

# WCHA Regular Meeting Agenda

10/17/2022

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 September 19, 2022 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 August 31, 2022
  - Vacancies
  - Section 8
  - HUD
  - Rural Development –
  - Maintenance – Work Order Report
  - Evictions
- ❖ Resident Council Report
- ❖ Old Business
  - Board Training – November 21 @ 2:30 p.m.
- ❖ New Business
  - Discussion and possible approval of Payment Standard Updates
  - Discussion and possible approval of Snow Plowing Bids South Haven, Metamora, & Washburn
  - 
  -
- ❖ Adjournment

The **next scheduled Regular meeting** will be held in the community room of the WCHA office at 410 E. Eureka Avenue, Eureka on November 21, 2022.

## 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 **October 17, 2022.**

Chairperson Prather called the meeting to order at 3:30 p.m.

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

Com. Siscoe made a motion to approve Regular Meeting minutes from September 19, 2022, 2<sup>nd</sup> by Com. Pigman, motion carried.

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

Finance committee – nothing

Personnel committee – ED evaluation done on new form & given to her

Visionary committee – grants.gov – will look into one that has date farther out

**Director's Report**

**Financial Reports & Review:** As presented and reviewed for August 31, 2022 Low Rent was under by \$3549.70, HCV was under in Admin. Fees \$3653.07 and HAP was over \$981, Prairie Haven under budget by \$5510.95, Washburn under by \$2811.31, Prairieton was under by \$2564.63 and Management Fund over by \$530.65. ViceChr. Boschulte made a motion to approve the financials as presented, 2<sup>nd</sup> by Com. Brewer, motion carried.

**Vacancies** – As of October 14, 2022, we have 3 in Eureka, 0 at South Haven and 1 at Prairie Haven, 0 at Prairieton, and 0 at Washburn.

**Section 8** – Diane explains that for September we have 180 in payment and spent \$80,448 and the average payment was \$435, zero Hard to House families 79 elderly/disabled households with 1 portable.

**HUD** – They encouraged higher payment standards, there will be some money taken back from Voucher and they vacancy looks good right now.

**Rural Development** – Our audit was due to them, it was sent

**Maintenance** – There is discussion about hiring maintenance help. Diane will try Indeed.

**Evictions** – There is one still working on it.

**Resident Council Report** – Com. Brewer has not had any contact with anyone or complaints at this point.

**Board Training Possible Dates** – We will plan on November 21, 2022 at 2:30 p.m. and an agenda will be posted.

**Discussion and possible approval of Payment Standard Updates (Resolution 2022-10)** – There is discussion and Com. Pigman makes a motion to approve the Payment Standards as presented, 2<sup>nd</sup> by ViceChr. Boschulte, motion carried.

**Discussion and possible approval of Snow Plowing Bids Eureka, South Haven, Metamora, & Washburn** – There are no bids at this time..currently in the process of getting them and will hold a special meeting after the due date.

Com. Pigman makes a motion to adjourn 2<sup>nd</sup> by ViceChr. Boschulte, adjourned at 4:41 p.m.

Respectfully submitted,

Respectfully submitted,

Diane Gregoire  
Executive Director

Tammy Prather  
Chairperson

# WCHA SPECIAL Meeting

**10/17/2022**

**2:30 p.m.**

**WCHA Community Room**

**410 E. Eureka Ave., Eureka, IL 61530**

**Please review and bring:**

- ❖ Call to Order, Roll Call
- ❖ Regular Session
- ❖ Executive Session – Pursuant to 2C(1) of the Open Meetings Act – Personnel
- ❖ Move back to regular meeting
  
- ❖ Adjournment

The **next scheduled regular meeting** will be held in the community room of the WCHA office at 410 E. Eureka Avenue, Eureka on October 17, 2022 at 3:30 p.m..

## **WOODFORD COUNTY HOUSING AUTHORITY MISSION STATEMENT**

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