

BOARD MEETING #622
June 28, 2024

The regular meeting of the Housing Authority of the County of Union was held on June 28, 2024. Tom Beck, chairperson, called the meeting to order at 11:25 am. Members present were Gale Reish, Mike Stoltzfus, and Matt Schumacher. Also, present were Sharon Leon, Executive Director, Melissa Lobos, Solicitor, and Allyson Weaver, Secretary.

An Executive Session was held prior to the public meeting at which time, one Legal issue, two Real Estate issues, and one Personnel issue was discussed.

1. Gale Reish made a motion to approve the minutes for the Regular Meeting 621 held May 24, 2024. Matt Schumacher seconded same, and the Board unanimously passed by those present.
2. TREASURER'S REPORT & FINANCIAL:
Gale Reish made a motion to approve the Treasurer's Report for May 2024. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.
3. HOUSING STAFF REPORTS:
Matt Schumacher made a motion to accept the Housing Authority staff reports for May 2024. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.
 - a. The Family Self Sufficiency Program is continuing to grow with new participants. The program currently has 54 active participants with approximately \$150,000 in escrow.

PUBLIC PARTICIPATION:

1. None scheduled.

UNFINISHED BUSINESS:

1. None scheduled.

NEW BUSINESS:

1. Gale Reish made a motion to approve hiring Joel Ruch as Rental Rehab Manager. Matt Schumacher seconded same, and the Board unanimously passed by those present.
 - a. The Rental Rehab Manager will oversee the Rental Rehabilitation Program, assist with the Owner-Occupied Rehab Program and work with Maintenance with Capital Improvement Projects.

Sharon Leon *Executive Director* | Allyson Weaver, *Secretary* | Martin & Lobos, *Solicitor*
AUTHORITY MEMBERS: Thomas Beck, *Chairperson* | Dr. W. Gale Reish, *Vice-Chairperson*
Matt Schumacher, *Treasurer* | Mike Stoltzfus



2. Matt Schumacher made a motion to approve the UCHA Insurance Policy Contract in the amount of \$88,547 with an additional amount for Erisa Insurance, not to exceed \$2000. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.
3. Gale Reish made a motion to approve the 2023 White Deer Commons Audit. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.
4. Mike Stoltzfus made a motion to approve the Conciliation Agreement between April Bizzelle and UCHA. Gale Reish seconded same, and the motion was passed. Matt Schumacher opposed.
5. Matt Schumacher made a motion to approve a Contract for purchase of the West Milton Property up to the list price of \$199,900. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.

INFORMATIONAL ITEMS:

1. The UCHA offices will be closed for an all-Staff Training on July 12, 2024.

ADJOURNMENT:

1. Mike Stoltzfus made a motion to adjourn at 11:38 am.

Allyson Weaver, Secretary