

**THE BOARD OF COMMISSIONERS OF THE
HOUSING AUTHORITY OF LINCOLN COUNTY MINUTES**

January 25, 2024

The Board of Commissioners of the Housing Authority of Lincoln County met for its regular session at the Conference Room of the Oceanspray Family Center, Housing Authority of Lincoln County, 1039 NW Nye Street, Newport. The meeting was called to order at 12:02 p.m. by Chair Bassingthwaite. Upon roll call the following were:

Present: James Bassingthwaite, Chair
 Niesa Chastain, Commissioner
 Larry Henson, Commissioner
 Karen Rockwell, Executive Director/Secretary (ex-officio)
 Kyla Sellers, Executive Assistant
 Shannon Montgomery, Commissioner

Absent: Mitch Parsons, Commissioner

Minutes of the December 19, 2023, HALC Board meeting were reviewed. Commissioner Chastain made a motion to approve the minutes as submitted. Second to the motion was made by Commissioner Henson. Motion carried.

Financial Report

The Accounts Payable Report for December 2023 and the December YTD Financial Statements with a summary were distributed. The reports were reviewed and discussed. Commissioner Chastain made a motion to approve the Account Payable Report. Second to the motion was made by Commissioner Montgomery. Motion carried. Executive Director Rockwell presented the FY24 Budget. The Board discussed the budget. Commissioner Chastain made a motion to accept the FY24 Budget. Commissioner Montgomery seconded the motion. Motion carried.

Executive Director Update

Executive Director Rockwell gave an update on the work the Housing Authority is doing coordinating the Lincoln County 2024 Point in Time Count which is happening January 22 through January 31, 2024. Through the many communications with the service providers Rockwell has been able to provide the Board a comprehensive update on the winter sheltering and service agency statistics provided in the written Executive Director Report. Rockwell went on to update the Board on the progress of the current affordable housing developments. Wecoma is projected to open late April/early May.

Housing Programs

The Board reviewed the Waiting List and Occupancy Report. Special note was made that all vouchers are allocated and in use. Rockwell mentioned that the Housing Team has worked diligently to produce this result and that they have noticed a trend while working to allocate all available vouchers. The Voucher Administrators are seeing many out of state individuals at the top of the

waitlists. As the vouchers are offered to these individuals, and then denied by them as they are unable to relocate, the process must restart. As a result the allocation process is drawn out. Rockwell informed that this may be solved by adopting local preference.

Communications

There were no formal communications received.

Old Business

The Board went into Executive Session to consider a potential real property transaction pursuant to ORS 192.660(2)(e) (to conduct deliberations with person(s) designated to negotiate real property transactions).

The Board exited Executive Session at 1.18 p.m. Commissioner Chastain made motion to authorize the Executive Director to move forward with the vetting of the Oceanlake property for the purpose of acquisition. Commissioner Montgomery seconded this motion. Motion carried.

New Business

Commissioner Chastain made motion to add a Lincoln County local preference to Agate Heights, Fistera Gardens, Mariner Heights, Salmon Run and Vandehaven By the Bay. Commissioner Montgomery seconded the motion. Motion Carried.

With no further business to discuss, the meeting was adjourned at 1:24 p.m.

Dated this 25th day of January 2024

James Bassingthwaite, Chair

Karen Rockwell, Executive Director- Secretary/Recorder