

**MINUTES OF A REGULAR MEETING  
OF THE BOARD OF COMMISSIONERS  
OF THE MOLINE HOUSING AUTHORITY**

July 20, 2020

The regular meeting of the Board of Commissioners of the Moline Housing Authority was held at 5:30 PM via teleconferencing due to COVID-19.

Board members present were Chairperson Leslie Stange-Crotty, Vice-Chairperson David Parker, Jr., Diane Fox, and Jay McCowan. Staff members present were Executive Director John Afoun and Recording Secretary Maria Nino. Board Counsel was in attendance.

1. **Call to Order:** Vice-Chairperson David Parker, Jr. called the meeting to order at 5:30 p.m.
2. **Approval of the Minutes of the Regular Meeting of June 15, 2020:** Minutes of the Regular Meeting of June 15, 2020 were reviewed. Motion was made, and seconded, to approve the minutes of the Regular Meeting of June 15, 2020, as presented. All voting members present voting "aye", none against; the Vice-Chairperson declared the motion carried.
3. **Executive Director's Report:** Verbal report provided by Mr. John Afoun.

a. **Resolution #947:**

Resolution #947 was to approve/authorize the Audit Services Contract. All voting members present voting "aye", none against, the Vice-Chairperson declared the motion carried unanimously.

**Resolution #948:**

Resolution #948 was to approve/authorize the Bad Debt Write Offs. All voting members present voting "aye", none against, the Vice-Chairperson declared the motion carried unanimously.

b. **Approval of Financial Report:** The Board reviewed the financial reports as presented.

c. **Section 8 Report:** The Board reviewed the Section 8 Report as presented.

d. **Public Housing Report:** The Board reviewed the Public Housing Report as presented. There was a report for each AMP as well as one showing the information for both AMPs combined. This report gives a data analysis to track and report the statistics to the Board. Vice-Chairperson Parker, Jr. asked to have arrears split out between those affected by COVID-19 and those not affected.

Mr. Afoun reviewed the pest control report.

e. **Development/Maintenance Reports:** The Board reviewed the Capital Funds & Maintenance Progress Report, which showed current and future projects. The report also addressed work orders which had all been completed for the month.

Mr. Afoun said there has been no change with people who have lost their employment due to COVID-19 from last month. The CARES Act money that was received went for the gift bags, which were distributed. Laundry cards have arrived and will be distributed this week. Large

bottles of laundry detergent will be distributed to Section 8 participants. The laundry cards will be \$25 for larger households and \$15 for one bedrooms and efficiencies. Commissioner McCowan asked if we are making progress with the laundry machines. Mr. Afoun responded we are in process of making an RFP available. Commissioner McCowan asked what we are doing with the empty units. Mr. Afoun responded most are done with maintenance and are now with occupancy waiting to be rented. Mr. Afoun then showed the new virtual tours that have been created for Spring Brook, Spring Valley, and Hillside Heights.

4. **Resident Advisory Board (RAB) Report:** Verbal report provided by Ms. Ann Nelson.

Ms. Nelson said there is nothing going on.

5. **Any other business that may come before the Board including comments from the general public:**

Vice-Chairperson Parker, Jr. asked if we are doing some sort of retreat even if it is virtual, because it is coming up. Mr. Afoun responded that the Board's retreat is in September and he will bring it up next month. At this time Chairperson Stange-Crotty was able to get connected and stated she got locked out so she needs to get trained a bit so she can be successful here.

6. **Adjournment:**

There being no further business, a motion was made, and seconded, to adjourn the meeting. All voting members present voting "aye", none against; the Vice-Chairperson declared the meeting adjourned at 6:00 P.M.

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Leslie Stange-Crotty, Chairperson