

MEETING Minutes

Southwest Iowa Housing Trust Fund, Inc.

Board of Directors

February 21, 2023, at 10:00am

ZOOM

Meeting ID: 235 538 3523

Passcode: 995829

1. **Call to Order.** Secretary/Treasurer Stephanie Bowden called the meeting to order at 10:04 a.m.
2. **Roll Call.** DeBord took roll call. Members present were: Stephanie Bowden, Sherri Clark, Grace Garrett, Kelly Mahlberg, Trent Svendsen, Debbie Waterbury, and a quorum was present. Staff attending were: Rhonda Brown, Tammy DeBord, Sandy Hansen, Erin Hudson, Aaron Koontz, John McCurdy, Nicole Rhodes, and Philip Richter. Others present: Darren Welsh with Gronewald, Bell and Khynn.
3. **Approve Agenda.** Waterbury moved to approve the agenda and Clark seconded. The motion passed with all ayes.
4. **Electing Officers.** Garrett moved to approve Bowden as a temporary Chair and vote on Chair, Vice Chair and Secretary/Treasurer at the next meeting in May. Clark seconded. The motion passed with all ayes.
5. **Approve Minutes of October 27, 2022, Meeting.** Mahlberg moved to approve the agenda and Waterbury seconded. The motion passed with all ayes.
6. **Review and Approve Financials.** McCurdy presented the financials, but explained they were incomplete at this time due to a change in SWIPCO's financial software. Garrett moved to table approval of the financial reports. Clark seconded. The motion passed with all ayes.
7. **Review and Approve 990.** Darren Welsh from GBK presented the 990. Waterbury moved to approve the 990 report. Garrett seconded. The motion passed with all ayes.
8. **Review and Approve FY22 Audit.** Darren Welsh from GBK presented the audit for review. Waterbury moved to approve the FY22 Audit. Svendsen seconded. The motion passed with all ayes.
9. **Current Programs.** Hansen reported, see attached.
10. **Review any Demo Applications.** Discussion was held amongst the board members regarding the eight applications/properties received from Red Oak. Svendsen moved to approve the top 4 scoring applications. Malhberg seconded. The motion failed with 0 ayes and all nays. Waterbury moved to approve four applications/properties of Red Oak's choosing. Clark seconded. The motion passed with all ayes.

SOUTHWEST IOWA HOUSING TRUST FUND, INC.

Serving Cass, Fremont, Harrison, Mills, Montgomery, Page, and Shelby Counties

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- 11. Other Business.** Discussion was held amongst the board members regarding future meetings possibly being in person and the day and time of the month that would work best for everyone. It was decided that the next quarterly meeting will be held in person in Atlantic on May 16th at 10:00am.
- 12. Adjourn.** Svendsen moved to adjourn the meeting at 11:25 a.m. and Waterbury seconded. The motion passed with all ayes.