

**NOTICE OF ANNUAL MEETING OF THE
TRANSITIONAL HOUSING CORPORATION
BOARD OF TRUSTEES**

TO TRUSTEES: Kathleen Taylor, Chairperson
Dave Aiazzi, Vice-Chairperson
Mark Sullivan, Secretary/Treasurer
Miguel Martinez, Trustee
Dejanae Solley, Trustee
Hilary Lopez, Trustee

MEETING DATE: **Tuesday, December 16, 2025**

TIME: **12:00 p.m. (Approximately)**

Persons wishing to provide public comment may participate during the scheduled meeting by commenting in person during the course of the meeting, via teleconference, or address their comments, data, views, arguments in written form to Hilary Lopez, Ph.D., Executive Director, Housing Authority of the City of Reno, 1525 East 9th Street, Reno, NV 89512-3012, Fax: 775.786.1712; e-mail address: Hlopez@renoha.org. Written submission should be received by the Board on or before, December 12, 2025, by 5:00 p.m., in order to make copies available to Trustees and the public.

Below is the agenda of all items scheduled to be considered. At the discretion of the president or the Trustees, items on the agenda may be taken out of the order; the Trustees may combine two or more agenda items for consideration, and the Trustees may remove an item from the agenda or delay discussion relating to an item on the agenda at any time. The public is advised that one or more members of the Trustees may participate in the meeting via telephone.

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1. Call to order and roll call.
 2. Receive introduction of guests.
 3. First Period of Public Comment. The opportunity for public comment is reserved for any matter within the jurisdiction of the Board. No action on such an item may be taken by the Board unless and until the matter has been noticed as an action item. Comment from the public is limited to three minutes per person, under these items.
 4. Approval of agenda. (For Possible Action)
 5. Approval of the minutes from the annual meeting held December 17, 2024. (For Possible Action)
 6. Discussion and possible approval to dissolve Transitional Housing Corporation. (For Possible Action)

7. If the entity is not dissolved, then Annual nomination and election of chair, vice-chair, and secretary/treasurer. (For Possible Action)
8. Additional items:
 - i) General matters of concern to Board Trustees regarding matters not appearing on the agenda. (Discussion)
 - ii) Old and New Business. (Discussion)
 - iii) Schedule of next meeting. The following date have been scheduled in advance but is subject to change at any time: December 15, 2026. (For Possible Action)
9. Public Comment. The opportunity for public comment is reserved for any matter within the jurisdiction of the Board. No action on such an item may be taken by the Board unless and until the matter has been noticed as an action item. Comment from the public is limited to three minutes per person.
10. Adjournment. (For Possible Action)

This meeting is accessible to the hearing impaired through the RHA TTY/TDD/voice phone line (385) 770-7166. Anyone with a disability, as defined by the Americans with Disabilities Act, requiring special assistance to participate in the meeting, may contact the Board of Trustees at the following address, at least five days in advance of the meeting in order to make arrangements, if possible, for reasonable accommodations that would enable participation in the meeting by contacting Colleen Montgomery-Beltran, Executive Administrative Assistant, Housing Authority of the City of Reno, 1525 East Ninth Street, Reno, Nevada, 89512, or by calling (775) 329-3630.

This agenda has been posted at the Housing Authority of the City of Reno Administrative Office, 1525 East Ninth Street; and further in compliance with NRS 241.020, this agenda has been posted on the official website for the Housing Authority of the City of Reno www.renoha.org and the State of Nevada Public Notification website <http://notice.nv.gov/>.

According to the provisions of NRS 241.020(5), a copy of supporting (not privileged and confidential) material provided to Trustee members may be obtained upon request made to: Colleen Montgomery-Beltran, Executive Administrative Assistant, Housing Authority of the City of Reno, 1525 East Ninth Street, Reno, Nevada, 89512, or by calling (775) 329-3630. Copies of supporting (not privileged and confidential) material provided to Trustee members may be obtained at the aforementioned address.

Dated December 11, 2025

Colleen Montgomery-Beltran

By: _____
Colleen Montgomery-Beltran
Executive Administrative Assistant

**MINUTES OF THE ANNUAL MEETING
BOARD OF TRUSTEES
TRANSITIONAL HOUSING CORPORATION
December 17, 2024**

The annual meeting of the Board of Trustees of Transitional Housing Corporation was called to order by President Aiazzi at 11:18 a.m. on Tuesday, December 17, 2024, in the Housing Authority of the City of Reno Boardroom, 1525 East Ninth Street, Reno, Nevada.

Trustees Present

Dave Aiazzi, Chairman
Hilary Lopez, Vice-Chairperson
Mark Sullivan, Secretary/Treasurer (on the phone)
Kathleen Taylor, Trustee

Trustees Absent

Mayor Hillary Schieve, Trustee

Staff Present

Ryan Russell, Legal Counsel
Kristin Scott, Director of Asset Management
Jamie Newfelt, Director of Rental Assistance
JD Klippenstein, Director of Development
Jeremy Stocking, Director of Resident Services
Darren Squillante, Director of Human Resources
Jerri W. Conrad, Government & Public Affairs Manager
Jeff Tenenbaum, Director of Finance
Kim Anhalt, MTW Coordinator
Brenda Freestone, WAHC Contract Administrator
Colleen M. Beltran, Executive Administrative Assistant

Others Present

Dejanae Solley, RHA Board Commissioner (Zoom)

There being a quorum present, the order of business was as follows:

- **Call to order and roll call.**
- **Receive introduction of guests.**

No guests were present.

- **First Period of Public Comment. The opportunity for public comment is reserved for any matter within the jurisdiction of the Board. No action on such an item may be taken by the Board unless and until the matter has been noticed as an action item. Comment from the public is limited to three minutes per person, under these items.**

There were no public comments.

1. Approval of the agenda. (For Possible Action)

Trustee Lopez moved to approve the agenda. Trustee Taylor seconded the motion. Hearing no discussion, Chairman Aiazzi called for the vote. With all in favor and no nays, Chairman Aiazzi declared the motion carried.

2. Approval of the minutes from the annual meeting held November 28, 2023. (For Possible Action)

Trustee Sullivan moved to approve the minutes of the annual meeting held November 28, 2023. Trustee Taylor seconded the motion. Hearing no further discussion, Chairman Aiazzi called for the vote. With all ayes and no nays, Chairman Aiazzi declared the motion carried.

3. Nomination and election of chair, vice chair and secretary/treasurer. (For Possible Action)

Vice Chairperson Lopez moved to nominate Trustee Taylor as Chair, Trustee Aiazzi as Vice Chair, Trustee Sullivan as Secretary/Treasurer, and Trustee Schieve, Trustee Lopez herself, and Dejanae Solley added as Trustees. Trustee Taylor seconded the motion. Hearing no discussion, Chairman Aiazzi called for the vote. With all ayes and no nays, Chairman Aiazzi declared the motion carried.

4. Additional items:

- i) General matters of concern to Board Trustees regarding matters not appearing on the agenda. (Discussion)
- ii) Old and New Business. (Discussion)
- iii) Schedule of next meeting. The following dates have been scheduled in advance but are subject to change at any time: December 16, 2025. (For Possible Action)

No additional items were discussed.

5. Public Comment. (The opportunity for public comment is reserved for any matter within the jurisdiction of the Board. No action on such an item may be taken by the Board unless and until the matter has been noticed as an action item. Comment from the public is limited to three minutes per person.)

There were no public comments.

6. Adjournment.

Meeting was adjourned at 11:19 a.m.