

PCHA Board Meeting August 2024

Agenda

Date: 8/22/2024

Time: 4:00pm

Join Zoom Meeting

<https://us06web.zoom.us/j/84320229053?pwd=UlpoUVlqdlhPdHdqFR2OUZEZlZGZz09>

Meeting ID: 843 2022 9053

Passcode: 8675309

One tap mobile

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Dial by your location

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+1 305 224 1968 US

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+1 564 217 2000 US

+1 669 444 9171 US

+1 669 900 6833 US (San Jose)

+1 689 278 1000 US

+1 719 359 4580 US

+1 253 205 0468 US

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

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Visitors (10 Minute Limit)

Action Item: Allow Public Comment Time (10 Minutes Maximum per Person)

Minutes Review

1. July 2024 Minutes (7/18/2024)

Occupancy Reports

1. Annual Inspection 2024 Griggsville Perry & Baylis 8/19/2024 – 8/23/2024 & 8/26/2024 – 8/30/2024
2. August 2024 Newsletter
3. Marketing & Metrics
4. No Trespass List 7/31/2024
5. Past Dues 7/31/2024
6. MRI Pricing Changes
7. Applicant & Tenant Screening Update 8/16/2024
8. HUD FY 2025 Fair Market Rents
9. HUD CY 2025 Revised Amounts & Passbook Rate
10. HUD Quarterly EIV Discrepancy Notice 7/8/2024
11. HUD Occupancy Deep Dive
12. HUD Monthly OAP Update 8/8/2024

Financial Reports

1. Check Registers 7/31/2024
2. Financial Statement 7/31/2024
3. Credit Card Statement 7/26/2024

Action Item: Approve Consent Agenda – Minutes, Occupancy Reports, Financial Reports

Executive Director Report

Old Business

1. Operating Subsidy FY 2024
2. Capital Fund Program FY 2024
3. Repositioning
4. 5-Year PHA Plan 2021 – 2025 Revision #2 Finalization
5. Barrale Renshaw Audit FYE 12/31/2023

New Business

1. WCMTD FY 2025 Contract
2. Maintenance Truck Gate Replacement
3. PCHA Board Election
 - **Action Item: Approve new Board Chair & Vice-Chair for 9/1/2024 – 8/31/2026**
4. Operating Subsidy FY 2025

Closed Session

- **Action Item: Enter Closed Session (If Necessary)**

Adjournment

- **Action Item: Adjourn Board Meeting**

