Minutes of the Regular Meeting of the River Falls Housing Authority April 12, 2023,
Chair Todd Bjerstedt called the meeting to order at 6:67
Present: Todd Bjerstedt, Liz Brunner, Jacqueline Niccum, Jacob Proue,
Absent: Jason Stroud
Also Present: Peggy Chukel-Executive Director

Tenant Comments: No tenants were present.

ACTION ITEMS
1. Review and Approve Minutes of February Meeting M/S/C-JC/LB
2. Review and Approve Payment of February & March Bills M/S/C-JN/JP
   a. No extraordinary or unusual expenses to report
3. Review and Approve February Budget Report M/S/C-LB/JN
   a. Ins/Taxes are below average as multiple annual bills have not come in yet
   b. EB Utilities are higher than average because of unexplained excessive water usage at BW
   a. Significant rent increases are being requested as no rent increase was requested in the prior year and inflation has not leveled off.

REPORTS
1. Vacancy & Re-Rental: Review of Move-ins, Move-outs, and currently vacant units indicates nothing unusual.
2. Waiting lists: all counts are down as new applications always slow down during winter months and multiple applicants were removed for failure to respond during the last purge.

DISCUSSION ITEMS

ADJOURN: 6:57 M/S/C-JN/JP

Respectfully submitted by P L Chukel, recording secretary