



WEST VALLEY CITY HOUSING AUTHORITY
3600 CONSTITUTION BOULEVARD
WEST VALLEY CITY, UTAH 84119

LARS NORDFELT, CHAIR
STEVE VINCENT, VICE CHAIR

The Regular Meeting of the West Valley City Housing Authority will be held on Tuesday, May 3, 2016, at 6:30 PM, or as soon thereafter as the Redevelopment Agency Meeting is completed, in the City Council Chambers, West Valley City Hall, 3600 Constitution Boulevard, West Valley City, Utah. Members of the press and public are invited to attend.

Posted April 28, 2016, 10:00 AM

A G E N D A

1. Call to Order- Chair Lars Nordfelt
2. Opening Ceremony
3. Roll Call
4. Approval of Minutes:
 - A. April 5, 2016
5. Communications
6. Report of Executive Director
7. New Business
 - A. Executive Director Submit FY 2016-2017 Proposed Budget
8. Adjourn

- West Valley City does not discriminate on the basis of race, color, national origin, gender, religion, age or disability in employment or the provision of services.
- If you are planning to attend this public meeting and, due to a disability, need assistance in understanding or participating in the meeting, please notify the City eight or more hours in advance of the meeting and we will try to provide whatever assistance may be required. The person to contact for assistance is Nichole Camac.



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MINUTES OF HOUSING AUTHORITY REGULAR MEETING – APRIL 5, 2016

THE WEST VALLEY CITY HOUSING AUTHORITY MET IN REGULAR SESSION ON TUESDAY, APRIL 5, 2016, AT 6:55 P.M. IN THE CITY COUNCIL CHAMBERS, WEST VALLEY CITY HALL, 3600 CONSTITUTION BOULEVARD, WEST VALLEY CITY, UTAH. THE MEETING WAS CALLED TO ORDER BY CHAIRMAN NORDFELT.

THE FOLLOWING MEMBERS WERE PRESENT:

Lars Nordfelt, Chair
Steve Vincent, Vice Chair
Ron Bigelow
Steve Buhler
Don Christensen
Karen Lang

ABSENT: Tom Huynh (Excused)

STAFF PRESENT:

Paul Isaac, Acting Executive Director
Nichole Camac, Secretary

Eric Bunderson, City Attorney
Layne Morris, CPD Director
Lee Russo, Police Chief
John Evans, Fire Chief
Jim Welch, Finance Director
Kevin Astill, Parks and Recreation Director
Sam Johnson, Strategic Communications Director
Mark Nord, Acting CED Director
Jake Arslanian, Public Works Department

APPROVAL OF MINUTES OF REGULAR MEETING HELD JANUARY 5, 2016

The Board read and considered Minutes of the Regular Meeting held January 5, 2016. There were no changes, corrections or deletions.

After discussion, Mr. Buhler moved to approve the Minutes of the Regular Meeting held January 5, 2016. Ms. Lang seconded the motion.

A voice vote was taken and all members voted in favor of the motion.

PUBLIC HEARING, ACCEPT PUBLIC INPUT REGARDING RE-OPENING THE FY2015-2016 BUDGET

MINUTES OF HOUSING AUTHORITY REGULAR MEETING – APRIL 5, 2016

Chairman Nordfelt informed a public hearing had been advertised for the Regular Meeting scheduled April 5, 2016, in order for the Board to hear public input regarding re-opening the FY2015-2016 Budget.

Written documentation previously provided to the Board included information as follows:

State Statute Title 10, Chapter 6, Utah Code Annotated 1953, as amended, allowed the Housing Authority to amend its Budget during the year. The West Valley City Housing Authority held public hearings on budget amendments quarterly. Public notice had been given as prescribed by law.

Chairman Nordfelt opened the public hearing. There being no one to speak in favor or in opposition, Chairman Nordfelt closed the public hearing.

ACTION: RESOLUTION NO. 16-01, A RESOLUTION AMENDING THE BUDGET OF WEST VALLEY CITY HOUSING AUTHORITY FOR THE FISCAL YEAR BEGINNING JULY 1, 2015 AND ENDING JUNE 30, 2016, TO REFLECT CHANGES IN THE BUDGET FROM INCREASED REVENUES AND AUTHORIZE THE DISBURSEMENT OF FUNDS

The Board previously held a public hearing regarding proposed Resolution No. 16-01 that would amend the Budget of the West Valley City Housing Authority for the fiscal year beginning July 1, 2015 and ending June 30, 2016, to reflect changes in the Budget from increased revenues and authorize the disbursement of funds.

Upon inquiry by Chairman Nordfelt there were no further questions or concerns from members of the City Council, and he called for a motion.

Mr. Christensen moved to approve Resolution No. 16-01, a Resolution Amending the Budget of West Valley City Housing Authority for the Fiscal Year Beginning July 1, 2015 and Ending June 30, 2016, to Reflect Changes in the Budget from Increased Revenues and Authorize the Disbursement of Funds. Mr. Buhler seconded the motion.

A roll call vote was taken:

Mr. Vincent	Yes
Ms. Lang	Yes
Mr. Buhler	Yes
Mr. Bigelow	Yes
Mr. Christensen	Yes
Chairman Nordfelt	Yes

Unanimous.

MOTION TO ADJOURN

MINUTES OF HOUSING AUTHORITY REGULAR MEETING – APRIL 5, 2016

Upon motion by Ms. Lang all voted in favor to adjourn.

THERE BEING NO FURTHER BUSINESS OF THE WEST VALLEY HOUSING AUTHORITY THE REGULAR MEETING OF TUESDAY, APRIL 5, 2016, WAS ADJOURNED AT 6:58 P.M. BY CHAIRMAN NORDFELT.

I hereby certify the foregoing to be a true, accurate and complete record of the proceedings of the Regular Meeting of the West Valley City Housing Authority held Tuesday, April 5, 2016.

Nichole Camac
Secretary

DRAFT

**HOUSING AUTHORITY - FUND 26
REVENUE STATEMENT**

	Actual 2012-2013	Actual 2013-2014	Actual 2014-2015	Adopted 2015-2016	Proposed 2016-2017	Percent Change
OPERATING REVENUES						
HOPWA:						
Salt Lake City	40,058	39,032	41,023	52,000	0	
State of Utah	20,720	44,921	0	0	0	
Total HOPWA	60,778	83,953	41,023	52,000	0	-100.0%
VOUCHERS:						
Interest Income	2,670	1,574	45	0	0	
Fraud Receivables	0	0	14,845	0	0	
Misc. Revenue	605	1,554	10,911	0	0	
Administrative Subsidy	281,966	263,976	309,187	0	0	
Portability Payments	96,184	103,320	105,836	0	0	
Housing Payments	2,682,868	2,759,413	2,335,296	3,430,000	3,500,000	
Total Vouchers	3,064,293	3,129,837	2,776,120	3,430,000	3,500,000	2.0%
PUBLIC HOUSING:						
HUD Operating Subsidy	17,874	0	0	0	0	
HUD Capital Funds	0	0	0	0	0	
Rental Income	0	0	0	0	0	
Misc. Revenue	497	0	0	0	0	
Sale of Assets	613,226	5,127	0	0	0	
Total Public Housing	631,597	5,127	0	0	0	0.0%
HOME:						
Salt Lake County	41,954	0	0	0	0	
Total Home	41,954	0	0	0	0	0.0%
SHELTER CARE:						
Shelter Plus Care - SL County	189,615	221,380	151,201	30,000	0	
Special Shelter Care	134,427	119,675	62,966	40,000	0	
Total Shelter Plus	324,042	341,055	214,167	70,000	0	-100.0%
Total Operating Revenue	4,122,664	3,559,972	3,031,310	3,552,000	3,500,000	-1.5%

**HOUSING AUTHORITY - FUND 26
EXPENSE STATEMENT**

	Actual 2012-2013	Actual 2013-2014	Actual 2014-2015	Adopted 2015-2016	Proposed 2016-2017	Percent Change
OPERATING EXPENSES						
GENERAL						
General Admin/Proj Cost	(2,881)	2,515	277	180,595	235,371	
Cost: Acctg, etc.	0	0		0	0	
HOPWA	0	0		(3,640)	0	
Vouchers	0	0		(172,855)	(235,371)	
Shelter Plus	0	0		(2,100)	0	
Special Shelter	0	0		(2,000)	0	
Insurance	0	0	2,193	0	0	
Transfer In	0	0	(3,252)	0	0	
General Subtotal	(2,881)	2,515	(782)	0	0	0.0%
HOPWA						
Administration	4,528	3,436	1,966	3,640	0	
Housing Assistance	56,250	80,517	39,057	48,360	0	
HOPWA Subtotal	60,778	83,953	41,023	52,000	0	-100.0%
VOUCHERS						
Depreciation	4,894	2,219	0	0	0	
Administration	351,756	346,195	367,336	343,000	350,000	
Vouchers - Regular	2,859,380	2,783,850	2,609,501	3,087,000	3,150,000	
Vouchers Subtotal	3,216,030	3,132,264	2,976,837	3,430,000	3,500,000	2.0%
PUBLIC HOUSING						
Administration	55,191	0	0	0	0	
Depreciation	796	0	0	0	0	
Utilities	470	0	0	0	0	
Building Maintenance	8,611	0	0	0	0	
Public Housing Subtotal	65,068	0	0	0	0	0.0%
HOME						
Administration	0	0	0	0	0	
Home Projects	41,954	0	0	0	0	
HOME subtotal	41,954	0	0	0	0	0.0%
SHELTER PLUS						
Administration	13,095	15,231	9,306	2,100	0	
Housing Assistance	176,520	206,149	141,895	27,900	0	
Shelter Plus subtotal	189,615	221,380	151,201	30,000	0	-100.0%
SPECIAL SHELTER CARE						
Administration	6,892	5,857	2,802	2,000	0	
Housing Assistance	127,535	113,818	60,164	38,000	0	
Spec Shelter Care subtotal	134,427	119,675	62,966	40,000	0	100.0%
Total Operating Expenses	3,704,991	3,559,787	3,231,245	3,552,000	3,500,000	-1.5%