

MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS OF THE MADISON COUNTY HOUSING AUTHORITY

The Regular Meeting of the Board of Commissioners held on September 16, 2021 was called to order by Chairman Gray at 12:09 p.m.

The Roll was called and the following Commissioners were present: Lisa Campfield, Bobby Collins, Sr., Yolanda Crochrell, James Gray and Phillip White, Jr.

A quorum was achieved.

Motion by Commissioner Crochrell, seconded by Commissioner White to approve the minutes of the Regular Meeting of August 19, 2021. Roll call vote, Commissioner Campfield, aye, Commissioner Crochrell, aye, Commissioner Collins, aye, Commissioner Gray, aye, Commissioner White, aye. All aye, motion carried.

Motion by Commissioner Collins, seconded by Commissioner Crochrell to approve the payables listing as presented. Roll call vote, Commissioner Campfield, aye, Commissioner Crochrell, aye, Commissioner Collins, aye, Commissioner Gray, aye Commissioner White, aye. All aye, motion carried.

Executive Director Hightower advised the Board, Rubin Brown conducted the annual audit. Carrie Patton stated there were no findings and it was okay to finalize and be submitted. Executive Director Hightower continued by stating in 2018 the Authority had 11 preliminary findings. Staff should be commended.

Executive Director Hightower expressed what an extraordinary job the Section 8 department is doing. The Section 8 Director resigned in January and at that time voucher utilization was 845. Glenda Bixler advised the Board that voucher utilization is currently 943. Executive Director Hightower explained that with the increased comes an increase in administrative fees. These fees should be approximately \$45K-\$50K by year end.

Executive Director Hightower told the Board the Inspector position was eliminated as of September 3, 2021. The counselors will begin doing the inspections.

Commissioner White asked about evictions. Andrea Lambert explained they are trying to evict anyone at this time. They are looking to see what the family's situation is. If the family has been making money and not paying their lease will not be renewed.

Carrie Patton updated the Board on the available funding for our resident's through IDHA and MCCD.

Executive Director advised the Board that Stephanie Seehausen was the new FSS Coordinator. Stephanie updated the Board on the FSS Program by stating there are currently 66 voucher holders in the program. 27% of these clients are earing escrow. Stephanie's goal is to get to 50% earning escrow. Executive Director Hightower stated that the FSS Program has suffered due to COVID.

Andrea Lambert stated that maintenance has been working 12 hour days for 3 weeks. It is anticipated that tomorrow they will go home on time. When starting 3 weeks ago there were over 300 work orders. It is now down to 94.

Marie Nelson advised the Board on her ongoing effort, in conjunction with the Illinois Department of Public Health, to get our residents vaccinated. Several clinics have been scheduled.

Motion by Commissioner Crochrell, seconded by Commissioner Campfield to accept the Staff Reports as presented. Roll call vote, Commissioner Campfield, aye, Commissioner Crochrell, aye, Commissioner Collins, aye, Commissioner Gray, aye Commissioner White, aye. All aye, motion carried.

Motion by Commissioner Crochrell, seconded by Commissioner White to go into Closed Session. Roll call vote, Commissioner Campfield, aye, Commissioner Crochrell, aye, Commissioner Collins, aye, Commissioner Gray, aye Commissioner White, aye. All aye, motion carried.

Closed Session began at 12:34 p.m.

Motion by Commissioner White, seconded by Commissioner Campfield to resume open session. Roll call vote, Commissioner Campfield, aye, Commissioner Crochrell, aye, Commissioner Collins, aye, Commissioner Gray, aye Commissioner White, aye. All aye, motion carried.

Regular Session resumed at 12:51 p.m.

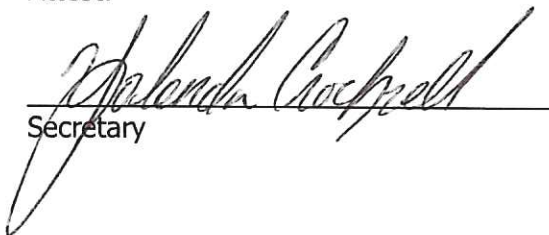
There will be a Special Meeting held on Tuesday, September 21, 2021 at 9:00 a.m. at the Central Office of Madison County Housing Authority.

Motion by Commissioner Crochrell, seconded by Commissioner Campfield to adjourn the meeting. Roll call vote, Commissioner Campfield, aye, Commissioner Crochrell, aye, Commissioner Collins, aye, Commissioner Gray, aye Commissioner White, aye. All aye, motion carried.

Meeting adjourned at 12:55 p.m.


Chairman

Attest:


Secretary