

Presidents Council Meeting Minutes

October 22, 2012

What to take back to the Councils

- 1. Presidents Council Budget Approval.**
- 2. Maintenance contract.**
- 3. Picnic decision.**
- 4. Fire Award and Commendation to St. Paul PHA.**
- 5. Comcast information.**
- 6. Capitol Fund Hearing.**
- 7. Link for Presidents, Treasurers & Secretaries to the Presidents Council Website.**
- 8. Treasurers Training on QuickBooks on Budgets.**

Meeting called to order-Harold Purtell Cleveland HR

Introductions-Mary Puente-Front, Linda Dimmien & Ian Sims-Montreal, Pat Kramer-Seal, Lisa Lee-Wilson, Marlys Zerhan-Duneden, Connie Lydon-Neill, David Owens-Mt. Airt, Pat LeVoir-Hamline, Jonathan Murray-Ravoux, Karen Arnold-Exchange, Laurie Wryzca-Valley, Davis Cox-Wabasha, Dennis Russell-Edgerton.

Secretary's Report-Barbara Ingram read the minutes of the last meeting and they were accepted with any necessary corrections.

Special Guests-Jon Gutzman- introduced The St. Paul Fire Chief Tim Butler & the Fire Marshall Steve Zaccard who explained about fire prevention and the upgrades in Fire command stations. He stated that there are not enough resources to put out all hi-rise fires. Today after a period of over 20 years from 1991 and 8 million dollars later we have sprinklers installed in all the hi-rises. The Fire Chief Special Award and Commendation was presented to the St. Paul Public Housing Agency. The photographer took pictures of the staff that worked on this project. They also informed us that the leading cause of fires in Minnesota is stoves. Pictures

were passed around about two different types of fires. Fires where there were sprinkler systems and fires where they weren't any. The fires with sprinklers had less damage than those without.

Special Guest-Kim Nguyen introduced Chad Mention-Comcast District Representative, Joe Browning & Phil Jeffries.

Question from Neill when Comcast comes out they knock out the entry systems names at the lobby door.

Suggestion about service agreements that are set up for rewiring the buildings.

Timetable for the other buildings is to hopefully get to 2 buildings in 2012 and 3 buildings in 2013 or possibly in 2014.

A sales representative go out to talk about the cable hook-up in each building.

Establish local points of contact for each h-rise.

Needs an ongoing presence, which is a customized fit and a single point of contact person.

It was asked about a senior rate for Comcast.

Eileen asked if we could hold an event at each bldg for Comcast to come and talk to the residents.

It was stated that to be fair we must offer everyone the same deal whatever is charged in one city has to apply to the other 127 cities.

The basic rate for cable for \$10.00-\$15.00 a month for community rooms.

We must identify all the buildings.

What we as Comcast representative's offers in one state we must offer it in all the states.

Maintenance Manager Senior Manager-Betty Lou Authier didn't have any news for us.

Maintenance Contracts-Dave Lang

Reminder us of the Capitol Fund annual Report and the annual Public hearing to be held on November 15, 2012 at 4:00 p.m. at Neill Hi-rise at 325 Laurel Avenue. **Al Hester** also commented on this Public Hearing.

Safety & Security-Keith Draz-

There has been more aggressive behavior at the Resident Council meetings both towards residents and staff.

1. There should be safety both among the Board and the residents.

There have been threats to both residents and PHA staff. For the past

five months. Pass information on if you hear of any unhappiness among the residents.

2. There has been an increase in prostitution at Exchange, someone going door to door for sexual favors. If you witness this please call the Police immediately.
3. There have been requests for the scroll at the bottom of the camera, not all cities are compatible. Any problem causes interruption.
4. Report any problems with the date and time of the incident.
5. Meeting at Edgerton brought about concerns and ideas.
6. Ravoux has only one parking light and it is flickering.
7. Also at Valley in the courtyard.

Jesse made a suggestion to ring a Behavioral Health Service Coordinator to talk to the residents because some of them might have some of these problems.

Treasurer's Report-Jesse Thomas gave the treasurers report. The Presidents Council had expenses of \$ 3, 918.38 therefore there are a balance of \$ 8,163.43, which will be filed, for audit.

Jonathan offered motion to approve the Presidents Council proposed budget. Karen Arnold seconded the motion. The motion was carried.

Jonathan would be teaching the treasurers how to do the 1099's at the QuickBooks training on November 2, 2012 for each hi-rise.

It was asked that if you received a 1099 did you have to report it. The answer was yes and you will have to pay taxes on it.

Principal Manager Report-Kim Nguyen-Kim

- 1.** Thanks to each and everyone who worked on the QuickBooks program that has been two years in the making.
- 2.** Reminder that stipends are not to exceed \$ 200.00 a month before it must be reported.
- 3.** Baritr chair requests from two hi-rises, notify the manager if there is a need for one in your hi-rise. Tim Angram said that the cost of one is between \$ 1,000-\$ 1500 per chair.
- 4.** Parking policy clarifications-All vehicles parked in the lot must have a sticker on it. If there is an inoperable vehicle it must be removed within 48 hours.

QuickBooks Update-Ruby Steward gave an update on QuickBooks. The program with the chart of accounts should be completely installed on

all the hi-rise computers by November 2, 2012. Assignments have been made through the Peer Team. If you have your computer in a locked space please call someone on the Computer or the Peer team and let them know.

Eileen –Asked for a special thanks to Jesse, Melissa, Barbara, Jonathan & Ruby

Community Building Committee-Mary Puente gave an update

- 1.** Meets once a month
- 2.** Respect each other
- 3.** Newsletter
 1. Calendar of events
 2. New Residents
 3. Photo Library
 4. Dance Events with music from 18-90 years of age
- 4.** Things to help squash gossip in the hi-rise
 1. If someone starts to gossip say something nice about the person. They are speaking about.
 2. Change the conversation.
 3. End the conversation and walk away.

Old Business-None

Website Tutorial-Melissa of the Computer Team has a direct link from the Presidents Council website to the President, Treasurer & Secretary to be handed out to each hi-rise, you would be able to e-mail to others.

New Business-Barbara

1. Annual Picnic-The Peer team met in the spring and talked about maybe going back to the Annual all hi-rise picnic because of the individual hi-rises not making it special enough and not having adequate prizes for the event being special. So the discussion at your meetings is to ask the residents if they want to go back to the annual all hi-rise picnics with each hi-rise being responsible for their own transportation, which was a drawback to the annual one to have the individual picnic for each hi-rise. Make sure that you have some serious conversation about this and be creative with ideas for transportation. Send you representative back November