



**ROCKFORD HOUSING AUTHORITY
BOARD OF COMMISSIONERS**

**Regular April Meeting
Minutes**

Thursday, April 18, 2024

Present: Jeff DiBenedetto, Chairman
Anisha Grimmnett, Vice Chair
Jaime Sanchez, Commissioner
Jessica Wilson, Commissioner
Simone Cameron, Commissioner

Staff: Laura Snyder, CEO
Odessa Walker, COO
Tim Horning, RHA Legal Counsel
Angel Mackey, Executive Assistant
Jennifer Matlick, Human Services Assistant

Absent:

The meeting was called to order at 4:02 pm

MINUTES:

Vice Chair Grimmnett moved that the RHA Board of Commissioners approve the minutes from the Regular March meeting held on March 21, 2024. Commissioner Wilson seconded the motion.

Ayes: Commissioners: Grimmnett, Willson, Sanchez, Cameron, DiBenedetto

Nays: None

MOTION APPROVED

QUESTIONS/COMMENTS FROM THE AUDIENCE

John Brantley

John Brantley will be receiving a Father's Day award. He also provided an update on his finances for the last month. John discussed the recent repairs needed for his van and the donations he has received to fix it. He reviewed past events and announced an upcoming movie trip to see the film "King Kong." He will be taking 25 children and will be able to purchase popcorn, candy, and drinks for all, thanks to the donations received. John recently took 15 children to a town hall meeting at Eli's School. Additionally, he has received requests from some community members to provide transportation to school.

CHECKS:

Commissioner Sanchez moved that the RHA Board of Commissioners approve the checks from March 2024. Vice Chair Grimmert seconded the motion.

Ayes: Commissioners: Sanchez, Grimmert, Wilson, Cameron, DiBenedetto

Nays:

MOTION APPROVED

LIPH OCCUPANCY & HCV UTILIZATION

LIPH Occupancy

- Blackhawk 97%
- Park Terrace & Low-rise 96%
- North Main Manor 94%
- Fairgrounds 31%
- Olesen Plaza 93%
- Scattered Sites East 99%
- Scattered Sites West 97%

HCV Utilization

- 1698

UNFINISHED BUSINESS

Resolution #2023-024

Vice Chair Grimmert moved that the RHA Board of Commissioners layover the review and approval of the Closed Meeting Minutes until the April Meeting; Commissioner Wilson seconded the motion.

Ayes: Commissioners: Grimmert, Wilson, Sanchez, Cameron, DiBenedetto

Nays: None

MOTION APPROVED

Resolution #2024-005

Commissioner Wilson moved that the RHA Board of Commissioners remove the Unfinished business approval of the ACOP and the Admin Plan from the agenda until all new rules and changes have been made and implemented; Commissioner Sanchez seconded the motion.

Ayes: Commissioners: Wilson, Sanchez, Cameron, Grimmert DiBenedetto

Nays: None

MOTION APPROVED

CONSENT AGENDA

Commissioner Sanchez moved that the RHA Board of Commissioners approve the Collection Loss Write-off for vacant uncollectible accounts for the month of March in the amount of \$39,051.32, Commissioner Wilson seconded the motion.

Ayes: Commissioners: Sanchez, Wilson, Grimmnett, Cameron, DiBenedetto

Nays: None

MOTION APPROVED

NEW BUSINESS

Resolution #2024-006

Vice Chair Grimmnett moved that the RHA Board of Commissioners layover the approval of the Draft Audit until the May 16, 2024, meeting; Commissioner Wilson seconded the motion.

Ayes: Commissioners: Grimmnett, Wilson, Sanchez, Cameron, DiBenedetto

Nays: None

MOTION APPROVED

Resolution #2024-007

Commissioner Wilson moved that the RHA Board of Commissioners layover the approval of the Asbestos Abatement contract until the May 16, 2024, meeting, Vice Chair Grimmnett seconded the motion.

Ayes: Commissioners: Wilson, Grimmnett, Sanchez, Grimmnett, DiBenedetto

Nays: None

MOTION APPROVED

R.A.B – RESIDENT ADVISORY BOARD

Ken Oliver, RAB President

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The Park Terrace Council convened a meeting to review the services offered by NONMI. It was decided that support groups would be provided to residents starting May 1st. Following their implementation, their effectiveness will be evaluated, and it may be possible to extend these support groups to other sites.

Since the launch of the I'm OK program in March, other sites have expressed significant interest in adopting it. Furthermore, prompted by a recent fire incident at the site, discussions are underway to invite a representative from the Fire Department to address residents regarding fire safety.

Lastly, it was announced that the League of Women Voters will conduct voter registration at the site in July for residents interested in participating in the upcoming elections.

BOARD DISCUSSION:

Gorman Quarterly Report by Linda Cooper:

Gorman has not received the rental registry as the City of Rockford is updating the system. The Grove has 98% occupancy, Jane Adams is 100%, and Orton Keyes is 95%. The Orton Keyes camera system is up and running, with only a few cameras currently not operational.

Sgt. Presley clarified that approximately half of the camera system at Orton Keyes is not working, and he believes they may need to reset at the pole. Linda Cooper of Gorman will investigate this issue further.

Chairman DiBenedetto requested that Gorman submit their reports in advance to allow the board more time for review. The Vice-Chair also requested that Gorman provide a timeline for fixing the cameras."

CLOSED SESSION:

At 4:46 pm, Commissioner Wilson made a motion to go into a Closed session pursuant to 5 ILCS 120/2 (c) (1) to discuss a recent travel incident during the Nelrod Conference; Vice Chair Grimmatt seconded the motion.

Ayes: Commissioners: Wilson, Grimmatt, Sanchez, Cameron, DiBenedetto

Nays: None

MOTION PREVAILED

At 4:49 pm, Vice Chair Grimmatt made a motion to come out of the Closed session. Commissioner Sanchez seconded the motion.

Ayes: Commissioners: Grimmatt, Sanchez, Cameron, DiBenedetto

Nays: None

Abstain: Commissioners: Wilson

MOTION PREVAILED

At 4:49 pm, with no further business, Vice Chair Grimmatt made a motion to adjourn. Commissioner Sanchez seconded the motion.

Ayes: Commissioners: Grimmatt, Sanchez, Wilson, Cameron, DiBenedetto

Nays: None

MOTION PREVAILED

Chairman, Jeff DiBenedetto

Board Secretary, Laura Snyder