

There was a Regular monthly meeting of the Wise County Redevelopment and Housing Authority Board of Commissioners on Tuesday, October 11, 2011 at 4:30 p.m. at the John P. Vandiver Community Center in Coeburn, VA.

Upon roll call, the following members were present:

Fred Pack
James Johnson, Sr.
Randy Carter
James Cooper
Robert Harrison
John Markham

Absent:

Gail Luntsford
Elsie Kern

Also Present: Attorney Greg Gilbert, Ralph Vandiver and Gary Pack.

The meeting was opened in prayer by Randy Carter which was followed by the Pledge of Allegiance.

Vice-Chairman Pack asked if there were any comments from the public. There were none. Mr. Salyer stated that Elsie is doing well and should be back home soon. We need to keep her in our prayers. Mr. Pack introduced his son Gary to the board.

Vice-Chairman Pack asked if there were any corrections or additions to the August 9, 2011 meeting minutes. Randy Carter made a motion to approve the minutes as received; motion seconded by Robert Harrison. All members voted aye.

Vice-Chairman Pack asked for a motion on the agenda. Mr. Salyer stated that he needed to add an item under new business. December meeting was added to the agenda. Randy Carter made a motion to approve the agenda with the amendment; the motion was seconded by Robert Harrison. All members voted aye.

Vice-Chairman Pack continued to Old Business – Commonwealth Apartments. Mr. Salyer gave a brief update on Commonwealth. The improvements are approximately 55.8% complete. All the improvements should be completed by mid to late February. The current contract amount is \$1.6 million dollars with change orders. There have been no major problems.

Prison Re-entry Program was the next item on the agenda. Mr. Salyer stated that Governor Bob McDonnell is working on a prisoner re-entry program that he said would lessen the chances of former prisoners going back to prison. Mr. Salyer said he recently attended a meeting at Wallens Ridge Prison in Big Stone Gap to discuss

prisoner re-entry with the inmates. Twenty-five agencies attended the meeting. The state is working on a re-entry program for inmates that will be released in the near future. None of the inmates had ties to this area. The oldest inmate was 28 and the youngest was 20 years old. The inmates were brought in in groups of 30 or 40 at a time to speak with the different agencies represented.

Mr. Salyer continued to Inman Village Fire Unit. Mr. Salyer stated that the Authority just received an estimate on the fire damaged apartment at Inman Village. Serv-Pro gave an estimate of \$38,000 which was acceptable to the Authority's insurance agent.

The Clinchview apartment that was damaged by a storm has been completed by Muir Contractors and is now back in the inventory. The total cost on this apartment was \$28,000.

Vice-Chairman Pack proceeded to New Business – Payment Standards. Kathy Hylton went over the proposed payment standards for Stonebriar, John Vandiver Manor and Commonwealth Apartments:

Stonebriar:

1 Bedroom current - \$519; Proposed \$504
2 Bedroom current - \$612; Proposed \$595

John Vandiver Manor:

1 Bedroom current - \$548; Proposed \$504

Commonwealth:

One bedroom current - \$548; Proposed \$504
Two bedroom current - \$646; Proposed \$595

Kathy Hylton stated that the payment standards are based on Fair Market Rents. These proposed payment standards will be effective November 1, 2011 if approved.

Vice-Chairman Pack asked for a motion from the board to approve the payment standards. Mr. James Johnson, Sr. made a motion to approve the payment standards effective November 1, 2011; The motion was seconded by Randy Carter. All members voted aye.

Mr. Salyer stated that the board needed to make a decision on where to have the Authority's December dinner/meeting. Mr. Johnson suggested the Fox House in Big Stone Gap. All the members were in agreement. Randy Carter suggested Tavern on Main in Wise if we are unable to get the Fox House.

There were no further comments from the board. Vice-Chairman Pack asked for a motion to adjourn. Randy Carter made the motion.

Attest

Vice-Chairman Pack