

LOW RENT HOUSING AGENCY of Waverly, Iowa  
Minutes from the Board Meeting held Tuesday, May 13, 2008 at 4:00 p.m.

Member Present: Ron Stahlberg, Don Berg, Tammy McKenzie  
Member Absent: Barbara McLaughlin, Barb McWhirter

Chairman Ron Stahlberg brought the meeting to order. Don Berg made the motion to accept the agenda; Tammy McKenzie seconded it. Tammy McKenzie made a motion to accept the minutes from the March 13 2008 meeting. Don Berg seconded it.

RESOLUTION 924:

A motion was made by Don Berg and seconded by Tammy McKenzie to accept the March and April 2008 Financial Statements for the Waverly Homes and the Waverly Manor as presented. All votes were affirmative, motioned carried.

A review was made of the six bids for the replacement of the Waverly Homes breezeway windows. Both Pella and Simonton vinyl windows were considered with the cost of labor to install.

RESOLUTION 925:

A motion was made by Don Berg and seconded by Tammy McKenzie to accept the bid of Robert Schluter Construction to install the Simonton 5500 Reflections from Spahn & Rose.

New benches have been ordered from Kay Park Recreation. They have cast aluminum legs with 100% recycled plastic slats. They will replace old wooden benches that are very unstable and that have been repeatedly repaired. Operating subsidy money will be used to pay for them. A new copier was purchased using 2006 Capital Fund money. 2008 Capital Fund Program money totaling \$53,573 will be released in June. The Capital Fund annual plan shows this money to be used for continuing upgrades of the Waverly Homes breezeways with additional automatic doors and the installation of eave covers on the buildings. Dean's Light Box has completed the installation of new dining area lights in the Waverly Homes, Capital Fund 2006.

Auditors from Keith Oltrogge's office will be in on May 14<sup>th</sup>. Iowa Finance Authority was in on April 22<sup>nd</sup> for a Management and Occupancy review. Results have not yet been received on that review.

Invision Architecture has been contacted to help plan the roof replacement at the Waverly Manor. Other summer projects include the repair of parts of the concrete parking lot of the Waverly Manor and ramp installation and sidewalk repair at the Waverly Homes.

Board Chairman Ron Stahlberg and Executive Director Rebecca Laas attended the Iowa NAHRO meeting in Des Moines on April 17<sup>th</sup>. The meeting was designed to inform board members and executive directors on various HUD programs and requirements.

Meeting was adjourned.

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Rebecca Laas, Executive Director