



501 W Medina, Pearsall, Texas 78061
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State of Texas
County of Frio

Board Meeting

The Housing Authority of the City of Pearsall Board of Commissioners, do hereby declare that a legal notice was posted in words and figure to wit. A Regular meeting of the Housing Authority of the City of Pearsall Board of Commissioners will be held Thursday, April 17, 2025, beginning at 6:00 PM at the offices of the Pearsall Housing Authority located at 501 W. Medina, Pearsall, Texas.

Agenda

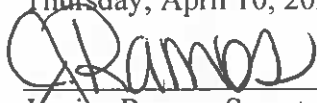
1. Call the meeting to order.
2. Roll call. Establish quorum.
3. Pledge of Allegiance.
4. Public Comment.
5. Discussion and appropriate action to approve and/or correct the minutes of the meetings held on March 20, 2025. **ACTION ITEM**
6. Executive Director Reports for March 2025
 - A. Consent Agenda: **ACTION ITEM**
 1. Financial Reports (drafted by Lindsey Software, PHA Fee Accountant)
 2. Expenses
 3. Bank balances
 - B. Housing Choice Voucher Program Update
 1. Program Update
 - C. Low Rent Public Housing Program Update
 1. Vacancy Report
 2. Discussion regarding the NSPIRE Inspection
 3. Discussion regarding the increase in property insurance coverage with TML Risk Pool

7. **Action Items:**

- A. Discussion and appropriate action to approve the Five-Year Plan and required certifications/forms for the fiscal year 2025-2029.
 - i. 5-Year Plan- HUD 50075-5Y
 - ii. Certification by State or Local Official of PHA Plans Consistency with the Consolidated Plan or State Consolidated Plan – HUD 5077-SL
 - iii. Civil Rights Certification- HUD 50077-CR, **Resolution #2024.25.06**
 - B. Discussion and appropriate action regarding the adoption of **Resolution #2024.25.07**, Approval of the Low Rent Public Housing Budget for the PHA fiscal year July 1, 2025 through June 30, 2026 that was prepared by Lindsey an MRI Software Company.
 - C. Discussion and appropriate action regarding the adoption of **Resolution # 2024.25.08**, Approval of the Housing Choice Voucher Program budget for the PHA fiscal year July 1, 2025 through June 30, 2026 that was prepared by Lindsey an MRI Software Company.
 - D. Discussion and appropriate to approve **Resolution # 2024.25.09** for the Utility Analysis that was conducted by RKB2 Consultants for fiscal year 2025-2026.
8. Discussion and appropriate action regarding the approval of suggested items for the next meeting.
9. Adjournment

The Board of Commissioners reserve the right to move any agenda item into closed session for the limited purpose of discussing matters or receiving information related to such agenda items as authorized under Chapter 551 of the Texas Government Code.

I, the undersigned, Jessica Ramos, Secretary of the Board of Commissioners of the Housing Authority of the City of Pearsall, do declare that legal notice for this meeting was posted on Thursday, April 10, 2025, at 12:00PM in compliance with the Texas Open Meetings Act.



Jessica Ramos, Secretary/Executive Director

