

**MINUTES OF THE MONTHLY MEETING OF THE
WHITE COUNTY HOUSING AUTHORITY
BOARD OF COMMISSIONERS**

Tuesday, August 19, 2025 at 6:00 P.M.

The regular monthly meeting of the White County Housing Authority Board of Commissioners convened at 6:00 p.m., held at the White County Housing Authority Main Office located at 500 Fourth Street, Crossville, Illinois.

Present: Iann Mick-Chairperson, Melody Nelson-Vice Chairperson; Commissioners Chris Birkla and Austin Rahmoeller; Pam Deig, Executive Director.

Absent: Commissioner: Brent Floyd

A motion to approve the minutes of the JULY 2025, regular meeting was made by Commissioner Nelson, seconded by Commissioner Birkla, with all ayes.

Treasurer's Report and Cash Disbursements:

- Executive Director Pam Deig presented the board with financials for July 2025. Ending bank balances in CNB and BANTERRA, including Banterra CD of \$35,912.87, totaled \$269,192.47. A motion to approve the Treasurers Report & Cash Disbursements was made by Commissioner Rahmoeller, seconded by Commissioner Birkla, with all ayes.
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Public Comments – no public comments

Communications:

- Board Members – none reported
 - Litigations – Executive Director Pam Deig reported no litigations at this time.
 - Director's Report - Executive Director Pam Deig presented the board with the Director's report (report attached).
 - Vacancies – Executive Director Pam Deig provided the board with a daily vacancy control log and stated we are at 96% vacancy at this time with HUD. Deig provided information on recent 8 evictions and stated she had (4) she collected on, (2) that wanted to do repayment agreements and (2) that could not be reached.
 - Capital Funds - Executive Director Pam Deig provided the board a copy of the Capital Funds balance of \$512,374.00, that includes 2023 and 2024.
 - 2025 Operating Funds – Executive Director Pam Deig provided the board with a copy of the Operating Funds balance of \$30,000.00
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Old Business – no old business

New Business

- 2026 Fiscal Year End Operational Budget
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1302 (02-322)

NOW THEREFORE BE IT RESOLVED by the Board of Commissioners of White County Housing Authority to accept the White County Housing Authority 2026 Fiscal Year End Operational Budget prepared by Hawkins Ash CPAs. Motion was made by Commissioner Birkla, seconded by Commissioner Nelson, with all ayes.

- Quotes for Excavation work to be done in Grayville at the Water/Bishop/Mulberry site due to water run off that is causing erosion issues.

1303 (02-323)

NOW THEREFORE BE IT RESOLVED by the Board of Commissioners of White County Housing Authority reviewed the (1) reasonable quote received for the excavation work from Rodney Abrahamson and agreed to move accept the bid and move forward with the work to be completed. Motion was made by Commissioner Birkla, seconded by Commissioner Nelson, with all ayes.

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- Key Quotes – tabled for next meeting

Executive Director Pam Deig presented a quote for key replacements for all sites, laundry rooms and community center sites. Deig stated she is still pursuing quotes and hopes to have comparisons at the next regular meeting.

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- Cameras for Crossville Main Office and Crossville Family City, Norris City and Grayville sites.

1304 (02-324)

NOW THEREFORE BE IT RESOLVED by the Board of Commissioners of White County Housing Authority approved for Executive Director Deig to move forward with purchasing cameras for all sites. Motion was made by Commissioner Rahmoeller, seconded by Commissioner Birkla, with all ayes.

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- Approval for Executive Director to attend IAHA Fall Annual Meeting September 10 – 12, 2025.

Motion made by Commissioner Birkla, seconded by Commissioner Nelson with all ayes.

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- Closed Session – employee salary and hourly positions

Motion made by Commissioner Nelson to enter closed session at 6:55 p.m., seconded by Commissioner Birkla with all ayes.

Motion made by Commissioner Birkla to exit closed session with no actions to be taken at 7:04 p.m., seconded by Commissioner Nelson, with all ayes.

Motion to adjourn was made by Commissioner Nelson, seconded by Commissioner Rahmoeller at 7:05 p.m., with all ayes.

WHITE COUNTY HOUSING AUTHORITY

BY: _____

TITLE: _____