

Minutes of the Regular Meeting of the River Falls Housing Authority May 11, 2022, Chair Todd Bierstadt called the meeting to order at 6:30.

Present: Todd Bjerstedt, Matt Fitzgerald, Jacqueline Niccum, Jacob Proue, Jason Stroud

Absent: None

Also Present: Peggy Chukel-Executive Director

**Tenant Comments:** No tenants were present

#### ACTION ITEMS

1. Review and Approve Minutes of April Meeting: M/S/C-JN/JP
2. Review and Approve Payment of Bills: M/S/C-JS/JN
3. Review and Approve Budget Report: M/S/C-MF/JN
4. Review and Approve New Employee Wage & Bonus Policy (Resolution #572)

#### REPORTS

Vacancy and Re-rental Report:

- a. We currently have 2 Vacant Units for May, 2 for June & 1 for July.
- b. PC explained abbreviations used in comments and explained reasons for terminated tenants

#### DISCUSSION ITEMS

1. Creating a New Employee Wage & Bonus Policy: MF stated that there has been no clear or consistent process for determining median wages, pay increases, or bonuses, and the board should have some basis by which to judge suggested wage increases & bonuses. PC stated that with a June 30<sup>th</sup> YE and raises given in January, the time & effort of incorporating two budgets into the analysis is very time consuming, as is trying to do reviews during year end and Holidays. Moving reviews to February & making wage increases coincide with the budget year will simplify multiple processes.

ADJOURN: 7:00

Respectfully submitted by P L Chukel, recording secretary