



MINUTES OF GBHA PROPERTIES I, INC.

THURSDAY, NOVEMBER 18, 2021, 10:30 AM IMMEDIATELY FOLLOWING GREEN BAY HOUSING AUTHORITY MEETING.

Virtual Meeting. Public may join via Zoom.

A. ZOOM MEETING INFORMATION.

I. This item contains documents which provide call in information and instructions for the Zoom meeting.

B. ROLL CALL.

I. William VandeCastle, Terri Refsguard, Sandra Popp, Erin Edwards and Stephen Srubas

Present: William VandeCastle-Chair, Stephen Srubas, Erin Edwards, Sandra Popp, Excused: Terri Refsguard-Vice Chair

C. APPROVAL OF THE AGENDA.

I. Approval of the agenda for the November 18, 2021, meeting of the GBHA Properties I, Inc.

Moved by Sandra Popp, seconded by Erin Edwards to approve the agenda for the November 18, 2021 meeting of the GBHA Properties I, Inc. Motion carried. Yes- William VandeCastle, Sandra Popp, Stephen Srubas, Erin Edwards, No- None, Abstain- None

D. REGULAR BUSINESS.

I. Election of Chair, Vice-Chair and Secretary.

Moved by Sandra Popp, seconded by Erin Edwards to approve the election of officers to William VandeCastle as Chair, Terri Refsguard as Vice Chair, Cheryl Renier-Wigg as Secretary and Treasurer for GBHA Properties I, Inc. Motion carried. Yes- Sandra Popp, Erin Edwards, Stephen Srubas, William VandeCastle, No- None, Abstain- None

E. INFORMATIONAL.

F. ADJOURNMENT.

Moved by Sandra Popp, seconded by Erin Edwards to adjourn the GBHA Properties I, Inc. meeting. Motion carried. Yes- William VandeCastle, Stephen Srubas, Sandra Popp, Erin Edwards, No- None, Abstain- None

G. VERBATIM MINUTES.

- GBHA Properties I, Inc.
- Yes, or yeah, okay.
- We're letting our hair down now, right? I mean, yes.
- Yeah, and I guess I give up, I think should I wrap now, Steve?
- Yeah, you can, Sandy, give her heck.
- Yeah, let her rip.
- All right, so-
- I probably should, should I start this, because it's really election of officers, right?
- Yes.
- So you remember this is our newly formed entity that we set up to help us work with our whole development project, in case we need that second entity for land ownership or whatever that is. We need to though, according to our bylaws, we need to have officers in order to submit our work. So this meeting today, really the only thing on the agenda is to elect officers. So the members of the GBHA are the members of this board as well. So is there anyone who would like to be the chair of this board?
- I nominate Bill.
- I second.
- There's a nomination for Bill and-
- But why, let's do this.
- Supposed to say if you accept that.
- Well, yes, but can we just have a motion to accept the same officers?
- I was gonna ask, yes.
- Although I think we need more officers 'cause we need, we're probably gonna need a vice president and a treasurer.

- And a secretary.
- Well, yes, and a secretary, but we already have a president, vice president, and secretary for GBHA. I don't know if we have a treasurer or not, but.
- We don't have treasure on the agenda stuff. Do we need a treasurer or is that automatically, it's just chair, vice-chair and secretary.
- The treasurer's a little bit different. It didn't say it on any of the paperwork, but.
- I think we should still-
- I think the secretary and treasurer are together.
- Most LLCs that I've represented have all had a treasurer.
- Okay.
- And it's really more of a, you know, in terms of what would happen would be in terms of the tax returns, if any, for the LLC, you know, I'm assuming Stephanie would probably be involved in putting that together. And then the treasurer would actually sign it, and the treasurer and the chair would sign or president would sign them.
- Oh, would it make sense, would it make sense for the executive director to be the secretary/treasurer?
- It could be, could be.
- I mean, I'd be willing to do that if that makes it easier.
- Have at it.
- Yes.
- All right, so you guys get to vote on this stuff and everything. You could like mouth off and don't have to be polite, all that stuff, right? This is good, right, Cheryl? Cheryl you didn't even get me sitting in the queue?
- I feel like the director of the RDA is actually the secretary of the board as well. So I think that happens in other, I don't think you get to mouth off either way. But I'd be happy to contribute.
- These are still public records.
- Right.
- Gotta be careful about what you say. All right, did somebody make that motion?
- I'll make that motion.
- All right.
- That, yeah.
- I'll second that.

- All right, we have a motion and a second. All in favor signify by saying aye.
- [All] Aye.
- You want clarification on the motion?
- I just wanna make sure Ka's got it. So the motion is that we maintain the same executives as this GBHA.
- No, let's change that a little, just put the names in.
- Okay.
- Let's not just say the same people. Let's put the actual names in, it'll be the chair, vice-chair, secretary, treasurer.
- So the chair.
- Have been, yes.
- So the chair is Bill, the vice-chair is Terry, and I'm the secretary/treasurer.
- And my motion would be to elect those individuals as officers.
- Okay.
- Cool.
- And who seconded that?
- I'll second to that.
- I'll specify that in a motion.
- Yep, Erin did. So all right, so we have a motion and a second.
- Right here.
- Any questions? Any further discussion? Hearing none, all in favor, signify by saying aye.
- [All] Aye.
- Congratulations.
- Did you see us all looking at you Steve?
- Any opposed? No opposition, so we have a set of officers now for the LLC.
- Okay, and thanks again for being those officers.
- What'd I do, lose you in the movement?
- Yes, well, I don't even know what we're doing yet, so, you know, I'm taking on a role with no, I didn't do my due diligence on this one.

- No vision, no insight, yeah.
- All right.
- That's enough.
- Well, we have no money, so there's nothing that we could have done wrong yet.
- Right, right, so we can't get in trouble yet.
- Right.
- All right, and Cheryl, I just wanna make clear, or confirm that what we're doing with this LLC, just because of our broader perspective here, we're gonna make all these minutes and records and everything public, just like we would anything else.
- That's how we're moving forward. Civic clerk, Zooms, public meetings, the whole kit and caboodle.
- Okay.
- Okay, yep.
- And you think there'll ever be a time when we meet separately from GBHA, that we'll get notice on that or how will that work?
- Potentially.
- It's possible.
- Maybe, as we get further into this development.
- Will that come from Jessica, will that come from-
- Yep.
- Okay, and will it come through the civic because it's a public? Okay, alrighty.
- Yep, it's gonna come through the same way, it just won't be the GBHA, it'll be the GBHA Properties I.
- Okay.
- Alright.
- Awesome.
- All right, anything further for this meeting? Is there a motion then to adjourn?
- I'll make that motion.
- All right, we have a motion, is there a second?
- I'll second that.

- Cheryl will second. All right so we have a motion and a second to adjourn, any further questions for the good of the order before we adjourn? Hearing none, all in favor-

- Happy Thanksgiving, all.

- Yep, happy Thanksgiving.

- Signify by saying aye.

- [All] Aye.

- Again, happy Thanksgiving.

- Happy Thanksgiving, everyone.

- Thankful for you guys.

- All right.