

**North Iowa Regional Housing Authority**  
**202 First Street SE, Ste. 203, Mason City, IA 50401**  
Tuesday June 24, 2025, 9:00 A.M.  
Minutes

**1. Opening of Meeting.**

- A. Chairperson Helgeson called the North Iowa Regional Housing Authority regular board meeting to order at 9:00 a.m. via conference call and in office. Public access to the meeting was available via phone and in office.

**Board Members: Present:** Delegates: Bruce Helgeson, Enos Loberg, Beth Johnson, Ashley Rosendahl, and Jessy Willadsen. **Alternate:** Kayla Zimmerman. By Phone: Dona Nielsen.  
**Absent:** Gary Gelner and Yvonne Krukow **Staff:** Justin Stotts **Guest:** John Olson.

- B. Determination of Quorum.  
A quorum was determined.
- C. Recognition of Visitor.  
John Olson of Kronlage and Olson, P.C.
- D. Approval of Agenda and Request for Changes/Recording of Agenda.  
Loberg moved to approve the agenda as presented. Rosendahl seconded the motion. All were in favor; none opposed; and none abstained. The motion carried.

**2. Open Forum.**

None.

**3. Consent Agenda.**

Willadsen moved to approve the consent agenda as presented. Johnson seconded the motion. All were in favor; none opposed; and none abstained. The motion carried.

**4. Old Business.**

- A. Minutes  
Nielsen moved to approve the minutes. Rosendahl seconded the motion. All were in favor; none opposed; and none abstained. The motion carried.
- B. Financial Statements  
Loberg moved to approve the financial statements and bills with no changes. Willadsen seconded the motion. All were in favor; none opposed; and none abstained. The motion carried.
- C. Bills
- D. Miscellaneous Communication  
None

**5. New Business.**

- A. Audit for FYE September 30, 2024  
Johnson moved to approve the Audit for FYE September 30, 2024. Rosendahl seconded the motion. All were in favor; none opposed; and none abstained. The motion carried.
- B. Annual Review of Investment Policy  
Willadsen moved to approve the Annual Review of Investment Policy. Nielsen seconded the motion. All were in favor; none opposed; and none abstained. The motion carried.

- C. Resolution 2025-03  
Rosendahl moved to approve Resolution 2025-03 5 Year PHA Plan. Willadsen seconded the motion. **Roll Call Vote:** Loberg, Johnson, Rosendahl, Willadsen, Nielsen, and Helgeson were in favor; none opposed; and none abstained. The motion carried.
- E. Director Stotts gave an update on the status of repositioning.

6. **Adjourn.**

Johnson moved to adjourn. Loberg seconded the motion. All were in favor; none opposed; and none abstained. The motion carried. Meeting adjourned at 10:20 AM. Next Meeting July 22, 2025.

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Bruce Helgeson, Chairperson

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Date

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Justin Stotts, Executive Director

\_\_\_\_\_  
Date