

LOW RENT HOUSING AGENCY OF WAVERLY, IOWA
Minutes – May 13, 2003

Members Present: Ronald Stahlberg, Miriam Dorfman, Don Berg, Barbara McLaughlin

Members Absent: Shaheen Munir

Keith Oltrogge, CPA, provided Audit Reports for Year Ending 2002. He stated that there were no issues. Everything was properly recorded and no adjustments were needed. Copies of these statements were given to the Board Members for later review.

RESOLUTION 845:

A motion was made by Miriam Dorfman and seconded by Barbara McLaughlin to approve the financial statements as presented for March and April 2003. All votes affirmative; motion carried.

A discussion was held on the progress of the Capital Fund Program for 2002 being completed in 2003. The director requested that an additional five handicap ramps be installed, making all breezeways handicapped accessible on one side. This makes a total of 10 handicap ramps to be installed this year under the CFP. The new driveway approach was completed. The area beside the ramps and approach will need to be sodded. The residing is progressing slowly, but the contractor is doing a good job. The water intake valve replacement in the Community Building was completed. The idea to make one of the efficiency apartments into an exercise room was met with questions about liability insurance.

RESOLUTION 846:

Estimates need to be gotten for additional automatic door openers, stoves, and cement areas for picnic tables or gazebos for the Homes. Estimates are needed on the replacement of the 3rd floor furnace and air conditioner, carpet and baseboard on the first floor and window replacement in the Manor. Prices will also be needed on the replacement of the flagpoles at both buildings and new signage for the buildings. The motion was made by Don Berg and seconded by Miriam Dorfman for the Director to look into getting these estimates. All votes affirmative; motion carried.

The Director reminded the board that she will be on vacation from June 14th through the 21st. She also informed the Board of the health insurance rate increase that took effect on May 1st, and that the employees covered by health insurance would see their payroll deduction go up effective July 1st.

The Board adjourned into executive session.

Rebecca A. Laas
Executive Director