

September 3, 2024

The regular meeting of the Board of Commissioners of the Housing Authority of the County of Scotts Bluff, NE was held on September 3, 2024, at the Terry and Hazeldeane Intergenerational Center located at 116 Terry Blvd, Gering, NE, and via Zoom. The meeting was properly advertised and the meeting was conducted under the guidelines of the Nebraska Open Meetings Act. A copy of the Open Meetings Act was available.

Members Present upon roll call: Chairperson Tammy Henkel, Vice-Chairperson George Cortinez, Albert Bustinza, and Hilary Wasserburger were present. Representing the Housing Authority: Anita Doggett, Rita Morales, Marissa Lucius, and Jason Wilcox. County Commissioner Mike Blue was not in attendance.

Chairperson Henkel called the meeting to order at 12:04 p.m.

Motion by Wasserburger, seconded by Bustinza to keep Henkel as Chairperson and Cortinez as Vice-Chairperson. YEA: Cortinez, Henkel, Bustinza, Wasserburger. NAY: None.

Conflict of Interest Declarations was tabled to next meeting.

Public Comment: None.

Moved by Cortinez, seconded by Wasserburger to approve the minutes of the August 6, 2024, meeting as presented. YEA: Cortinez, Henkel, Bustinza, Wasserburger. NAY: None.

Moved by Cortinez, seconded by Bustinza to approve Payroll and Bills and Communications as presented. YEA: Cortinez, Henkel, Bustinza, Wasserburger. NAY: None.

CEO Doggett and Public Housing Coordinator Lucius presented and discussed the Tenant Account Reports.

CEO Doggett then presented the Director's Report the TQM, the Management, and the Carpenter Center Reports.

No old business.

CEO Doggett noted that the Management Contracts for Chappell, Gordon, and Hay Springs need to be renewed. She proposed a \$5 per unit cost increase.

Motion by Bustinza, seconded by Wasserburger to approve Chappell Housing Authority Management Contract as presented. YEA: Cortinez, Henkel, Bustinza, Wasserburger. NAY: None.

Motion by Wasserburger, seconded by Cortinez to approve Gordon Housing Authority Management Contract as presented. YEA: Cortinez, Henkel, Bustinza, Wasserburger. NAY: None.

Motion by Cortinez, seconded by Bustinza to approve Hay Springs Housing Authority Management Contract as presented. YEA: Cortinez, Henkel, Bustinza, Wasserburger. NAY: None.

Moved by Wasserburger, seconded by Bustinza to approve Resolution #1076: Flat Rents as presented. YEA: Cortinez, Henkel, Bustinza, Wasserburger. NAY: None.

Moved by Wasserburger, seconded by Cortinez to approve Resolution #1077: Housing Choice Voucher Payment Standards as presented. YEA: Cortinez, Henkel, Bustinza, Wasserburger. NAY: None.

Public Housing Coordinator Lucius presented changes/updates to the Admissions and Continued Occupancy Policy for future approval.

Moved by Cortinez, seconded by Bustinza to adjourn at 1:06 p.m.

Chairperson Tammy Henkel

Secretary Anita Doggett