

# HOUSING AUTHORITY OF THE CITY OF SEDRO-WOOLLEY



## SPECIAL MEETING OF THE BOARD OF COMMISSIONERS AGENDA

**Thursday, October 9, 2025 - 10:45am**

Hillsvew Apartments – 830 Township Street, Sedro-Woolley, WA 98284

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| <b>I. Call to Order</b>  |          |
| <b>II. Roll Call</b>   |          |
| <b>III. Public Comment</b>   |          |
| <b>IV. Approval of Minutes</b>   | <b>1</b> |
| A. Board Meeting Minutes – June 26, 2025   |          |
| <b>V. Action Items for Discussion &amp; Approval</b>   |          |
| A. Approval of Voucher Report –<br>June 1, 2025 to July 31, 2025   | <b>2</b> |
| B. Approval of Voucher Report –<br>August 1, 2025 to September 30, 2025  | <b>3</b> |
| C. <b>Resolution No. 505</b> – A Resolution Approving<br>the SWHA’s 2025-2029 Capital Fund Program 5-Year Action Plan        | <b>4</b> |
| D. <b>Resolution No. 506</b> – A Resolution Adopting<br>the SWHA’s 2026-2030 Five-Year Public Housing Agency Plan            | <b>5</b> |
| <b>VI. Reports</b>   |          |
| A. Financial Report for August 2025<br>( <i>Sean Lay, Financial Reporting Manager</i> )                                      | <b>6</b> |
| B. SWHA Audit Report – December 31, 2024<br>( <i>Saeed Hajarizadeh, Executive VP of Administration</i> )                     | <b>7</b> |
| C. Housing Management Report for August/Sept 2025<br>( <i>Penny Bradley, Asst VP of Property Management-Administration</i> ) | <b>8</b> |
| D. Funding Stability<br>( <i>Andria Lazaga, VP of Compliance and Policy</i> )  | <b>9</b> |
| E. Federal Update<br>( <i>Robin Walls, President/CEO</i> )   |          |
| <b>VII. New Business</b>   |          |
| <b>VIII. Adjournment</b>   |          |