

MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS
OF THE GRANITE CITY HOUSING AUTHORITY
HELD AT 2517 NAMEOKI ROAD, GRANITE CITY, IL 62040

The Regular Meeting of the Board of Commissioners held on Wednesday, January 10, 2024, was called to order by Chairman Bedard at 10:00 a.m.

Roll was called and commissioners present were Tim Bedard, Charlotte Dixon, Tim Elliott, Frank Faulkner, Andrea Klumpp and Bob Palus. Also, present was Executive Director Teri Lake and Attorney Ethan Campagna.

Absent: Wilma Powell

A quorum was achieved.

Motion by Commissioner Palus, seconded by Chairman Bedard to approve the minutes of the Regular Meeting of December 13, 2023. All aye, motion carried.

An update was given on the cameras at Oak Tree by Director Lake and Chairman Bedard. An update was also given on the maintenance purchases for the NSPIRE inspection protocol by Maintenance Supervisor Carl Gansner.

Motion by Commissioner Klumpp, seconded by Commissioner Palus to approve the December 2023 expenditures as presented. Roll call vote, Commissioner Bedard, aye, Commissioner Dixon, aye, Commissioner Elliott, aye, Commissioner Faulkner, aye, Commissioner Klumpp, aye, Commissioner Palus, aye. All aye, motion carried.

Motion by Commissioner Elliott, seconded by Commissioner Faulkner to approve the December 2023 financials. Roll call vote, Commissioner Bedard, aye, Commissioner Dixon, aye, Commissioner Elliott, aye, Commissioner Faulkner, aye, Commissioner Klumpp, aye, Commissioner Palus, aye. All aye, motion carried.

There were no members of the public.

Director Lake updated the Board on the occupancy data and vacant units. She continued by discussing the current termination of the lease of one of the residents. Director Lake continued by giving the Board an update on the sources of income. A discussion was held regarding a group of residents that owed hefty amounts due to unreported income. Director Lake gave an explanation to the Board on zero income residents.

A discussion was held regarding the NFP Board and the NFP bank account at US Bank.

Attorney Ethan Compagna advised the Board that he is in negotiations with the previous attorney to get the files on all the ongoing issues the authority had prior to his arriving at the Authority.

A brief discussion was held regarding expanding the unit inventory.

Motion by Commissioner Faulkner, seconded by Chairman Palus to adjourn the meeting.
All aye, motion carried.

The meeting was adjourned at 11:19 a.m.

A handwritten signature in blue ink, appearing to read "Kevin L.", written over a horizontal line.

Secretary

A handwritten signature in black ink, appearing to read "Chairman", written over a horizontal line.

Chairman