RHA Meeting Minutes – December 7, 2017

MEMBERS PRESENT: Shannon Gebel, Bernard Peterson, Steve Roach, Pat Murray, Joyce Bakewell, Michele Elsbernd, Charles Carroll, Dennis Koenig, Mark Schmitt, Jason Passmore and Gary Bowden.

STAFF PRESENT: Karine Schager, Jenna Siebrecht, Lori Brockway, Rachelle Howe and Mary Huinker

GUEST PRESENT: Christi Meyer with Hacker, Nelson & Co., P.C.

CALL TO ORDER: The Upper Explorerland RHA meeting was called to order at 1:01 pm by Chair Jason Passmore at UERPC in Postville, IA.

APPROVAL OF AGENDA: A motion was made by Schmitt/Roach to approve the agenda. Motion carried unanimously.

APPROVAL OF MINUTES: A motion was made by Peterson/Murray to approve the minutes of the 10/25/17 meeting. Motion carried unanimously.

AUDIT PRESENTATION – HACKER, NELSON & CO., P.C.: Christi Meyer from Hacker, Nelson & Co., P.C. attended the meeting to go over the Audit Report for the year ending June 30, 2017. A motion was made by Dennis Koenig/Peterson to approve the audit. Motion carried unanimously.

SEMAP SCORE UPDATE: Lori Brockway shared a letter from the US Department of Housing and Urban Development regarding the Section Eight Management Assessment Program (SEMAP). UERHA's final SEMAP score for the Fiscal Year ending June 30, 2017 was 100% and the overall performance rated as a High Performer.

APPROVAL OF FINANCIAL REPORTS: Lori explained the financial reports from November 2017. The Fiscal year-to-date net profit (loss) as of November 2017 was $9,259.61. A motion was made by Schmitt/Bowden to approve the financial reports. Motion carried unanimously.

CONSIDER THE APPROVAL OF DISBURSEMENTS FOR PUBLICATION: A motion was made by Elsbernd/Gebel to approve the disbursements for publication. Motion carried unanimously.

APPROVAL OF BUDGET: Lori Brockway discussed the proposed Housing Choice Voucher budget for Fiscal Year ending June 30, 2018. A motion was made by Roach/Schmitt to approve the budget. Motion carried unanimously.

PROGRAM STATUS REPORT: Lori Brockway gave the Section 8 status report. Following are the numbers of units under contract with the RHA as of December 1, 2017: Allamakee County – 44 families. Clayton County – 71 families. Fayette County – 160 families. Howard County – 39 families. Winneshiek County – 22 families. These numbers include handicap and disabled. We

currently have 5 port-outs. Our lease up number was at 342. Since October, approximately 175 applicants have been pulled off the wait list and starting January 1, 2018 new lease ups will begin.

SCHEDULE NEXT RHA MEETING: The next meeting is scheduled for February 15, 2018 at 1:00 pm in the Postville office.

FLOOR ITEMS: Lori wanted to announce some good news. The Iowa Finance Authority awarded Upper Explorerland Regional Planning Commission a HOME Investment Partnerships (HOME) Program Award in the form of a grant for First Time Homebuyer Assistance in the City of Postville to assist 5 homes. The Iowa Finance Authority also awarded $275,942 for Fiscal Year 2018 to the Northeast Iowa Regional Housing Trust Fund Program. The NEIRHTF program provides financing to assist in improving the housing stock within our 5 county region.

ADJOURNMENT: A motion to adjourn was made by Peterson/Dennis Koenig. Motion carried unanimously. The meeting adjourned at 1:50 pm.

The above constitutes my interpretation of the matters discussed and the decisions reached. Please contact the undersigned for any errors or omissions.

Mary Hunker, Secretary