda Koga
Commissioner

Fraser Nelson
Commissioner

Palmer DePaulis
Commissioner

Vacant

Vacant

COMMISSION MEETING AGENDA

- 1) **ROLL CALL**
- 2) **PUBLIC COMMENT** - *Each participant will be allowed three minutes for comment.*
- 3) **ANNOUNCEMENTS**
- 4) **Motion to Approve:** HASLC Open Meeting Minutes of February 23, 2026 (attachments)
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- 5) **Motion to Approve:** HASLC Open Meeting Minutes of March 30, 2026 (attachments)
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- 6) **Motion to Approve:** HASLC Open Meeting Minutes of the Special Board Meeting of April 9, 2026 (attachments)
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NEW BUSINESS

- 7) **APPROVAL OF RESOLUTION #897-2026:** AUTHORIZING OF HOUSING VOUCHERS FOR THE VALLEY BEHAVIORAL HEALTH HOUSING PROJECT (attachments) – *Executive Director, Daniel Nackerman*
Page 105
- 8) **CONSIDER AND ACCEPT FISCAL YEAR 2026 FINANCIAL STATEMENTS** THRU MARCH APRIL 2026 (attachments) – *Executive Deputy Director, Kim Wilford and CFO, Jennifer Nakao*
Page 109
- 9) **APPROVAL OF BAD DEBT:** FEBRUARY 2026 (attachments) – *CFO, Jennifer Nakao*
Page 118
- 10) **APPROVAL OF PAYMENT UP TO \$633,286 FOR ERMA'S AT FAIRMONT PERMIT & IMPACT FEES (NET COST AFTER REFUND: \$292,486)** (attachment)
Executive Director, Daniel Nackerman
Page 120
- 11) **APPROVE SELECTION AND CONTRACTING;** WITH BERKADIA AS THE PRIMARY LENDER FOR THE RAD CONVERSION/SECTION 18 OF PHILLIPS PLAZA AND ROMNEY PLAZA (attachments) *Executive Director, Daniel Nackerman and Deputy Executive Director, Kim Wilford*
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12) **SPECIAL REPORT: PAMELA'S PLACE ELEVATOR SYSTEM REPAIRS AND CORRECTIVE ACTIONS** (attachments) – *Deputy Director, Zac Pau'u*

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13) **EXECUTIVE DIRECTOR REPORT** (attachments) – *Executive Director, Daniel Nackerman*

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14) **CONSIDER EMPLOYMENT CONTRACT CHANGES AND TERM EMPHASIS REGARDING EXECUTIVE DIRECTOR CONTRACT** - *Executive Director, Daniel Nackerman*)

Handout

CONSENT CALENDAR REPORTS

15) **PROPERTY ADMINISTRATIVE COMPLIANCE REPORT** (attachments) – *Director of Property Management, Vicci Jenkins*

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16) **HOUSING CHOICE VOUCHER PROGRAM – MONTHLY LEASING AND BUDGET PERFORMANCE REPORT** (attachments) – *Director of Section 8, Jackie Rojas*

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17) **RESIDENT SUPPORT REPORT** (attachments) – *Deputy Director, Britnee Dabb*

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18) **COMMUNITY PARTNERS REPORT** (attachments) – *Deputy Director, Britnee Dabb*

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19) **KEY PERFORMANCE INDICATORS REPORT – APRIL 2026** (attachments) – *Deputy Director, Zac Pau'u*

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20) **TENTATIVE CLOSED SESSION**

- a) At any time, the Commission may consider a motion to enter into a Closed Session. A closed meeting may be held for specific purposes including, but not limited to:
 - i) Discuss Strategy with Respect to Purchase/Sale of Real Property
 - ii) **Discuss the Character, Professional Competence, or Physical or Mental Health of an Individual**
 - iii) Discuss Strategy with Respect to Pending or Reasonably Imminent Litigation
 - iv) A closed meeting may also be held for attorney-client matters that are privileged pursuant to Utah Code § 78B-1-137, and for other lawful purposes that satisfy the pertinent requirements of the Utah Open and Public Meetings Act.
- b) Typical Process:

- i) Motion to enter.
- ii) Vote to enter.
- iii) If entering, certain individuals may be rightly excluded.
- iv) After closed discussions motion and vote to end and resume open meeting

21) **ANY ANNOUNCEMENTS FROM CLOSED SESSION**

22) **COMMUNICATIONS**

23) **OTHER BUSINESS**

24) **ADJOURNMENT**