

REGULAR MEETING
OF THE BOARD OF COMMISSIONERS OF THE
HOUSING AUTHORITY OF SAVANNAH
May 13, 2026

The Board of Commissioners of the Housing Authority of Savannah met in regular session at the office of the Housing Authority of Savannah, 1407 Wheaton Street – Building B beginning at approximately 12:15 p.m. on Wednesday, May 13, 2026. Chairwoman Dr. M. Ann Levett called the meeting to order and upon roll call those present and absent were as follows:

Present: Dr. M. Ann Levett, Chairwoman
 Edward Gresham, Vice Chairman
 Happi Peavey-Guzman
 Michael Holland
 Dr. Kenneth Zapp

Absent: None

Also present were Executive Director Evette Hester, Chief Communications Officer Calandra Corder, Director of Finance Robert Faircloth, Director of Human Resources Shannell Hardwick, Director of Resident Services Kristin Hopkins-Graham, Interim Director of Property Management Selena Kelly, Director of Real Estate Development and Preservation Dr. Jesseca Lightbourne, Management Analyst Tammy Brawner, Resident Advisor Deborah Bulloch, and Resident Advisor Sophia Perry. Attorney Dana Braun of Ellis, Painter, Ratterree, & Adams LLP, Attorney David Sunshine Hamburger of Georgia Legal Servies and numerous community members were also in attendance.

APPROVAL OF CONSENT AGENDA

The Consent Agenda included the minutes of the April 8, 2026 Regular Meeting; Resident Services Report; Property Management Report; Assisted Housing Programs Report; Real Estate Development Report; and Financial Report. Commissioner Gresham made a motion to approve the consent agenda. Commissioner Peavey-Guzman seconded the motion, and it passed unanimously.

EXECUTIVE DIRECTOR'S REPORT

Prior to delivering her report, Ms. Hester acknowledged the large number in the audience, expressing appreciation for so many showing an interest in affordable housing.

Executive Report highlights included:

- Sadly, there was a recent fire at Simon Frazier Homes; families had to be relocated, and long-term accommodation is being secured.
- Ms. Hester provided a report on Yamacraw Village. A community meeting was held on April 23, 2026 with about fifteen participants. The demolition/disposition application is still pending with HUD. A Request for Qualifications has been issued for a Master Developer, which will be a lengthy process. Many submissions were received, and interviews will begin in the next 30-45 days.

Ms. Hester also addressed and sought to dispel rumors and untruths being shared widely.

1. A minimum of 100 deeply affordable housing units will be returned onsite.
2. No family living at Yamacraw Village will be displaced. Vouchers, all moving costs, and resources will be provided for relocation and services.
3. Yamacraw Village residents will have a right to return with screening requirements that residents have indicated that they agree with
4. The Housing Authority of Savannah's relocation plan is consistent with all laws and HUD regulations
5. Ms. Hester outlined reasoning for the pathway chosen to submit a Section 18 demolition application versus a RAD/Section 18 blend

At approximately 12:27 p.m., Ms. Hester asked if any residents of Yamacraw Village were in attendance. No residents were present and at this point an audience member began to shout comments regarding the meeting time. The Chairwoman called for order, and the disruption subsided.

Ms. Hester acknowledged Resident Advisor Sophia Perry, who is a former resident of Yamacraw Village. Ms. Hester assured the Board that the residents of Yamacraw Village are ready to move and for the application to move forward. Ms. Hester was interrupted by an audience member and Chairwoman Levett called for order.

Commissioner Gresham then asked Ms. Hester why she was sure of the residents' desire to move from Yamacraw. Ms. Hester spoke about the HAS resident services staff that are divided into "Navigator" teams that are working closely with each individual family that know the sentiments in the community. Commissioner Gresham also inquired about the impact on resources as delays continued and Ms. Hester spoke about those impacts, and the need to get the Yamacraw Village residents into better accommodations.

Ms. Perry then spoke about her experience of living in Yamacraw Village and her desire for the process to move forward. Ms. Hester then moved forward with her report.

- The Housing Authority of Savannah has a new logo which was displayed and an update was provided on the timeline for the launch of the new website.
- HAS recently submitted a Capital Fund At Risk Grant application for Simon Frazier Homes for capital improvements

At the conclusion of the report, Chairwoman Levett thanked Ms. Hester for the information and for sharing facts to community. Chairwoman Levett encouraged anyone who had questions or wanted to speak further, to talk with Ms. Hester at the conclusion of the meeting.

Commissioner Gresham expressed his appreciation for the community attending and their passion and indicated he wanted to make sure that they had factual information and encouraged them to continue to show up.

At approximately 12:39 p.m., Attorney David Sunshine Hamburger of Georgia Legal Services stood up and stated that it was with apologies to the Board that he was rising to speak. Chairwoman Levett asked him to not interrupt the meeting. Mr. Hamburger continued and audience members began shouting for him to be allowed to speak. Chairwoman Levett again asked for Mr. Hamburger to not interrupt the meeting. He continued and audience members began to applaud and speak out of turn.

After attempting to restore order and being unable to continue, Chairwoman Levett and the other Commissioners abandoned the meeting at approximately 12:41 p.m.

UNFINISHED BUSINESS

Due to the early closure of the meeting, the agenda items for the review and adoption of the Section 8 Management Assessment Certification (SEMAP) for Fiscal Year End 03/31/2025 and for Executive Session to discuss matters of real estate and litigation will be deferred until a later date.



Secretary

ATTEST:



Chairwoman

Approval Date: June 9, 2026