

**REGULAR MEETING
TUESDAY, JUNE 20, 2023**

The regular meeting of the Westmoreland County Housing Authority Board of Commissioners was called to order by Mr. Wukich and the following were present:

Daniel J. Wukich, Chairman
Thomas S. Abraham, Vice Chairman (phone conference)
Norene Price, Treasurer (phone conference)
Joseph A. Dalfonso, Secretary
Robert T. Regola, Member

Also present: Michael L. Washowich, Executive Director
William J. McCabe Solicitor
Linda Metz, Executive Administrative Assistant
Erik Spiegel, Director of Architect and Engineering
Mark Swetz, Comptroller
Rich Cholodofsky, Tribune Review

There being a quorum present, Mr. Wukich declared the meeting in session.

PUBLIC COMMENT

No public in attendance.

READING OR DISPENSING OF THE READING OF THE MINUTES

Mr. Dalfonso moved, and Mr. Regola seconded the motion to dispense from the reading of the March 21, 2023, regular meeting minutes as submitted to the Board of Commissioners and accept them as presented, subject to any correction or deletions.

On a roll call, the motion carried unanimously.

RATIFY THE PAYMENT OF BILLS

Mr. Regola moved, and Mr. Dalfonso seconded the motion to ratify the payment of bills that are properly authorized and signed as presented and travel expenses for the Commissioners attending this meeting.

On a roll call, the motion carried unanimously.

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MANAGEMENT REPORT

EXECUTIVE REPORT:

Mr. Washowich said he had little more to report than what was addressed in the work session. He asked that the board approved the meeting agenda items and informed Commissioners that the Authority's Employee Appreciation Picnic will be held September 22, 2023, at Hempfield Park.

"The employees enjoyed last year's picnic. It was a very nice affair," he stated. "I hope everybody can attend."

FINANCIAL REPORT: Mr. Swetz presented his report (see provided hard copy).

MODERNIZATION REPORT: Mr. Spiegel presented his report (see provided hard copy).

CORRESPONDENCE

Hope in Life for June 2023

OLD BUSINESS

No old business.

NEW BUSINESS

Mr. Dalfonso moved, and Ms. Price seconded a motion to adopt Resolution 2023-06 approving the submission of the Annual PHA Plan for Fiscal Year 2023-2024.

On a roll call vote, the motion carried unanimously.

Mr. Abraham moved, and Ms. Price seconded a motion to adopt Resolution 2023-07 approving the submission of the 2023 Capital Fund Program Annual Statement and the 5-year Action Plan for WCHA.

On a roll call vote, the motion carried unanimously.

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Mr. Regola moved, and Mr. Dalfonso seconded a motion to adopt Resolution 2023-08 approving the ex-tenants accounts written off to collection loss for February, March and April 2023.

<u>Month</u>	<u>Public Housing</u>	<u>Section 8 New Construction</u>
February 2023	\$ 13,870.99	\$ 00.00
March 2023	\$ 7,293.72	\$ 1,494.13
April 2023	\$ 17,444.25	\$ 48.50

Ms. Price moved, and Mr. Regola seconded a motion to adopt Resolution 2023-09 authorizing the Executive Director to proceed with all aspects of the purchase of property located in Trebella Circle, Rostraver Township (subject to review by solicitor and all WCHA due diligence).

On a roll call vote, the motion carried unanimously.

ADJOURNMENT

Mr. Wukich moved, and Mr. Dalfonso seconded a motion to adjourn.

On a roll call, the motion carried unanimously.

The Chairman declared the meeting adjourned.

Secretary

SEAL