

Garfield County Housing Authority
Regular Meeting
Teleconference
February 4, 2026, 12:00 noon

1. Call to Order: Role Call:
2. Guests: Richard Peterson-Cremer – Karp, Nue, Hanlon
3. Review of legal requirements for local governments (Open Meetings and Open Records laws)
4. Executive Session:
An executive session pursuant to Section §24-6-402(4)(b), C.R.S., for a conference with the Authority's attorney for the purposes of receiving legal advice on specific legal questions relating to compliance with public entity laws and compensation from partnership agreements.
5. Minutes
 - a. November 26, 2025 – Regular Meeting*
 - b. December 4, 2025 – Special Meeting*
6. Financial Reports
 - a. November 2025 Financials*
 - b. December 2025 Financials*
 - c. AP (Checks) 11/15/2025 thru 1/13/2026*
 - d. Two-year Tool – govt shutdown
 - e. Rental Housing Assistance
7. Unfinished Business
 - a. Cohen-Esry project-based vouchers
 - b. ED Report
8. New Business
 - a. Approval of 2026 Utility allowances*
 - b. Approval of 2026 Fair Market Rents*
(HUD questionnaire response)
9. Other
 - a. February Board meeting – February 25, 2026 -- teleconference
10. Adjourn *