

**BOARD MEETING #628
December 20, 2024**

The regular meeting of the Housing Authority of the County of Union was held on December 20, 2024. Tom Beck, chairperson, called the meeting to order at 11:07 am. Members present were Gale Reish, Mike Stoltzfus, and Matt Schumacher. Also, present Sharon Leon, Executive Director, Melissa Lobos, Solicitor, Allyson Weaver, Secretary.

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

1. Gale Reish made a motion to approve the minutes for the Regular Meeting #627 held November 22, 2024. Matt Schumacher seconded same, and the Board unanimously passed by those present.
2. TREASURER'S REPORT & FINANCIAL:
Matt Schumacher made a motion to approve the Treasurer's Report for November 2024. Gale Reish seconded same, and the Board unanimously passed by those present.
 - a. December had three payrolls and payroll adjustments were made for the beginning of the fiscal year.
3. HOUSING STAFF REPORTS:
Mike Stoltzfus made a motion to accept the Housing Authority staff reports for November 2024. Gale Reish seconded same, and the Board unanimously passed by those present.

PUBLIC PARTICIPATION:

1. None.

UNFINISHED BUSINESS:

1. Gale Reish made a motion to approve taking the HCV 2024 Admin Plan off the table. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.
2. Gale Reish made a motion to approve tabling the HCV 2024 Admin Plan. Matt Schumacher seconded same, and the Board unanimously passed by those present.

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



NEW BUSINESS:

1. Gale Reish made a motion to approve the 2025 White Deer Commons Budget. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.
 - a. The budget reflects an increase to snow removal costs based on numbers from last fiscal year.
2. Matt Schumacher made a motion to approve the schedule for the Annual Meeting and 2025 Regular Meetings. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.
 - a. The regular board meetings will be held on the fourth Friday of every month except for November, which will be third Friday of the month and no meeting in December.
3. Matt Schumacher made a motion to approve Central Keystone Cog's HCV Inspection costs. Mike Stoltzfus seconded same, and the Board unanimously passed by those present.
 - a. Fee the Housing Authority pays for inspections of units required by HUD.

INFORMATIONAL ITEMS:

1. The Housing Authority is currently working on an application for the DCED HOME Grant, due January 31, 2025. This grant will support the Owner-Occupied Rehabilitation Program. The Public Hearing was held December 17th at the Union County Government Center.
2. The UC Housing Authority offices will be closed the afternoon of December 20th for a staff meeting and luncheon.

ADJOURNMENT:

1. Gale Reish made a motion to adjourn at 11:15 am.

Allyson Weaver, Secretary