

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

Tuesday, May 20, 2025 at 6:00 P.M.

The regular monthly meeting of the White County Housing Authority Board of Commissioners convened at 6:02 p.m., held at the White County Housing Authority Community Center at 403 E Locust Street, Norris City, Illinois.

Present: Chris Birkla-Chairperson, Melody Nelson-Vice Chairperson, Brent Floyd-Commissioner, Iann Mick, Commissioner, Pam Deig, Executive Director.

Absent: Commissioner: Travis Thompson, Commissioner

Guests: Matt Healy

A motion to approve the minutes of the APRIL 2025, meeting was made by Commissioner Floyd, seconded by Commissioner Mick. Motion was approved unanimously.

Treasurer's Report and Cash Disbursements:

- Executive Director Pam Deig presented the board with financials for April 2025. Ending bank balances in CNB and BANTERRA, and including Banterra CD of \$35,000, totaled \$304,561.45. A motion to approve the Treasurers Report & Cash Disbursements was made by Commissioner Floyd, seconded by Commissioner Nelson. Motion was approved unanimously.
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Public Comments – no public comments

Communications:

- Board Members – none reported
 - Litigations – Executive Director Pam Deig reported on May 9, 2025, the housing authority eviction attorney, Joseph Ghibaudy, the eviction was granted and the White County Housing Authority will take possession of a unit in Norris City on May 23, 2025.
 - 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 showing 6 vacancies. Pam updated the unit in Grayville that is currently set aside by HUD for repairs will be leased on 6/11/2025.
 - Capital Funds - Executive Director Pam Deig provided the board a copy of the Capital Funds balance of \$517,374.00, that includes 2023 and 2024. The new 2025 CFP Award no. has been added for future authorized funds.
 - Operating Funds – Executive Director Pam Deig provided the board a copy of the 2025 Operating Funds balance of \$64,833.00.
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Old Business

New Business

- Review Health Insurance Renewal Policies:
 - BCBS IL – Shepherd Insurance
 - Philadelphia American – Matt Healy with Catalyst Health Plans

- The board reviewed the policies from BCBS IL that were presented from Shepherd Insurance. Matt Healy attended the meeting and presented his health plan options to the board. The board thanked Matt Healy for attending the meeting and no decisions were made at the meeting. Agenda topic to be tabled until further review can be done and Executive Director Pam Deig can seek other options.
 - Accept Board Resignation of Travis Thompson and Appoint new Board member Austin Rahmoeller.
 - Commissioners Mick made a motion to accept the resignation of Travis Thompson and appoint Austin Rahmoeller, seconded by Brent Floyd, with all ayes.
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Closed Session:

- Closed Session was called at 7:20 p.m. by Chris Birkla, Chairperson to discuss employee Wendy Stone and ended at 7:46 p.m.
 - Commissioner Nelson made a motion that Wendy Stone can return to work after surgery upon receiving a letter from a physician with no restrictions assigned, seconded by Commissioners Floyd, with all ayes.
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Motion to adjourn was made by Commissioner Nelson, seconded by Commissioner Floyd at 7:50 p.m. Motion was approved unanimously.

WHITE COUNTY HOUSING AUTHORITY

BY: _____

TITLE: _____