

## Avon Housing Authority Minutes

May 11, 2023

TOWN OF AVON

2023 SEP 14 P 3:18

A Regular meeting of the Avon Housing Authority (AHA) was held on May 11, 2023, in person.

Upon roll call, those present were as follows:

**Present:** Janet Jensen, Judy Laniewski, Kevin Edwards, Gary Qualter, Kristen Anderson and Kerry Rogers

**Absent:** None

Meeting of the Avon Housing Authority was called to order by Chair Janet Jensen at 5:01 P.M. on May 11, 2023.

### Approval of the Minutes-

Regular Minutes of April 6, 2023

**Motion made** by Judy Laniewski to approve the Regular Meeting Minutes of April 6, 2023, and the motion was **seconded** by Kevin Edwards **Voted 4-0.**

### Accountant's Report-

**Motion made** by Gary Qualter to approve Quarterlies and the motion was **seconded** by Judy Laniewski. **Voted 4-0**

**Motion made** by Kevin Edwards to approve Bill Schedule and **seconded** by Gary Qualter. **Voted 4-0**

### Vacancy and Occupancies-

Kristen Anderson gave update on vacant units and leasing new applicants.

### Report of TARS-

Kristen Anderson gave an update on tenant outstanding balances and repayment agreements.

### Old Business-

The Board voted to suspend the search for a new Executive Director. **Motion made** by Judy Laniewski and **seconded** by Gary Qualter. **Voted 4-0.**

**Management Agreement** - The Board voted to amend the original vote from month to month to a five (5) year agreement. **Motion made** by Judy Laniewski and **seconded** by Kevin Edwards. **Voted 4-0.**

### **New Business-**

**Modernization Report:** Kristen Anderson gave an update on the Attic Insulation project at Fellowship Circle.

**Juneteenth Holiday:** **Motion made** by Judy Laniewski to observe Juneteenth Holiday on the day of the holiday and not use as a floating holiday. The motion was **seconded** by Gary Qualter. Vote 4-0.

**Income Exclusion:** **Motion made** by Kevin Edwards to approve to exclude veteran's wages for a tenant that previously had wages excluded since move in date. The motion was **seconded** by Judy Jensen. **Vote 4-0.**

### **Executive Director's Report-**

Kristen Anderson informed the board that we purchased a new copier in the office. Derek Adams will also be receiving a new uniform, laptop, email and cell phone. Kristen Anderson also asked the board if they would meet during the summer months and the board agreed to not meet in August.

### **Maintenance Report-**

Not available at this time.

### **Board Report-**

The Board indicated that they would like to see previously removed shrubs replaced if possible. The board also indicated that they would like the lines painted in the parking lot. The board also agreed not to have public input at board meetings.

**Adjournment-** A **Motion** was made to adjourn the meeting by Gary Qualter and **seconded** by Judy Jensen. **Voted 4-0.**

Meeting adjourned at 5:30 P.M.