



**ROCKFORD HOUSING AUTHORITY  
BOARD OF COMMISSIONERS**

**REGULAR MARCH MEETING  
Minutes**

Thursday March 9, 2017

Present: Phyllis Ginestra, Vice Chair  
Ric Cervantes, Commissioner  
Alice Jenkins, Commissioner  
Karen Hoffman, Commissioner

Staff: Ron Clewer, CEO  
Tim Horning, RHA Legal Counsel

Absent: Jerry Lumpkins, Chairman

The meeting was called to order at 5:12p.m.

**MINUTES:**

Commissioner Cervantes moved that the RHA Board of Commissioners accept the minutes from the Regular January meeting held January 18, 2017. Commissioner Jenkins seconded the motion.

Ayes: Cervantes, Jenkins, Hoffman, Ginestra

Nays:

**MOTION APPROVED**

**QUESTIONS/COMMENTS FROM THE AUDIENCE**

**Note:**

The Rockford Housing Authority invites comments from our audience, limiting each individual to three minutes. We do, however, refrain from discussion of personnel issues and grievances. The RHA offers to respond to all questions, if provided in writing, regarding sensitive or inappropriate discussion issues. When addressing the Board of Commissioners please provide your name and the topic of discussion.

**John Bratley**

John gave updates and introductions of his basketball team to the board members

## **MONTHLY REPORT SUMMARY**

### **Gorman Report**

Gorman gave a construction update on the Grove, also talked about the relocation phases & gave updates on Phases at Fairgrounds, SS, Orton Keyes. All

### **CEO Report**

Ron provided a written report to the board, briefly discussed the HUD budget, Andre's presentation from IDA. Also, provided operational updates. RHA presented at Rockstat today and Sybil will continue going to these meeting once Ron is gone.

### **Finance Report**

Michele gave updates on financials that are in the board packet, Michele also, gave HCV, Capital funds and grant program updates

### **Procurement Report**

Ann gave procurement updates and handouts to the board with the breakdown of contracts amounts and contract year to date totals

### **RAB Report:**

Not in attendance no report given

## **CHECKS**

Commissioner Cervantes moved to place the checks from January 2017 on file for audit. Commissioner Hoffman seconded the motion.

Ayes: Commissioners: Cervantes, Hoffman, Jenkins, Ginestra  
Nays: None

### **Closed Session**

At 6:31PM Commissioner Cervantes made a motion to enter closed session. Commissioner Hoffman seconded the motion. At 7:17 PM closed session ended. The meeting was recalled to order at 7:17PM.

Ayes: Commissioners: Cervantes, Hoffman, Jenkins, Ginestra  
Nays: None

## **UNFINISHED BUSINESS**

### **RESOLUTION#2017-001**

Approval-Predevelopment Loan RAD Developer Laid Over Until 4.13.17

### **RESOLUTION#2017-002**

Approval-Section 18 Disposition of Excess Land at Orton Keyes Laid Over Until 4.13.17

### **RESOLUTION#2017-018**

Approval-Fairgrounds Relocation Plan Amendment Laid Over Until 4.13.17

**NEW BUSINESS:**

**RESOLUTION #2017-003**

RESOLUTION THAT THE RHA BOARD OF COMMISSIONERS APPROVE THE EDUCATION ASSISTANCE AND REIMBURSEMENT PLAN AS PRESENTED.

Commissioner Hoffman moves that the RHA Board of Commissioners approve the Education Assistance and Reimbursement Plan as presented Commissioner Cervantes seconded the motion.

Ayes: Commissioners: Hoffman, Cervantes, Jenkins, Ginestra  
Nays: None

**MOTION APPROVED**

**RESOLUTION #2017-020**

RESOLUTION THAT THE RHA BOARD OF COMMISSIONERS APPROVE TWO ONE-YEAR CONTRACTS WITH GEOSTAR MECHANICAL INC. AND RJ O'NEIL MECHANICAL CONTRACTORS FOR AN AMOUNT ANTICIPATED NOT TO EXCEED \$485,000.00

Commissioner Cervantes moved that the RHA Board of Commissioners approve two one-year contracts with Geostar Mechanical Inc. and R.J. Mechanical contractors for an amount not to exceed \$485,000.00  
Commissioner Hoffman seconded the motion.

Ayes: Commissioners: Cervantes, Hoffman, Jenkins, Ginestra  
Nays: None

**MOTION APPROVED**

**RESOLUTION #2017-021**

RESOLUTION THAT THE RHA BOARD OF COMMISSIONERS APPROVE A TWO-YEAR CONTRACT EXTENSION TO CONTEMPORARY HAMMER WORKS GENERAL CONTRACTOR THROUGH FEBRUARY 26, 2020 FOR ANNUAL CARPENTRY SERVICES IN AN AMOUNT NOT TO EXCEED \$225,000.00.

Commissioner Cervantes moved that the RHA Board of Commissioners approve two-year contract extension to Contemporary Hammer Works general contractor through February 26, 2020 for annual carpentry services in an amount not to exceed \$225,000.00  
Commissioner Hoffman seconded the motion.

Ayes: Commissioners: Cervantes, Hoffman, Jenkins, Ginestra  
Nays: None

**MOTION APPROVED**

**RHA COMMISSIONERS:**

None

**R.A.B – RESIDENT ADVISORY BOARD**

None

**AUDIENCE:**

Jerry called in for the closed session 6:36pm

Tim will be attending the strategy meeting for the next couple of weeks this meeting will be moved

At 7:18 p.m. with no future business, Commissioner Jenkins, made a motion to adjourn. Commissioner Cervantes seconded the motion.

Ayes: Commissioners: Jenkins, Cervantes, Hoffman, Ginestra  
Nays: None

**MOTION PREVAILED**



Board Secretary  
/rc



Chairman