

Minutes of the Waynesville Housing Authority Board of Commissioners

Regular Meeting August 28, 2024

The Waynesville Housing Authority Board of Commissioners met on Wednesday, August 28, 2024, at 9:00 a.m. at the Waynesville Administrative Office, 48 Chestnut Park Drive, Waynesville, NC.

A quorum was legally convened. Board Vice Chairman Ryan Newell called the meeting to order at 9:00 a.m. with the following members participating:

Vice Chairman Ryan Newell, Commissioner Amanda Singletary, Commissioner Cory Isbell, and Commissioner Colleen Davis

The following staff members and professionals were present:

Executive Director Belinda Kahl

The regular July 24, 2024, meeting minutes were forwarded to the board members for review. A motion was made by Commissioner Colleen Davis, seconded by Commissioner Corey Isbell, to approve the minutes. The motion passed unanimously.

The Financial reports were forwarded to the board members before review. Commissioner Newell discussed that Commissioner H.P. Dykes reviewed the financials and did not see anything unusual. A motion was made by Commissioner Amanda Singletary, seconded by Commissioner Corey Isbell, to table the financials. The motion passed unanimously.

Executive Director Belinda Kahl gave updates on WHA staffing, an accident at the Tower fence area, Tower roof ventilation, and Public Housing gutters.

Commissioner Ryan Newell discussed the need to update the bylaws to include changes in the number of board members and the date and time of the meetings.

The budgets were forwarded to the board members for review. The Public Housing Budget was tabled until next month. Commissioner Newell discussed that he spoke with Commissioner H.P. Dykes and he would approve the Tower budget. A motion was made by Commissioner Colleen Davis, seconded by Commissioner Amanda Singletary, to approve the Tower operating budget. The motion passed unanimously.

With no further business, a motion was made by Commissioner Corey Isbell, seconded by Commissioner Amanda Singletary to adjourn the meeting at 9:46 a.m.



Amanda Haithcox, Board Chairman



Sandra Arnold, Secretary

Minutes of the Waynesville Housing Authority Board of Commissioners  
Virtual Meeting/ Regular Meeting  
June 26, 2024

The Waynesville Housing Authority Board of Commissioners met on Wednesday, June 26, 2024, at 9:00 a.m. at the Waynesville Administrative Office, 48 Chestnut Park Drive, Waynesville, NC.

A quorum was legally convened. Board Vice Chairman H.P. Dykes called the meeting to order at 9:04 a.m. with the following members participating:

Board Vice Chairman H.P. Dykes, Commissioner Sandra Arnold, Commissioner Ryan Newell, Commissioner Mandy Haithcox, Commissioner Donald McGowan, Commissioner Amanda Singletary, Commissioner Colleen Davis

The following staff members and professionals were present:

Executive Director Belinda Kahl

The following Board Commissioners are absent:

Commissioner Brian Cagle, Commissioner Corey Isbell

The regular May 22, 2024, meeting minutes were forwarded to the board members before review. A motion was made by Commissioner Donald McGowan, seconded by Commissioner Sandra Arnold, to approve the minutes. The motion passed unanimously.

The Financial reports were forwarded to the board members before review. Commissioner H.P. discussed the income and asked questions about the Capital Grant Fund. Commission H.P. Dykes stated that he will give a brief discussion about the nature of the statements and what the board should look for during the next meeting. A motion was made by Commissioner Donald McGowan, seconded by Commissioner Ryan Newell, to approve the financials. The motion passed unanimously.

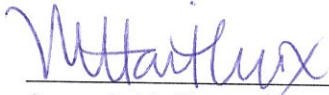
Executive Director Belinda Kahl gave development updates. Updated included the Capital Fund Grant approval and amount, changes in staffing, annual Plan, and budgets will be presented at the next meeting.

A resolution for authorizing the change of policies including the ACOP, Dwelling Lease, Grievance procedures, termination and eviction, etc. was forwarded to the board members for review. A motion was made by Commissioner Ryan Newell, seconded by Commissioner Sandra Arnold to adopt Resolution #23-5. The motion passed unanimously.

A discussion about the change of commissioners with terms expiring and a vote is needed for new chairs. Commissioner Amanda Haithcox volunteered to be the Board Chair with Commissioner Ryan Newell to be nominated as Vice Chair with the agreement that the positions would co-chair the duties of the board. A motion was made by Commissioner H.P. Dykes, seconded by Commissioner Donald McGowan to nominate Amanda Haithcox for Chair and Ryan Newell as Vice

Chair. The motion passed unanimously. Commissioner Ryan Newell nominated Commissioner Sandra Arnold to be the secretary, and Sandra accepted the position. The board confirmed unanimously.

With no further business, a motion was made by Commissioner Ryan Newell, seconded by Commissioner Mandy Haithcox to adjourn the meeting at 9:28.



Amanda Haithcox, Board Chairman



Sandra Arnold, Secretary