

The Regular Meeting of the Housing Authority of the County of Luzerne was held on Tuesday, August 11, 2020, in the Luzerne County Housing Authority Board Room, Kingston Manor, 250 First Avenue, Kingston, PA, pursuant to the written notice of all members of the Authority. Due to the COVID-19 pandemic, some attendees joined the meeting via conference call.

PRESENT: Michael A Molitoris, Executive Director
Barry Yohey, Comptroller
Robert Wanyo, Chairperson, via conference call
Rose Yarmel, Vice Chairperson
Kathleen Chernavage, Member, via conference call
Atty. Bruce Anders, Solicitor, via conference call
Ryan Williams, Director of Security
Alan Yendrzejewski, Member, via conference call

ABSENT: Leonard Brenner, Secretary/Treasurer
Patrick Stoodley, Director Housing Management

Vice Chairperson Yarmel called the meeting to order at 12:00 pm.

APPROVAL OF MINUTES: Minutes of the regular meeting held July 14, 2020, were approved by motion of Mrs. Chernavage and seconded by Mr. Yendrzejewski. All "AYES". **Resolution No. 2020-08-01.**

Mr. Molitoris reported on the following:

DEVELOPMENT: The Dupont Housing for the Elderly Development is on-going. Attorney Anders will discuss issues.

MODERNIZATION: H & P Construction, Inc completed the new roof and crawl space work at Glen Lyon Apartments 57-20. The final payment will be made tomorrow, August 12, 2020. The Window replacement project at Dundee is on-going with Multiscape. Bids are being requested for roof replacements at Plains Family 57-21 and Plymouth Family 57-22. Also, bids are being requested for concrete work and replacement doors for both Exeter Family Developments 57-3 and 57-10. Bids for all four projects will be accepted until September 3, 2020.

AUDIT REVIEW: The Auditors completed their review for the year with no findings, waiting for the approval from HUD.

RESOLUTION FOR DUPONT PROJECT: Additional funds were received from Enterprise for the investment. The Housing Authority has sponsored the development and act as a Guarantor of the project, Dupont Housing for the Elderly. The original investment amount was \$7,452,000.00 +/- . The new amount is \$7,684,186 +/- . Attorney Anders needs the board to approve the investment change for the Housing Authority. Additionally, the Resolution ratified, confirmed, adopted and approved any and all actions taken by the Executive Director or Second Assistant/Treasurer in connection with the matters authorized by the Resolution. On the motion of Mr. Yendrzejewski and seconded by Mrs. Chernavage, **Resolution No. 2020-08-02** was adopted by unanimous vote.

OTHER BUSINESS: HUD is requiring a 2020 Annual Plan. The 2019 template will be used with some minor changes due to Covid-19.

BILLS AND PAYROLL: The bills and payroll for period June 1 to July 31, 2020 have been mailed to the Board for review. Mrs. Chernavage motioned to approve the bills and payroll as submitted (see attached list) and to authorize that the proper officers sign proper vouchers. Mr. Yendrzejewski seconded the motion. All "AYES". **Resolution No. 2020-08-03**

There being no further business to discuss, the meeting was adjourned by Vice Chairperson Yarmel at 12:23 p.m.

Secretary – Housing Authority of the
County of Luzerne