

HOUSING AUTHORITY OF THE CITY OF NEVADA, MO

MINUTES

November 19, 2025

On this 19th day of November, at 7:00 p.m. the Board of the Housing Authority of the City of Nevada, MO met in regular session at the Crawford House, 1117 N. West St., Nevada, MO 64772.

The meeting was called to order at 7:05 pm by Chairperson Amber Williamson.

Roll call was taken with the following present:

Commissioners: Kodie Schmitt, Carol Clyde, Dana Redburn, Amanda Davis, and Amber Williamson

Nays: None

Absent: None

Approval of Agenda

The Executive Director informed the Board that resolution 2169 was not included in the original agenda packet and requested that it be added for consideration.

A motion by Kodie Schmitt, seconded by Carol Clyde, the agenda was amended accordingly. Motion carried.

A motion was made by Commissioner Carol Clyde to approve the agenda. Commissioner Amanda Davis seconded the motion. A vote was taken and recorded as follows:

Ayes: Commissioners: Kodie Schmitt, Amber Williamson, Carol Clyde, Dana Redburn, and Amanda Davis

Nays: None

Absent: None

PUBLIC PARTICIPATION: None

DIRECTOR Report:

The Executive Director provided an update on the five-year Capital Fund Project, noting that the current phase includes replacement of heating and air conditioning units. She reported that the bid opening was held earlier today, and the final results will be presented to the Board at the next regular meeting.

The Executive Director further reported that occupancy levels are strong and that the Authority is currently operating at 100% in the PIC system.

Motion passed unanimously.

PRESIDENT had no report

FINANCIAL: None

CONSENT AGENDA: None

UNFINISHED BUSINESS: None

OLD BUSINESS: None

NEW BUSINESS

A. Consideration of Resolution No. 2169 (Consideration of Resolution No. 2169 Computation of Payments in Lieu of Taxes for Fiscal Year Ending June 30, 2025)

A motion was made by Commissioner Carol Clyde to approve Resolution No. 2169 as written. The motion was seconded by Commissioner Amanda Davis. A vote was taken and recorded as follows:

Ayes: Amanda Davis, Carol Clyde, Dana Redburn, Kodie Schmitt, and,

Amber Williamson

Nays:

Absent:

MISCELLANEOUS MATTERS

Executive Session: The Executive Director Requests an Executive Session for Reasons in Accordance with Section 610.021 RSMo., Subparagraph (1) Legal actions, causes of action or litigation involving a public governmental body and any confidential or privileged communications between a public governmental body or its representatives and its attorneys. (3) Hiring, firing, disciplining, or promoting of particular employees by a public governmental body when personal information about the employee is

discussed or recorded. As used in this subdivision, the term "personal information" means information relating to the performance or merit of individual employees.

A motion to go into Executive Session was made by Dana Redburn and Second by Carol Clyde.

The meeting was called to order at 7:09 pm by Chairperson Amber Williamson.

Roll call was taken with the following present:

Commissioners: Kodie Schmitt, Carol Clyde, Dana Redburn, Amanda Davis, and Amber Williamson

Absent:

Commissioner Kodie Schmitt made a motion to adjourn Executive Session and was seconded by Amanda Davis

Roll call was taken with the following present: Amber Williamson, Carol Clyde, Dana Redburn, Kodie Schmitt, and Amanda Davis

Absent:

Chairperson Amber Williamson adjourned executive session at 8:04 pm

A motion was made by Amanda Davis and Second by Carol Clyde to continue regular session.

Roll call was taken with the following present: Dana Redburn, Kodie Schmitt, Carol Clyde, Amber Williamson, and Amanda Davis

Absent:

Chairperson Amber Williamson called regular meeting back in session at 8:04

Report from Closed Session:

The Board entered closed session to discuss the Executive Director's employment contract. The Executive Director reported that legal counsel had reviewed the contract and provided feedback. Discussion ensued. No action was taken.

The Executive Director noted that she will incorporate certain revisions and return the updated contract for Board consideration at the next regular meeting.

Adjournment:

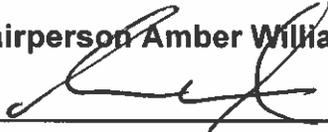
Being no further business to come before the board, a motion was made by commissioner Carol Clyde to adjourn, seconded by Commissioner Dana Redburn. A vote was taken and recorded as follows:

Ayes: Commissioners Amber Williamson, Kodie Schmitt, Amanda Davis, Dana Redburn, and Carol Clyde

Nays: None

Absent:

Chairperson Amber Williamson adjourned the meeting at 8:04 p.m.



Amber Williamson, CHAIRPERSON

CERTIFICATION

I, Amanda Koehn, the duly appointed and qualified Acting Secretary of the Housing Authority of the City of Nevada, MO do hereby certify that this is the true and correct copy of the original minutes, of the meeting held on the 19th day of November 2025 as it related to the matters set forth in said extract, and I do further certify that each Resolution adopted at said meeting is on file and of record.

IN TESTIMONY, WHEREOF, I have hereunto set my hand the Seal of Authority this 19th day of November 2025.



Amanda Koehn, Executive Director

(SEAL)

