

LOW RENT HOUSING AGENCY OF Waverly, Iowa
Minutes from the Board Meeting held Tuesday, January 18th 2011 at 4:00 pm

Members Present: Ronald Stahlberg, Don Berg, Barbara McWhirter, Kathy McClung

Members Absent: Tammy McKenzie

A motion was made to accept the minutes as written from the November 9th 2010 board meeting.

RESOLUTION 961:

A motion was made by Don Berg to accept the November and December 2010 Financial Statements for the Waverly Homes and the Waverly Manor as presented. All votes were affirmative, motion carried.

A final copy of the 2011 Budget was given to the Board members, reflecting the changes approved at the November 2010 meeting.

RESOLUTION 962:

A motion was made by Barbara McWhirter to accept the Management Assessment for Public Housing Agencies (MASS) for the Waverly Homes as presented. All votes were affirmative, motion carried.

It was brought to the Board's attention that there is legislation being introduced in the Congress that would allow housing authorities the option to change from Public Housing to Section 8. This would allow a long-term contract with HUD and would in most cases increase the amount of subsidy a unit receives; while reducing the administrative, regulatory and reporting requirements. The progress of the "Revitalization Act" will be watched with interest.

A discussion was held regarding the changes Mediacom is making to move to more digital channels and what people with older televisions need to do to continue to receive channels such as Waverly's Local Access. The Waverly Homes and the Waverly Manor are on bulk agreements. In initial conversations with Mediacom, each resident would need to set up a separate account to get one of the small digital tuners (DTA). The DTA would be free for the first year and \$1.99 a month each year after. The Board gave approval for the executive director to pursue the matter and see if Mediacom would allow the Housing Authority to get a specific number of DTAs for the residents' use and having it all tied to our two accounts. After the first year, the DTAs would be billed to the bulk accounts, not the individual resident. Further discussions with Mediacom will follow, along with research into how many residents still have TVs built prior to 2005 without the built-in QAM tuner.

Meeting was adjourned.

Rebecca Laas, Executive Director