

# WCHA Regular Meeting Agenda

6/26/2023

3:30 p.m.

WCHA Community Room  
410 E. Eureka Ave., Eureka, IL 61530

**Please review and bring:** Regular Board Packet

- ❖ Call to Order, Roll Call
- ❖ Motion to approve May 15, 2023 Regular Meeting Minutes
- ❖ Recognition of Guests/Audience Participation
- ❖ Committee Reports
  - Finance committee
  - Personnel committee
  - Visionary committee
- ❖ Executive Director's Report – Motion to approve Financial Reports & Review as of March 31, 2023
  - Vacancies
  - Section 8
  - HUD
  - Rural Development –
  - Maintenance – Work Order Report
  - Evictions
- ❖ Resident Council Report
- ❖ Old Business
  - Discussion of HUD Notification
  -
- ❖ New Business
  - Discussion and possible approval of Court Money (Resolution 2023-09)
  - Discussion of FY 2022 Audit
  - Discussion of Commissioners and terms
- ❖ Adjournment

The **next scheduled Regular meeting** will be held in the community room of the WCHA office at 410 E. Eureka Avenue, Eureka on July 17, 2023.

## WOODFORD COUNTY HOUSING AUTHORITY MISSION STATEMENT

**To serve and empower the citizens of Woodford County by providing adequate and affordable housing with proactive administration of programs to promote self-sufficiency and improve the quality of life.**

**Woodford County Housing Authority  
Regular Board Minutes**

Regular Board Meeting held at Eureka Community Room **June 26, 2023.**

ViceChairperson Boschulte called the meeting to order at 3:35 p.m.

Those present were: Chairperson, Tammy Prather (arrived later), Vice-Chairperson, Diana Boschulte; board members; Eric Pigman; Dale Greenhalgh; Laura Siscoe; Sue Knepp; Erik Brewer; and Diane Gregoire, Executive Director.

Com. Knepp made a motion to approve Regular Meeting minutes from May 15, 2023, 2<sup>nd</sup> by Com. Greenhalgh, motion carried.

**Recognition of Guests/Audience Participation:** no one in audience

Finance committee – nothing at this time

Personnel committee – E.D. review in August

Visionary committee – nothing at this time

**Director's Report**

**Financial Reports & Review:** Diane reviewed the financials for March 31, 2023. For March we were over budget by \$9356.47 Public Housing, under for Admin. Fees by \$369.17 and under for HAP by \$3,170, Prairie Haven was under \$1079.29, Washburn was under \$2076.74, for Prairieton under \$1659.90, for Management under \$223.50. Com. Brewer makes a motion to approve the financial statements as presented, 2<sup>nd</sup> by Com. Siscoe, motion carried.

**Vacancies** – As of June 23, 2023, we have 1 in Eureka, 1 at South Haven and 0 at Prairie Haven, 0 at Prairieton, and 0 at Washburn.

**Section 8** – Diane explains that for May we have 172 in payment and spent \$78,651 and the average payment was \$456, zero Hard to House families 82 elderly/disabled households with 1 portable.

**HUD** – Diane says there was nothing new except they released our 2023 CFP funds.

**Rural Development** – We are with the office in Nebraska now.

**Maintenance** – Report looks great!

**Evictions** – One currently to the attorney.

**Resident Council Report** – nothing new

**Discussion of HUD Notification** – Diane states that we have officially responded.

**Discussion and possible approval of Court Money (Resolution2023-09)** There is some discussion. There is no cost to the Housing Authority but there would be to the tenant, however, it is offering them a service not currently offered.

**Discussion of FY2022 Audit.** – It is good so far. Recommendation on sick leave reminder for the fee accountant.

**Discussion of Commissioners and terms** – all terms renewed by County Board will have the certificates next month.

Com. Brewer asks if we have had any solar opportunities. Diane explains that none have been looked at in depth.

Com. Brewer makes a motion to adjourn 2<sup>nd</sup> by Com. Pigman, adjourned at 4:14 p.m.

Respectfully submitted,

Diane Gregoire  
Executive Director

Respectfully submitted,

Diana Boschulte  
Vice-Chairperson