

Vermilion Housing Authority



Board of Commissioners

April 21, 2022

Board Packet



Vermilion Housing Authority

1607 Clyman Lane

Danville, IL 61832

P: (217) 443-0621 F: (217) 431-7059

Jaclyn Vinson, Executive Director

TO: All Interested Parties

FROM: Jaclyn Vinson, Executive Director 

DATE: April 14, 2022

SUBJECT: Board of Commissioners Monthly Meeting


The regular meeting of the Board of Commissioners of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority is scheduled for **Thursday, April 21, 2022** at **4:00 p.m.** at **Fair Oaks Administration Building Board Room, 1607 Clyman Lane, Danville, Illinois** or via teleconference.

JV:sh



1607 Clyman Lane
Danville, IL 61832
P: (217) 443-0621 F: (217) 431-7059
Jaclyn Vinson, Executive Director

TO: Board of Commissioners

FROM: Jaclyn Vinson, Executive Director 

DATE: April 14, 2022

SUBJECT: Board of Commissioners Monthly Meeting

The next regular monthly meeting of the Board of Commissioners of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority is scheduled for **Thursday, April 21, 2022 at 4:00 p.m. at Fair Oaks Administration Building Board Room, 1607 Clyman Lane, Danville, Illinois or via teleconference.**

Copies of information and business items are enclosed. Please contact me at (217) 444-3101 if you have any questions.

JV:sh
Enclosures

**BOARD OF COMMISSIONERS
REGULAR MEETING
FAIR OAKS ADMINISTRATION BUILDING
BOARD ROOM OR VIA TELECONFERENCE
THURSDAY, APRIL 21, 2022
AGENDA**

1. Pledge of Allegiance
2. Roll Call
3. Approval of Agenda [voice vote]
4. Public and Resident Comments:
Comments will be accepted on items listed on the agenda for action at the April Board of Commissioners meeting with a 3 minute limit or with an authorized form signed and turned in prior to the meeting-ED
5. Approval of March 17, 2022- VHA Board Minutes and Closed Minutes (pages 1-17)
6. Police Reports (pages 18-19)
7. Department Reports:
 - (a) Public Housing (pages 20-21)
 - (b) HCV (pages 22-23)
 - (c) Finance (pages 24-41)
 - (d) Personnel (page 42)
8. New Business [all the below items – roll call vote]
 - * (a) Fair Oaks Camera Relocation (pages 43-47)
 - * (b) VHA Administration Building Ejector Pump Replacement (pages 48-51)
 - * (c) Ramey Court Asbestos Removal (pages 52-58)
 - * (d) Addendum to Executive Director's Contract (pages 59-61)

* (e) Approval to list 33 N. Hazel St. for sale (pages 62-66)

9. Other Business

(a) Project Updates

(b) Residential Lease Agreement Proposed Changes – First Read (handout)

(c) Amendment to Chapter 17 of the Section 8/HCV Administrative Plan –
First Read (handout)

10. Closed Session

Pursuant to the IL Open Meetings Act:

5 ILCS 120/2(c)(5): The purchase or lease of real property for the use of the public body, including meetings held for the purpose of discussing whether a particular parcel should be acquired

5 ILCS 120/2(c)(1): The appointment, employment, compensation, discipline, performance, or dismissal of a specific employee of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority

11. Chairman/Commissioner Comments

12. Adjournment

***NEED BOARD APPROVAL AND/OR RESOLUTION**

-The next regularly scheduled meeting of the Board of Commissioners is May 19, 2022 at the Fair Oaks Administration Building Board Room, 1607 Clyman Lane, Danville, IL or via teleconference. We will begin at 4:00 p.m.

MINUTES OF
March 17, 2022
REGULAR BOARD MEETING

The Board of Commissioners of the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority met in regular session on March 17, 2022 at 4:03 p.m. at Fair Oaks Administration Building Board Room, 1607 Clyman Lane, Danville, Illinois and via Zoom. Chairman O'Shaughnessy asked that everyone stand and recite the "Pledge of Allegiance." Upon roll call requested by Chairman O'Shaughnessy, those present and absent were:

PRESENT: Carla Boyd (4:07 p.m.), Vice Chairman - Gary Miller, Chairman – Pat O'Shaughnessy, Lindsay VanFleet, Courtney Watson and Deanna Witzel (4:05 p.m.)
ABSENT: Harsha Gurujal
ALSO PRESENT: Executive Director, Jaclyn Vinson; Intake Specialist, Sue Harden; Chief Financial Officer, Amber McCoy and Housing Operations Director, Brittany Savalick

Chairman O'Shaughnessy called for any additions or deletions to item number 3 on the agenda. None were presented. Chairman O'Shaughnessy then called for a motion to approve the agenda as presented. Vice Chairman Miller moved that the agenda be approved as presented. Commissioner Watson seconded the motion. Chairman O'Shaughnessy called for a roll call vote to approve the agenda which produced the following:

AYES: G. Miller, P. O'Shaughnessy, L. VanFleet and C. Watson
NAYES: None
ABSENT: C. Boyd, H. Gurujal and D. Witzel

Chairman O'Shaughnessy opened the floor to public and resident comments, item number 4 on the agenda. None were presented.

Chairman O'Shaughnessy asked for any additions or deletions to the minutes from the January 20, 2022 Regular Board Meeting Minutes and Closed Session Minutes item number 5 on the agenda. None were presented. Chairman O'Shaughnessy stated that if there were no additions or corrections, he needs a motion to approve the minutes. Vice Chairman Miller made a motion that the minutes from the January 20, 2022 Regular Board Meeting Minutes and Closed Session Minutes be approved. Commissioner VanFleet seconded the motion. Chairman O'Shaughnessy called for a roll call vote to

00000001

approve the minutes of the January 20, 2022 Regular Board Meeting Minutes and Closed Session Minutes which produced the following:

AYES: P. O'Shaughnessy, L. VanFleet, C. Watson, D. Witzel and G. Miller
NAYES: None
ABSENT: C. Boyd and H. Gurujal

Chairman O'Shaughnessy asked for item number 6 on the agenda – Police Reports. Mrs. Vinson stated there were 13 police calls for January and 9 for February.

Chairman O'Shaughnessy asked for item number 7 on the agenda – Director's reports.

(a) Public Housing – Brittany Savalick went over the January and February reports. She stated they were at 99% occupancy for January and 98% for February all AMPs. She also went over the ROSS Grant reports.

(b) HCV/Section 8 – Brittany Savalick went over the January and February reports. She stated they were at 445 for January and 436 for February.

(c) Finance – Amber McCoy went over the Finance, TAR's and Expenditures Reports for January and February. A question and answer session followed.

(d) Personnel – Amber McCoy went over the January and February reports.

Chairman O'Shaughnessy asked if there were any other questions regarding the reports. None were presented.

Chairman O'Shaughnessy asked for item number 8 on the agenda – Fiscal Year 2023 Public Housing Budget Submission; Fiscal Year 2023 HCV/Section 8 Budget Submission; CY 2022 PHA Annual Plan; Approval of Farnsworth Task Order – County Buildings Siding Replacement; Approval of Farnsworth Task Order – Fair Oaks Building Renovation Study; Approval of Farnsworth Task Order – Building Signage & Wayfinding Design and Approval of Farnsworth Task Order – Parkview Phase I Environmental Site Assessment and Environmental Review.

(a) Fiscal Year 2023 Public Housing Budget Submission – Amber McCoy went over the budget. Chairman O'Shaughnessy asked if there were any questions. None were presented. Commissioner Witzel made a motion to approve the Fiscal Year 2023 Public Housing Budget Submission. Commissioner Boyd seconded it.

00000002

RESOLUTION NO. 2022-2

RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS
d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, to approve the Public Housing Operating Budget for the Fiscal Year 2023 (April 1, 2022 to March 31, 2023); and

WHEREAS, The Housing Authority of the City of Danville, Illinois, d/b/a Vermilion Housing Authority, desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the Public Housing Operating Budget for the Fiscal Year 2023 (April 1, 2022 to March 31, 2023).
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Chairman O'Shaughnessy called for a roll call vote to approve the Fiscal Year 2023 Public Housing Budget Submission which produced the following:

AYES: L. VanFleet, C. Watson, D. Witzel, C. Boyd, G. Miller and P. O'Shaughnessy
NAYES: None
ABSENT: H. Gurujal

Chairman O'Shaughnessy thereupon declared said motion carried.

(b) Fiscal Year 2023 HCV/Section 8 Budget Submission - Amber McCoy went over the budget. Chairman O'Shaughnessy asked if there were any questions. None were presented. Commissioner Boyd made a motion to approve the Fiscal Year 2023 HCV/Section 8 Budget Submission. Commissioner Witzel seconded it.

RESOLUTION NO. 2022-3

RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS,
d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois, d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, to approve the Housing Choice Voucher Operating Budget for the Fiscal Year 2023 (April 1, 2022 to March 31, 2023); and

WHEREAS, The Housing Authority of the City of Danville, Illinois, d/b/a Vermilion Housing Authority, desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.

00000004

- Section 2. Approval of the Housing Choice Voucher Operating Budget for the Fiscal Year 2023 (April 1, 2022 to March 31, 2023).
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Chairman O'Shaughnessy called for a roll call vote to approve the Fiscal Year 2023 HCV/Section 8 Budget Submission which produced the following:

AYES: C. Watson, D. Witzel, C. Boyd, G. Miller, P. O'Shaughnessy and L. VanFleet
NAYES: None
ABSENT: H. Gurujal

Chairman O'Shaughnessy thereupon declared said motion carried.

(c) CY 2022 PHA Annual Plan – Mrs. Vinson went over the Annual Plan. Chairman O'Shaughnessy asked if there were any questions. None were presented. Vice Chairman Miller made a motion to approve the CY 2022 PHA Annual Plan. Commissioner VanFleet seconded it.

RESOLUTION NO. 2022-4

RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS, d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois, d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

00000005

WHEREAS, in furtherance of its purpose, to approve the PHA Annual Plan; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority, desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the PHA Annual Plan.
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Chairman O'Shaughnessy called for a roll call vote to approve the CY 2022 PHA Annual Plan which produced the following:

AYES: D. Witzel, C. Boyd, G. Miller, P. O'Shaughnessy, L. VanFleet and
C. Watson
NAYES: None
ABSENT: H. Gurujal

Chairman O'Shaughnessy thereupon declared said motion carried.

(d) Approval of Farnsworth Task Order – County Buildings Siding Replacement
– Mrs. Vinson went over the task order. Chairman O'Shaughnessy asked if there were any questions. None were presented. Commissioner Boyd made a motion to approve the Farnsworth Task Order – County Buildings Siding Replacement. Commissioner Watson seconded it.

00000006

RESOLUTION NO. 2022-5

RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS
d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, to approve Farnsworth Task Order - County Buildings Siding Replacement at a cost not to exceed \$18,500.00; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority, desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the Farnsworth Task Order – County Buildings Siding Replacement at a cost not to exceed \$18,500.00
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Chairman O'Shaughnessy called for a roll call vote to approve the Farnsworth Task Order – County Buildings Siding Replacement which produced the following:

00000007

AYES: C. Boyd, G. Miller, P. O'Shaughnessy, L. VanFleet, C. Watson and
D. Witzel
NAYES: None
ABSENT: H. Gurujal

Chairman O'Shaughnessy thereupon declared said motion carried.

(e) Approval of Farnsworth Task Order – Fair Oaks Building Renovation Study
– Mrs. Vinson went over the task order. Chairman O'Shaughnessy asked if there were any questions. A question and answer session followed. Chairman O'Shaughnessy asked if there were any other questions. None were presented. Commissioner Witzel made a motion to approve the Farnsworth Task Order – Fair Oaks Building Renovation Study. Commissioner VanFleet seconded it.

RESOLUTION NO. 2022-6

RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, to approve Farnsworth Task Order – Fair Oaks Building Renovation Study at a cost not to exceed \$10,000.00; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority, desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.

00000008

- Section 2. Approval of the Farnsworth Task Order – Fair Oaks Building Renovation Study at a cost not to exceed \$10,000.00
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Chairman O’Shaughnessy called for a roll call vote to approve the Farnsworth Task Order – Fair Oaks Building Renovation Study which produced the following:

AYES: G. Miller, P. O’Shaughnessy, L. VanFleet, C. Watson, D. Witzel and C. Boyd
NAYES: None
ABSENT: H. Gurujal

Chairman O’Shaughnessy thereupon declared said motion carried.

(f) Approval of Farnsworth Task Order – Building Signage & Wayfinding Design – Mrs. Vinson went over the task order. Chairman O’Shaughnessy asked if there were any questions. None were presented. Commissioner Witzel made a motion to approve the Farnsworth Task Order – Building Signage & Wayfinding Design. Vice Chairman Miller seconded it.

RESOLUTION NO. 2022-7

RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority (the “Authority”) is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the “Act”) for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

00000009

WHEREAS, in furtherance of its purpose, to approve Farnsworth Task Order – Building Signage & Wayfinding Design at a cost not to exceed \$5,500.00; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority, desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the Farnsworth Task Order – Building Signage & Wayfinding Design at a cost not to exceed \$5,500.00
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Chairman O’Shaughnessy called for a roll call vote to approve the Farnsworth Task Order – Building Signage & Wayfinding Design which produced the following:

AYES: P. O’Shaughnessy, L. VanFleet, C. Watson, D. Witzel, C. Boyd and G. Miller
NAYES: None
ABSENT: H. Gurujal

Chairman O’Shaughnessy thereupon declared said motion carried.

(g) Approval of Farnsworth Task Order – Parkview Phase I Environmental Site Assessment and Environmental Review – Mrs. Vinson went over the task order. Chairman O’Shaughnessy asked if there were any questions. None were presented. Vice Chairman Miller made a motion to approve the Farnsworth Task Order – Parkview Phase I Environmental Site Assessment and Environmental Review. Commissioner Witzel seconded it.

RESOLUTION NO. 2022-8

**RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS
d/b/a VERMILION HOUSING AUTHORITY**

WHEREAS, the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, to approve Farnsworth Task Order – Parkview Court Phase I Environmental Site Assessment and Environmental Review at a cost not to exceed \$4,600.00; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority, desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the Farnsworth Task Order – Parkview Court Phase I Environmental Site Assessment and Environmental Review at a cost not to exceed \$4,600.00.
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Chairman O'Shaughnessy called for a roll call vote to approve the Farnsworth Task Order – Parkview Phase I Environmental Site Assessment and Environmental Review which produced the following:

AYES: L. VanFleet, C. Watson, D. Witzel, C. Boyd, G. Miller and
P. O'Shaughnessy
NAYES: None
ABSENT: H. Gurujal

Chairman O'Shaughnessy thereupon declared said motion carried.

Chairman O'Shaughnessy asked for item 9 on the agenda – Other Business – Project Updates.

(a) Project Updates – Mrs. Vinson went over the project updates.

Chairman O'Shaughnessy asked for item 10 on the agenda – Closed Session for Real Estate Matters. Chairman O'Shaughnessy asked for a motion and a second to go into Closed Session for Real Estate Matters Pursuant to the IL Open Meetings Act:

5 ILCS 120/2(c)(5): The purchase or lease of real property for the use of the public body, including meetings held for the purpose of discussing whether a particular parcel should be acquired.

5 ILCS 120/2(c)(1): The appointment, employment, compensation, discipline, performance, or dismissal of a specific employee of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority

Commissioner Boyd moved to go into closed session to discuss the above-matters. Vice Chairman Miller seconded the motion. Chairman O'Shaughnessy called for a roll call vote to go into closed session which produced the following:

AYES: C. Watson, D. Witzel, C. Boyd, G. Miller, P. O'Shaughnessy and
L. VanFleet
NAYES: None
ABSENT: H. Gurujal

Upon roll call vote, Chairman O'Shaughnessy thereupon declared said motion carried and moved into closed session at 4:46 p.m.

Commissioner Witzel made a motion to come out of closed session. Commissioner Boyd seconded the motion. Chairman O'Shaughnessy called for a roll call vote to reconvened into open session which produced the following:

AYES: D. Witzel, C. Boyd, G. Miller, P. O'Shaughnessy, L. VanFleet and
C. Watson
NAYES: None
ABSENT: H. Gurujal

The Board reconvened into open session at 5:00 p.m.

Chairman O'Shaughnessy then asked for a motion and a second to put the resolution to a vote on the Executive Director's Performance Evaluation Incentive. Commissioner Boyd made the motion and Witzel seconded it.

RESOLUTION NO. 2022-9

RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois, d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, the Authority to approve the 2022 Executive Director Performance Evaluation Incentive; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.

Section 2. Approval of the 2022 Executive Director Performance Evaluation Incentive.

Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.

Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Chairman O'Shaughnessy called for a roll call vote to approve the 2022 Executive Director Performance Evaluation Incentive which produced the following:

AYES: C. Watson, D. Witzel, C. Boyd, G. Miller, P. O'Shaughnessy and L. VanFleet

NAYES: None

ABSENT: H. Gurujal

Chairman O'Shaughnessy thereupon declared said motion carried.

Chairman O'Shaughnessy as for item 11 on the agenda - Chairman/Commissioner Comments. None were presented.

Chairman O'Shaughnessy stated that with the agenda items satisfied he would entertain a motion to adjourn the meeting. Commissioner Witzel made the motion to adjourn. Commissioner Boyd seconded the motion. Chairman O'Shaughnessy called for a roll call vote to adjourn the meeting which produced the following:

AYES: C. Boyd, G. Miller, P. O'Shaughnessy, L. VanFleet, C. Watson and D. Witzel

NAYES: None

ABSENT: H. Gurujal

The meeting was adjourned at 5:00 p.m.

00000014

Date: _____

Chairman
The Housing Authority of the City of
Danville, Illinois d/b/a Vermilion Housing Authority,
Board of Commissioners

Date: _____

Secretary/Treasurer
The Housing Authority of the City of
Danville, Illinois d/b/a Vermilion Housing Authority,
Board of Commissioners

000000 15

VHA - Police Reports in Commercial News - March 2022

Date	Type	Location	Description
3/2/2022	Police	Fair Oaks	Aggravated unlawful use of a weapon in the 900 block of Lewis Lane
3/2/2022	Police	Mer Che	Forgery at 723 Oak St.
3/4/2022	Police	Beeler	Criminal trespass in the 300 block of Washington
3/4/2022	Police	Fair Oaks	Theft in the 900 block of Fowler Avenue
3/6/2022	Police	Mer Che	Criminal damage to property at 723 Oak St.
3/8/2022	Police	Fair Oaks	Criminal damage to property in the 900 block of Hubbard Lane
3/11/2022	Police	Beeler	Domestic battery in the 300 block of Bradley Lane
3/15/2022	Police	Fair Oaks	Aggravated domestic battery in the 900 block of Redden Court
3/20/2022	Police	Beeler	Battery in the 300 block of Bradley Lane
3/21/2022	Police	Fair Oaks	Residential burglary and theft in the 1000 block of Campbell Lane
3/21/2022	Police	Fair Oaks	Criminal damage to property in the 900 block of Fowler Avenue
3/22/2022	Police	Fair Oaks	Theft in the 900 block of Hubbard Lane
3/28/2022	Police	Fair Oaks	Domestic battery in the 900 block of Fowler Avenue
3/29/2022	Police	Beeler	Theft in the 300 block of Bradley Lane
3/30/2022	Police	Fair Oaks	Theft in the 900 block of Lewis Lane
*Year to Date Comparisons on Next Page			

	FY 2022		FY 2021		FY 2022		FY 2021	
Total Police Calls					YTD Police:	222	256	
March:	15	17			FO-9/BT-4/MC-2		FO-11/PVC-3/MC-1/CM-1/KC-1	
February:	9	22			FO-7/BT-1/MC-1		FO-14/CH-1/BT-2/MC-2/PVC-1/CM-1	
January:	13	33			FO-9/BT-2/CH-1/MC-1		FO-19/CH-2/BT-4/PVC-5/CM-3	
December:	14	11			FO-8/BT-3/MC-1/PVC-1/CM-1		FO-6/CH-1/NC-1/BT-1/PVC-1	
November:	25	9			FO-10/BT-2/CH-1/MC-1/PVC-6/CM-5		FO-9	
October:	30	23			FO-11/BT-1/PVC-9/CM-5/MC-3/CH-1		FO-17/BT-3/MC-2/PVC-1	
September:	15	33			FO-13/BT-2		FO-20/BT-5/MC-2/CH-2/CM-2/PVC-2	
August:	12	33			FO-9/BT-3		FO-31/BT-1/MC-1	
July:	22	31			FO-13/BT-6/MC-2/CH-1		FO-28/BT-3	
June:	21	14			FO-16/BT-3/MC-1/CH-1		FO-12/CH-1/MC-1	
May:	26	18			FO-21/BT/3/CM-1/MC-1		FO-17/BT-1	
April:	20	12			FO-18/BT-2		FO-11/BT-1	
Total Calls for the Month:	15					YTD Calls:	222	256

- FO - Fair Oaks
- BT - Beecher Terrace
- MC - Mar Che
- CH - Churchill
- MCT - Madison Court
- CM - Centennial Manor
- PVC - Parkview Court
- KC - Kennedy Court

*Includes County Properties as well

Monthly Occupancy March 2022

AMP	End of Month Occupancy	TOTAL UNITS PER	OCCUPIED UNIT %
AMP 101-Fair Oaks	157	158	99%
AMP 102-Beeler, Churchill, Madison Ct.	108	108	100%
AMP 103- Mer Che	93	93	100%
AMP 104- County Sites	184	185	99%
GRAND TOTAL THIS MONTH	542	544	100%
GRAND TOTAL LAST MONTH	533	543	98%

00000020



March 2022 Board Report

Resident Opportunity & Self Sufficiency (ROSS)

Meetings:

- Weekly 1 on 1
- iGrow mtg.
- LAN mtg.
- Step Up mtg.
- Meeting w/ Monyok Leadership and Viscofan staff member re: possible job fair at VHA
- AED mtg. at DACC
- CRIS CAPST (Caregiver Advisory Program Support Team)
- Income Poverty Workgroup

Referrals:

- Referrals made to Community Organizations/Services
 - Fair Hope 4 – families needing clothing for their children/ 1 no show
- Scheduled assessments/appointments:
 - Fair Oaks 4 ROSS assessments scheduled/4 no shows

Trainings:

- Poverty: Cycles of Risk
- HUD/Communities of Practice Training 1 (Finance Training)

Program:

- Housekeeping Class
 - Public Housing - Fair Oaks/23 scheduled – 16 no shows
 - HCV/4 scheduled – 1 no show
- Raising Highly Capable Kids at Churchill
 - 9 participants - 2 VHA/7 community members
- Health & Wellness Fair
 - 13 Vermilion county agencies present with information regarding their services
 - 21 residents participating
 - Bicycle and first aid kit raffled off

00000021

Housing Choice Voucher March 2022 Board Report

UTILIZATION

- New Admissions: 2
- Terminations: 5
 - 2- Program Compliance
 - 1- Deceased
 - 1- Voluntary

WAITING LIST UPDATE

We have begun pulling from our waitlist and scheduling eligibility appointments. We were hit by the absorption of ports but are working diligently on trying to lease families quickly.

Mon.	Year			Reg.	DEMO II	RC DEMO	VASH	VASH 16	CP	Port-Out	PMII	2021 Total
	2020	2021	2022									
1	449	466	6	294	20	3	40	52	6	17	7	445
2	454	468	5	285	19	3	38	54	8	17	7	436
3	460	468	5	259	17	3	38	55	9	6	8	423
4	470	476										
5	458	480										
6	460	475										
7	469	475										
8	469	478										
9	464	473										
10	466	462										
11	465	455										
12	463	453										
Grand Total	5547	5629	16	838	56	9	116	161	23	40	22	1304

Legend:

FUP- Family Unification

Reg.- Regular

VASH- Veteran Administration Supportive Housing

VASH16- Cannon Place (Project-Based)

CP- Crosspoint Referral

Port-Out- Payable Port-Outs

PMII- Prairie Meadows Phase II (Project-Based)

00000022

FUNDING

Month	UMA	UML	Leasing %
JAN	910	445	49%
FEB	910	442	49%
YTD	1820	887	49%

Month	ABA	HAP	BA Utilization	PUC
JAN	\$241,142	\$221,028	92%	\$496.69
FEB	\$241,142	\$217,001	90%	\$490.95
YTD	\$482,284	\$438,029	91%	493.82

UMA- Unit Months Available
 UML- Unit Months Leased
 ABA- Annual Budget Authority
 HAP- Housing Assistance Payment
 PUC- Per Unit Cost (Average)

00000023



To: Jaclyn Vinson, Executive Director
 From: Amber McCoy, Chief Financial Officer
 Date: April 13, 2022
 Re: Finance Report

Public Housing Operating Fund

	March 2022	FY 22 YTD
COCC	(\$21,681.54)	\$91,594.56
AMP 101	(\$48,913.44)	\$116,674.44
AMP 102	(\$30,530.91)	\$16,158.57
AMP 103	(\$13,106.81)	\$491.27
AMP 104	(\$46,451.23)	\$69,189.04
Total	(\$160,683.93)	\$294,107.88

Housing Choice Voucher - Section 8

Section 8 is currently showing a gain of **\$246.82** for the month and an overall gain of **\$68,274.88** for the year.

Public Housing Capital Fund

Capital Fund 2019, HACD, funds were drawn down in the amount of **\$68,236.64**. Capital Fund 2020, HACD, funds were drawn down in the amount of **\$44,185.38**. Capital Fund 2020, VCHA, funds were drawn down in the amount of **\$17,521.00**. Capital Fund 2021, VHA, funds were drawn down in the amount of **\$785.65**.

Notable AP Expenditures

Brickyard Disposal & Recycling Inc	\$44,515.56	Fair Oaks demo dumping fees.
Ideal Environmental Engineering Inc	\$17,521.00	Ramey Court inspection and samples for asbestos.
Owens Excavating & Trucking LLC	\$63,624.44	Fair Oaks building demolition.

ROSS Grant Funding

ROSS funds were drawn down in the amount of \$4,028.80.

Tenant Receivables Outstanding

Tenant accounts receivables for the month have decreased in total to \$58,507.92.

00000024

Vermilion Housing Authority

Balance Sheet - Detail

Reporting for periods as of 3/31/2022**Preliminary

<u>Assets</u>	Total Public Housing	100 COCC	101 Fair Oaks	102 Beeler CH Madison	103 Merche	104 County	800 HCV
111101 Gen Op Fund	3,373,259.18	3,373,259.18	0.00	0.00	0.00	0.00	0.00
111106 HCV Fund	0.00	0.00	0.00	0.00	0.00	0.00	311,371.92
111700 Petty Cash	500.00	500.00	0.00	0.00	0.00	0.00	0.00
112000 Interfund	1.00	(3,067,114.36)	2,385,436.02	86,333.00	75,665.77	519,680.57	0.00
112200 AR Tenants	58,507.92	0.00	41,605.54	2,645.75	5,063.99	9,192.64	196,109.78
112265 Allow Doubtful A	(23,850.49)	0.00	(12,515.47)	(2,203.00)	(3,622.50)	(5,509.52)	(196,109.78)
112500 Acct Rec HUD	0.00	0.00	0.00	0.00	0.00	0.00	0.00
121100 Prepaid WC	43,584.32	43,584.32	0.00	0.00	0.00	0.00	0.00
121101 Prepaid Ins	144,514.76	430.51	56,638.44	23,507.05	19,264.91	44,673.85	4,374.49
121102 Prepaid Soft	0.00	0.00	0.00	0.00	0.00	0.00	3,929.06
121103 Prepaid HCV	0.00	0.00	0.00	0.00	0.00	0.00	2,750.00
140001 Vehicles	301,135.68	0.00	242,714.68	18,772.00	18,492.00	21,157.00	23,073.00
140002 Equipment	1,105,038.01	99,051.00	409,280.70	179,183.60	33,047.71	384,475.00	0.00
140003 Development	17,061,887.86	325,444.90	2,161,339.92	2,543,107.00	1,361,767.00	10,670,229.04	0.00
140004 Structures	24,604,036.92	854,399.97	10,704,077.90	8,695,118.10	3,914,337.91	436,103.04	0.00
140005 Accum Deprec	(39,578,254.44)	(1,262,574.68)	(13,237,485.67)	(11,569,028.57)	(4,787,076.71)	(8,722,088.81)	(9,229.20)
140006 Land	914,591.00	36,160.55	397,766.05	151,874.31	137,410.09	191,380.00	0.00
140100 EPC	4,844,122.24	0.00	1,937,648.90	1,937,648.90	968,824.44	0.00	0.00
Total Assets	\$ 12,849,073.96	\$ 403,141.39	\$ 5,086,507.01	\$ 2,066,958.14	\$ 1,743,174.61	\$ 3,549,292.81	\$ 336,269.27
Liability							
211100 Acct Payable	0.00	0.00	0.00	0.00	0.00	0.00	0.00
211400 Sec Dep	62,769.01	0.00	23,200.00	9,149.00	3,900.00	26,520.01	0.00
211704 Health Ins	(28,960.12)	(28,960.12)	0.00	0.00	0.00	0.00	0.00
211705 Dental Ins	(1,659.84)	(1,659.84)	0.00	0.00	0.00	0.00	0.00
211716 Unemployment	0.00	0.00	0.00	0.00	0.00	0.00	0.00
211717 Garnishments	0.00	0.00	0.00	0.00	0.00	0.00	0.00
211725 Vision	(39.67)	(39.67)	0.00	0.00	0.00	0.00	0.00
211726 Life Ins	(169.10)	(169.10)	0.00	0.00	0.00	0.00	0.00
211906 Res Training	16,289.12	0.00	350.10	5,034.65	1,499.65	9,404.72	0.00
211913 Scrap	355.91	355.91	0.00	0.00	0.00	0.00	0.00
212000 Accrued PR	18,851.77	4,514.46	5,639.96	2,502.02	1,701.99	4,493.34	2,627.32
212001 Accrued Tax	1,442.16	345.36	431.46	191.40	130.20	343.74	200.99
213301 EPC M V	11,134.71	0.00	5,010.57	3,340.44	2,783.70	0.00	0.00
213302 EPC Replace	3,392.45	0.00	1,007.26	162.91	2,222.28	0.00	0.00
213402 Accrued Vac	0.00	0.00	0.00	0.00	0.00	0.00	0.00
213700 PILOT	28,084.12	0.00	(6,271.46)	9,401.41	7,933.28	17,020.89	0.00
224000 Prepaid Rents	13,560.88	0.00	1,559.42	3,234.13	1,352.89	7,414.44	0.00
224500 Unearned Reven:	0.00	0.00	0.00	0.00	0.00	0.00	0.00
230000 Loan EPC	1,649,757.23	0.00	742,390.75	494,927.17	412,439.31	0.00	0.00
Total Liability	\$ 1,774,808.63	\$ (25,613.00)	\$ 773,318.06	\$ 527,943.13	\$ 433,963.30	\$ 65,197.14	\$ 2,828.31
Equity							
280200 Net Fix Assets	7,546,384.81	52,481.98	1,769,688.97	1,066,349.27	1,388,031.64	3,269,832.95	18,458.40
280600 Unrestricted	4,701,772.22	284,677.85	3,397,619.17	851,452.44	22,949.08	145,073.68	150,000.91
281000 Unreserved	(1,467,999.58)	0.00	(970,793.63)	(394,945.27)	(102,260.68)	0.00	0.00
282602 Restrict HAP	0.00	0.00	0.00	0.00	0.00	0.00	33,413.77
Total	\$ 10,780,157.45	\$ 337,159.83	\$ 4,196,514.51	\$ 1,522,856.44	\$ 1,308,720.04	\$ 3,414,906.63	\$ 201,873.08
Current Year HAP +/-	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 63,293.00
Current Year Oper +/-	\$ 294,107.88	\$ 91,594.56	\$ 116,674.44	\$ 16,158.57	\$ 491.27	\$ 69,189.04	\$ 68,274.88
Current Year Net Assets	\$ 294,107.88	\$ 91,594.56	\$ 116,674.44	\$ 16,158.57	\$ 491.27	\$ 69,189.04	\$ 131,567.88
Total Equity	\$ 11,074,265.33	\$ 428,754.39	\$ 4,313,188.95	\$ 1,539,015.01	\$ 1,309,211.31	\$ 3,484,095.67	\$ 333,440.96
Liabilities & Net Assets	\$ 12,849,073.96	\$ 403,141.39	\$ 5,086,507.01	\$ 2,066,958.14	\$ 1,743,174.61	\$ 3,549,292.81	\$ 336,269.27

00000025

Vermilion Housing Authority
Operating Statement - Public Housing - Public Housing Combined
March 2022 ** Preliminary

	Annual Budget	Current Month	YTD	% of Budget
Operating Revenue				
Dwelling Rental	\$ 879,007.00	\$ 65,787.37	\$ 886,838.60	101%
Non - Dwelling Rental	\$ 12,420.00	\$ -	\$ 9,200.00	74%
Interest Income	\$ 7,423.00	\$ 610.59	\$ 7,273.96	98%
Other Income	\$ 322,406.00	\$ 9,534.91	\$ 335,340.96	104%
Subsidy	\$ 3,030,987.00	\$ 202,233.00	\$ 2,870,736.00	95%
Total Revenue	\$ 4,252,243.00	\$ 278,165.87	\$ 4,109,389.52	97%
Operating Expenses				
<i>Administrative</i>				
Salaries	\$ 510,482.00	\$ 81,597.86	\$ 516,333.18	101%
Legal	\$ 23,387.00	\$ 5,064.63	\$ 20,016.13	86%
PBA Mngt. Exp.	\$ -	\$ -	\$ -	0%
Mileage/Travel/Training	\$ 7,372.00	\$ 1,550.04	\$ 11,240.88	152%
Other Administrative Exp	\$ 129,500.00	\$ 8,463.08	\$ 108,947.61	84%
Total Administrative Expense	\$ 670,741.00	\$ 96,675.61	\$ 656,537.80	
<i>Tenant Services</i>				
Other Tenant Services Exp	\$ 15,408.00	\$ 1,052.92	\$ 14,727.17	96%
Total Tenant Services Expenses	\$ 15,408.00	\$ 1,052.92	\$ 14,727.17	
Total Utility Expenses	\$ 576,493.00	\$ 61,926.99	\$ 622,903.20	108%
<i>Maintenance</i>				
Salaries	\$ 627,667.00	\$ 83,766.65	\$ 583,677.35	93%
Materials	\$ 184,095.00	\$ 36,063.16	\$ 255,032.84	139%
Contracts	\$ 496,917.00	\$ 45,210.76	\$ 397,923.44	80%
Total Maintenance Expenses	\$ 1,308,679.00	\$ 165,040.57	\$ 1,236,633.63	
<i>General Expenses</i>				
Insurance	\$ 178,480.00	\$ 16,057.17	\$ 181,476.96	102%
Employee Benefits	\$ 561,874.00	\$ (3,161.74)	\$ 535,667.52	95%
Depreciation Expense	\$ 345,800.00	\$ 35,316.20	\$ 331,985.54	96%
PILOT	\$ 29,742.00	\$ 28,084.12	\$ 28,084.12	94%
Casualty Losses	\$ 5,000.00	\$ -	\$ (45,095.53)	0%
Collection Losses	\$ 112,803.00	\$ 33,786.98	\$ 130,407.39	116%
Energy Perf Cont Expense	\$ 155,021.00	\$ 4,070.98	\$ 121,953.84	79%
Total General Expenses	\$ 1,388,720.00	\$ 114,153.71	\$ 1,284,479.84	
Total Expenses	\$ 3,960,041.00	\$ 438,849.80	\$ 3,815,281.64	96%
Surplus - (Deficit)	\$ 292,202.00	\$ (160,683.93)	\$ 294,107.88	

Vermilion Housing Authority
Operating Statement - Public Housing - COCC Fund 100
March 2022 ** Preliminary

	Annual Budget	Current Month	YTD	% of Budget
Operating Revenue				
Dwelling Rental	\$ -	\$ -	\$ -	0%
Non - Dwelling Rental	\$ -	\$ -	\$ -	0%
Interest Income	\$ -	\$ -	\$ -	0%
Other Income	\$ 49,874.00	\$ -	\$ 49,874.00	100%
Subsidy	\$ -	\$ -	\$ -	0%
Total Revenue	\$ 49,874.00	\$ -	\$ 49,874.00	100%
Operating Expenses				
<i>Administrative</i>				
Salaries	\$ 233,527.00	\$ 37,460.79	\$ 235,116.12	101%
Legal	\$ 4,545.00	\$ 3,619.63	\$ 7,493.63	165%
PBA Mngt. Exp.	\$ (456,072.00)	\$ (27,435.00)	\$ (455,385.00)	100%
Mileage/Travel/Training	\$ 6,923.00	\$ 1,550.04	\$ 11,176.26	161%
Other Administrative Exp	\$ 17,726.00	\$ 2,353.41	\$ 19,416.29	110%
Total Administrative Expense	\$ (193,351.00)	\$ 17,548.87	\$ (182,182.70)	
<i>Tenant Services</i>				
Other Tenant Services Exp	\$ -	\$ -	\$ -	0%
Total Tenant Services Expenses	\$ -	\$ -	\$ -	
Total Utility Expenses	\$ 15,107.00	\$ 2,528.83	\$ 16,545.83	110%
<i>Maintenance</i>				
Salaries	\$ -	\$ -	\$ -	0%
Materials	\$ 4,000.00	\$ -	\$ 2,133.07	53%
Contracts	\$ 10,785.00	\$ 472.05	\$ 11,647.68	108%
Total Maintenance Expenses	\$ 14,785.00	\$ 472.05	\$ 13,780.75	
<i>General Expenses</i>				
Insurance	\$ 602.00	\$ 47.81	\$ 594.92	99%
Employee Benefits	\$ 127,532.00	\$ 1,083.98	\$ 109,540.64	86%
Depreciation Expense	\$ -	\$ -	\$ -	0%
PILOT	\$ -	\$ -	\$ -	0%
Casualty Losses	\$ -	\$ -	\$ -	0%
Collection Losses	\$ -	\$ -	\$ -	0%
Energy Perf Cont Expense	\$ -	\$ -	\$ -	0%
Total General Expenses	\$ 128,134.00	\$ 1,131.79	\$ 110,135.56	
Total Expenses	\$ (35,325.00)	\$ 21,681.54	\$ (41,720.56)	118%
Surplus - (Deficit)	\$ 85,199.00	\$ (21,681.54)	\$ 91,594.56	108%

Vermillion Housing Authority
Operating Statement - Public Housing - Fair Oaks AMP 101
March 2022 ** Preliminary

	Annual Budget	Current Month	YTD	% of Budget
Operating Revenue				
Dwelling Rental	\$ 158,967.00	\$ 8,586.37	\$ 175,693.59	111%
Non - Dwelling Rental	\$ 12,420.00	\$ -	\$ 9,200.00	74%
Interest Income	\$ 2,895.00	\$ 183.18	\$ 2,781.90	96%
Other Income	\$ 49,141.00	\$ 7,043.13	\$ 61,005.31	124%
Subsidy	\$ 1,529,636.00	\$ 91,727.00	\$ 1,355,172.00	89%
Total Revenue	\$ 1,753,059.00	\$ 107,539.68	\$ 1,603,852.80	91%
Operating Expenses				
<i>Administrative</i>				
Salaries	\$ 105,781.00	\$ 17,037.81	\$ 108,022.07	102%
Legal	\$ 8,000.00	\$ 845.00	\$ 4,845.00	61%
PBA Mngt. Exp.	\$ 152,055.00	\$ 11,935.00	\$ 152,520.00	100%
Mileage/Travel/Training	\$ -	\$ -	\$ -	0%
Other Administrative Exp	\$ 44,979.00	\$ 2,702.52	\$ 41,266.49	92%
Total Administrative Expense	\$ 310,815.00	\$ 32,520.33	\$ 306,653.56	
<i>Tenant Services</i>				
Other Tenant Services Exp	\$ 5,928.00	\$ 300.84	\$ 5,353.30	90%
Total Tenant Services Expenses	\$ 5,928.00	\$ 300.84	\$ 5,353.30	
Total Utility Expenses	\$ 229,736.00	\$ 19,811.86	\$ 238,408.22	104%
<i>Maintenance</i>				
Salaries	\$ 273,365.00	\$ 32,682.26	\$ 234,334.99	86%
Materials	\$ 75,095.00	\$ 19,144.07	\$ 115,547.40	154%
Contracts	\$ 230,964.00	\$ 16,252.23	\$ 183,963.81	80%
Total Maintenance Expenses	\$ 579,424.00	\$ 68,078.56	\$ 533,846.20	
<i>General Expenses</i>				
Insurance	\$ 74,391.00	\$ 6,293.16	\$ 74,116.43	100%
Employee Benefits	\$ 141,480.00	\$ 2,355.01	\$ 127,989.85	90%
Depreciation Expense	\$ 131,552.00	\$ 19,300.78	\$ 139,800.61	106%
PILOT	\$ -	\$ (6,271.46)	\$ (6,271.46)	0%
Casualty Losses	\$ 5,000.00	\$ -	\$ (55,095.53)	0%
Collection Losses	\$ 45,940.00	\$ 12,232.10	\$ 56,454.29	123%
Energy Perf Cont Expense	\$ 72,860.00	\$ 1,831.94	\$ 65,922.89	90%
Total General Expenses	\$ 471,223.00	\$ 35,741.53	\$ 402,917.08	
Total Expenses	\$ 1,597,126.00	\$ 156,453.12	\$ 1,487,178.36	93%
Surplus - (Deficit)	\$ 155,933.00	\$ (48,913.44)	\$ 116,674.44	

Percent of Budget Month 12 of 12

100%

00000028

Vermilion Housing Authority
Operating Statement - Public Housing - Beeler/Madison/Churchill AMP 102
March 2022 ** Preliminary

	Annual Budget	Current Month	YTD	% of Budget
Operating Revenue				
Dwelling Rental	\$ 196,524.00	\$ 16,497.00	\$ 196,569.00	100%
Non - Dwelling Rental	\$ -	\$ -	\$ -	0%
Interest Income	\$ 1,188.00	\$ 122.12	\$ 1,188.25	100%
Other Income	\$ 75,335.00	\$ 1,177.88	\$ 67,852.34	90%
Subsidy	\$ 469,486.00	\$ 35,854.00	\$ 470,303.00	100%
Total Revenue	\$ 742,533.00	\$ 53,651.00	\$ 735,912.59	99%
Operating Expenses				
<i>Administrative</i>				
Salaries	\$ 47,412.00	\$ 8,324.25	\$ 49,183.78	104%
Legal	\$ 342.00	\$ -	\$ 480.00	0%
PBA Mngt. Exp.	\$ 100,362.00	\$ 8,370.00	\$ 99,742.50	99%
Mileage/Travel/Training	\$ 25.00	\$ -	\$ 4.48	18%
Other Administrative Exp	\$ 15,163.00	\$ 1,066.73	\$ 13,273.86	88%
<i>Total Administrative Expense</i>	<i>\$ 163,304.00</i>	<i>\$ 17,760.98</i>	<i>\$ 162,684.62</i>	
<i>Tenant Services</i>				
Other Tenant Services Exp	\$ 2,592.00	\$ 213.75	\$ 2,587.35	100%
<i>Total Tenant Services Expenses</i>	<i>\$ 2,592.00</i>	<i>\$ 213.75</i>	<i>\$ 2,587.35</i>	
<i>Total Utility Expenses</i>	<i>\$ 80,445.00</i>	<i>\$ 12,546.01</i>	<i>\$ 102,554.88</i>	<i>127%</i>
<i>Maintenance</i>				
Salaries	\$ 106,069.00	\$ 12,034.91	\$ 83,474.93	79%
Materials	\$ 20,000.00	\$ 6,363.40	\$ 41,118.89	206%
Contracts	\$ 62,800.00	\$ 5,385.71	\$ 64,749.26	103%
<i>Total Maintenance Expenses</i>	<i>\$ 188,869.00</i>	<i>\$ 23,784.02</i>	<i>\$ 189,343.08</i>	
<i>General Expenses</i>				
Insurance	\$ 27,350.00	\$ 2,611.90	\$ 28,348.68	104%
Employee Benefits	\$ 77,749.00	\$ 2,485.11	\$ 71,787.92	92%
Depreciation Expense	\$ 103,503.00	\$ 8,623.93	\$ 103,487.49	100%
PILOT	\$ 7,436.00	\$ 9,401.41	\$ 9,401.41	126%
Casualty Losses	\$ -	\$ -	\$ 5,000.00	0%
Collection Losses	\$ 20,263.00	\$ 5,533.50	\$ 15,313.37	76%
Energy Perf Cont Expense	\$ 44,956.00	\$ 1,221.30	\$ 29,245.22	65%
<i>Total General Expenses</i>	<i>\$ 281,257.00</i>	<i>\$ 29,877.15</i>	<i>\$ 262,584.09</i>	
Total Expenses	\$ 716,467.00	\$ 84,181.91	\$ 719,754.02	100%
Surplus - (Deficit)	\$ 26,066.00	\$ (30,530.91)	\$ 16,158.57	

Percent of Budget Month 12 of 12

100%

00000029

Vermilion Housing Authority
Operating Statement - Public Housing - Merche AMP 103
March 2022 ** Preliminary

	Annual Budget	Current Month	YTD	% of Budget
Operating Revenue				
Dwelling Rental	\$ 167,583.00	\$ 13,992.00	\$ 168,654.99	101%
Non - Dwelling Rental	\$ -	\$ -	\$ -	0%
Interest Income	\$ 1,039.00	\$ 103.80	\$ 1,036.67	100%
Other Income	\$ 47,531.00	\$ 581.38	\$ 49,961.08	105%
Subsidy	\$ 338,061.00	\$ 26,603.00	\$ 350,987.00	104%
Total Revenue	\$ 554,214.00	\$ 41,280.18	\$ 570,639.74	103%
Operating Expenses				
<i>Administrative</i>				
Salaries	\$ 47,671.00	\$ 7,779.22	\$ 47,928.18	101%
Legal	\$ 500.00	\$ (250.00)	\$ 630.00	126%
PBA Mngt. Exp.	\$ 86,335.00	\$ 7,130.00	\$ 86,102.50	100%
Mileage/Travel/Training	\$ 25.00	\$ -	\$ 3.14	13%
Other Administrative Exp	\$ 11,415.00	\$ 956.84	\$ 12,551.15	110%
Total Administrative Expense	\$ 145,946.00	\$ 15,616.06	\$ 147,214.97	
<i>Tenant Services</i>				
Other Tenant Services Exp	\$ 2,184.00	\$ 182.08	\$ 2,185.98	100%
Total Tenant Services Expenses	\$ 2,184.00	\$ 182.08	\$ 2,185.98	
Total Utility Expenses	\$ 73,069.00	\$ 11,640.20	\$ 89,322.19	122%
<i>Maintenance</i>				
Salaries	\$ 71,071.00	\$ 8,146.28	\$ 69,806.97	98%
Materials	\$ 15,000.00	\$ 2,220.00	\$ 20,016.34	133%
Contracts	\$ 47,495.00	\$ 3,177.66	\$ 39,166.35	82%
Total Maintenance Expenses	\$ 133,566.00	\$ 13,543.94	\$ 128,989.66	
<i>General Expenses</i>				
Insurance	\$ 23,045.00	\$ 2,140.55	\$ 23,706.10	103%
Employee Benefits	\$ 44,505.00	\$ (3,962.40)	\$ 80,084.03	180%
Depreciation Expense	\$ 49,036.00	\$ 4,086.43	\$ 49,036.72	100%
PILOT	\$ 8,030.00	\$ 7,933.28	\$ 7,933.28	99%
Casualty Losses	\$ -	\$ -	\$ -	0%
Collection Losses	\$ 15,000.00	\$ 2,189.11	\$ 14,889.81	99%
Energy Perf Cont Expense	\$ 37,205.00	\$ 1,017.74	\$ 26,785.73	72%
Total General Expenses	\$ 176,821.00	\$ 13,404.71	\$ 202,435.67	
Total Expenses	\$ 531,586.00	\$ 54,386.99	\$ 570,148.47	107%
Surplus - (Deficit)	\$ 22,628.00	\$ (13,106.81)	\$ 491.27	

Vermilion Housing Authority
Operating Statement - Public Housing - County Properties AMP 104
March 2022 ** Preliminary

	Annual Budget	Current Month	YTD	% of Budget
Operating Revenue				
Dwelling Rental	\$ 355,933.00	\$ 26,712.00	\$ 345,921.02	97%
Non - Dwelling Rental	\$ -	\$ -	\$ -	0%
Interest Income	\$ 2,301.00	\$ 201.49	\$ 2,267.14	99%
Other Income	\$ 100,525.00	\$ 732.52	\$ 106,648.23	106%
Subsidy	\$ 693,804.00	\$ 48,049.00	\$ 694,274.00	100%
Total Revenue	\$ 1,152,563.00	\$ 75,695.01	\$ 1,149,110.39	100%
Operating Expenses				
<i>Administrative</i>				
Salaries	\$ 76,091.00	\$ 10,995.79	\$ 76,083.03	100%
Legal	\$ 10,000.00	\$ 850.00	\$ 6,567.50	66%
PBA Mngt. Exp.	\$ 117,320.00	\$ -	\$ 117,020.00	100%
Mileage/Travel/Training	\$ 399.00	\$ -	\$ 57.00	14%
Other Administrative Exp	\$ 40,217.00	\$ 1,383.58	\$ 22,439.82	56%
Total Administrative Expense	\$ 244,027.00	\$ 13,229.37	\$ 222,167.35	
<i>Tenant Services</i>				
Other Tenant Services Exp	\$ 4,704.00	\$ 356.25	\$ 4,600.54	98%
Total Tenant Services Expenses	\$ 4,704.00	\$ 356.25	\$ 4,600.54	
Total Utility Expenses	\$ 178,136.00	\$ 15,400.09	\$ 176,072.08	99%
<i>Maintenance</i>				
Salaries	\$ 177,162.00	\$ 30,903.20	\$ 196,060.46	111%
Materials	\$ 70,000.00	\$ 8,335.69	\$ 76,217.14	109%
Contracts	\$ 144,873.00	\$ 19,923.11	\$ 98,396.34	68%
Total Maintenance Expenses	\$ 392,035.00	\$ 59,162.00	\$ 370,673.94	
<i>General Expenses</i>				
Insurance	\$ 53,092.00	\$ 4,963.75	\$ 54,710.83	103%
Employee Benefits	\$ 170,608.00	\$ (5,123.44)	\$ 146,265.08	86%
Depreciation Expense	\$ 61,709.00	\$ 3,305.06	\$ 39,660.72	64%
PILOT	\$ 14,276.00	\$ 17,020.89	\$ 17,020.89	119%
Casualty Losses	\$ -	\$ -	\$ 5,000.00	0%
Collection Losses	\$ 31,600.00	\$ 13,832.27	\$ 43,749.92	138%
Energy Perf Cont Expense	\$ -	\$ -	\$ -	0%
Total General Expenses	\$ 331,285.00	\$ 33,998.53	\$ 306,407.44	
Total Expenses	\$ 1,150,187.00	\$ 122,146.24	\$ 1,079,921.35	94%
Surplus - (Deficit)	\$ 2,376.00	\$ (46,451.23)	\$ 69,189.04	

Percent of Budget Month 12 of 12

100%

00000031

Vermillion Housing Authority
Operating Statement - HCV - Section 8
March 2022 ** Preliminary

	Annual Budget	Current Month	YTD	% of Budget
Operating Revenue				
Fraud Recovery	\$ 22,500.00	\$ 2,010.27	\$ 25,514.87	113%
Interest Income	\$ 500.00	\$ 52.94	\$ 505.40	101%
Administrative Fees	\$ 301,761.00	\$ 28,059.00	\$ 303,903.00	101%
Total Revenue	\$ 324,761.00	\$ 30,122.21	\$ 329,923.27	102%
Operating Expenses				
<i>Administrative</i>				
Salaries	\$ 182,751.00	\$ 27,317.11	\$ 138,055.27	76%
Legal	\$ 1,000.00	\$ -	\$ 200.00	0%
Mileage/Travel/Training	\$ -	\$ -	\$ 1,610.26	0%
Other Administrative Exp	\$ 33,834.00	\$ 2,989.07	\$ 37,615.88	111%
<i>Total Administrative Expense</i>	<i>\$ 217,585.00</i>	<i>\$ 30,306.18</i>	<i>\$ 177,481.41</i>	
<i>General Expenses</i>				
Insurance	\$ 4,812.00	\$ 486.08	\$ 5,067.78	105%
Employee Benefits	\$ 90,691.00	\$ (1,301.42)	\$ 74,484.60	82%
Depreciation Expense	\$ 11,075.00	\$ 384.55	\$ 4,614.60	42%
<i>Total General Expenses</i>	<i>\$ 106,578.00</i>	<i>\$ (430.79)</i>	<i>\$ 84,166.98</i>	
Total Expenses	\$ 324,163.00	\$ 29,875.39	\$ 261,648.39	81%
Surplus - (Deficit)	\$ 598.00	\$ 246.82	\$ 68,274.88	
Percent of Budget Month 12 of 12		100%		

00 0000 32

March 31, 2022

CAPITAL FUND 2019 - DANVILLE

Obligation Date: 4/15/2023
 Close Out Date: 4/15/2025

	Budget	Expended Current Month	Expended Grant-To-Date	Available Balance	Percent Available	3/31/2022 Obligation
Operations 1406	\$ 239,749.00	\$ -	\$ 239,749.00	\$ -	0.0%	\$ 239,749.00
Mgmt. Improvements 1408						
IT Improvements	\$ 59,441.31	\$ 1,109.20	\$ 59,441.31	\$ -		
Cameras	\$ 32,850.35	\$ -	\$ 25,190.00	\$ 7,660.35		
Marketing and Advertising	\$ -	\$ -	\$ -	\$ -		
Staff/Resident Council/Board Training	\$ 13,092.92	\$ -	\$ 13,092.92	\$ -		
Background Check Information	\$ 9,553.02	\$ -	\$ 9,553.02	\$ -		
	\$ 114,937.60	\$ 1,109.20	\$ 107,277.25	\$ 7,660.35	6.7%	\$ 114,937.60
Administration 1410						
Administration Costs-PHA Wide	\$ 119,874.00	\$ -	\$ 119,874.00	\$ -	0.0%	\$ 119,874.00
Contract Administration 1480						
Architecture and Engineering Fees	\$ 90,000.00	\$ -	\$ 72,696.88	\$ 17,303.12		\$ 90,000.00
	\$ 90,000.00	\$ -	\$ 72,696.88	\$ 17,303.12	19.2%	\$ 90,000.00
Non-Dwelling Construction - Mechanical 1480						
Door Replacement	\$ 10,490.00	\$ -	\$ 10,490.00	\$ -		
	\$ 10,490.00	\$ -	\$ 10,490.00	\$ -	0.0%	\$ 10,490.00
Dwelling Unit - Site Work 1480						
Sewer and Water Line Repairs	\$ 305,674.21	\$ -	\$ 305,674.21	\$ -		
Security Fencing - Fair Oaks	\$ -	\$ -	\$ -	\$ -		
Landscape Upgrades	\$ 104,944.64	\$ -	\$ 104,944.64	\$ -		
	\$ 410,618.85	\$ -	\$ 410,618.85	\$ -	0.0%	\$ 410,618.85
Dwelling Unit - Demolition 1480						
Demolition - Fair Oaks	\$ 213,078.55	\$ 67,127.44	\$ 193,827.81	\$ 19,250.74		
	\$ 213,078.55	\$ 67,127.44	\$ 193,827.81	\$ 19,250.74	9.0%	\$ 213,078.55
Total	\$ 1,198,748.00	\$ 68,236.64	\$ 1,154,533.79	\$ 44,214.21	3.7%	\$ 1,198,748.00

Percent Obligated 100.0%

00000033

March 31, 2022

CAPITAL FUND 2020 - DANVILLE

Obligation Date: 3/25/2024
 Close Out Date: 3/25/2026

	Budget	Expended Current Month	Expended Grant-To-Date	Available Balance	Percent Available	3/31/2022 Obligation
Operations 1406	\$ 256,526.80	\$ -	\$ 90,000.00	\$ 166,526.80	64.9%	\$ 256,526.80
Mgmt. Improvements 1408						
Marketing and Advertising	\$ 3,000.00	\$ -	\$ 163.24	\$ 2,836.76		
Background Check Information	\$ 8,000.00	\$ 300.15	\$ 300.15	\$ 7,699.85		
	\$ 11,000.00	\$ 300.15	\$ 463.39	\$ 10,536.61	95.8%	\$ 8,000.00
Administration 1410						
Administration Costs	\$ 128,263.40	\$ -	\$ -	\$ 128,263.40	100.0%	\$ 128,263.40
Non-Dwelling Interior 1480						
Replace Ceiling Tiles and Flooring - Merché Manor Hallways	\$ 146,890.99	\$ -	\$ 146,890.99	\$ -		
	\$ 146,890.99	\$ -	\$ 146,890.99	\$ -	0.0%	\$ 146,890.99
Dwelling Unit - Exterior 1480						
Window Replacement - Churchill Tower	\$ -	\$ -	\$ -	\$ -		
Door Replacement - Screen and Exterior Security Doors	\$ -	\$ -	\$ -	\$ -		
	\$ -	\$ -	\$ -	\$ -		\$ -
Dwelling Unit - Site Work 1480						
Sewer and Water Line Repairs	\$ 8,966.01	\$ -	\$ -	\$ 8,966.01		
Roadway Patching	\$ 10,105.00	\$ -	\$ 10,105.00	\$ -		
	\$ 19,071.01	\$ -	\$ 10,105.00	\$ 8,966.01	47.0%	\$ 10,105.00
Dwelling Unit - Demolition 1480						
Demolition and Relocation - Fair Oaks	\$ 728,030.80	\$ 43,885.23	\$ 64,908.27	\$ 663,122.53		
	\$ 728,030.80	\$ 43,885.23	\$ 64,908.27	\$ 663,122.53	91.1%	\$ 548,599.27
Total	\$ 1,289,783.00	\$ 44,185.38	\$ 312,967.65	\$ 977,415.35	75.8%	\$ 1,098,385.46

Percent Obligated 85.2%

00000034

March 31, 2022

CAPITAL FUND 2020 - COUNTY

Obligation Date: 3/25/2024
 Close Out Date: 3/25/2026

	Budget	Expended Current Month	Expended Grant-To-Date	Available Balance	Percent Available	3/31/2022 Obligation
Operations 1406	\$ 79,829.80	\$ -	\$ 79,829.80	\$ -	0.0%	\$ 79,829.80
Mgmt. Improvements 1408						
Management Improvements	\$ 12,224.00	\$ -	\$ 12,224.00	\$ -		
	\$ 12,224.00	\$ -	\$ 12,224.00	\$ -	0.0%	\$ 12,224.00
Administration 1410						
Administration Costs	\$ 39,914.90	\$ -	\$ 39,914.90	\$ -	0.0%	\$ 39,914.90
Non-Dwelling Site Work						
Crack seal, sealcoat, and line stripe	\$ -	\$ -	\$ -	\$ -		\$ -
	\$ -	\$ -	\$ -	\$ -	0.0%	\$ -
Non-Dwelling Construction - Mechanical						
Replace Trash Compactor - Centennial Manor	\$ -	\$ -	\$ -	\$ -		
Door Replacement - Screen and Exterior Security Doors	\$ -	\$ -	\$ -	\$ -		
	\$ -	\$ -	\$ -	\$ -		\$ -
Non-Dwelling Unit - Interior 1480						
Centennial Manor Corridor Renovation	\$ 156,208.85	\$ -	\$ 137,502.25	\$ 18,706.60		
	\$ 156,208.85	\$ -	\$ 137,502.25	\$ 18,706.60	12.0%	\$ 156,208.85
Dwelling Unit - Interior 1480						
Appliances - Refrigerators and Stoves	\$ -	\$ -	\$ -	\$ -		
	\$ -	\$ -	\$ -	\$ -	0.0%	\$ -
Dwelling Unit - Exterior 1480						
Roof Replacement - Kennedy Court	\$ 9,714.60	\$ -	\$ 9,714.60	\$ -		
	\$ 9,714.60	\$ -	\$ 9,714.60	\$ -	0.0%	\$ 9,714.60
Dwelling Unit - Demolition 1480						
Demolition and Relocation - Ramey Court	\$ 103,480.85	\$ 17,521.00	\$ 59,475.25	\$ 44,005.60		
	\$ 103,480.85	\$ 17,521.00	\$ 59,475.25	\$ 44,005.60	42.5%	\$ 103,480.85
Total	\$ 401,373.00	\$ 17,521.00	\$ 338,660.80	\$ 62,712.20	15.6%	\$ 401,373.00

Percent Obligated 100.0%

00000035

March 31, 2022

CAPITAL FUND 2021 - Vermilion Housing Authority

Obligation Date: 2/22/2023
 Close Out Date: 2/22/2025

	Budget	Expended Current Month	Expended Grant-To-Date	Available Balance	Percent Available	3/31/2022 Obligation
Operations 1406	\$ 392,598.60	\$ -	\$ 79,829.00	\$ 312,769.60	79.7%	\$ 392,598.60
Mgmt. Improvements 1408						
Marketing and Advertising	\$ 20,000.00	\$ -	\$ -	\$ 20,000.00		
Surveillance System - Beeler	\$ 120,000.00	\$ -	\$ 52,188.80	\$ 67,811.20		\$ 91,448.75
Staff Training	\$ 10,000.00	\$ -	\$ 850.00	\$ 9,150.00		\$ 850.00
IT Improvements	\$ 35,000.00	\$ 650.80	\$ 30,337.06	\$ 4,662.94		\$ 30,337.06
Background Check Information	\$ 5,000.00	\$ 134.85	\$ 134.85	\$ 4,865.15		\$ 5,000.00
	\$ 190,000.00	\$ 785.65	\$ 83,510.71	\$ 106,489.29	56.0%	\$ 127,635.81
Administration 1410						
Administration Costs	\$ 196,299.30	\$ -	\$ -	\$ 196,299.30	100.0%	\$ 196,299.30
Contract Administration 1480						
A/E Services	\$ 100,000.00	\$ -	\$ -	\$ 100,000.00		\$ 52,500.00
	\$ 100,000.00	\$ -	\$ -	\$ 100,000.00	100.0%	\$ 52,500.00
Dwelling Unit - Interior/Exterior 1480						
Unit Modernization - Fair Oaks	\$ 339,693.65	\$ -	\$ -	\$ 339,693.65		
Replace Lock Sets - Centennial Manor	\$ -	\$ -	\$ -	\$ -		
Replace Siding - Kennedy, Richle, Hubbard Trail, Hillcrest	\$ 150,000.00	\$ -	\$ -	\$ 150,000.00		
Appliances - Boiler, Furnaces	\$ 47,495.25	\$ -	\$ 47,495.25	\$ -		\$ 47,495.25
Roof Replacement - Beeler	\$ 70,000.00	\$ -	\$ -	\$ 70,000.00		
Roof Painting - Centennial Manor	\$ 50,000.00	\$ -	\$ -	\$ 50,000.00		
Door Replacement - Screen and Exterior Security Doors	\$ 1,000.00	\$ -	\$ -	\$ 1,000.00		
	\$ 658,188.90	\$ -	\$ 47,495.25	\$ 610,693.65	92.8%	\$ 47,495.25
Non-Dwelling/Dwelling Unit - Site Work 1480						
Sewer and Water Line Repairs	\$ 10,000.00	\$ -	\$ -	\$ 10,000.00		
Roadway Paving - AMP 102 + 104	\$ 115,906.20	\$ -	\$ -	\$ 115,906.20		
Infrastructure Investment - Fair Oaks, Ramey	\$ 210,000.00	\$ -	\$ -	\$ 210,000.00		
Landscape Upgrades	\$ 10,000.00	\$ -	\$ -	\$ 10,000.00		
	\$ 345,906.20	\$ -	\$ -	\$ 345,906.20	100.0%	\$ -
Dwelling Unit - Demolition 1480						
Demolition - Fair Oaks, Ramey	\$ 80,000.00	\$ -	\$ -	\$ 80,000.00		
	\$ 80,000.00	\$ -	\$ -	\$ 80,000.00	100.0%	\$ 24,679.15
Total	\$ 1,962,993.00	\$ 785.65	\$ 210,834.96	\$ 1,752,158.04	89.3%	\$ 841,208.11

Percent Obligated 42.9%

00000036

ROSS Grant - Vermilion Housing Authority
ROSS211574
March 2022

Start Date: 6/1/2021
 Close Out Date: 5/31/2024

	Budget	Expended Current Month	Expended Grant-To-Date	Available Balance	Percent Available
Project Coordinator 1168					
Project Coordinator	\$ 137,616.00	\$ 4,028.80	\$ 36,259.20	\$ 101,356.80	73.7%
Training Costs 1268					
Training Costs	\$ 6,000.00	\$ -	\$ 1,355.00	\$ 4,645.00	
	\$ 6,000.00	\$ -	\$ 1,355.00	\$ 4,645.00	77.4%
Administrative Costs 1868					
Administrative Costs	\$ 14,340.00	\$ -	\$ 653.00	\$ 13,687.00	
	\$ 14,340.00	\$ -	\$ 653.00	\$ 13,687.00	95.4%
Total	\$ 157,956.00	\$ 4,028.80	\$ 38,267.20	\$ 119,688.80	75.8%

00000037

Vermilion Housing Authority
First Financial Bank - Authority Account
March 2022 ** Preliminary

Balance Sheet

Assets	
111105 Cash	320,627.80
Total Assets	320,627.80
 Liabilities	
2111 Accounts Payable	0.00
Total Liabilities	0.00
 Equity	
2820 Operating Reserves - Retained Earnings	320,531.63
Current Year Operating - Gain/(Loss)	96.17
Total Liabilities & Equity	320,627.80

Income Statement

	Current Month	Year to Date
Operating Revenue		
Interest Income	8.17	96.17
Other Income	0.00	0.00
Total Revenue	8.17	96.17
 Operating Expenses		
Other Administrative Expenses	0.00	0.00
Total Expenses	0.00	0.00
Surplus - (Deficit)	8.17	96.17

00000038

Vermilion Housing Authority
Tenant Receivables Outstanding
PHAS Financial Indicator
March 2022 ** Preliminary

Definition: This subindicator measures the tenant accounts receivable of a project against the tenant charges for the project's fiscal year.

IF the ratio is less than 20% - the agencies score is 5.

IF the ratio is equal to or greater than 21% and less than 40% - the agencies score is 2.

IF the ratio is equal to or greater than 41% - the agencies score is 0.

**Ratio is based on a pro-rated calculation of annualized rental income.

March-21	\$	29,970.40	4.52%
April-21	\$	36,200.77	4.67%
May-21	\$	44,961.60	5.80%
June-21	\$	53,814.81	6.94%
July-21	\$	44,625.71	5.76%
August-21	\$	43,884.77	5.66%
September-21	\$	62,727.33	8.09%
October-21	\$	64,492.01	8.32%
November-21	\$	64,078.81	8.27%
December-21	\$	75,312.17	9.72%
January-22	\$	77,809.75	10.04%
February-22	\$	91,220.11	11.11%
March-22	\$	58,507.92	6.60%

Vermilion Housing Authority
 AP Expenditures
 March 2022

Affordable Housing Network LLC	\$3,000.00
Ameren Ip	\$25,613.37
Aqua Illinois Inc	\$10,037.57
B & D Sales And Service	\$1,575.64
Better NOI	\$495.00
Botts Locksmith	\$1,905.00
Brandon Gilbert	\$130.38
Brickyard Disposal & Recycling Inc	\$44,515.56
Canady Laboratories, Inc.	\$732.80
Care Muffier & Brake Shops	\$200.00
Carle Physcician Group	\$70.00
Central Illinois Bank	\$762.37
Central Illinois Council of Housing Officials	\$75.00
Citibank, N.A.	\$238.42
City Of Danville	\$13,555.50
City of Hoopeston .	\$2,536.32
Classique Sash & Door	\$620.80
Comcast Cable	\$686.45
Constellation NewEnergy, Inc.	\$466.97
Danville Area Community College	\$911.58
Danville Sanitary	\$3,044.25
Danville Septic Service	\$1,275.00
Davis-Houk Mechanical Inc.	\$5,249.01
Donese L. Andrews	\$400.00
E & B GIFTS AND AWARDS	\$28.00
Emphasys Software	\$1,760.00
Fastenal	\$1,880.54
Frank's House Of Color Inc.	\$1,260.00
Georgetown Waterworks	\$4,201.41
Gibson Teldata, Inc.	\$787.50
Grainger, Inc	\$3,175.08
Grunau Company Inc	\$393.00
Hd Supply Facilities Maintenance	\$12,772.18
Health Alliance	\$28,406.56
Housing-Renewal & Local Agency Retirement	\$18,146.78
Huber & Mudd LLC	\$4,112.50
Ideal Enviromental Engineering, Inc	\$17,521.00
Illini FS	\$2,405.99
Johnson Controls	\$21,621.00
Johnson Controls Security Solutions	\$2,113.44
Kelly Printing Company Inc.	\$44.00
Kone Inc.	\$891.91
Lahne Lawncare	\$675.00
Latoz Hardware Inc.	\$5.58
Lowe's	\$10,737.63
Mahoney, Silverman & Cross,LLC	\$1,068.13
Menards - Menards Of Danville	\$62.84
Merrell Pest Solutions LLC	\$1,160.00
Mervis Indurstrries, Inc	\$1,000.00
Metlife Small Business Center	\$1,816.78
Miller, Hall, & Triggs	\$384.00
Municipal Water Utility	\$105.00
Napa Auto Parts	\$21.98
National Housing Law	\$450.00
NUSO, LLC	\$349.48
Owens Excavating & Trucking LLC	\$63,624.44
PDQ Supply Inc.	\$1,460.64

00000040

Peerless Network	\$2,051.54
Petty Cash, Terri Pankow Custodial	\$69.93
Quadient Finance USA, Inc	\$3,300.15
Quill	\$1,763.84
Rahn Equipment Company	\$5,347.28
Randy S. Woodard	\$1,875.00
Republic Services	\$16,842.52
Rogers Supply Company Inc.	\$946.18
ROTO-ROOTER	\$536.69
Santanna Energy Services	\$1,564.84
Securitas Electronic Security Inc.	\$225.00
Smithereen Pest Management Services	\$1,075.75
Sparklight Business	\$611.19
Stuard & Associates, Inc. Elevator Consulting Services	\$630.00
The Lincoln National Life Insurance Co.	\$169.10
United Rent A Fence	\$3,503.00
Verizon Wireless	\$266.86
Vermilion Advantage	\$30.00
Village of Rossville	\$801.76
Vision Service Plan	\$340.64
Wagner Communications Inc.	\$334.35
Watson Tire & Automotive Inc.	\$1,433.50
Watts Copy System	\$477.26
Woodard's Computing Services	\$1,450.00
Total for all Vendors	368,185.76

00000041



Memorandum

TO: Board of Commissioners
FROM: Jaclyn Vinson, Executive Director
DATE: April 13, 2022
RE: Personnel Monthly Report for the Month of March 2022

1. The following personnel action was taken in March 2022:

Tamra Hartman – Assistant Director of Finance – Hired

John Pine – Maintenance Mechanic – Hired

Fred Smith – Maintenance Laborer - Terminated

2. Staff/Commissioners attended the following training through the Executive Office in March 2022:

Low-Income Housing Tax Credit Management
Danville, IL

Brittany Savalick
Director of Housing Operations

Low-Income Housing Tax Credit Management
Danville, IL

Kim Spangler
Asset Manager

Housing Quality Standards Inspector Training
Danville, IL

Jim Booher
HQS Inspector

Microsoft Excel
Danville, IL

Brittany Savalick
Director of Housing Operations

Microsoft Excel
Danville, IL

Chad Holmes
Director of Maintenance

00000042



Memorandum

TO: Board of Commissioners
FROM: Jaclyn Vinson, Executive Director
DATE: April 13, 2022
RE: AMP 101 Security Camera Relocations

Several cameras were dislocated as a result of the recent demolition project at Fair Oaks. We requested quotes from our sole-source security provider at AMP 101, SEA Group for this project.

At this time we are recommending approval of SEA Group's quote for the relocation of several security cameras at Fair Oaks, AMP 101. The total cost for materials and labor to relocate the AMP 101 Security Camera system is \$31,814.40.

00000043

3/21/2022

From: SEA Group, Inc.
Joe Marchizza, President

PH: 217/523-1717
JMarchizza@seagr.com

To: Danville Housing Authority - Fair Oaks
Jaclyn Vinson
jaclyn.vinson@hacd-hud.com

RE: Fair Oaks Camera Moves

Scope of Work: SEA Group is providing a quote to relocate cameras, etc. taken down from other sites within the Danville Housing Authority properties:

REMOUNT EXISTING

- 1) #41 - Move to 1021-1031 Belton, install on SE Corner, facing South
- 2) #34 - Move to 933-949 Hubbard, West side of bldg, facing South
- 3) #33 - Move to 934-950 Hubbard, East Side, facing South
- 4) #32 - Move to 1633-1611 Redden bldg., West Side, facing South
- 5) #30 - Move to 915-931 Hubbard, East side, facing north
- 6) #29 - Move to pole at the end of Hubbard to catch front of 1601-1615 Fairchild bldg.

RELOCATE EXISTING

- 7) #20 - Move to Northeast corner of the same building 1611-1633 Redden
- 8) #27 - Color Issues, limited sight. Move to NE corner of the bldg., facing North.
- 9) #35 - Same location, reorient SE to cover more of parking lot
- 10) #24 - Same location, reorient to cover parking lot to the south.

INSTALL NEW

- 11) New Install: 934-950 Hubbard, SW corner facing West
- 12) New Install: 908-922 Redden, SE side, facing East
- 13) New Install: 1611-1633 Redden, facing North, center of bldg.
- 14) New Install: 912-922 Lewis, North end of bldg., facing West

Remount LPR Camera

- 15) New Install: LPR Pole at Clyman and Fowler facing South

Total Labor and Material:

\$31,814.40

00000044



Quote

Structured Cabling Division

3/22/2022

Reference: Fair Oaks Camera Moves

		DESCRIPTION	Unit	UNIT PRICE	LINE TOTAL
1	2	SEA STOCK AXIS P3707-PE Network Camera	ea.	610.00	\$1,220.00
2	3	10200314 P3727-PLE, IP Camera	ea.	1398.91	\$4,196.73
3	3	1017660 T94N01D Pendant Kit	ea.	92.29	\$276.87
4	3	690968 T91D62 Telescopic Parapet Mount	ea.	361.91	\$1,085.73
5	1	541497 T91D61 Wall Mount	ea.	92.96	\$92.96
6	1	395268 T91A64 Corner Bracket	ea.	41.79	\$41.79
7	2	698788 T94M02D Weather Shield and Mount	ea.	118.16	\$236.32
8	2000	1071 Cable	ft.	0.27	\$540.00
9	1	Electrical Misc (Hangers, Hardware, etc.)	ea.	1200.00	\$1,200.00

Total Equipment \$8,890.40
Installation Labor \$12,240.00
Professional Tech Labor \$4,600.00
Lift, Travel, etc. \$6,084.00
TOTAL MATERIAL & LABOR \$31,814.40

00000045

RESOLUTION NO. 2022-10

RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS
d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, the Authority to approve the relocation of security cameras in AMP 101 by SEA Group, Inc. of Springfield, Illinois with an amount not to exceed \$31,814.00; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the relocation of security cameras in AMP 101 by SEA Group, Inc. of Springfield, Illinois with an amount not to exceed \$31,814.00.
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

ADOPTED at the regular meeting of the Housing Authority of the City of Danville
d/b/a Vermilion Housing Authority in regular and public session this 21st day of April,
2022.

Ayes _____

Nays _____

Absent _____

THE HOUSING AUTHORITY OF THE CITY OF DANVILLE
d/b/a VERMILION HOUSING AUTHORITY

By: _____
Its: Chairman

Attest:

By: _____
Its: Secretary/Treasurer

00000047



MEMORANDUM

TO: Board of Commissioners

FROM: Jaclyn Vinson, Executive Director 

DATE: April 13, 2022

RE: VHA Administration Building Ejector Pump Replacement

Over the past 5 years, the VHA Administration Building basement area has flooded. We made several physical adjustments to our building and maintenance yard, in attempt to reduce the flooding issues, and while those investments have reduced the number of flood events that occur, we are still regularly having issues. On a recent flood event, it was found that the ejector pump that helps combat the storm waters had failed and could not be repaired. VHA staff requested quotes to replace the pump system and received two (2).

At this time we are recommending moving forward with Davis Houk Mechanical for the installation of the pump system. These updates will include removal of the current failed pump system, vac out the pit for heavy solids, install new pump and electrical control panel, install new piping, connect new pump to existing piping, startup and check installation, clean up work site and haul away old equipment.

The total cost for materials and labor to install this pump system is \$12,940.89. We are recommending approval of Davis Houk Mechanical's Proposal for the Pump System, at a total project cost of \$12,940.89.

00000048

Phone : 217-239-0040
Fax : 217-239-0042

Davis Houk Mechanical
1801 East University Avenue
Urbana, Illinois 61802

Proposal

Proposal Submitted To :

Name	Vermillion Housing Authority
Address	1607 Clyman Ln.
City, State	Danville, IL 61832
Attention	Chad
Phone	
Fax	



Install new lift storm water pump.

Work To Be Performed At :

Name	Vermillion Housing Authority
Address	1607 Clyman Ln.
City, State	Danville, IL 61832
Attention	
Phone	
Fax	

Description Of Work To Be Performed

- Provide new storm water lift station pump.
- Setup Confine space equipment.
 - o Remove old pump equipment.
 - o Sub-Contractor will vac out the pit for heavy solids.
 - o Electrician will install new electrical for new pump and control panel.
 - o DHM will install new pump and piping.
 - o Connect new pump to existing piping inside pit.
 - o Startup new pump equipment and check for operation and correct rotation.
 - o Clean up area and haul away old equipment.

\$12,940.89

Respectfully Submitted

(Timothy Purcell)

ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. This proposal is valid for 21 days.

Signature _____

Date _____

00000049

RESOLUTION NO. 2022-11

RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS
d/b/a VERMILION HOUSING AUTHORITY

WHEREAS, the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, the Authority to approve the replacement of the ejector pump in the Administration Building by Davis Houk Mechanical with an amount not to exceed \$12,940.89; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the replacement of the ejector pump in the Administration Building by Davis Houk Mechanical with an amount not to exceed \$12,940.89.
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

ADOPTED at the regular meeting of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority in regular and public session this 21st day of April, 2022.

Ayes _____

Nays _____

Absent _____

THE HOUSING AUTHORITY OF THE CITY OF DANVILLE
d/b/a VERMILION HOUSING AUTHORITY

By: _____
Its: Chairman

Attest:

By: _____
Its: Secretary/Treasurer

00000051



MEMORANDUM

TO: Board of Commissioners
FROM: Jaclyn Vinson, Executive Director
DATE: April 13, 2022
RE: Ramey Court Asbestos Removal

While preparing for demolition, it was found that Ramey Court never fully removed all asbestos containing materials from the buildings. VHA staff requested quotes to remove the asbestos based on the survey conducted and received three (3) proposals.

At this time we are recommending moving forward with M&O Environmental Company of Peoria, Illinois. Their proposal includes removal and disposal of all asbestos containing materials based on the survey completed on the project (plaster ceilings, drywall, floor tile and associated mastic, sinks with undercoatings, furnace boards and vibration dampers). This quote also includes cleaning out all units prior to the start of abatement.

The total cost for this project is \$141,000.00. We are recommending approval of M&O Environmental's proposal for the asbestos abatement, at a total project cost of \$141,000.00.

00000052

M & O ENVIRONMENTAL COMPANY

1625 W. Altorfer Drive

Peoria, IL 61615

(309) 692-6700

Fax (309) 692-9812

April 5, 2022

Vermillion County Housing Coalition
1607 Clyman Lane
Danville, IL 61832

Attention: Jaclyn Vinson

Re: Asbestos Abatement
Ramey Court Apartments
Quote #27221

Thank you for extending the opportunity to M & O Environmental Company to submit a bid on the abatement work at your facility. We are able to extend our expertise based on over 40 years of nationwide experience in the asbestos abatement, lead mitigation, mold remediation, and specialty insulation industries. We offer the following proposal for your review and acceptance.

SCOPE OF WORK

We will remove and dispose of the following asbestos containing materials utilizing full containment methods:

- Approximately 15,000 SF of plaster ceilings
 - Approximately 12,000 SF of drywall
 - Approximately 12,000 SF of floor tile and associated mastic
 - 20 sinks with undercoating
 - All furnace boards and vibration dampers
- ❖ M&O will also clean out all units prior to start of abatement

PRICE

Our Price for the Sum of: \$141,000.00

CLARIFICATIONS

1. A 10-day EPA notice is required for this project. (M&O Environmental to provide and cost included)
2. Area and/or clearance air sampling by others.
3. Bonds are not included in our price.

GENERAL PROCEDURES

For the purposes of safety and in order to minimize the potential for the contamination of individuals, access to the actual work area shall be completely restricted once work has commenced. No personnel will be allowed access to any designated work area without proper attire and respiratory protection. Respiratory protection and proper attire shall be made available at all times during the project for use by designated representative of the owner, the consultant and/or engineer or, if applicable, the independent air monitoring hygienist who may require individuals who enter the work area shall be subject to the

00000053

M & O ENVIRONMENTAL COMPANY

1625 W. Altorfer Drive

Peoria, IL 61615

(309) 692-6700

Fax (309) 692-9812

requirements of the M & O Environmental Respiratory Protection Program and all other appropriate programs.

INSURANCE

Third party liability insurance will be provided by M & O Environmental in the amount of \$2 million. This is the standard "true occurrence" type policy, and our carrier has an "A" rating. (See attached.)

SAFETY INFORMATION

If required, material safety data sheets and/or other project information regarding surfactants, encapsulant, adhesive, etc. will be submitted for review prior to the commencement of work.

REGULATORY COMPLIANCE

All proper and required notification to the EPA and/or IDPH shall be made prior to mobilization of manpower and equipment by M & O Environmental. Appropriate documentation will be made to the owner upon request.

ON-SITE UTILITIES

Customer shall provide utilities for the subject job which includes hot and cold water, drains, electricity and the like.

WORK FORCE

Work crews are to be union members and will meet all necessary requirements.

HAULING AND DISPOSAL

Hauling shall be provided in accordance with current regulation and all waste shall be disposed of in licensed, EPA approved landfills. Burial manifests shall be submitted to the owner for his records.

DOCUMENTATION

Upon request, all documentation such as air sample reports, containment sign-in sheets, burial manifests, EPA notifications, etc. shall be submitted to the owner for his permanent files.

REGULATORY NOTE

Please note that our proposal has been prepared on the basis of all Federal and State regulation and guidelines in effect at the date of this proposal. All work shall be performed in a professional and workmanlike manner and in complete and legal accordance with current OSHA regulations for Asbestos (Code of Federal Regulation Title 40, Part 61, Subparts A and M), acceptable industry practices and project specifications and requirements, as applicable.

00000054

M & O ENVIRONMENTAL COMPANY

1625 W. Altorfer Drive

Peoria, IL 61615

(309) 692-6700

Fax (309) 692-9812

CONFIDENTIALITY

Due to the potential of emotional responses to asbestos abatement, we shall, at all times during the project, adhere to a policy of strict confidentiality. Abatement workers shall endeavor to remain in the work areas at all times and shall at no time come into contact with building occupants while wearing protective clothing and respirators.

Again, thank you for the opportunity to submit this proposal to you. M & O Environmental is confidently looking forward to providing quality asbestos abatement services to you on this and future projects.

If you have any questions on this proposal or need any additional information, please contact me.

Sincerely,

M & O ENVIRONMENTAL COMPANY

Troy Shafer
Project Manager

TS: aw

00000055

M & O ENVIRONMENTAL COMPANY

1625 W. Altorfer Drive

Peoria, IL 61615

(309) 692-6700

Fax (309) 692-9812

April 5, 2022

Vermillion County Housing Coalition
1607 Clyman Lane
Danville, IL 61832

Attention: Jaclyn Vinson

Re: Asbestos Abatement
Ramey Court Apartments
Quote #27221

Again, thank you for the opportunity to submit this proposal to you. M & O Environmental is confidently looking forward to providing quality asbestos abatement services to you on this and future projects.

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders and will become an extra charge over and above the estimate. All agreements contingent upon strikers, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance. If requested in writing, we will provide additional insured status under the General Liability Policy.

If you have any questions on this proposal or need any additional information, please give me a call at 309-224-8033.

Acceptance of Proposal – The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified.

Printed Name _____

Signature _____

Date of Acceptance _____

Reference Number: Quote #27221

Price: \$141,000.00

00000056

RESOLUTION NO. 2022-12

**RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS
d/b/a VERMILION HOUSING AUTHORITY**

WHEREAS, the Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, the Authority to approve the asbestos removal at Ramey Court by M&O Environmental Company of Peoria, Illinois with an amount not to exceed \$141,000.00; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the asbestos removal at Ramey Court by M&O Environmental Company of Peoria, Illinois with an amount not to exceed \$141,000.00.
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

00000057

ADOPTED at the regular meeting of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority in regular and public session this 21st day of April, 2022.

Ayes _____

Nays _____

Absent _____

THE HOUSING AUTHORITY OF THE CITY OF DANVILLE
d/b/a VERMILION HOUSING AUTHORITY

By: _____
Its: Chairman

Attest:

By: _____
Its: Secretary/Treasurer

00000058

ADDENDUM TO THE EXECUTIVE DIRECTOR EMPLOYMENT AGREEMENT

This addendum serves to detail the changes, made effective by Board Resolution on April 21, 2022. The Personnel Policy of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority changes from time to time. As such, the Executive Director's contract shall mimic the benefit provided by the Personnel Policy if the Policy benefits are greater than the benefits outlined in the Executive Director's Employment Agreement.

00000059

RESOLUTION NO. 2022-13

**RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS
d/b/a VERMILION HOUSING AUTHORITY**

WHEREAS, the Housing Authority of the City of Danville, Illinois, d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, the Authority to approve the Addendum to the Executive Director's Contract; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the Addendum to the Executive Director's Contract.
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

ADOPTED at the regular meeting of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority in regular and public session this 21st day of April, 2022.

Ayes _____

Nays _____

Absent _____

THE HOUSING AUTHORITY OF THE CITY OF DANVILLE
d/b/a VERMILION HOUSING AUTHORITY

By: _____
Its: Chairman

Attest:

By: _____
Its: Secretary/Treasurer

00000061



MEMORANDUM

TO: Board of Commissioners

FROM: Jaclyn Vinson, Executive Director

DATE: April 13, 2022

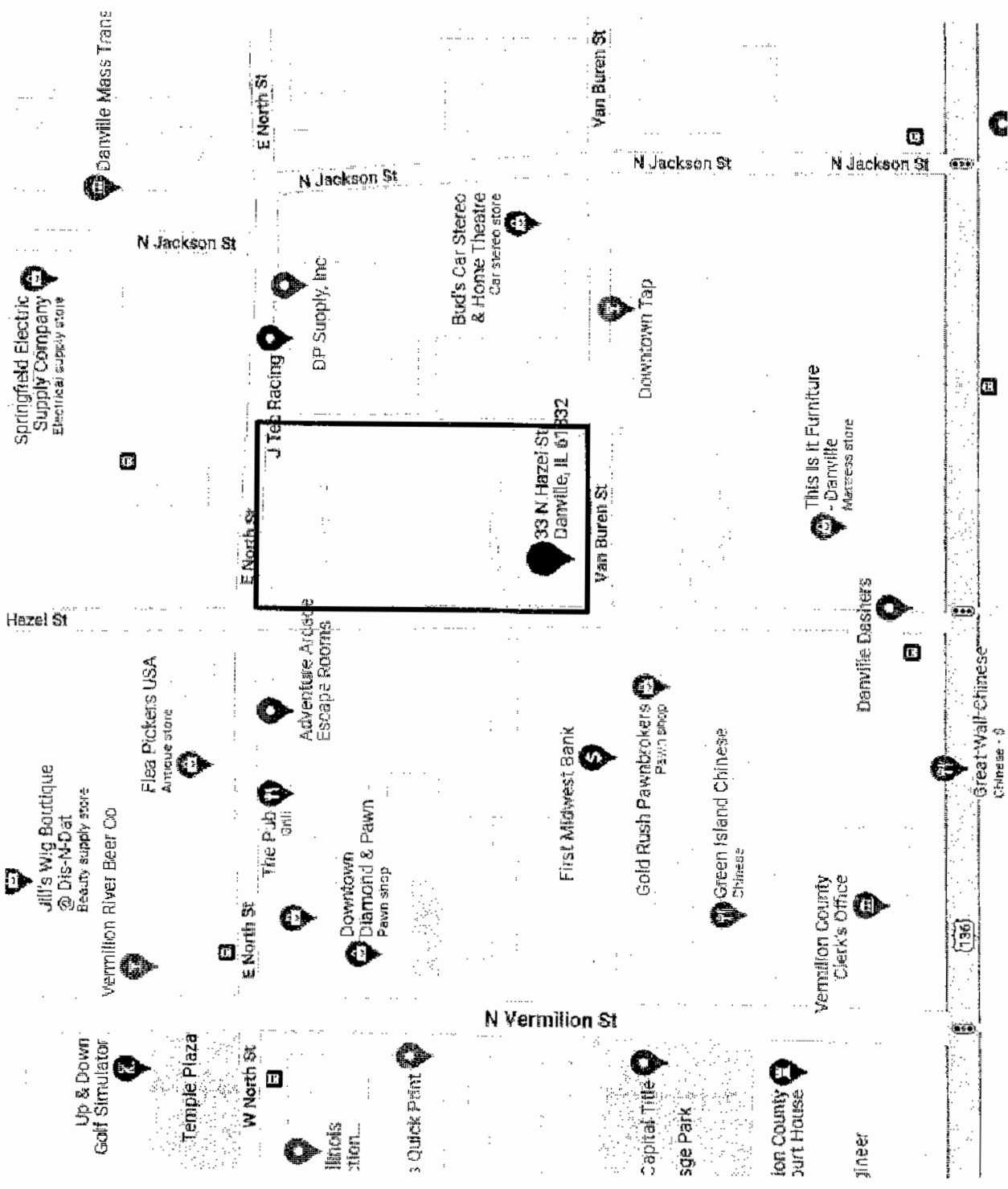
RE: 33 N. Hazel Street

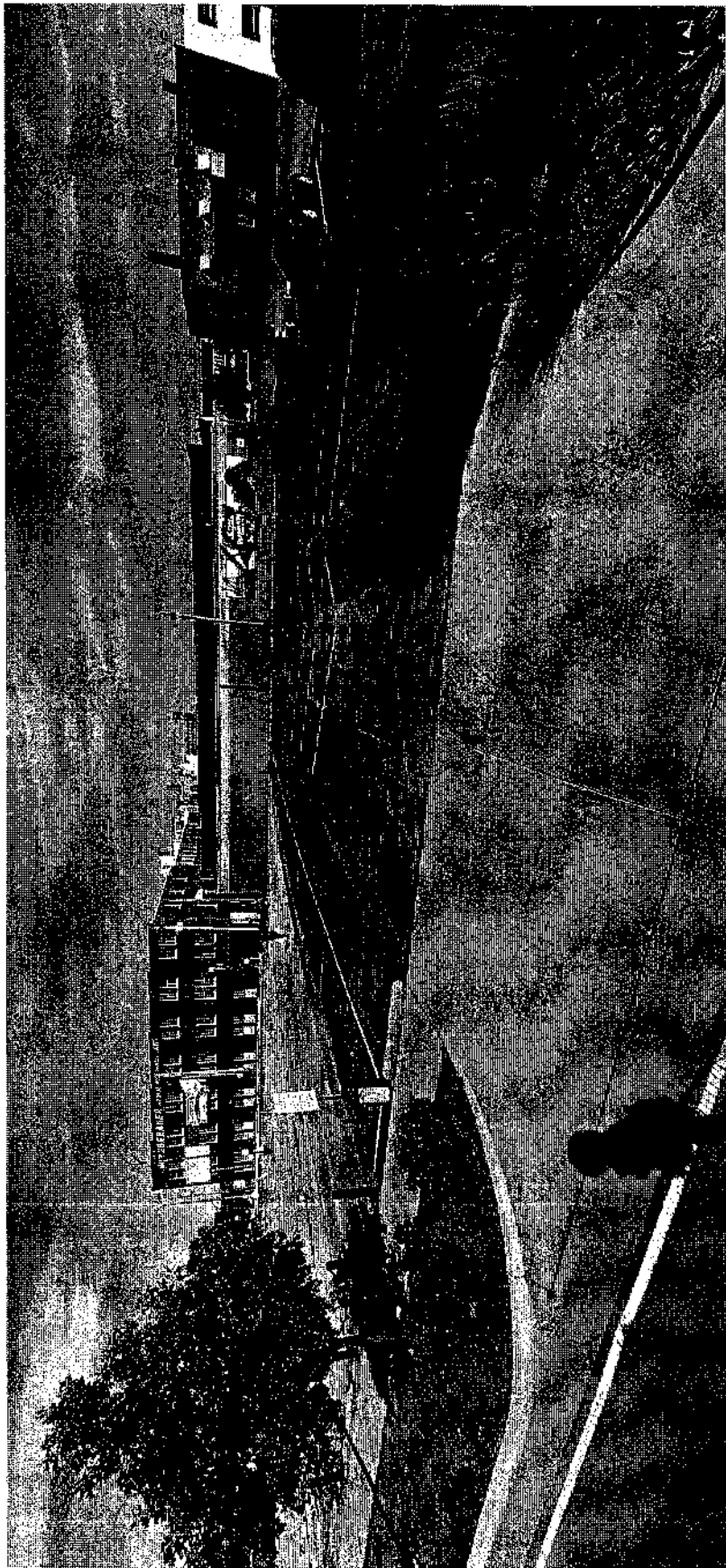
In December 2018, First Midwest Bank donated the property hereby referred to as 33 N. Hazel Street to the Housing Authority of the City of Danville in effort to support the creation of affordable housing in the central core of the City. Unfortunately, the City Administration was not in support of affordable housing development and would not support the application. To that end, the property at 33 N. Hazel has sat with minimal use since the date of acceptance.

We have had several entities contact us regarding the property and at this time believe it is in our best interest to advertise the property for sale in line with the regulations prescribed in our Disposition Policy. To that end, the property would be publicly advertised for bids for at least 15 days, then sealed bids would be publicly opened at an advertised date, and the low bid would be returned to the Housing Authority Board for approval.

We are seeking approval to enter into this process for the disposition of 33 N. Hazel Street.

00000062





00000064

RESOLUTION NO. 2022-14

**RESOLUTION OF THE BOARD OF COMMISSIONERS OF
THE HOUSING AUTHORITY OF THE CITY OF DANVILLE, ILLINOIS
d/b/a VERMILION HOUSING AUTHORITY**

WHEREAS, the Housing Authority of the City of Danville, Illinois, d/b/a Vermilion Housing Authority (the "Authority") is an Illinois municipal corporation and public body organized pursuant to the Illinois Housing Authority Act (310 ILCS 10/1 et seq.) (the "Act") for the purposes of engaging in affordable housing, providing rental assistance, and undertaking land assembly, clearance, rehabilitation, development and redevelopment projects as will tend to relieve the shortage of decent, safe, affordable and sanitary housing; and

WHEREAS, in furtherance of its purpose, the Authority to approve the sale of 33 N. Hazel St.; and

WHEREAS, The Housing Authority of the City of Danville, Illinois d/b/a Vermilion Housing Authority desires to approve such action.

NOW, THEREFORE, in furtherance of the goals and objectives of the Authority, the Board of Commissioners hereby resolves, acknowledges and authorizes the following:

- Section 1. The findings and recitations hereinabove set forth are adopted and found to be true.
- Section 2. Approval of the sale of 33 N. Hazel St.
- Section 3. This Resolution is in addition to all other resolutions on the subject and shall be construed in accordance therewith, excepting as to that part in direct conflict with any other resolution, in which event the provisions hereof shall control.
- Section 4. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

ADOPTED at the regular meeting of the Housing Authority of the City of Danville d/b/a Vermilion Housing Authority in regular and public session this 21st day of April, 2022.

00000065

Ayes _____

Nays _____

Absent _____

THE HOUSING AUTHORITY OF THE CITY OF DANVILLE
d/b/a VERMILION HOUSING AUTHORITY

By: _____
Its: Chairman

Attest:

By: _____
Its: Secretary/Treasurer

00000066