

Peoria Housing Authority

DEVELOPMENT CORPORATION

Board of Directors (Voting):

Office	Name	Appointed	Expires
Board President	Robert Culp	09/14/2021	06/30/2027
Vice Chair	Carl Cannon	10/14/2023	6/30/2027
Treasurer	Kadar Heffner	03/12/2019	06/30/2027
Director	Briggett Carter-Meachem	05/13/2025	06/30/2026
Director	Ciaron Graham	03/11/2025	06/30/2024
Director	Larry Ivory	06/1/2024	06/30/2027
Resident Director	John Ray Jones	04/11/2023	06/30/2026

PEORIA HOUSING AUTHORITY DEVELOPMENT CORPORATION BOARD OF DIRECTORS MEETING

PHA Administration Bldg
100 S. Richard Pryor Place,
Peoria, IL 61605

Thursday, May 22, 2025 at 6:00 P.M.

<https://us02web.zoom.us/j/82069714223?pwd=KytqZUgzTHBZeU1md05CZkZmRDZNdz09>

Meeting ID: 820 6971 4223

Passcode: 365105

Dial by Location: 312-626-6799 US (Chicago)

The public is welcome to attend in-person or electronically via Zoom.

Peoria Housing Authority

DEVELOPMENT CORPORATION

PEORIA HOUSING AUTHORITY DEVELOPMENT CORPORATION BOARD OF DIRECTORS MONTHLY MEETING

Thursday, May 22, 2025 @ 6:00 P.M.

AGENDA

- I. OPENING OF THE REGULAR MEETING OF THE BOARD OF DIRETORS
- II. ROLL CALL, PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE
- III. COMMUNITY COMMENTS
- IV. NEW EMPLOYEE INTRODUCTION
- V. FSS GRADUATES
- VI. APPROVAL OF THE MINUTES (**ACTION ITEMS**)
- VII. CHIEF EXECUTIVE OFFICER'S REPORT
- VIII. REPORTS, ORDINANCES, AND RESOLUTIONS

A. REPORTS (Consent Agenda)

- I. Finance and Accounting
- II. Human Resources
- III. Property Operations
- IV. Development
- V. Resident Engagement and Special Grants Management
- VI. Security Report

B. RESOLUTIONS

- I. **RESOLUTION NO. PHADC-052205-04** REQUEST APPROVAL ON BEHALF OF THE PEORIA HOUSING AUTHORITY (PHA) AND ITS INSTRUMENTALITY, PEORIA HOUSING AUTHORITY DEVELOPMENT CORPORATION, (PHADC) TO NEGOTIATE AND ENTER INTO A MEMORANDUM OF AGREEMENT WITH BRINSHORE DEVELOPMENT, LLC, FOR THE RECAPITLIZATION AND REPOSITIONING OF NEW SOUTHTOWN, LP (RIVERWEST RENTAL), RIVERWEST LEASE TO PIURCHASE AND RIVERWEST HOMEOWNERSHIP.

IX. OLD BUSINESS –

X. NEW BUSINESS

XI. BOARD COMMENTS

- A. Audit & Finance Committee
- B. Personnel Committee
- C. Resident & Safety Committee
- D. Board Member Comments

XII. CLOSED SESSION - Yes

- A. **5 ILCS 120/2(c)(1) – the appointment, employment, compensation, discipline, performance or dismissal of specific employees.**
- B. 5 ILCS 120/2(c)(2) – collective negotiating matters
- C. **5 ILCS 120/2(c)(5-6) – the purchase or lease of real estate or the settling of a price for sale or lease of real estate.**
- D. **5 ILCS 120/2(c)(11) – litigation.**
- E. **5 ILCS 120/2(c)(21) – Discussion of minutes of meetings lawfully closed under this Act, whether for purposes of approval by the body of the minutes or semi-annual review of the minutes as mandated by Section 2.06.**

XIII. ADJOURNMENT OF THE CLOSED MEETING

XIV. ADJOURNMENT OF THE REGULAR MEETING