

**Housing Authority of the City of Pekin
Board of Commissioners Agenda
December 9, 2025, Regular Meeting
4:30 P.M.**

ITEM DESCRIPTION

1. Approval of the Minutes of the November 11, 2025, Regular Meeting.
2. Approval of Accounts Payable for Public Housing in the amount of \$ 94,261.09
3. Approval of Accounts Payable for Green Valley Apartments in the amount of \$3,480.39
4. Approval of Accounts Payable for Meadow View in the amount of \$ 2,816.05
5. Approval of Accounts Payable for Mackinaw Apartments in the amount of \$ 5,906.52
6. Approval of Accounts Payable for Delavan Apartments in the amount of \$2,900.89
7. Approval of Accounts Payable for Business Activity Account in the Amount of \$1,096.86
8. Approval of the October Financial Reports for the Public Housing, Green Valley, Meadowview, and Mackinaw Apartments.
9. Approval of the October Financial Reports for the Delavan Apartments.
10. **Public Presentation:**
11. **Commissioners Training:** None
12. **Old Business:** None
13. **New Business:**
 1. Resolution No. 3071- Request for approval of payment #1- to Ruyle Mechanical Services Inc. In the amount of \$20,641.24, to be paid from IL-044 CFP 2024,1480 dwelling structures mechanical.

CONSENT AGENDA

1. Resolution No. 3072- Request to renew the contract with GFL services Inc. for trash removal at the Broadway, Golden arms, and Park Ridge Apartments, for an additional term of one-year in the amount of \$1,493.50 per month
2. Resolution No. 3073- Request to renew the contract with GFL services Inc. for trash removal at the Delavan Apartments, for an additional term of one-year in the amount of \$142.00 per month
3. Resolution No. 3074 – Request to renew the contract with GFL Services Inc. for trash removal at the Green Valley Apartments, for an additional term of one-year in the amount of \$150.00 per month
4. Resolution No. 3075 – Request to renew the contract with GFL Services Inc. for trash removal at the Mackinaw Apartments, for an additional term of one-year in the amount of \$189.00 per month
5. Resolution No. 3076– Request to renew the contract to Dave Burling Excavating, Inc., for snow removal during the 2025-2026 season, at the Golden Arms Apartments, in the amount of \$80.00 per occurrence plus salting the sidewalks at a rate of \$27.50per bag of salt
6. Resolution No. 3077 – Authorization to Write Off Items in the Fixed Asset Inventory for the Green Valley Apartments in the amount of \$1,484.10

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7. Resolution No. 3078 – Authorization to Write Off Items in the Fixed Asset Inventory for Public Housing in the amount of \$31,437.73
8. Resolution No. 3079 – Authorization to Write Off Items in the Fixed Asset Inventory for Public Housing in the amount of \$1,300.00
9. Resolution No. 3080 – Authorization to Charge off Past Due Tenant Accounts for Public Housing in the amount of \$10,813.00
10. Resolution No. 3081 – Authorization to Write Off Past Due Accounts for the Mackinaw Apartments in the amount of \$1,127.76
11. Resolution No. 3082 – Request for Payment to Assisted Housing Risk Management Association in the Amount of \$22,390.76 for Property, Liability, Auto, and Workmen’s Compensation Coverage for Public Housing for January through March 2026
12. Resolution No. 3083 – Request for Payment to Assisted Housing Risk Management Association in the amount of \$1,106.64 for Property, Liability, and Workmen’s Compensation Coverage for the Green Valley Apartments from January through March 2026
13. Resolution No. 3084 – Request for Payment to Assisted Housing Risk Management Association in the amount of \$1,032.45 for Property, Liability, and Workmen’s Compensation Coverage for the Meadow View Apartments from January through March 2026
14. Resolution No. 3085 – Request for Payment to Assisted Housing Risk Management Association in the amount of \$836.34 for Property, Liability, and Workmen’s Compensation Coverage for the Mackinaw Apartments from January through March 2026
15. Resolution No. 3086 – Request to renew the contract with Hawkins Ash CPA’s, for Fee Accounting Services, for the term of one year beginning January 1, 2026, and ending December 31, 2026, in the amount of: \$1,020.00/mth for Public Housing, \$190.00/mth for Green Valley Apartments, \$190/mth for Meadow View Apartments, and \$185/mth for the Mackinaw Apartments
16. Resolution No. 3087 – Request to Roll over and Retain the Certificate of Deposit #XXXXXXXX8969 in the Amount of \$51,890.11 From Morton Community Bank for 12 Months at a 3.74% APY

GENERAL

1. Receive and file the Executive Director’s report for December 2025
2. Receive and file the vacancy report as of November 30, 2025, for Public Housing, Green Valley, Meadow View, Mackinaw, and Delavan Apartments.
3. Closed Session for the “semi-annual review of the minutes as mandated by Section 2.06” per 5ILCS 12/02, section (2)(c)(21)