

Madison Housing & Redevelopment Commission
Regular Meeting
October 18, 2023

The regular meeting of the Madison Housing and Redevelopment Commission (MHRC) was held on October 18, 2023 at Nicky's Steakhouse. Present were Commissioners Scott Johnson, Karin Mathison, Steven Sims, and Steve Stunes. Absent was Tim Walburg. Also present was Executive Director GayLynn Hagemann. Chairman Johnson, who established a quorum was present, called the meeting to order at 5:40 p.m. Unless noted all motions were unanimous.

Motion by Stunes, seconded by Mathison to approve the agenda as presented.

Motion by Stunes, seconded by Sims to approve the minutes of the August 16 regular meeting as presented.

Motion by Mathison, seconded by Sims to approve expenditures that were paid the end of August, September, and October.

There was not a Maintenance Supervisor Report.

The board reviewed the Tower and Townhome Occupancy Reports and the Section 8 report.

Motion by Stunes, seconded by Sims to approve the account balances, bank reconciliations, operating statements, and payrolls.

The 8-plexes and townhomes were discussed.

Motion by Mathison, seconded by Sims to approve hallway painting by Beck's Painting, \$7,318.50.

Motion by Sims, seconded by Stunes to have the flooring replaced in the laundry room, Montgomery's \$4,320.69.

Motion by Sims, seconded by Stunes to approve the health insurance renewal through Health Pool of SD.

Replacing the fence around the large HVAC unit was discussed and tabled.

The board tabled relocating the large generator, purchasing a new natural gas generator, or upgrading the method of the exhaust system on the current generator. This was tabled until more information is received.

Motion by Stunes, seconded by Mathison to advertise the Section 8 Program on the front page of the LeaderLand twice at the cost of \$425 each.

The tenant Christmas party was discussed. The supper will be provided by Pizza Ranch. Each apartment will be given a Chamber gift card as their Christmas gift from the board and staff members.

The next meeting of the board is scheduled for Wednesday, November 15, 2023 at 5:30 p.m. at Nicky's Steakhouse.

Motion by Sims, seconded by Stunes to adjourn at 6:35 p.m.

GayLynn Hagemann, Executive Director

Scott Johnson, Chairman