

March 4, 2025

The regular meeting of the Board of Commissioners of the Housing Authority of the County of Scotts Bluff, NE was held on March 4, 2025, at the Housing Partners of Western Nebraska Community Room, 89A Woodley Park Rd, 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, and Commissioner Hilary Wasserburger were all present. Excused: Albert Bustinza. Representing the Housing Authority: Anita Doggett, Rita Morales, Jason Wilcox, Velma Jamison, Marissa Lucius, Kim Wells, Kendra One Horn, and Jeff Wiens. County Commissioner Mike Blue was in attendance.

Chairperson Henkel called the meeting to order at 12:03 p.m.

Public Comment: None.

Auditor Jeff Weins presented the 2023-2024 Audit.

Moved by Cortinez and seconded by Wasserburger to approve the February 4, 2025 minutes, as presented. YEA: Cortinez, Henkel, Wasserburger. NAY: None. EXCUSED: Bustinza

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

CEO Doggett initiated the tenant account reports. PH Coordinator Lucius mentioned that Public Housing is performing well in terms of both vacancies and rent collection. Property Manager Jamison reported that her properties have a few vacancies that should be filled soon. Both Doggett and Morales commended Jamison for her commitment to assisting with the Housing Choice Voucher (HCV) program while also learning to complete her own Tax Credit reporting. HCV Coordinator One Horn noted that the HCV program is stable and that funds are being allocated effectively.

Maintenance Director Wilcox reported that the office remodel and the installation of security cameras are both on schedule. CEO Doggett and Resource Director Morales acknowledged that management is performing well, and there were no new updates to share. CEO Doggett informed the board about the Carpenter Center Fundraiser scheduled for April 25th. ROSS Coordinator Wells mentioned that her program is progressing well and discussed the possibility of staff training.

CEO Doggett advised the Personnel Policy is still being worked on and would need to table the item.

Motion by Wasserburger, second by Cortinez to approve Audit as presented. YEA: Cortinez, Henkel, Wasserburger. NAY: None. EXCUSED: Bustinza

Motion by Wasserburger, second by Cortinez to open CD for \$115,000 from SBHA account. YEA: Cortinez, Henkel, Wasserburger. NAY: None. EXCUSED: Bustinza

Next meeting April 8, 2025.

Moved by Wasserburger, seconded by Cortinez to adjourn the meeting at 12:48 p.m.

Chairperson Tammy Henkel

Secretary Anita Doggett