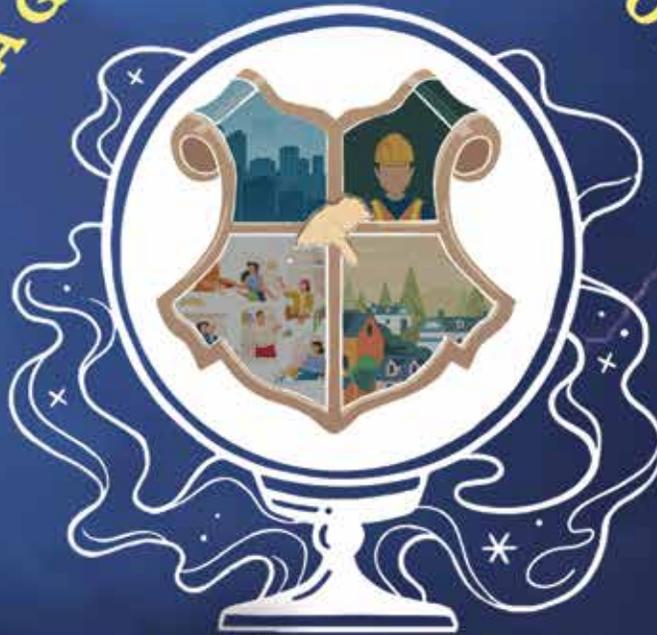


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July 2023



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**Legislative Update** pg 7

**State Bits & Pieces**

pgs 18-21, 23-25, 27, 29

**Franklin Executive Committee Meeting** Photos & Recap pg 8

**SERCC-NAHRO**

**2023 Annual Conference**

**Hilton Orlando**

**June 26 - 28, 2023**

Photos & Recap pgs 10-17

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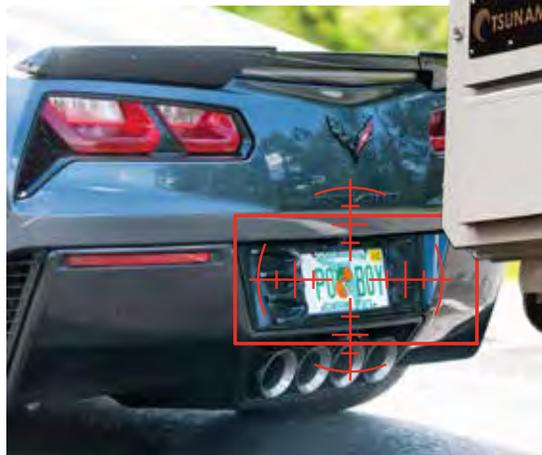
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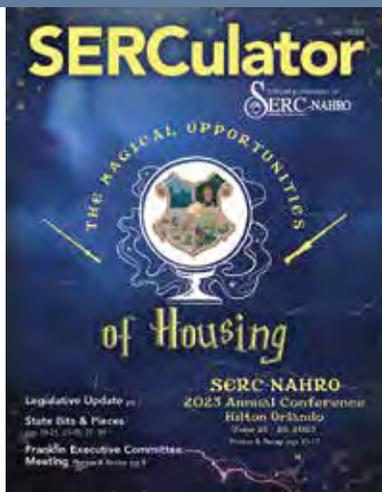
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**On the Cover**

The SERC-NAHRO 2023 Annual Conference was held in sunny Orlando Florida June 26 - 28th. Thank you for joining us for an outstanding conference, looking forward to seeing everyone at the fall workshop in Hilton Head, SC!

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The SERCulator is the official quarterly publication of the Southeastern Regional Council of the National Association of Housing and Redevelopment Officials (SERC-NAHRO).

Comments, suggestions, articles, features and photographs are solicited in interest of the members of SERC-NAHRO. Although all submissions are subject to approval and editing, every effort will be made to publish submissions based on available space. Photos cannot be returned.

**Send Submissions Via:**  
**SERCulator.com | 800.506.8064**



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# President's Message

Shaundra Clark, SERC-NAHRO President



## Greetings SERC-NAHRO Members!

accomplishments, and I am truly honored to have stood alongside such an incredible group of individuals.

---

**Secondly, this journey has been a tremendous opportunity for personal growth and learning, spanning from state to state.**

---

Each inspiring story I encountered along the way has shaped me into a better advocate for our industry, instilling in me a deeper understanding of the challenges we face and the importance of ensuring affordable housing from coast to coast. The knowledge and experiences gained from our collective efforts have been invaluable, and I am forever grateful for the opportunity to learn and grow alongside all of you.

---

**Lastly, I emphasize that the heart and soul of SERC lies within its membership. You are the hardworking, dedicated, caring, compassionate, and brilliant team builders who have embraced the charge to improve the lives of the less fortunate.**

---

It is your unwavering spirit and tireless efforts that have propelled us forward, and your

unwavering commitment to our mission has constantly inspired me. Your compassion and empathy in your work have touched countless lives, leaving a lasting impact on our communities. Together, we have truly made a difference.

As my term comes to an end, I challenge the new leaders of SERC to continue this journey with boldness and unwavering dedication. Remain steadfast to the mission we hold dear and strive to make an even more significant impact on the lives of those we serve. Embrace new ideas, foster collaboration, and always remember the incredible strength that lies within our membership. Together, you can achieve extraordinary things.

In closing, I want to express my heartfelt thanks to you for embarking on this incredible journey with me. These past two years have been a remarkable chapter in my life, and it would not have been possible without your support, trust, and belief in SERC. I am eternally grateful for the privilege of serving as your president, and I am confident that the future holds even more significant successes for our organization – and always remember, **YOU ARE AMAZING and YOU ARE ESSENTIAL.**

**Thank you for an extraordinary adventure.**

Shaundra Clark,  
SERC-NAHRO President

As I sit here at the airport, reflecting on the past two years of my tenure as President of SERC, I am filled with a deep sense of gratitude, thankfulness, and humility. It has been an incredible journey, and I want to express my sincere appreciation for the opportunity to serve as your president.

There are three key reasons why these past two years have been nothing short of a fantastic adventure:

---

**First and foremost, I want to commend each of you for your unwavering belief in SERC and its mission.**

---

We set out to serve our communities and residents from the beginning, setting ambitious goals around advocacy, training, and member services, and I am proud to say that we have succeeded, all thanks to your dedication and commitment to our shared mission. Your belief in SERC's potential has been the driving force behind our

## Join Us For The 2023 SERC-NAHRO Fall Workshop

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Check SERC-NAHRO website for registration & more: [serc-nahro.org/events/](https://serc-nahro.org/events/)



## STATE REPRESENTATIVES

AL	Ron Jones	NC	Michael Dineen
FL	Shannon Young	SC	Connie Howard
GA	Latoria Simmons	TN	Maria Catron
KY	Shauna Boom	VA	Michael Wong
MS	M. Jason Spencer	WV	Mark Taylor

## PAST PRESIDENTS

Immediate PP	Mark Taylor	WV
Second PP	Sean Gilbert	TN
Third PP	Ailrick Young	MS

## PRESIDENT'S PORTFOLIO - Shaundra Clark

### ANNUAL CONFERENCE COMMITTEE

#### 2023 - ORLANDO, FL

Conference Chair	Candice Drake (Chair)	GA
Program Chairperson	Ben Washington	MS
Exhibits Chairperson	Susan Lillis	KY
Registration	Jake Oglesby	GA
	Mike Raburn	GA
Opening Ceremony	Charlie Harrington	VA
Ushers	Patricia Allen	GA
Awards Ceremony	Sabrina Woodard	TN
Golf Tournament	Tom Wachs	AL

HOSPITALITY	Sherrie Samples (Chair)	TN
-------------	-------------------------	----

EMERGING LEADERS	Stormy Parsons (Chair)	WV
	Mentors: The NAHRO Fellows	

#### SMALL AGENCY TASK FORCE

Lisa Porter (Chair)	VA
Russell Nast (Co-Chair)	GA

#### YOUTH LEADERSHIP DEVELOPMENT

Tom Wachs (Chair)	AL
Abraham Williams (Co-Chair)	KY

#### EXECUTIVE COMMITTEE COORDINATOR

Marilyn Medley	TN
----------------	----

#### STRATEGIC PLAN COORDINATOR

Joyce Floyd	TN
-------------	----

#### DIVERSITY, EQUITY & INCLUSION

Mark Taylor (Chair)	WV
William Myles (Co-Chair)	GA

MULTIFAMILY	Matthew McClammy	AL
-------------	------------------	----

## SENIOR VICE PRESIDENT'S PORTFOLIO - Anthony Goodson

LEGISLATIVE COMMITTEE	Yvonda Bean (Chair)	SC
-----------------------	---------------------	----

#### POLICY ADVISORY COMMITTEE

Ailrick Young (Chair)	MS
-----------------------	----

NOMINATING COMMITTEE	Mark Taylor (Chair)	WV
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#### INTERNATIONAL RESEARCH & GLOBAL EXCHANGE

Henrietta Snipes (Chair)	AL
Darbah Skaf (Co-Chair)	AL

#### SITE SELECTION COMMITTEE

Jake Oglesby (Co-Chair)	GA
Sean Gilbert (Co-Chair)	TN

## SECRETARY'S PORTFOLIO - Michael Wong

#### HISTORY/ARCHIVAL COMMITTEE

Joyce Wolen (Chair)	WV
---------------------	----

#### RESOLUTIONS

Felicia Jackson (Chair)	MS
-------------------------	----

## TREASURER'S PORTFOLIO - Cindy Preast Harrington

#### BUDGET COMMITTEE

Clifton Clark (Chair)	WV
-----------------------	----

## VP HOUSING'S PORTFOLIO - James Cox

HOUSING COMMITTEE	Felicia Snow (Chair)	MS
-------------------	----------------------	----

#### RENTAL ASSISTANCE COMMITTEE

Elizabeth Little (Chair)	SC
--------------------------	----

#### PBRA/RAD

Matthew McClammy	AL
------------------	----

## VP PROFESSIONAL DEVELOPMENT'S PORTFOLIO - Connie Howard

PROFESSIONAL DEV.	Donna Lamer (Chair)	SC
-------------------	---------------------	----

ADMINISTRATIVE PRACTICE	Douglas Freeman (Chair)	GA
-------------------------	-------------------------	----

EDUCATION & TRAINING	Felicia Jackson	MS
----------------------	-----------------	----

## VP MEMBER SERVICES' PORTFOLIO - Mike Sweet

#### PUBLIC AFFAIRS/SERCULATOR

Reta Thomas (Chair)	GA
---------------------	----

MEMBER SERVICES	Shaunté Evans (Chair)	SC
-----------------	-----------------------	----

#### SCHOLARSHIP

Carmen Maniak (Chair)	WV
Shana Demby (Co-Chair)	AL

#### INSURANCE-HOUSING BENEFITS PLAN

Thomas Rowe	TN
-------------	----

RETIREMENT-HART	Ed Johnston	KY
-----------------	-------------	----

AWARDS	Sabrina Woodard	TN
--------	-----------------	----

## VP CR&D'S PORTFOLIO - Dannie Walker

ASSET REPOSITIONING	Jeff Knight (Chair)	WV
---------------------	---------------------	----

#### COMMUNITY REVITALIZATION

Beth Brown (Chair)	GA
--------------------	----

## VP COMMISSIONERS' PORTFOLIO - Harry Howe

COMMISSIONERS	Johnny Johnson (Chair)	MS
---------------	------------------------	----



**SMALL AGENCY TASK FORCE (SATF)**

NAME	STATE	PHA	PHONE	EMAIL
Ron Jones	AL	Clanton Housing Authority	205-755-1801	rjones@clantonha.org
Doris Richardson	AL	Evergreen Housing Authority	251-578-1488	evhouseauth@bellsouth.net
Mollie Rowe	AL	Eutaw Housing Authority	205-372-3926	eutawhau@att.net
Susan Christophel	FL	Columbia Housing Authority	386-752-4227	susanchristophel@cchaf1.com
Christy Holland	FL	North Central Florida Regional Housing Auth	352-486-5420	chrisholland2@ncfrha.com
Ruth Bass	GA	LaFayette Housing Authority	706-638-2733	ruth@lafayetteha.com
Russell Nast (Vice-Chair)	GA	Tallapoosa Housing Authority	770-574-2207	rnast@tallapoosaha.com
Jenny Cheek	KY	Elizabethtown Housing Authority	270-765-2092	haet@windstream.net
Aneta Grugin	KY	Shelbyville Housing Authority	502-633-4531	avance@hasky.org
Jeff Patrick	KY	Morehead Housing Authority	606-784-4314	jdpatrick@windstream.net
Terri Holt	MS	Winona Housing Authority	662-283-2575	tholthousing@gmail.com
Ben Washington	MS	Vicksburg Housing Authority	601-638-1661	bwashington@vicksburgha.org
Chris McKissick	MS	Booneville Housing Authority	662-728-4032	bha@boonevilleha.com
Deborah Davis	NC	The New Edenton Housing Authority	252-482-8164	theneha@embarqmail.com
Janice Fowler	SC	Greer Housing Authority	864-877-5471	jfowler@greerha.com
Sherry Joyner	SC	Conway Housing Authority	843-248-7327	conwayha@sccoast.net
Lindsey, Richard	TN	Sevierville Housing Authority	856-453-8500	rlindsey@sevhsng.org
Charles Harrington	VA	Marion Redevelopment & Housing Authority	276-783-2231	cph@marionrha.com
Lisa Porter (Chair)	VA	Bristol Redevelopment & Housing Authority	276-821-6255	lisa@brha.com
Brandie Alley	WV	Mount Hope Housing Authority	304-877-6541	bralley29@suddenlinkmail.com



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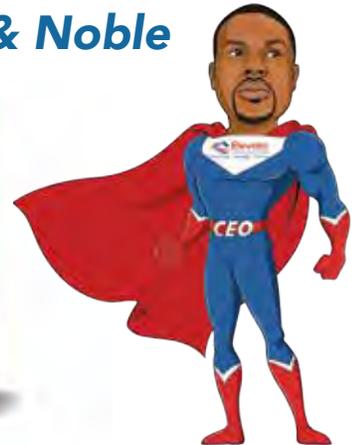
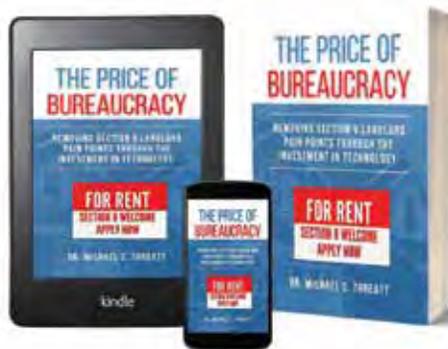
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# SERC-NAHRO Legislative Network



## Greetings SERC Nation!

I am super pumped, watching you all advocate during what is now—**AUGUST ADVOCACY MONTH!!**

On behalf of the millions of families we serve throughout the southeastern region, who rely on us to advocate for much needed affordable housing resources, thank you! Thank you for being that voice that calls on Congress to prioritize HUD funding to not only preserve rental assistance for all who currently receive it but to also continue critical investments in community development efforts.

A couple of months ago, SERC Nation kicked off a 90-Day Advocacy Plan in honor of national NAHRO's 90th Anniversary. Implementation of the Advocacy Plan involved increasing outreach efforts to bring awareness and engage our residents, our partners and community stakeholders, our local legislative delegation, and our staff in August advocacy month. We've held meetings, made phone calls, knocked on doors, held demonstrations, and so much more. Great job, Housers!

## Demonstration | Advocacy Letter Submission

During the SERC-NAHRO Annual Conference held in Orlando, FL on June 26-28, 2023, the Legislative Network Committee hosted a table to demonstrate how easy it is to submit letters to the President of the United States and Congress in less than two minutes.

Over seventy (70) conference attendees from Commissioners, CEOs/Executive Directors, and other affordable housing leaders visited our

by Yvonda A. Bean, Legislative Committee Chair - CEO, Columbia Housing, SC

demonstration table and submitted letters. The demonstration table was the LegNet Committee's solution to making sure everyone understood "how to" submit a letter. Thank you, President Clark, for challenging the LegNet Committee to consider how we were ensuring everyone understood the ease of submitting a letter! Thank you, Jacob 'Jake' Oglesby, Augusta Housing Authority Executive Director, for supplying the table and sign! Thank you, Doug Freeman of the Augusta Housing Authority for supplying the computers!

#teamworkmakesthedreamwork



**Yvonda A. Bean, CEO**  
(Columbia, SC); **Shaundra Clark, SERC-NAHRO**  
President & ED (Tifton, GA)



**Taura Denmon, ED** (Decatur, AL); **Alvin Jones, Commissioner**  
(Washington, GA)

## SERC-NAHRO Legislative Position Paper

Also, during the conference, the LegNet Committee finalized SERC-NAHRO's 2023 Legislative Position Paper. The Legislative Position Paper includes the below four (4) legislative goals for 2023:

- Increase Resources for Affordable Housing
- Enable Practical Housing and Community Development Statutes and Regulations
- Promote Equitable Access to Affordable Housing and Services
- Champion Anti-Poverty Solutions

To read the 2023 Legislative Position Paper, visit [SERC-NAHRO.org](https://SERC-NAHRO.org).

In closing, it has been an absolute pleasure working alongside a dynamic group of industry professionals who are passionate about advocating for public policies that benefit low-income people. To President Shaundra Clark, thank you for asking me to serve as the Chair of the Legislative Network Committee for SERC-NAHRO. You've been an awesome leader and are wished continued success.

**Reminder:** *NAHRO National Leadership Elections will be held next month, and the results will be announced at the National Conference and Exhibition, which is scheduled for Oct. 6-8, 2023, in New Orleans, Louisiana. NAHRO members on record as of Aug. 22, 2023, will be provided with either an electronic or paper ballot.*

# 2023 EXECUTIVE COMMITTEE MEETING (FRANKLIN, TN)



**Anthony Goodson Jr., CEO (Goldsboro, NC) & Shaundra Clark, ED (Tifton, GA)**



**Brandie Garner, Director of HCV Programs (Marietta, GA)**



**James Cox, President & CEO (Greensboro, NC)**



**Sandra Strozier, President & CEO (Newnan, GA)**



**Abraham Williams, ED (Bowling Green, KY)**



**Carmen Easter, ED (Raleigh County, WV)**



**Doug Freeman, Deputy ED (Augusta, GA)**



**Jesse Norwood, Special Projects Coordinator (Prichard, AL) & wife Stephanie Norwood**



**Angela Childers, CEO (County of Charleston, SC), Ailrick Young, ED (Laurel, MS) & Reta Thomas, Director of Resident Services (Augusta, GA)**



**Brian Power, ED (Mississippi Region IV)**



**Sharita Oates, Director of Administration (Goldsboro, NC) & Clarisse Adams, ED (Okolona, MS)**



**Brandie Alley, Financial Officer (Mt. Hope, WV) & Stormy Parsons, ED (Mt. Hope, WV)**



**Brenda C. Honeycutt, Chairperson (Fort Mill, SC)**



**Emerging Leaders Committee**

Left to Right - Back Row: Kerry Smith, Director of Resident Services (Dublin, GA); Sharita Oates, Director of Administration (Goldsboro, NC); Chris McKissick, ED (Booneville, MS); Robert Greathree III, Deputy Director (Columbus, MS); Stormy Parsons, Emerging Leaders Chairman & ED (Mt. Hope, WV); Amanda Fort, Public Housing Manager (Union County, FL); Taleshia Stewart, SVP of Resident & Strategic Initiatives (Columbia, SC). Front Row: Stephanie Wright, Director of HCV Programs (Chesapeake, VA); Shanicki Burton, ED (McDonough, GA); Clarisse Adams, ED (Okolona, MS); Gloria Byrd, ED (Picayune, MS); Briana Langford, Public Housing Specialist (North Central FL Regional)



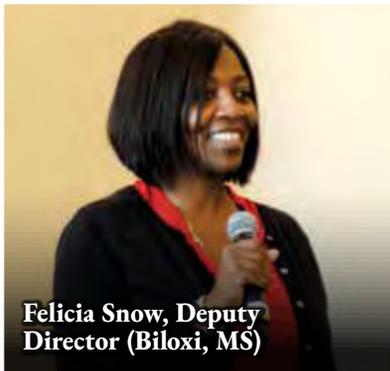
**Public Affairs/SERCulator Committee**

Left to Right - Sarah Lyons, Director of Finance (Biloxi, MS); Beverly Barber, ED (Opp, AL); Valerie Sneed, Office Manager (Tifton, GA); Reta Thomas, Public Affairs/SERCulator Chairman & Director of Resident Services (Augusta, GA); Terri Holt, ED (Winona, MS); Pancea Lewis, Deputy Director (Sumter, SC); Faith Brodie, Public Housing Director (Chapel Hill, NC)



**Youth Leadership Committee**

Left to Right - Back Row: Debra Taylor, ED (Columbus, MS); Tom Wachs, Youth Leadership Co-Chair & ED (Eufaula, AL); Joi Peacock, Jobs Plus Case Manager (Goldsboro, NC). Front Row: Sharita Oates, Director of Administration (Goldsboro, NC); Abraham Williams, Youth Leadership Co-Chair & ED (Bowling Green, KY)



**Felicia Snow, Deputy Director (Biloxi, MS)**



**Brenda Gay, Finance & HR (Flint Area Consolidated, GA)**



**Awards Committee**

L to R - Sabrina Woodard, Awards Chairman & ED (Portland, TN); Belinda Harness, ED (Mingo County, WV); Charity Gilbert, ED (Royston, GA); Susan Christophel, ED (Columbia County, FL); Sandra Strozier, President & CEO (Newnan, GA)



**Shaunté Evans, CEO (Spartanburg, SC)**



**Matthew K. McClammy, ED (Opelika, AL)**



**Michael Wong, SERC Secretary & CEO (Harrisonburg, VA)**



**Becky-Sue Mercer, ED (Arcadia, FL)**

# OPENING SESSION

The SERC-NAHRO Opening Session is a tradition spanning back decades of SERC History. Each Opening Session begins with the presentation of colors. This year our color bearers were:

- **United States Flag:** Harry Howe, Chairman (Marion, VA)
- **Alabama State Flag:** Ron Jones, ED (Clanton, AL)
- **Florida State Flag:** Gail Sansbury, ED (Fort Walton, FL)
- **Georgia State Flag:** Marie Harris, ED (Roberta, GA)
- **Kentucky State Flag:** Cheri James, ED (Catlettsburg, KY)
- **Mississippi State Flag:** Ben Washington, ED (Vicksburg, MS)
- **North Carolina State Flag:** Keith Langdon, Commissioner (Benson, NC)
- **South Carolina State Flag:** Connie Howard, ED (Fort Mill, SC)

- **Tennessee State Flag:** Maria Catron, ED (Oak Ridge, TN)
- **Virginia State Flag:** Nancy L. Tarkenton, Deputy ED (Chesapeake, VA)
- **West Virginia State Flag:** Mark Taylor, CEO (Charleston-Kanawha, WV)

A new addition to the presentation of colors was the invitation for attendees to stand when their state's flag processed in, leaving all attendees standing for the National Anthem sung by Valerie Sneed, Office Manager (Tifton, GA), and then the Pledge of Allegiance lead by Sharita Oates, Director of Administration (Goldsboro, NC).

Charles Harrington, Opening Session Chairman and ED (Marion, VA) opened the session and served as emcee throughout the session.

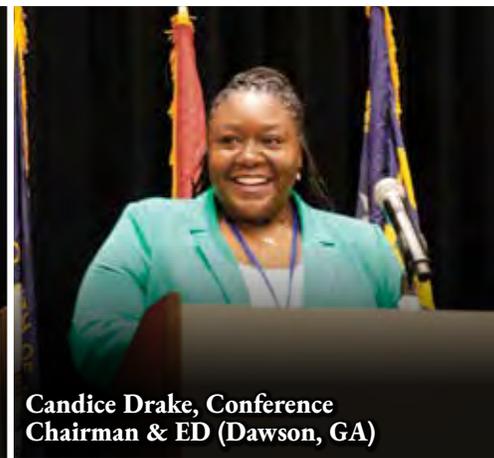
An inspirational Invocation was given by Cindy Preast-Harrington, SERC-NAHRO Treasurer.

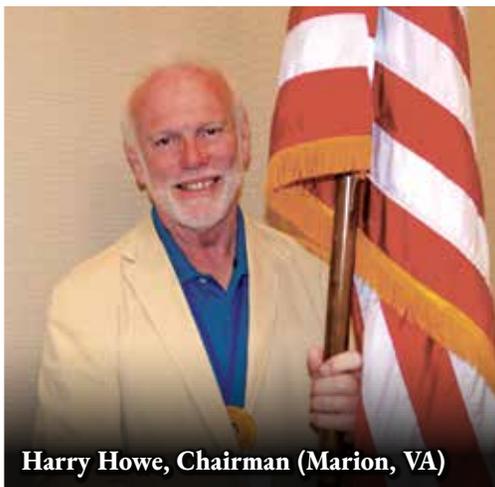
Vivian Bryant, Esq, CEO (Orlando, FL) welcomed SERC-NAHRO to Orlando and encouraged attendees to take advantage of all the area had to offer - after attending sessions, of course!

SERC-NAHRO President Shaundra Clark then welcomed Attendees on behalf of SERC-NAHRO.

We then heard from both NAHRO Leadership Candidates. First, we heard remarks from NAHRO Presidential Candidate George Guy, Current NAHRO Senior VP and CEO (Ft. Wayne, IN). Then SERC heard from its own Sean Gilbert: NAHRO Senior VP Candidate, SERC-NAHRO Past President, and ED (Tennessee Valley Housing Services, TN)

Finally, in another SERC tradition, Felicia Jackson, SERC-NAHRO Resolutions Chairman and Deputy Director (Laurel, MS), presented resolutions in honor of retirement and in memoriam on behalf of SERC. For a full list of recipients, please see page 14.





**Harry Howe, Chairman (Marion, VA)**



**Representing AL - Ron Jones, ED (Clanton, AL)**



**Representing FL - Gail Sansbury, ED (Fort Walton, FL)**



**Representing GA - Marie Harris, ED (Roberta, GA)**



**Representing KY - Cheri James, ED (Catlettsburg, KY)**



**Representing MS - Ben Washington, ED (Vicksburg, MS)**



**Representing NC - Keith Langdon, Commissioner (Benson, NC)**



**Representing SC - Connie Howard, ED (Fort Mill, SC)**



**Representing TN - Maria Catron, ED (Oak Ridge, TN)**



**Representing VA - Nancy L. Tarkenton, Deputy ED (Chesapeake, VA)**



**Representing WV - Mark Taylor, CEO (Charleston-Kanawha, WV)**



**Felicia Jackson, Resolutions Chairman & Deputy Director (Laurel, MS)**

# SESSIONS



**Commissioners Certification** - Jennifer Hall, Baker Donelson Law & Taleshia Stewart, Moderator & Senior VP of Resident & Strategic Initiatives (Columbia, SC)



**Emotional Intelligence, Mental Health, and Conflict Resolution: Yours and Theirs** - Burnetta Smith, Smith Management Solutions



**Strategic Planning and Succession Planning** - Kerry Smith, Moderator & Director of Resident Services (Dublin, GA) & Hannah Baldwin, Smith Marion and Company



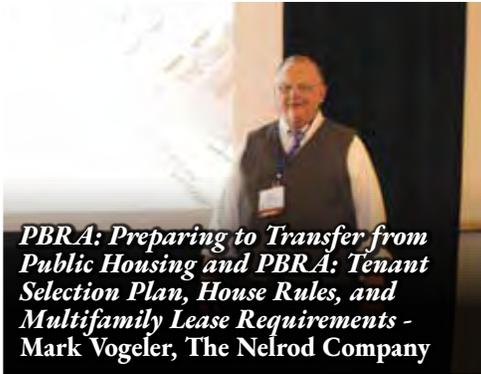
**Fair Housing is Not an Option, It's the Law** - Shanicki Burton, Moderator & ED (McDonough, GA) & Charleston L. Carter, Charleston L. Carter Consulting



**Financials 101 / New ED Knowledge** - Chad Porter, Smith Marion and Company & Sean Gilbert, ED (Tennessee Valley Housing Services, TN)



**Best Practices Roundtable** - Elizabeth Little, Moderator & HCV Coordinator (Fort Mill, SC)



**PBRA: Preparing to Transfer from Public Housing and PBRA: Tenant Selection Plan, House Rules, and Multifamily Lease Requirements** - Mark Vogeler, The Nelrod Company



**Post-Closing of a RAD 4% LIHTC Deal and Advanced RA** - L to R: Tom Davis, HUD; Heather Sievers, Nan McKay; & Elena Rein, HUD



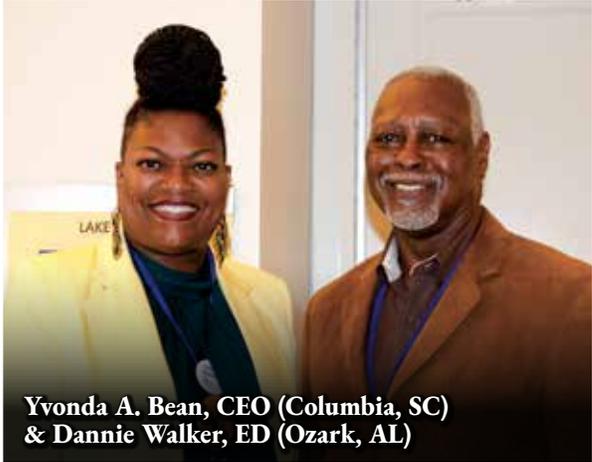
**NSPIRE** - Stephanie Wright, Moderator & Director of HCV Programs (Chesapeake, VA) & Dan Gould, The Inspection Group



**Time and Stress Management and New Streamline MORs** - Frankie Shackelford ED (Mount Airy, NC); Vickie Bell, Navigate; & Jason Spencer, ED (Tennessee Valley Regional MS)



**Commissioners - The Board's Role** - Eugene Jones Jr., President & CEO (Atlanta, GA)



**Yvonda A. Bean, CEO (Columbia, SC) & Dannie Walker, ED (Ozark, AL)**



**Jacquelyn Graham-Gilliam, Commissioner (Bartow, FL)**



**Julius Howard, COO (Selma, AL); Debbie Rogers, ED (Troy, AL); Shana Demby, ED (Enterprise, AL)**



**Latonya Fason, Deputy Director; Mark C. Reid, ED; Jo Alred, Commissioner (Jackson, TN)**



**Julius Howard, COO (Selma, AL); Kennard Randolph, CEO (Selma, AL); Samuel P. Crawford, CEO (Dothan, AL)**

FIRST TIME ATTENDEE ICE CREAM SOCIAL



**Chloe J. Duke, Finance Manager; Miranda Coleman, Property Manager; & Tiffany Blackmon, Property Manager (Ozark, AL)**



**Annie Jone, Community Services Coordinator (Rocky Mount, NC); Eloise Johnson, Commissioner (Jesup, GA); Angela Robinson, FSS Coordinator (Rocky Mount, NC)**



**Bruní Alfaro, Commissioner (Orlando, FL)**

## SERC-NAHRO COMMISSIONER OF THE YEAR

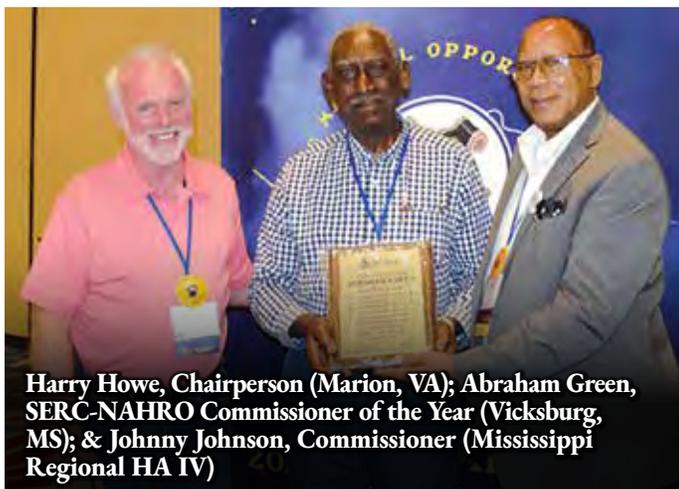
Each Year, SERC-NAHRO recognizes a group of commissioners for their outstanding service to their agency, community, and affordable housing residents. Each state is welcome to submit a commissioner for consideration, with the SERC-NAHRO Commissioners Committee then selecting a Commissioner of the Year to forward on to the National NAHRO level for continued consideration.

This year, from a group of exceptional candidates from across the SERC-NAHRO Region, Abraham Green was selected at the 2023 SERC-NAHRO Commissioner of the Year.

Mr. Green serves as a commissioner for the Vicksburg Housing Authority in Vicksburg, Mississippi. In addition to his service on the Vicksburg Housing

Authority, Mr. Green is deeply engrained within the entire Vicksburg Community. He has served as Executive Director of their local chapter of Habitat for

Humanity; Mr. Green has also worked with numerous local organizations, including, The United Way and the Institute of Disability Studies, and is a proud member of Kappa Alpha Psi. Please join us in thanking Mr. Green for his contributions to the Vicksburg Housing Authority and the surrounding community!



**Harry Howe, Chairperson (Marion, VA); Abraham Green, SERC-NAHRO Commissioner of the Year (Vicksburg, MS); & Johnny Johnson, Commissioner (Mississippi Regional HA IV)**

## SERC-NAHRO ANNUAL CONFERENCE RESOLUTIONS



**Doris M. Campbell - Accepted by Ailrick D. Young, ED (Laurel, MS); Debra Taylor, ED (Columbus, MS); Jesse Norwood, Special Programs Coordinator (Prichard, AL); & Mary Eva Upshaw, Deputy ED (Eufaula, AL)**



**Homer A. Day - Accepted by Shaundra Clark, ED (Tifton, GA); Debra Taylor, ED (Columbus, MS); Jesse Norwood, Special Programs Coordinator (Prichard, AL); & Mary Eva Upshaw, Deputy ED (Eufaula, AL)**



**Alphonso Patrick - Accepted by Courtney Coleman, ED (Bessemer, AL); Debra Taylor, ED (Columbus, MS); Jesse Norwood, Special Programs Coordinator (Prichard, AL); & Mary Eva Upshaw, Deputy ED (Eufaula, AL)**

Each year, SERC-NAHRO takes a moment to reflect and recognize members for their dedicated service within the affordable housing industry. Through the hard work of the Resolutions Committee (Felicia Jackson, Chairman (Laurel, MS), SERC recognizes the following individuals:

### Retirement Resolutions

#### Alabama:

- Maverick Ball, Occupancy Specialist (Opp HA)

#### Florida:

- Catherine Reddick, Executive Director (Bartow HA)

- Herbert Hernandez, Executive Director (Cocoa HA)

#### Georgia:

- Shirley Smith, Executive Director (Dallas HA)
- Vickie Paris, Housing Manager (Dallas HA)
- Homer A. Day, Board Chairman (Tifton HA)
- Keith Martin, Executive Director (Cochran HA)

#### Mississippi:

- Doris M. Campbell, Housing Manager (Laurel HA)

#### South Carolina:

- Robbie D. Littlejohn, Executive Director (Union HA)

- Beverly Gasque, Executive Director (Mullins HA)

### Memorial Resolutions

#### Alabama:

- Alphonso Patrick, Executive Director (Bessemer HA)

#### Florida:

- Dorothy "Ms. Dot" Sanders, Resident Commissioner (Lakeland HA)
- Rev. Theodore Hanus, Board Chairman (Arcadia HA)

#### Georgia:

- Rhunette Valeria Willis Thomas, Commissioner (Cairo HA)

# SERC-NAHRO ANNUAL CONFERENCE AWARDS



**Efficient Service Award - presented to and accepted by Justin Brooks, ED (South Mississippi HA)**

Awarded to an agency that has improved and implemented a new organizational procedure and/or policy to efficiently and effectively service their residents in an extreme cost-saving method.

Left to Right. Back Row: Doris Richardson, ED (Evergreen, AL); Denise Dobbs, Ed (Aberdeen, MS); Susan Christophel, ED (Columbia County, FL); Sandra Strozier, President & CEO (Newnan, GA). Front Row: Christy Holland, ED (North Central FL Regional) & Charity Gilbert, ED (Royston, GA)



**Advocacy Award - Presented to The Housing Authority of the Birmingham District (AL)**

Accepted by Dontrelle Young-Foster, CEO (The Housing Authority of the Birmingham District, AL) & Dennis Pantazis, Jr., Chairman (The Housing Authority of the Birmingham District, AL)

Awarded to an agency that has made advocacy efforts that have made an impact via congressional interaction either on the local, state, or national level.



**Community Impact Award - Presented to Augusta Housing Authority (GA)**

Accepted by Reta Thomas, Director of Resident Services (Augusta, GA)

Presented to an agency that has made a positive community impact in their location that has provided a better community experience to those they serve. i.e., economic development, job creation within the HA, neighborhood initiatives, and partnerships with outside agencies to help the residents they serve.



**Resident Services Award - Presented to Rocky Mount Housing Authority (NC)**

Accepted by Jerry Harper, Resident Services Manager/Grant Writer (Rocky Mount, NC)

Awarded to an agency that provides excellent resident/client service programs such as community projects, educational training, self-sufficiency, youth, social service, elderly, or special needs programs.



**Sabrina Woodard, Awards Committee Chairman, & ED (Portland, TN) & Shaundra Clark, SERC President & ED (Tifton, GA)**



**Collaboration Award - Presented to Auburn Housing Authority (AL)**

Accepted by Sharon N. Tolbert, CEO (Auburn, AL), & Nolan Torbert, Sr., Commissioner (Auburn, AL)

Recognition for achievement to an agency for their involvement with a particular organization for the betterment of the agency and the residents they provide services for.

# SCHOLARSHIP DINNER

**To close out this year's outstanding conference, the SERC Family came together to celebrate!**

In addition to excellent food and dancing fun, the SERC Scholarship Committee, chaired by Shana Demby, ED (Enterprise, AL), held their 50/50 raffle drawing. Conference attendees were able to purchase tickets to enter the drawing, with one lucky winner taking home 50% of all proceeds raised and the other 50% going towards the SERC-NAHRO Scholarship Fund.

A new addition to this year's fun was the introduction of the Fan Favorite Award for the What Home Means to Me Poster Contest, in collaboration with the Emerging Leaders Committee, chaired by Stormy Parsons, ED (Mt. Hope, WV), tickets were sold throughout the conference so attendees could vote on which poster contest entry was their favorite!

All proceeds benefitted the SERC-NAHRO Scholarship Fund.

Finally, with the night drawing to a close, SERC-NAHRO had raised nearly \$3,000 for the scholarship fund when Eugene Jones Jr, CEO (Atlanta, GA), generously donated \$5,000 to the SERC-NAHRO Scholarship Fund for the What Home Means to Me Poster contest Entries!

SERC-NAHRO President-Elect Anthony Goodson Jr., CEO (Goldsboro, NC), then donated an additional \$2,000 to bring the total funds raised to \$10,000.

## *What Home Means to Me Poster Contest Recap*

Look forward to a full recap of the What Home Means to Me Poster Contest in the upcoming October Edition of SERCulator!



**Catherine Reddick, ED, Retired (Bartow, FL); Omayra Vanderpool, Public Housing Manager (Plant City, FL); Patricia Dexter, ED (Plant City, FL); Patricia Basham, ED (Thomaston, GA)**



**Kerry Smith, Director of Resident Services (Dublin, GA) & Robert Greathree III, Deputy Director (Columbus, MS)**



**Shanicki Burton, ED (McDonough, GA) & Amanda Fort, Public Housing Manager (Union County, FL)**



**Chris McKissick, ED (Bonneville, MS) & Family**



**Christy Holland, ED & Briana Langford, PH Specialist (North Central FL Regional)**



**SERC-NAHRO Scholarship Committee & 50-50 Drawing Winner**

L to R - Shannon Kight, ED (Hazlehurst, GA); Bobbie W. Jarrett, ED (Henderson, KY); Ginger Bohannon, ED (Sevierville, TN); Shaundra Clark, SERC President & ED (Tifton, GA); 50/50 Drawing Winner; Shauntré Evans, CEO (Spartanburg, SC); Connie Howard, SERC VP of Professional Development & ED (Fort Mill, SC); Denise Dobbs, ED (Alberston, MS); Shana Demby, SERC Scholarship Chairman & ED (Enterprise, AL)



**Debra Taylor, ED (Columbus, MS) & Denise Dobbs, ED (Aberdeen, MS)**



**Candice Drake, Conference Committee Chairman & ED (Dawson, GA) & Susan Lillis, Vendor Chairman & ED (Richmond Section 8, KY)**



**Christa Taylor, Financial Administrator & David Lavendol, HCV Administrator (Beaufort, SC)**



**Susan Lillis, Vendor Chairman & ED (Richmond Section 8, KY); Abraham Williams, ED (Bowling Green, KY), & Austin Simms, ED (Lexington, KY)**



**Reta Thomas, Director of Resident Services (Augusta, GA) & Family**



**Valerie Sneed, Office Manager (Tifton, GA) & Husband**



**Frank Lofurno, SERC-NAHRO Life Member**



**Vicki Pelfrey, Accountant; Stacet Brannen, Director of Housing; Lisa Bonadio, ED (Dayton, TN)**



## Samuel P. Crawford Village Named for First African American ED and CEO

- Dothan Housing



The historic Henry Green Apartments, Dothan Housing's (DH) first public housing project, was renamed Samuel P. Crawford Village after DH Chief Executive Officer (CEO) Samuel P. Crawford.

"Mr. Crawford has been an incredible force of good throughout the Wiregrass and the southeast region," says Dr. Michael C. Threatt, DH COO. Before his appointment to the position of Dothan Housing E.D., Crawford served on the DH Board of Commissioners for ten years, he also served as the Fire Chief for the City of Dothan, AL retiring in

2006 after a 30-year career. Upon leaving the fire service, Crawford formed a non-profit to counter the housing shortage. Under Crawford's leadership, there has been a continued commitment to education assured with the recent commissioning of the Susan Morrison Memorial Scholarship for children residing in DH communities to pursue higher education.

Crawford said, "Dothan is home, obviously, and home is only as good as you make it. So, if you're going to make some difference and change and make things better in your home, then you're going to have to put some work in."

For more information on Samuel P. Crawford Village or DH's Community Preservation and Revitalization (CPR) efforts, please visit their website at [DothanHousing.org](http://DothanHousing.org).



## New Opportunities on the Horizon with HABD

- Housing Authority of the Birmingham District

Earlier this year, the FCC named HABD a recipient of an FY23 Your Home, Your Internet grant award.

HABD received \$262,397 to spearhead an agency-wide pilot program of the FCC's Affordable Connectivity Outreach Program. The Affordable Connectivity Program (ACP) provides a discount of up to \$30 per month toward internet service for eligible households. In November 2022, HABD successfully registered more than 100 households for the program. With this expanded support, HABD can conduct additional outreach.

Additionally, in April 2023, HUD announced HABD as a finalist for a \$50 million CHOICE Neighborhood Implementation (CNI) grant. If selected, this grant would create 1,100 affordable housing units across the Smithfield,

Graymont, and College Hills communities.

"As a finalist, we have our sights set on showing HUD just how transformational this grant could be for Birmingham residents and the larger Smithfield, Graymont, and College Hills community," said HABD President and CEO Dontrelle Young Foster.

Birmingham's application was a result of a partnership led by HABD with the City of Birmingham.

While the primary focus of Birmingham's plan is replacing Smithfield Court, a 500-unit public housing community built in 1942, the proposal would create more than a thousand new affordable housing units, including both new multifamily residences for rental and affordable single-family homes for ownership.

To keep up with additional opportunities, visit their website at [HABD.org](http://HABD.org).

## NAHRO Certifications

NAHRO offers a wide variety of certifications for specialized skill sets for Housers. Help us congratulate:

### Certified Public Housing Manager (C-PHM)

- **Christine Hall** (*The Housing Authority of the City of Tuskegee, AL*)

## Shannon Hackett-Eady Graduates with Juris Doctorate

- Fairfield Housing Authority



Shannon Hackett-Eady, Executive Director/CEO of the Fairfield Housing Authority, has graduated with her Juris Doctorate from the Birmingham School of Law. Serving as the Executive Director/CEO of Fairfield Housing Authority since 2001, an expanded understanding of the law benefits FHA long term. Please join us in congratulating her on this fantastic achievement!

For more information on Fairfield Housing Authority, visit their website at [FairfieldHA.org](http://FairfieldHA.org).





## Bringing Wonder, Joy & Opportunities to Residents

- Arcadia Housing Authority

The Arcadia Housing Authority, under the leadership of Becky-Sue Mercer, Executive Director, partnered with Suncoast Remake Learning Days to host four events that truly embodied the wonder, creativity, and joy of the Remake Learning Days Festival.

### Totally Turtles and Wild Watersheds

In a partnership with Mote Marine Laboratory and Aquarium, children and their caregivers were able to explore and learn about native species in Florida and the challenges they face.

### Artsy Animal Facts

Families learned about the lifespan of different animals, partook in rock and face paint, and even learned directly from a veterinarian.

### Build Your Own: Planter, Paint, Plant!

In a cross-sector partnership with Home Depot, North Port, the Arcadia Housing Authority was able to create a hands-on learning environment for all. One attendee noted, "it was a joy seeing the kids and



parents working together to build."

### Learn Aviation Hands On

One of the biggest collaborations that took place was between Arcadia Housing Authority, a local pilot, and the city. Attendees watched the helicopter land in the Housing Authority's "backyard" and then took turns to gather around to learn from the pilot and climb inside to get a closer look.

Suncoast Remake Learning Days provided opportunities for connection between nonprofits, agencies, businesses, and arts organizations, strengthening the region's learning ecosystem. The Arcadia Housing Authority connected, collaborated with community partners, and created memorable events for families, reinforcing the notion that "Learning Happens Everywhere."

To learn more about the Arcadia Housing Authority, visit their website at [HousingArcadia.com](http://HousingArcadia.com).

## NAHRO Certifications

NAHRO offers a wide variety of certifications for specialized skill sets for Housers. Help us congratulate:

### NAHRO Certified Commissioner (NCC)

- **Sheila Bradley** (*The Housing Authority of the City of Fort Pierce, FL*)
- **Betty Bradwell** (*The Housing Authority of the City of Fort Pierce, FL*)
- **Ionis Jefferson** (*The Housing Authority of the City of Fort Pierce, FL*)
- **Caleta Scott** (*The Housing Authority of the City of Fort Pierce, FL*)

### Certified Public Housing Manager (C-PHM)

- **April Watts** (*The City of Live Oak Housing Authority, FL*)
- **Nathaniel Smith** (*The City of Live Oak Housing Authority, FL*)

### Certified Specialist of Family Self Sufficiency (CSFSS)

- **Ana Lucia Soria** (*Housing Authority of the City of Fort Myers, FL*)
- **Sonia Rodriguez** (*Housing Authority of the City of Fort Myers, FL*)

### Certified Specialist of HCV Project-Based Vouchers (CSPBV)

- **Amanda Hammonds** (*Jacksonville Housing Authority, FL*)



## Celebrating a Career of Dedicated Service

- Cocoa Housing Authority



Effective April 9th, Herb Hernandez has retired from Cocoa Housing Authority. Dedicating over 40 years of his professional life to the affordable housing industry, his impact on the affordable housing community spans decades of service.

Joining the affordable housing industry in 1982, Hernandez first served as Executive Director at the Petersburg Housing and Redevelopment Authority (Virginia). Making the move to Florida in 1995, he has since served at several Florida Agencies,

including Lakeland Housing Authority, Alachua County Housing Authority, and most recently, Cocoa Housing Authority.

Join us in thanking Herb for his dedicated service to his community and residents! To learn more about Cocoa Housing Authority, visit their website at [HACCFL.com](http://HACCFL.com).





## Initiative Recognizes HAs as Portal to Early Learning Success

- Tifton Housing Authority

Tifton Housing Authority was announced as part of the 2023 Public Housing Communities Honor Roll by The Campaign for Grade-Level Reading. The honorees are recognized for employing strategies and tactics that leverage their resources to advance seamless systems of coordinated and aligned care, services, and family supports that are 24/7/365 and multigenerational.

Launched in 2010, the Campaign for Grade-Level Reading is a collaborative effort of funders, nonprofit partners, business leaders, government agencies, states, and communities across the nation to ensure that many more children from economically challenged families succeed in school and graduate prepared for college, a career, and active citizenship. Since its launch, CGLR has grown to include more

than 350 communities, representing 46 states, the District of Columbia, Puerto Rico, the U.S. Virgin Islands, and two provinces in Canada - with 5,200+ local organizations and 510 state and local funders (including 200+ United Ways).

To learn more about Tifton Housing Authority, visit their website at [TiftonHousing.org](http://TiftonHousing.org).



## Celebrating A Career of Service

- LaFayette Housing Authority

After 36 years of dedicated service as Executive Director, Ruth Bass has retired from the LaFayette Housing Authority.

Throughout her career, Ruth has served in a variety of leadership positions, including GAHRA President, GAHRA Executive Committee, and the SERC-NAHRO Small Agency Task Force. In addition to her service within affordable housing, Ruth is also a Rotarian.

Join us in thanking Ruth for her dedicated service to the affordable housing industry, LaFayette Housing Authority, and her residents and community!

## End of an Era, ED Retires After 34 Years of Transforming Communities

- Athens Housing Authority

On June 30, 2023, after 34 years with the Athens Housing Authority, CEO Rick Parker officially retired.

“Rick Parker has been a tremendous leader for the Athens Housing Authority,” AHA board chairman Valdon Daniel noted in a news release. “His leadership has taken us further than we ever imagined, including the vision for the new North Downtown Athens Redevelopment, collaborations with the University of Georgia, as well as many other projects too numerous to name.”

Parker moved to Athens in 1989 after working as the director of the local housing authority in Jackson, TN. In 2013, Parker broke ground on Columbia Brookside, a project which replaced 125 older structures with 370 units of public, subsidized, and market-price housing. Most recently, Parker and other local officials had coordinated the North Downtown Athens Redevelopment Project, which would

redevelop the 12-acre Bethel Midtown Village.

“I have been privileged to work alongside some of the best professionals and staff anywhere,” noted Parker. “Our board members have been supportive and courageous in their leadership. The trust and participation of our residents have been both personally rewarding and another key element to our success.”

Connie Staudinger has been named CEO of the Athens HA, effective Feb. 15, 2023. Staudinger previously worked for housing authorities in Charlotte, NC, and Alexandria, VA, and has extensive housing experience.

“In Connie Staudinger, we believe we have found the person that will fit in well with the organization while also leading us to even greater heights as our CEO,” noted Daniel. “She has the ability to enhance what Rick Parker and his incredible team have built over three decades – expanding

on the vision of the housing authority to provide secure, affordable, quality housing for our community.”

To learn more about the Athens Housing Authority, visit their website at [AthensHousing.org](http://AthensHousing.org).



Rick Parker, Athens HA CEO



Connie Staudinger, New CEO



## New Homes Made Possible Through CHIP Grant

- Winder Housing Authority

The Georgia Department of Community Affairs (DCA) has awarded \$600,000 in grant funds to Winder Housing Authority to build six new homes through the DCA 2023 Community HOME Investment Program (CHIP).

Through the DCA 2023 Community HOME Investment Program (CHIP), funds are awarded to communities through a competitive and collaborative process that reviews and scores applicants who demonstrate a priority of providing safe, decent, and affordable housing within Georgia's communities.

The awarded CHIP communities will contribute over \$1 million in matching funds to the grant awards.

Michelle Yawn, Winder Housing Authority's Executive Director, stated: "April is Fair Housing month... What a great time to receive word of our grant



award! We are delighted to receive this award of \$600,000 to construct single-family homes for income-eligible homebuyers. This grant will open homeownership opportunities for our residents that have worked diligently to become self-sufficient. We have pre-qualified families that were ready with their down payments but could not afford the increasingly high price tag that most homes in our area are going for. This is a game changer and will open new doors that our residents so deserve. We look forward to breaking ground on this project in the near future."

To learn more about Winder Housing Authority, visit [WinderHousing.com](http://WinderHousing.com).

## \$2.9 Million Jobs Plus Grant Awarded

- Brunswick Housing Authority

HUD recently awarded more than \$2.9 million to Brunswick Housing Authority to help families increase their earned income and improve their economic mobility through the Jobs Plus program.

Jobs Plus grants support work readiness and connect public housing residents with employment, education, and financial empowerment services - part of an evidence-based model proven to help public housing residents find and keep jobs. The Jobs Plus initiative also supports HUD's Bridging the Wealth Gap agenda, which pursues economic justice and asset building for renters.

"Through training, employment, and financial and community support, we are setting people up to be successful for the long term. As we all know, upward mobility is crucial to a better quality of life, and that's what makes the Jobs Plus

program so powerful. We are giving families what they need to be completely self-sufficient in every way," said HUD Secretary Marcia L. Fudge.

To learn more about Brunswick Housing Authority, visit their website at [BrunswickPHA.org](http://BrunswickPHA.org).



## YouthBuild Grant Brings New Opportunities

- Albany Housing Authority



The Albany Housing Authority (AHA) wants to give young people in the Good Life City a good start to their futures.

With a new \$1.3 million YouthBuild Grant, the AHA will work to create a youth program, help young people earn job certifications, and qualify them for well-paying trade jobs.

"It's literally for residents of both of Dougherty and Lee to actually gain some much-needed skills in the trades in regard to electrical plumbing, carpentry, things of that nature," CEO William Myles said. "And so, it's a three-year program. Three-year grant in which they're going to learn a lot in the classroom as well as get hands-on experience."

Students will also have to complete a special project to finish the program.

"Within those three years, they're supposed to build a duplex from the ground up. And we're going to allow it to be affordable for homeless vets. And so we're really excited about that opportunity," Myles said.

And if students want to become certified in other fields besides things like plumbing and carpentry, they have that option as well.

"It also has another part to it because it's called Construction Plus," Myles said. "And that plus is for the medical industry as well. So, individuals that want to learn anything about EKG, CNA certification, things and such of that nature. This grant will cover that as well."

To learn more about Albany HA, visit their website at [AlbanyHA.com](http://AlbanyHA.com).



# Video Surveillance Systems – Asking the Right Questions to Protect Your Communities



by Tsunami - Asheville, NC

Providing safe public housing is one of HUD’s key missions. Security camera projects are perhaps the best tool in agencies’ toolboxes to accomplish that mission. Unfortunately, starting and maintaining a security camera system can be the most confusing and technical endeavor for agencies, both large and small. Many security providers make the process overly technical and opaque.

Ocean 10 has seen every security system design under the sun, and we’ve identified important aspects to look for in a comprehensive video security system.

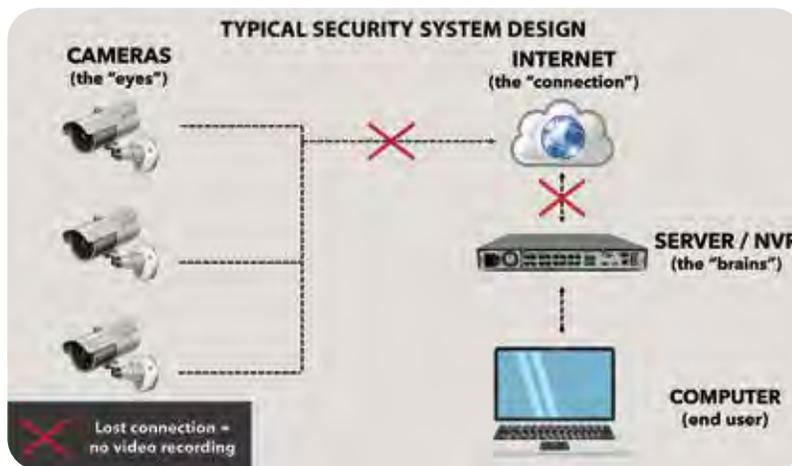
**The more parts and components in a security system, the more likely it is to fail.**

Video surveillance is more than just cameras. Think of the cameras as the “eyes” of a system. The eyes view information but they need a place to record and store the video footage (i.e., the “brain” of the system). These components also need to transmit information to each other and ultimately send that video footage to your computer or phone.

This creates multiple “links in a chain.” When one link breaks, the chain is broken. For instance, many cameras require an internet connection to transmit video back to a central server that is stored inside of an office. When that connection is interrupted, no camera is actively recording video.

**The more parts and components in a security system, the more maintenance it requires.**

Installing a video security system is just one piece of the project. Technology - especially technology that is kept outside in the weather and elements - requires regular maintenance for optimal function.



The more parts that a system requires, the more maintenance is required. When components are scattered throughout a community, maintaining the whole system becomes far more challenging. This could be why many security companies will only agree to maintain products for 1 or 2 years. It is quite common for video security systems to become non-operable within 2-3 years due to a lack of available maintenance and service. Understanding a company’s commitment and plan for maintenance is crucial for the longevity of a video security system.

## What types of questions should I ask a security provider?

1. What is the cost of installing internet and power to service cameras?
2. How long will a company agree to maintain a security system once installed?
3. What happens if a camera is vandalized?
4. If a server breaks, who fixes it and what is that cost?
5. If a camera loses connection and stops recording footage, how quickly can a technician solve the problem?
6. What is the resolution of the cameras (i.e., how clear is the picture?)
7. If you wanted to upgrade cameras to latest technology, can that be done and what is the cost?

Ocean 10 Security has had the privilege to work with Housing Authorities and Federal agencies in almost every region of the United States. We consistently hear the same stories about the difficulty of finding the right company to both install and maintain video surveillance systems. Asking the right questions can protect your organization from costly installations and subpar service.

**Tsunami by Ocean 10 Security**  
828.606.0017  
info@ocean10security.com



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### The GEMS Program Shines a Light on Residents

- Winona Housing Authority

For the 2nd year, the Winona Housing Authority partnered with Winona Junior Auxiliary to provide the GEMS Mentoring program for students 1st-6th grade.

Each month, The GEMS program hosts various activities. This year's activities have included a program on thankfulness, a program on love to celebrate Valentine's Day, a visit from the local fire department,

making gingerbread houses during the holiday season, and a program on dental hygiene.

In addition to activities, students are also treated to a meal after all GEMS events. This program allows students to come together and enjoy an enriching activity and meal!

### Training Opportunity Provides New Insights

- South Mississippi Housing Authority

South Mississippi Housing Authority thanks all of the agencies that participated in their 'Nuts and Bolts of PHA Accounting' training held June 6-8th. The training hosted a variety of students from PHA's across the country. The training was led by Brian D. Alten, CPA and provided an impactful overview of HUD Accounting best practices.

To learn more about future training opportunities or other happenings at South Mississippi Housing Authority, please visit their website at [SouthMississippiHousing.org](http://SouthMississippiHousing.org).



The health plan that cares about your coverage as much as you do.



## We are who we serve!

HBP is health coverage for housing authorities in Southeast and Southwest NAHRO. HBP's board members are composed of housing authority Executive Directors who participate in the plan assuring that each decision made affects the Board Member, just as it does all other participants. HBP offers medical, dental, vision, life, and disability benefits. HUD does not require that employee benefits be competitively bid.

For a quote and comparison of your benefits and rates to HBP's, contact:  
Janice Nelson or Jessica Strange [hbp@callhsa.com](mailto:hbp@callhsa.com) [www.housingbp.com](http://www.housingbp.com)  
Phone: 800-288-7623 option 5 Fax: 318-213-1090



## Housing Director Leads The Way for Affordable Housing

- City of Concord Housing Department



On February 20, Della Robinson rejoined the Housing Department as Housing Director. Della has over 25 years of experience in the affordable housing industry. She was previously employed at Concord Housing Department as Housing Manager from 2013-2016.

As Housing Director, Della will lead efforts to provide residents with housing programs and services that meet their needs, while effectively utilizing resources. She will oversee the city's affordable rental housing and four public housing sites, as well as the administration of several programs that promote greater self-sufficiency and homeownership opportunities for residents. With a "community forward approach," Della will work to strengthen and develop partnerships with community and industry stakeholders and identify collaborative solutions to expand housing opportunities in Concord.

To learn more about The City of Concord Housing Department, please visit their website at [ConcordNC.gov/Departments/Housing](http://ConcordNC.gov/Departments/Housing).

## SOAR Program Gives Back to their Community

- Housing Authority of the City of High Point

The Housing Authority of the City of High Point's (HPHA) SOAR Program youth understand the impact on victims who are exposed to domestic violence and its adverse effects on the community at large.

The SOAR Program (Students + Opportunities + Achievements = Results) provides individualized assistance to public housing youth between the ages of 15-20 and their families in FAFSA completion, financial literacy, and college readiness, post-secondary program applications, and post-acceptance assistance.

To respond to the overwhelming needs of these families who are transitioning out of challenging environments, the SOAR Program youth began a campaign to collect much-needed supplies during the holidays. The initial contributions were presented to the Family Services of the Piedmont's Domestic Violence Shelter just in time for the holiday season.



Due to the generous donations, the youth were able to provide bed sheets, pillows, pillowcases, feminine hygiene products, soap, body wash, holiday toys, and much more. The residents of the domestic violence shelter were so appreciative of the much-needed donations. Community support is crucial for the Family Services of Piedmont's Domestic Violence Shelter, which serves more than 19,000 local children and adults each year. Due to the tremendous need, the HPHA will continue efforts to collect donations.

To learn more about the SOAR Program and keep up with High Point Housing Authority, please visit their website at [HPHA.net](http://HPHA.net).

## A Passionate Leader Named Executive Director

- Forest City Housing Authority



Michelle Driver has been named Executive Director of Forest City Housing Authority.

Michelle joined FCHA as an Administrative Assistant in 2006, later transitioning into the position of Operations Director. During her time with FCHA, Michelle obtained her NAHRO Certification in PHA Operations for Executive Leaders.

Michelle looks forward to her continued service to the Forest City Community in her new role with FCHA. To learn more about Forest City HA, please visit their website at [ForestCityHousingAuthority.com](http://ForestCityHousingAuthority.com).

## New Responsive Website Launched

- Lincolnnton Housing Authority

Lincolnton Housing Authority has launched its new responsive website. Their new website allows LHA residents to easily access information and stay up to date with agency happenings. This new streamlined communications hub has allowed LHA staff to more efficiently manage agency communications.

The responsive nature of the new website allows visitors to easily navigate site content regardless of what device they are using (smartphone, tablet, laptop, or desktop). Additionally, LHA's new website addresses ADA Accessibility allowing all residents to easily access information and features.

Visit the new Lincolnnton Housing Authority website at [LincolntonHA.org](http://LincolntonHA.org).





## Initiative Recognizes HAs as Portal to Early Learning Success

- Goldsboro Housing Authority

Goldsboro Housing Authority was announced as part of the 2023 Public Housing Communities Honor Roll by The Campaign for Grade-Level Reading. The honorees are recognized for employing strategies and tactics that leverage their resources to advance seamless systems of coordinated and aligned care, services, and family supports that are 24/7/365 and multigenerational.

Launched in 2010, the Campaign for Grade-Level Reading is a collaborative effort of funders, nonprofit partners, business leaders, government agencies, states, and communities across the nation to ensure that many more children from economically challenged families succeed in school and graduate prepared for college, a career, and active citizenship. Since its launch, CGLR has grown to

include more than 350 communities, representing 46 states, the District of Columbia, Puerto Rico, the U.S. Virgin Islands, and two provinces in Canada - with 5,200+ local organizations and 510 state and local funders (including 200+ United Ways).

To learn more about Goldsboro Housing Authority, visit their website HACG.org.



## The Gift of Giving

- Burlington Housing Authority

This holiday season, Burlington Housing Authority partnered with local organizations to ensure that residents in and around Alamance County would have a stress-free, successful holiday season.

During the Thanksgiving season, the Burlington Alumnae Chapter of Kappa Alpha Psi Fraternity Inc. partnered with BHA to provide Thanksgiving dinners to 11 public housing families. Additionally, the Kappa's also "adopted" three of BHA's families, providing a joyous and uplifting holiday season with gifts and toys.

In the spirit of giving, United Way of Alamance County and the Burlington Alumnae Chapter of Delta Sigma Theta Sorority, Inc. assisted in making the holidays memorable for our residents. With the support of these partners, BHA hosted a holiday giveaway at Crump Village Education and Resource Center, where \$27,000 worth of toys, clothing, and household merchandise were distributed to nearly 350 residents and members of the community.

The residents of BHA would like to thank the staff and all the community partners for all their hard work and dedication to making this holiday season one of joy and happiness.

To learn more about Burlington Housing Authority, visit their website at BurlingtonHA.org.



## NAHRO Certifications

NAHRO offers a wide variety of certifications for specialized skill sets for Housers. Help us congratulate:

### Certified Specialist of Occupancy – Housing Choice Vouchers (CSO-HCV)

- **Kadijah Ward** (Inlivian, NC)
- **Reggina Mckoy** (Inlivian, NC)
- **Sheena Phipps** (Inlivian, NC)

### Certified Specialist of Eligibility and Calculation – Housing Choice Vouchers (CSEC-HCV)

- **Kadijah Ward** (Inlivian, NC)
- **Reggina Mckoy** (Inlivian, NC)
- **Sheena Phipps** (Inlivian, NC)

## Celebrating a Career of Leadership and Dedication

- Hickory Housing Authority



After 30+ years of service within the affordable housing industry, Angela Jones Graham has retired.

Most recently, Angela served as Chief Operations Officer at Hickory HA, NC; however, she has served at agencies across the state, including Concord Housing Authority (Executive Director) and Statesville Housing Authority (Housing Operations Manager).

Angela's impact can be felt across the CCHRCO Region, having served as CCHRCO's President (2013-2014) and on numerous CCHRCO Committees including Awards and Entertainment, Nominating Committee, and Resident Services and Crime Prevention Subcommittee.

Join us in thanking Angela for her dedicated service to her community and the Housers across the CCHRCO region.

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## Partnerships Bring UT Mobile Health Unit to Rural Tennesseans

- Dyersburg Housing Authority & Ripley Housing



Dyersburg Housing Authority and Ripley Housing are excited to announce that the University of Tennessee Health Science Center College of Nursing received a grant to provide a Mobile Health Unit for services to residents in Lake and Lauderdale counties.

Dyersburg HA provides areas for the Mobile Health Unit to park at the offices located in Ridgely (Lake County) and Halls (Lauderdale County). Ripley Housing has provided areas for the Mobile Health Unit to park in Ripley (Lauderdale County).

The University of Tennessee Health Science Center College of Nursing Mobile Health is a mobile unit fully equipped as an outpatient clinic that will be used to increase access to health care. The unit is led by advanced practice nurses and operates in collaboration with local healthcare providers and community members.

The grant was awarded to provide a mobile health unit for on-site services twice weekly in both counties that experience a higher incidence of chronic illness, have a lower life expectancy, and

have a health care professional shortage. Services include acute and chronic disease management, select point-of-care testing, health education resources, and referrals to primary and specialty care.

The goals of UTHSC Nursing Mobile Health are to increase the understanding that both medical and social factors play a role in health care and must be addressed to improve the overall well-being of rural Tennessee residents.

To learn more about this partnership, please visit the Dyersburg Housing Authority's website at [DyersburgHA.org](http://DyersburgHA.org) and Ripley Housing's website at [RipleyHousing.org](http://RipleyHousing.org).

*Pictured Top Left: Beverly Murley, DHA Executive Director, Diana Dedmon, DNP, FNP-BC, UTHSC Assistant Professor and Director of Clinical Affairs, and Matthew Davis, UT Nursing Student.*

*Pictured Top Right: UT Nursing Students serving at Ripley Housing Authority.*



## Ribbon Cutting Marks New Beginning

- Tennessee Valley Housing Services

The Tennessee Valley Housing Services (formerly Morristown Housing Authority) held a ceremonial ribbon cutting to announce the completion of their rebranding efforts.

The event was held at the TVHS main office and was a celebration and an

opportunity to welcome the entire community to celebrate the agency's new identity!

To learn more about Tennessee Valley Housing Services, visit their website at [TVHSTN.org](http://TVHSTN.org).



*Pictured Above: Local Dignitaries & Commissioners Join Sean Gilbert, Tennessee Valley Housing Services ED (2nd from right) at ribbon-cutting.*

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## New Responsive, ADA Accessible Website Launched

- Marion Redevelopment and Housing Authority

Marion Redevelopment and Housing Authority has launched its new responsive website. Their new website allows MRHA residents to easily access information and stay up to date with agency happenings. This new streamlined communications hub has allowed MRHA staff to more efficiently manage agency communications.

Their website also features a link to their Landlord Portal, where landlords can quickly and easily access information and resources.

The responsive nature of the new website allows visitors to easily

navigate site content regardless of what device they are using (smartphone, tablet, laptop, or desktop). Additionally, MRHA's new website addresses ADA Accessibility allowing all residents to easily access information and features.

Their new website also highlights their unique Terrace Drive Student Suites, which are designed to give Emory and Henry School of Health Sciences students an opportunity to have luxury living at an affordable price. The units are located close to the campus, with coin-operated laundry on site, ample parking, and a rent that includes all utilities and Wi-Fi.

Visit the new Marion Redevelopment and Housing Authority website at [MarionRHA.com](http://MarionRHA.com).



## UPCS/INSPIRE Virtual Online Training Opportunity

VAHCDO is proud to offer outstanding opportunities for our members to access training.

Please join us for a virtual, online training opportunity for UPCS/NSPIRE REAC UPCS Inspection 2- Half Day Training.

HUD implemented changes as of June 1, 2021: 28-day advance notice, REAC RTO, CDC Inspection protocol as well as the existing QAI, and a pilot program called NSPIRE, which modifies the inspectable areas, types of inspections, and levels of deficiencies. The new NSPIRE inspection protocol will ensure that properties, in particular units, are in a continuous state of full readiness and compliance.

APC is the leader when it comes to these new 2023 changes, NSPIRE, and NIS Standards. APC inspectors are fluent and knowledgeable on all the definition changes and updates, and the updated 2023 field guide includes NSPIRE and NIS/Compilation Bulletin References.

The new NSPIRE protocol has three main components:



- Three Inspectable Areas
- Three Types of Inspection
- Three Categories of the Inspection

NSPIRE transformed the REAC inspection into three inspectable areas: Unit, Inside, and Outside.

NSPIRE establishes three types of inspections: Self (annual) inspections, HUD-REAC Inspections, and HUD-QA Inspections.

APC will take into consideration all of NSPIRE's ongoing inspection protocol development and concerns during the training.

**Registration Fee:** \$329  
**Examination Fee:** \$125 (optional)

Registration and payment are due by September 12, 2023; please mail registration and check to VAHCDO Attn: Lisa Artis P.O Box 797, Newport News, VA 23607 or to pay online or by credit card, contact Lance Allen at [lallen@stauntonrha.org](mailto:lallen@stauntonrha.org).

For more information, please visit the VAHCDO website at [VAHCDO.org](http://VAHCDO.org).

## NAHRO Certifications

NAHRO offers a wide variety of certifications for specialized skill sets for Housers. Help us congratulate:

### Certified Specialist of Occupancy – Housing Choice Vouchers (CSO-HCV)

- **Tandi Butler** (*Loudoun County Dept. of Housing & Community Development, VA*)
- **Ursula Brinkley** (*Loudoun County Dept. of Housing & Community Development, VA*)

### Certified Specialist of Eligibility and Calculation – Housing Choice Vouchers (CSEC-HCV)

- **Tandi Butler** (*Loudoun County Dept. of Housing & Community Development, VA*)
- **Ursula Brinkley** (*Loudoun County Dept. of Housing & Community Development, VA*)



# REACH OUT TO US: YOUR SERC OFFICERS



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## Dates to Remember

**AUG  
25**

**SERCulator Materials  
Deadline (October Issue)**

**OCT  
06**

**SERCulator Mailing Date  
(October Issue)**

**NOV  
03-04**

**2023 SERC-NAHRO  
Executive Committee Meeting**

**NOV  
05-07**

**2023 SERC-NAHRO  
Fall Workshop**

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