

**MINUTES
SPECIAL MEETING OF THE
BOARD OF COMMISSIONERS OF THE
NORTH CHARLESTON HOUSING AUTHORITY
WEDNESDAY, NOVEMBER 12, 2025, AT 5:30 P.M. AT
6327 RIVERS AVENUE AND VIA ZOOM**

The meeting of the members of the Board of North Charleston Housing Authority was held at 6327 Rivers Avenue, North Charleston, SC 29406 and via Zoom on Wednesday, November 12, 2025, at 5:30 p.m.

The news media was given notice of the date, time, place, and agenda of the Special Meeting, along with the Municipal Clerk of the City of North Charleston through transmission of the notice and agenda attached hereto more than twenty-four hours in advance of the Special Meeting.

Roll Call: The meeting was called to order at 5:30 p.m. by Chairperson Baxter on roll call the following members were present.

Chairperson Baxter
Vice-Chairperson Loesel
Commissioner Thrower
Commissioner Jefferson
Quiana Abney, Secretary

Absent: Commissioner Logan and Commissioner Curry

Also present: Juvelle Carter, Blake Allgayer, and Michelle Williams (NCHA)
Tanya Locklair and Sherrod Banks, Banks Law Firm

Public Statement:- No comment.

Minutes:- Commissioner Thrower made a motion to approve minutes for Regular Meeting, October 15, 2025. The motion was seconded by Vice-Chairperson Loesel. Upon roll call the vote was as follows: Voting Yea: Chairman Baxter, Vice-Chairperson Loesel, Commissioner Thrower and Commissioner Jefferson. Voting Nay: None

Consent Agenda:-

- a. **Section 8 Report**-Blake Allgayer gave an overview of the October 2025 Report that was included in the Board packet.
- b. **Finance Report**-Michelle Williams gave an overview of the October 2025 Financial Report included in the Board packet. The Auditors returned one finding regarding the number of days that checks are being deposited to the bank. A policy was established that checks will have to be deposited within 2 days of receipt and check scanners were purchased and installed at all of the properties.
- c. **Property Management Report**- Juvelle Carter gave an overview of the October 2025 Property Management Report included in the Board packet.
- d. **Family Self-Sufficiency Report**- Quiana Abney gave an overview of the October 2025 FSS Report included in the Board packet.
- e. **Executive Summary**- Quiana Abney gave an overview of the October 2025 Executive Summary Report included in the Board packet.

Commissioner Thrower made a motion to approve the Consent Agenda. Motion seconded by Vice-Chairperson Loesel. Upon roll call the vote was as follows: Voting Yea: Chairman Baxter, Vice-Chairperson Loesel, Commissioner Thrower and Commissioner Jefferson. Voting Nay: None

Committee Meetings:

- a. **Development Committee Meeting**-Chairman Baxter discussed and reviewed the framework for developing an acquisition partnership with the North Charleston Housing Authority, City of North Charleston and Integral.
- b. **Property Management Committee:** No items for Property Management Committee.
- c. **HR Committee:** No items for HR Committee.

Consideration Agenda: No items for consideration agenda.

Old Business:

- a. **Eagle Landing Update-** No updates to provide for Eagle Landing.
- b. **Horizon Village Update-** J.H.W Enterprise completed the walk through of all the off-line units located at Horizon Village. A presentation will be made to the board in December 2025.

New Business:-No new business to discuss.

Personnel:- A 6-month check-in meeting will be scheduled for the Board of Commissioner and Quiana Abney, Executive Director.

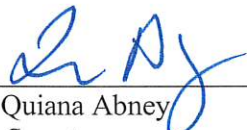
Vice-Chairman Loesel made a motion to adjourn the special meeting. Motion seconded by Commissioner Thrower. Upon roll call the vote was as follows: Voting Yea: Chairman Baxter, Vice-Chairperson Loesel, Commissioner Thrower and Commissioner Jefferson. Voting Nay: None

The Special Meeting of the Board of Commissioners of the North Charleston Housing Authority was adjourned at 6:00 p.m.

Approved:



Jeff Baxter, Chairperson
Board of Commissioners



Quiana Abney
Secretary