

**MINUTES
REGULAR MEETING
October 2024, November , 2024**

On the 5th day of December, 2024 at 5:30p.m., the Housing Authority of the City of Fountain held its Regular Meeting of the Board of Commissioners at 501 E Iowa Ave Fountain CO 80817.

I. ROLL CALL.

On roll call the following were present as named:

PRESENT: Michelle Lavelle, Roberta Sohnrey, Linda Chalou, Andria Terry

ABSENT: Councilman Fred Hinton

ALSO PRESENT: Ashlei Reeder, Secretary.

A quorum being present, the Chairperson called the meeting to order.

II. APPROVAL OF THE MINUTES OF THE REGULAR MEETING OF THE BOARD OF COMMISSIONERS HELD September 19, 2024 and review of all documents for July 2024 August 2024 at Fountain Housing Authority.

After the Commissioners reviewed the minutes, Commissioner Terry made a motion, seconded by Vice Chairperson Lavelle, to approve the minutes.

AYES: Michelle Lavelle, Roberta Sohnrey, Linda Chalou, Andria Terry

NAYS: None.

Chairperson Chalou thereupon declared the motion carried.

IV. FINANCIAL STATUS REPORTS FOR THE MONTHS OF OCTOBER AND NOVEMBER 2024.

The Commissioners reviewed the monthly reports for establishing Net Income and Cash Disbursements/Receipts for the months of OCTOBER and NOVEMBER 2024 for the below listed projects:

- a. Grinde Manor CO071001.
- b. Section 8 New Construction, Fountain Townhomes, CO99-H001-104.
- c. Fountain Mesa Court Townhomes.
- a) Section 8 Housing Choice Voucher Program CO071VO.

After the Commissioners reviewed the monthly financial reports, Vice-Chairperson Lavelle made a motion, seconded by Commissioner Terry, to approve the monthly financial reports for October and November 2024.

AYES: Michelle Lavelle, Roberta Sohnrey, Linda Chalou, Andria Terry

NAYS: None.

Chairperson Chalou thereupon declared the motion carried.

V. REPORT ITEMS FOR OCTOBER AND NOVEMBER 2024.

a. Occupancy

Section 8 Rental Vouchers October 2024

The reports indicated 191 units (78.28%) of the authorized 244 units under lease for the month of October 2024. The waiting list is currently carrying 621 applicants. The report also indicated a current lease-up of 191 units (78.28%) for October 2024.

Portables: In-7, Out-2.

Section 8 Rental Vouchers November 2024

The reports indicated 192 units (78.69%) of the authorized 244 units under lease for the month of November 2024. The waiting list is currently carrying 621 applicants. The report also indicated a current lease-up of 192 units (78.69%) for November 2024.

Portables: In-7, Out-2.

Grinde Manor October 2024

The report indicated 39 units (97.5%) under lease for the month of October 2024. The waiting list is currently carrying 12-1BR applicants. The report also indicated a current lease-up of 39 units (97.5%).

Grinde Manor November 2024

The report indicated 39 units (97.5%) under lease for the month of November 2024. The waiting list is currently carrying 12-1BR applicants. The report also indicated a current lease-up of 39 units (97.5%).

Fountain Townhomes October 2024

The report indicated 14 units (100%) under lease for the months of October 2024. The report also indicated a current lease-up of 14 units (100%). The waiting list is currently carrying 219 applicants.

Fountain Townhomes November 2024

The report indicated 14 units (100%) under lease for the months of November 2024. The report also indicated a current lease-up of 14 units (100%). The waiting list is currently carrying 214 applicants.

Fountain Mesa Court Townhomes October 2024

The report indicated 63 units (98.44%) under lease for the months of October 2024. The waiting list is carrying 4 applicants 2-2BR applications and 2-3BR applications. The report also indicated a current lease-up of 63 units (98.44%).

Fountain Mesa Court Townhomes November 2024

The report indicated 63 units (98.44%) under lease for the months of November 2024. The waiting list is carrying 4 applicants 2-2BR applications and 2-3BR applications. The report also indicated a current lease-up of 63 units (98.44%).

b. Maintenance

The report indicated that, during the month of October 2024, 14 work orders were processed at the Fountain Mesa Court Townhomes, 16 at Grinde Manor and 8 at the Fountain Townhomes. Yard work was performed at all sites as necessary.

The report indicated that, during the month of November 2024, 14 work orders were processed at the Fountain Mesa Court Townhomes, 16 at Grinde Manor and 8 at the Fountain Townhomes. Yard work was performed at all sites as necessary.

c. Capital Report October 2024 and November 2024

No current CFP projects in process

Vice Chairperson Lavelle made a motion, seconded by Commissioner Terry, to approve the report items a, b and c for October and November 2024.

AYES: Michelle Lavelle, Roberta Sohnrey, Linda Chalou, Andria Terry

NAYS: None.

Chairperson Chalou thereupon declared the motion carried.

- I. RESOLUTION 857 FMC 2025 BUDGET
- II. RESOLUTION 858 FTH 2025 BUDGET
- III. RESOLUTION 859 CONSOLIDATED 2025
- IV. RESOLUTION 860 GM 2025 BUDGET
- V. RESOLUTION 861 FLAT RENT 2025 GM
- VI. RESOLUTION 863 CFP 2023 REPAIR OF LAMP POSTS GRINDE MANOR
- VII. RESOLUTION 864 ESTABLISHING SMALL AREA PAYMENT STANDARDS-PENDING APPROVAL (APPEAL/WAIVER SUBMITTED FOR SMPS)
- VIII. RESOLUTION 865 REPAIR OF GRINDE MANOR BOILER SYSTEM

AYES: Michelle Lavelle, Roberta Sohnrey, Linda Chalou, Andria Terry

NAYS: None.

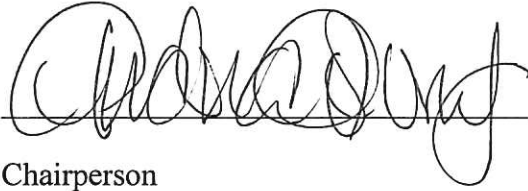
Chairperson Chalou thereupon declared the motion carried.

VII. Hear from the Public-No Public Present

VIII. OTHER BOARD BUSINESS.

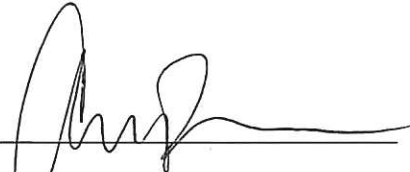
- a) HR review of Hire/Termination
- b) Eviction/Notice to vacate
- c) COSV/COSP certification
- d) Annual Audit Status
- e) Two Year Plan Review

There being no further business to come before the Board, on motion made, and seconded, the meeting was adjourned.



Chairperson

2/27/25
Date



Secretary