

MINUTES OF THE REGULAR MEETING
OF THE BOARD OF COMMISSIONERS
FOR THE HOUSING AUTHORITY OF THE CITY OF PEKIN

The Board of Commissioners for the Housing Authority of the City of Pekin met on Tuesday February 13, 2024, 2023, in the boardroom of the Housing Authority's general office at 1901 Broadway in Pekin, Illinois. The meeting was called to order at 4:30 P.M. by Chairman Dave Volz with roll call taken and those present as follows:

PRESENT: Chairman Dave Volz, Commissioner Ann Trumpy, Commissioner Sharron Church by phone, and Commissioner Jill Davis

ABSENT: Vice-Chairman Mary Beth Roffman, and Attorney Scott Kriegsman

ALSO PRESENT: Dennis Green, Executive Director

Chairman Dave Volz requested a motion to approve the minutes of the January 9, 2024, Regular Meeting.

MOTION: By Commissioner Ann Trumpy, Second by Commissioner Sharron Church, to approve the minutes of the January 13, 2024, Regular Meeting.

Roll call vote as follows:

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

The Chairman next called for a motion to approve the bills for payment for the Public Housing program in the amount of \$115,635.47, as amended.

MOTION: By: Commissioner Jill Davis, Second by Commissioner Ann Trumpy to approve the bills for payment for the public housing program in the amount of \$115,635.47, as amended.

Roll call vote as follows:

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

The Chairman next requested a motion to approve the bills for payment for the Green Valley Apartments in the amount of \$5,398.76, as amended.

MOTION: By Commissioner Sharron Church, Second by Commissioner Jill Davis to approve the bills for payment for the Green Valley Apartments in the amount of \$5,398.76.

Roll call vote as follows:

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

The Chairman next requested a motion to approve the bills for payment for the Meadow View Apartments in the amount of \$4,266.04.

MOTION: By Commissioner Ann Trumpy, Second by Commissioner Jill Davis to approve the bills for payment for the Meadowview Apartments in the amount of \$4,266.04.

Roll call vote as follows:

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

A motion was then requested to approve the Mackinaw Apartments bills for payment in the amount of \$4,192.67, as amended.

MOTION: By Commissioner Jill Davis, Second by Commissioner Ann Trumpy to approve the bills for payment for the Mackinaw Apartments in the amount of \$4,192.67, as amended.
AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

A motion was then requested to approve the Delavan Apartments bills for payment in the amount of \$5,006.75, as amended.

MOTION: By Commissioner Sharron Church, Second by Commissioner Ann Trumpy to approve the bills for payment for the Delavan Apartments in the amount of \$5,006.75, as amended

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

A motion was then requested to approve the Business Activity bills for payment in the amount of \$979.10.

MOTION: By Commissioner Ann Trumpy, Second by Commissioner Sharron church to approve the bills for payment for the Business Activity in the amount of \$979.10, as amended

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

Chairman Dave Volz then requested a motion to review and file the November financials for the Public Housing, Green Valley, Meadowview, and Mackinaw Apartments

MOTION: By Commissioner Jill Davis, Second by Commissioner Ann Trumpy to review and file the November financials for the Public Housing, Green Valley, Meadowview, and Mackinaw Apartments.

Roll call vote as follows:

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

Public Presentation:

No one from the Public was present

Commissioners Training:

Review of the 2024 National Business Trends Survey

The Executive Director Commented on a presentation hosted by AAIM Employers Association that explained the reduction in the size of the U.S. workforce and discussed the approaches organizations are using to address the worker shortage that is expected to exist over the next 20 years.

Old Business:

Continued discussion on the Board Room Furniture:

We continue to look for chairs that will meet our needs and are within our budget.

New Business:

A. Oath of Office for Dave Volz

Consent Agenda

1. Resolution No. 2885- Authorization to write off obsolete inventory items in the consumable asset inventory for Public Housing in the amount of \$86.52

2. Resolution No. 2886-Request for Payment No.5, to Tri-County Regional Planning Commission in the amount of \$320.00 for the payment of Professional Services for the Housing Authority Environmental Review, to be paid from IL-044 CFP 2023, 1480 fees and costs.
3. Resolution No. 2887- Approval of Task Order #1 to 1919 Architects in the amount of \$15,816.00, to be paid from Il-044 CFP 2022, 1480 Fees and Costs.
4. Resolution No. 2888- Authorization to Write Off Items in the Fixed Asset Inventory for Public Housing in the amount of \$6,899

MOTION: By Commissioner Ann Trumpy, Second by Commissioner Sharron Church to approve the Consent Agenda

Roll call vote as follows:

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

General

1. Receive and file the Executive Director's report for February 2024
The Executive Director reviewed his report for the month, commenting on efforts to fill positions on the maintenance staff and the status of the Emergency Grant submitted to complete the replacement of the boilers at Golden Arms Apartments.
2. Receive and file the vacancy report as of December 31, 2023, for Public Housing, Green Valley, Meadow View, Delavan, and Mackinaw Apartments.

MOTION: By commissioner Ann Trumpy, Second by Commissioner Sharron Church to receive and file the Executive Director's and vacancy reports.

AYES: Commissioner Ann Trumpy, Commissioner Jill Davis, Commissioner Sharron Church, and Chairman Dave Volz

NAYS: None

ABSENT: Vice-Chairman Mary Beth Roffman

Motion approved

Having completed all business for the evening, the Chairman called for a motion to adjourn. A motion was made by Commissioner Sharron Church, seconded by Commissioner Ann Trumpy, to adjourn the meeting. Roll call vote taken. Motion carried unanimously. The meeting adjourned at 5:53 PM.

Dave Volz, Chairman

Dennis D. Green, Secretary/Treasurer