

**CATSKILL HOUSING AUTHORITY
BOARD MEETING
SEPTEMBER 25, 2024
6:25 P.M.
MINUTES**

PRESENT:

Patrick Hernandez
Samuel Aldi
Megan Zahn
Rich Ahlberg

Timothy Mattice, Interim Executive Director

ABSENT:

Clark McKinnon

CALL TO ORDER:

Patrick Hernandez: Roll call taken for Wednesday, September 25, 2024, quorum met, meeting to proceed.

NEW BUSINESS:

Resolution No. FY24-R17

September 25, 2024

2025-2029 Five Year Plan Submission

WHEREAS, the Catskill Housing Authority has received the designation of a "Qualifying" agency/ High Performer PHA based on its status from HUD; and

WHEREAS, the Catskill Housing Authority is required to submit a five-year plan and annual plan for Operating Funds and its Capital Fund Program (CFP), receive input and comments from the public as part of the 45-day statutory public comment period on the plan; and hold a Public Hearing subsequent to the comment period; and

WHEREAS, The Catskill Housing Authority held a Public Hearing on the five-year plan on September 25, 2024 and complied with all other HUD requirements prior to submission;

NOW, THEREFORE, BE IT RESOLVED, the Board of Commissioners of the Catskill Housing Authority approves the submission of the 2025-2029 Five Year Plan.

Motion to Accept: Rich Ahlberg
Second: Samuel Aldi

All in favor. Resolution passed.

Resolution No. FY24-R11

September 25, 2024

Acceptance of May 29, 2024 Catskill Housing Authority Public Hearing – 2024 Capital Fund Grant Minutes

WHEREAS, the Board of Commissioners has reviewed and accepts the minutes of the May 29, 2024 Public Hearing.

NOW, THEREFORE BE IT RESOLVED, the Board of Commissioners of the Catskill Housing Authority approves, at this meeting on September 25, 2024 minutes of the May 29, 2024, Public Hearing of the Catskill Housing Authority.

Motion to Accept: Rich Ahlberg
Second: Megan Zahn

All in favor. Resolution passed.

Resolution No. FY24-R12

September 25, 2024

Acceptance of May 29, 2024 Board of Commissioners Meeting Minutes

WHEREAS, the Board of Commissioners has reviewed and accepts the minutes of the May 29, 2024 monthly Board Meeting.

NOW, THEREFORE BE IT RESOLVED, the Board of Commissioners of the Catskill Housing Authority approves, at this meeting on September 25, 2024, minutes of the May 29, 2024, Board Meeting of the Catskill Housing Authority.

Motion to Accept: Rich Ahlberg
Second: Samuel Aldi

All in favor. Resolution passed.

Resolution No. FY24-R13

September 25, 2024

Acceptance of May 2024 Vendor Payments

WHEREAS, the Board of Commissioners has reviewed the monthly vendor invoices for payment of the financial obligations of the Catskill Housing Authority,

NOW, THEREFORE, BE IT RESOLVED, the Board of Commissioners of the Catskill Housing Authority approves the disbursements for May 2024.

Motion to Accept: Rich Ahlberg
Second: Samuel Aldi

All in favor. Resolution passed.

Resolution No. FY24-R14

September 25, 2024

Acceptance of June 2024 Vendor Payments

WHEREAS, the Board of Commissioners has reviewed the monthly vendor invoices for payment of the financial obligations of the Catskill Housing Authority,

NOW, THEREFORE, BE IT RESOLVED, the Board of Commissioners of the Catskill Housing Authority approves the disbursements for June 2024.

Motion to Accept: Rich Ahlberg
Second: Megan Zahn

All in favor. Resolution passed.

Resolution No. FY24-R15

September 25, 2024

Acceptance of July 2024 Vendor Payments

WHEREAS, the Board of Commissioners has reviewed the monthly vendor invoices for payment of the financial obligations of the Catskill Housing Authority,

NOW, THEREFORE, BE IT RESOLVED, the Board of Commissioners of the Catskill Housing Authority approves the disbursements for July 2024.

Motion to Accept: Samuel Aldi
Second: Megan Zahn

All in favor. Resolution passed.

Resolution No. FY24-R16

September 25, 2024

Acceptance of August 2024 Vendor Payments

WHEREAS, the Board of Commissioners has reviewed the monthly vendor invoices for payment of the financial obligations of the Catskill Housing Authority,

NOW, THEREFORE, BE IT RESOLVED, the Board of Commissioners of the Catskill Housing Authority approves the disbursements for August 2024.

Motion to Accept: Rich Ahlberg
Second: Megan Zahn

All in favor. Resolution passed.

SECRETARY'S REPORT:

Timothy Mattice went over the financial reports and gave account balances.

Rent Arrears have gone down significantly since the beginning of the year. We are down to approximately \$142,000. Currently there are 5 residents that have court ordered repay agreements. There are several residents that have in-house repay agreements. We have one resident that has been evicted by the court. They are set to vacate on September 30th. Hopefully we will see that number decrease over time.

We have other residents that have been sent to our attorney to start the eviction process. We are working diligently to reduce the back rent due to our authority. We currently have 2 vacancies.

PUBLIC COMMENT:

None.

ANNOUNCEMENT OF COMMISSIONERS:

Board moved to go into Executive Session.

Motion to go into Executive session: Rich Ahlberg
Seconded: Megan Zahn

All in favor. Board went into Executive Session at 6:40pm.

ADJOURNMENT:

There being no further business, Samuel Aldi made a motion to adjourn.

Rich Ahlberg seconded the motion.

All in favor to adjourn the meeting. Motion approved.

SEAL