

North Bend City Housing Authorities
Regular Board Meeting

M I N U T E S

March 26, 2013
North Bend City Housing Authorities Main Office
1700 Monroe St.
North Bend OR 97459

Attendance:

North Bend Board Members: Kevin Owens, Chairman; Marie Martin, Commissioner; Ron Cleveland, Commissioner. Absent: Patty Cook, Vice Chair; Holly Tavernier, Commissioner.

Staff: Ned Beman, Executive Director; Debbie Kaufman, Housing Director; Lisa Lucero, Assistant Housing Manager, and Denise Russell, Executive Assistant.

Others Present: Residents participated

1. Call to Order: The meeting was called to order by Kevin Owens, Chairman at 12:30 p.m.
2. Establishment of a Quorum: A quorum for North Bend City Housing Authority was established.
3. Residents and Citizens to be heard:
 - Resident stated that she is very proud of where she lives and is appreciative of what the Housing Authority does for them. It is a very well maintained facility.
 - Resident states that the forty-seven percent of the 50 units are upset feel that the article in The World newspaper puts out in the community that Hamilton Court is a death trap, which it is not, and that the office staff are ogres. The resident if it would be okay for a group of them to compose a letter to submit to the newspaper in support of the Hamilton Court facility and the good treatment that they receive from the staff. Ned stated that the Housing Authority cannot stop any of the residents from writing a letter to the editor.
 - A resident asked if there was going to be an end to the situation at Hamilton Court. Ned indicated that there will be a resolution. Ned has an appointment with the attorney this afternoon at 1:00 p.m.

Ned thanked them for their support.

4. **Approval of Minutes:** Upon a motion by Commissioner, Marie Martin; (Commissioner, Ron Cleveland 2nd) the minutes from February 26, 2013, of the North Bend City Housing Authority's Regular Meeting were approved. The motion carried unanimously.
5. **Resolution No. 715: Salary-Wage Freeze-** Ned explained that because of the funding situation, he is recommending that the salaries be frozen. A motion was made by Commissioner, Marie Martin; (Commissioner, Ron Cleveland 2nd) the resolution to freeze salaries. The resolution passed unanimously.
6. **Resolution No. 716: Medical Insurance Cap-** Commissioner, Ron Cleveland made a motion to accept the Medical Insurance Cap; (Commissioner, Marie Martin 2nd). The motion passed unanimously.
7. **Resolution No. 717: Public Housing Admissions and Continued Occupancy Policy Amendment-** Ned stated that this is HUD's provision to help reduce administrative costs of the program. If the resident has less than \$5,000 in assets they are allowed to self-certify, and on a fixed-income the cost of living is included every December. Commissioner, Marie Martin made a motion to accept the resolution to amend the ACOP for North Bend City Housing Authority; (Commissioner, Ron Cleveland 2nd). The motion passed unanimously.
8. **Contract of Employment between the North Bend City/Coos-Curry Housing Authorities and Executive Director, Ned Beman-** Kevin Owens asked if there was a redline copy that would show the changes that were made to the contract. Ned indicated that the only changes were the years on the contract and 1 additional week of vacation. Commissioner Martin indicated that there were additional changes talked about. Kevin stated his understanding of the process was that both Boards (Coos-Curry and North Bend City Housing Authorities) after the changes were made and highlighted in the contract, that they would discuss the contract again. Because the conversation was done during Executive Session there is no documentation of what was discussed in the Board minutes and since Ned was not involved in the original meeting due to travel for work he is unable to talk about the changes that were discussed in the original meeting. The Board of Commissioners tabled the discussion until the next Board meeting and pending Coos- Curry Housing Authority signs the contract. Commissioner, Marie Martin made a motion to table the contract; (Commissioner, Ron Cleveland 2nd). The matter was tabled.
9. **Secretary's Report:**
 - A. **Financial Report:** None
 - B. **Operations Report:** None
 - C. **Maintenance Report:** None
 - D. **Contracts and Projects:** None
 - E. **Staff/Training:** None
10. **Informational Items:** None

11. Executive Session: None

12. Adjournment: Upon a motion by Commissioner, Marie Martin; (Commissioner, Ron Cleveland 2nd), the North Bend City Housing Authority meeting was adjourned at 12:49 p.m.

Kevin Owens, Chairman
North Bend City Housing Authority

ATTEST:

Ned Beman, Executive Director