



**ROCKFORD HOUSING AUTHORITY
BOARD OF COMMISSIONERS
September Meeting Minutes
September 12, 2025**

Present: Jeff DiBenedetto, Chairman
Anisha Grimmett, Vice Chair
Jaime Sanchez, Commissioner
Keyana Coleman, Commissioner

Staff: Laura Snyder, CEO
Odessa Walker, COO
Tim Horning, RHA Legal Counsel
Andrea Guthrie, EA
Jennifer Matlick, APC, BSB, PHM

Absent: Simone Cameron, Commissioner

The meeting was called to order at 10:32 a.m.

MINUTES

Vice Chair Grimmett moved that the RHA Board of Commissioners **approve** the minutes from the Regular August meeting held on August 21, 2025. Commissioner Sanchez seconded the motion.

Ayes: Commissioners DiBenedetto, Grimmett, Sanchez, Coleman

Nays: None

MOTION APPROVED

QUESTIONS/COMMENTS FROM THE AUDIENCE

No audience members wished to speak.

CHECKS

Vice Chair Grimmett moved that the RHA Board of Commissioners **approve** the August checks. Commissioner Sanchez seconded the motion.

Ayes: Commissioners DiBenedetto, Grimmett, Sanchez, Coleman

Nays: None

MOTION APPROVED

LIPH OCCUPANCY & HCV UTILIZATION

LIPH Occupancy

- Blackhawk 97.0%
- Park Terrace & Low-rise 92.8%
- North Main Manor 97.0%
- Olesen Plaza 98.0%
- Scattered Sites East 98.0%
- Scattered Sites West 97.8%

HCV Utilization

- 1615

UNFINISHED BUSINESS

- No Unfinished Business

NEW BUSINESS

Consent Agenda

Commissioner Sanchez moved that the RHA Board of Commissioners **approve** the \$42,538.44 Collection Loss Write-off for uncollectible vacated tenant accounts for the month of July. Vice Chair Grimmert seconded the motion.

Ayes: Commissioners DiBenedetto, Grimmert, Sanchez, Coleman

Nays: None

MOTION APPROVED

Resolution# 2025-18

Vice Chair Grimmert moved that the RHA Board of Commissioners **approve** the draft fiscal year 2026 operating budgets of the Authority. Commissioner Sanchez seconded the motion.

Ayes: Commissioners DiBenedetto, Grimmert, Sanchez, Coleman

Nays: None

MOTION APPROVED

DISCUSSION

R.A.B – RESIDENT ADVISORY BOARD

Representative Ken Oliver reported that the temporary walls are coming down in his building. RAB elections were held; Midvale has four people on their council and RAB has the same five. During Mr. Oliver's May meeting with the Community Action Board, he inquired if they were going to do another "Bridges to Prosperity" this year, like they did last year? At that time they said they weren't planning on it, but they have since decided to hold another one on October 2nd.

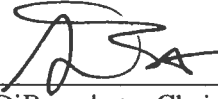
RHA COMMISSIONER

At 11:35 a.m., with no further business, Vice Chair Grimmiett made a motion to adjourn.
Commissioner Sanchez seconded the motion.

Ayes: Commissioners DiBenedetto, Grimmiett, Sanchez, Coleman

Nays: None

MOTION APPROVED



Jeff DiBenedetto, Chairman

10-3-25

Date



Laura Snyder, Board Secretary

10/3/2025

Date