MORTON COUNTY HOUSING AUTHORITY QUARTERLY MEETING MORTON COUNTY HOUSING AUTHORITY CONFERENCE ROOM 1500 3RD AVE NW, MANDAN WEDNESDAY, MARCH 26, 207 5 – 3:00 P.M. CST AGENDA

- 1) Call to Order
- 2) Approval of Minutes
- 3) Approval of Expenditures
- 4) Financial Statements
- 5) Voucher Activity YTD
- 6) 2024 / 2025 Voucher Equity
- 7) 2025 HUD Voucher Funding
- 8) 2025 Admin Fees
- 9) Postage Meter Lease
- 10) Office Computers
- 11) 12/31/2024 Audit March 24
- 12) Housing Discrimination Complaint
- 13) Other Business
- 14) Adjourn

MORTON COUNTY HOUSING AUTHORITY QUARTERLY MEETING MINUTES DECEMBER 11, 2024

The regularly scheduled meeting of the Board of Commissioners of the Morton County Housing Authority was called to order by Tim Duppong, Chairman, on Wednesday, December 11, 2024, at 5:30 p.m., at the Bennigan's restaurant in Mandan. In attendance, in addition to Tim were Commissioners Woody Barth, Tom Peters and Carly Retterath. Also, in attendance were Rick Horn and Kayla Golke of the Management Firm.

Following a review of the minutes of the meeting of October 24, 2024, Tom made a motion to approve the minutes as previously submitted with Woody seconding. All voted aye. Passed.

The expenditures from October 18, 2024, and December 2, 2024, were reviewed. Woody motioned to accept the expenditures as presented with Carly seconding. All voted aye. Passed.

A discussion was had regarding the HAPs leases, dollars & admin fee earned report handed out by the management firm. As of November 2024, MCHA was spending \$285,477 on 550 vouchers and we received \$287,199. MCHA voucher account has a cash balance of \$1,152,853.97, the Development Account has a balance of \$363,276.61 and the Contract Account balance is \$405,789.48.

Rick presented to the Board the year-to-date voucher activity for the current fiscal year and prior fiscal years. A discussion regarding the Morton County Housing Authority Voucher Program was had. As of November 2024, our average HAP payment was \$519.05 vs \$284.39 in November 2009. As of November 30, 2024, we had 493 applications received YTD, 121 vouchers issued, 86 vouchers utilized with 22 outstanding vouchers, and we are currently processing 170 applications. We currently have 22 outstanding vouchers as of 11/30/2024 compared to 45 as of 12/31/2023. The number of applications that are currently being processed is 170 compared to 178 as of 12/31/2023. Our average HAP is \$519.05 compared to \$517.77 at the beginning of the year.

A discussion regarding 2024 Voucher Equity was had. The HAP Equity balance as of November 2024, was \$87,993.15 and the Admin Equity balance of \$1,100,265.61. As of November 2024, we utilized 550 youchers.

A discussion regarding a Housing Discrimination Complaint was had. A voucher participant has filed a complaint that we have discriminated against her based on her disability. The complaint is currently being investigated.

There being no further business to come before the Board the meeting was duly adjourned.

Tim Duppong, Charman

Date

3-26-25

Date

3/26/25

Rick Horn, Management Agent

Date

Check#	Date	Payee	Cash Account	Amount		
2276	12/6/24	C-Ram	111.10	84.00		
2277	12/6/24	Online Information Services Inc	111.10	1,019.49		
2278	12/6/24	Windstream	111.10	8.97		
2279	12/6/24	Innovative Office Solutions LLC	111.10	2,594.75		
2280	12/13/24	Presort Plus	111.10	50.00		
2281	12/13/24	Wells Fargo Vendor Financial Servics	111.10	166.05	11)	Tim Duppong
2282	12/13/24	Management Computer Services Inc	111.10	2,600.00		
2283	12/13/24	BEK Communications Cooperative	111.10	309.23	in	
2284	12/13/24	Quadient Leasing USA Inc	111.10	207.00	40D_	Woody Barth
2285	12/13/24	Quadient Finance USA	111.10	493.92		
2286	12/27/24	Sure-Shred	111.10	50.00		
2287	12/27/24	Kelsch Ruff Kranda Nagle & Ludwig	111.10	300.00	yn	Steve Maerschbecker
2288	12/27/24	C-Ram	111.10	35.00		
2289	12/31/24	Ashton Nahs	111.10	250.00		
2290	1/2/25	HJL Management Company	111.10	36,765.50	10	Tom Peters
2291	1/2/25	Morton County Housing Corp	111.10	900.00		
2292	1/3/25	C-Ram	111.10	84.00	10	
2293	1/3/25	Quadient Finance USA	111.10	502.94	CR	Carly Retterath
2294	1/10/25	Innovative Office Solutions LLC	111.10	162.13		
2295	1/10/25	ND NAHRO	111.10	160.00		
2296	1/17/25	BEK Communications Cooperative	111.10	310.74		
2297	1/17/25	Wells Fargo Vendor Financial Servics	111.10	166.05		
2298	1/17/25	Presort Plus	111.10	52.50		
2299	1/17/25	C-Ram	111.10	84.00		
2300	1/17/25	Online Information Services Inc	111.10	499.75		
2301	1/24/25	Dakota County Storage	111.10	690.00		
2302	1/24/25	HJL Management Company	111.10	42.84		
2303	1/31/25	Ashton Nahs	111.10	250.00		
3654	2/1/25	Sha'wanna Mitchell	111.10	115.00		
3655	2/1/25	Travis Glass	111.10	91.00		
3652	2/1/25	Rose Rodriguez	111.10	10.00		
3652V	2/3/25	Rose Rodriguez	111.10	-10.00		
3654V	2/3/25	Sha'wanna Mitchell	111.10	-115.00		
3655V	2/3/25	Travis Glass	111.10	-91.00		
		HJL Management Company	111.10	36,557.00		

Morton County Housing-Vouchers Check Register For the Period From Dec 3, 2024 to Mar 14, 2025

Filter Criteria includes: Report order is by Date.

Check#	Date	Payee	Cash Account	Amount
12305	2/3/25	Morton County Housing Corp	111.10	900.00
12306	2/3/25	Windstream	111.10	9.00
12307	2/3/25	Windstream	111.10	18.14
12306V	2/3/25	Windstream	111.10	-9.00
12308	2/7/25	Online Information Services Inc	111.10	519.74
12309	2/7/25	C-Ram	111.10	271.05
12310	2/7/25	Quadient Finance USA	111.10	689.37
12311	2/7/25	Hub Int'l Mountain States Ltd	111.10	34.00
12312	2/14/25	Innovative Office Solutions LLC	111.10	905.85
12313	2/14/25	Presort Plus	111.10	52.50
12314	2/14/25	BEK Communications Cooperative	111.10	310.74
12315	2/14/25	Wells Fargo Vendor Financial Servics	111.10	166.05
12316	2/21/25	HJL Management Company	111.10	34.91
12317	2/28/25	Ashton Nahs	111.10	250.00
12318	3/3/25	HJL Management Company	111.10	36,487.50
12319	3/3/25	Morton County Housing Corp	111.10	900.00
12320	3/3/25	HJL Management Company	111.10	139.00
12321	3/7/25	Online Information Services Inc	111.10	539.73
12322	3/7/25	C-Ram	111.10	325.00
12323	3/7/25	Windstream	111.10	9.11
12324	3/7/25	Quadient Leasing USA Inc	111.10	207.00
12325	3/7/25	Quadient Finance USA	111.10	500.00
12326	3/7/25	Management Computer Services Inc	111.10	1,455.00
12327	3/7/25	Innovative Office Solutions LLC	111.10	1,140.46
12328	3/14/25	Presort Plus	111.10	47.50
12329	3/14/25	BEK Communications Cooperative	111.10	310.74
12330	3/14/25	Wells Fargo Vendor Financial Servics	111.10	166.05
Total				131,775.30

Morton County Housing-Vouchers General Ledger Trial Balance As of Feb 28, 2025

Filter Criteria includes: Report order is by ID. Report is printed in Detail Format.

Account ID	Account Description	Debit Amt	Credit Amt
111.10	CASH	455,418.93	
1145.00	Accrued Interest Receivable	6,347.18	
124.00	Prepaid Insurance	1,637.00	
125.10	A/R OTHER	8,750.00	
128.00	Tenant A/R	25,922.20	
128.10	Allowance for Doubtful Account	•	25,922.20
131.20	Investments-Starion	733,192.75	
1400.00	Leasehold Improvements	146,909.59	
1400.90	Furniture & Equipment	4,276.00	
163.10	OFFICE FURNITURE & EQUIP	3,343.74	
166.10	Accumulated Depreciation	2,0 .0	18,347.95
	Accumulated Amortization		29,759.74
167.10	Interest Payable		316.88
2112.00	ST Lease Liability		8,050.54
2115.00			240.00
2118.10	Acets Pay - Landlord HAP		76,633.09
2215.00	LT Lease Liability		103,977.15
511.10	Restricted Net Assets		944,433.83
512.10	Unrestricted Net Assets		158,615.00
512.11	Unrestr Net Assets - Pre 2004		575,120.00
706.00	ANNUAL CONTRIBUTIONS H		95,157.00
706.10	ANNUAL CONTRIBUTION - A		5,881.53
711.00	Investment Income - Unrestrict		
714.00	Fraud Recovery		2,119.00
720.00	Other Income - Port In		2,891.38
911.00	MANAGEMENT FEES	73,322.50	
916.00	SUNDRY	3,026.56	
916.10	Port admin fee	2,830.39	
919.00	Storage Rental	690.00	
941.00	GENERAL EXPENSE	1,672.98	
945.00	Interest Expense	639.59	
961.00	INSURANCE EXPENSE	852.50	
973.00	HAP PAYMENTS	532,301.00	
973.10	Port out vouchers	41,427.00	
973.20	Port in Voucher	2,530.00	
974.00	Depreciation Expense	383.16	
975.00	Amortization Expense	1,992.22	
	Total:	2,047,465.29	2,047,465.29
	2		

Morton County Contract General Ledger Trial Balance As of Feb 28, 2025

As of Feb 28, 2025
Filter Criteria includes: Report order is by ID. Report is printed in Detail Format.

Amt Credit Amt	Account Description Debit Am	Account ID
5.10 5.66 412,895.57 2,623.43 20,776.26 9.02	CASH 58,635.36 Accrued Interest Receivabl 2,035.10 GENERAL FUND INVEST 358,715.66 RETAINED EARNINGS INTEREST INCOME Management Fee Income Management Fees 16,669.06 SUNDRY 240.10	111.10 1120.00 1162.00 512.10 711.00 715.00 913.10 916.00
5.26 436,295.26	Total: 436,295.2	

Morton County Contract Check Register For the Period From Dec 3, 2024 to Mar 14, 2025 Filter Criteria includes: Report order is by Date.

Date	Payee	Cash Account	Amount
12/31/24	HJL Management Co	111.10	8,102.12
1/24/25	HJL Management Co	111.10	240.10
1/31/25	HJL Management Co	111.10	8,411.91
2/28/25	HJL Management Co	111.10	8,257.11
			25,011.24
	12/31/24 1/24/25 1/31/25	12/31/24 HJL Management Co 1/24/25 HJL Management Co 1/31/25 HJL Management Co	12/31/24 HJL Management Co 111.10 1/24/25 HJL Management Co 111.10 1/31/25 HJL Management Co 111.10

MORTON COUNTY DEVELOPMENT ACCOUNT General Ledger Trial Balance As of Feb 28, 2025 Filter Criteria includes: Report order is by ID. Report is printed in Detail Format.

Account ID	Account Description	Debit Amt	Credit Amt
111.00 1145.00 131.30 1400.50 1400.90 1475.10 3620.00 512.10 711.00	CASH Accrued Interest Receivable Starion CD Accumulated Depreciation Furniture & Equipment OFFICE FURNITURE & EQUIP INTEREST INCOME RÉTAINED EARNINGS INTEREST INCOME	24,449.47 5,954.41 344,026.44 857.92 3,542.80	4,400.72 239.77 371,940.13 2,250.42
	Total:	378,831.04	378,831.04

2024 HAPs LEASES, HAP DOLLARS AND ADMIN FEE EARNED

		HAP \$s		Admin Fee	Admin		
Month	HAPS Leased	Received	HAP \$s Spent	Received	Expenses	Net	Balance
			202.004	42.424	45.005	(20 676)	979,526
Jan	587	267,706	303,931	43,434	45,885 45,885	(38,676) 18,565	1,008,628
Feb	585	308,706	289,741	45,485	45,885	(2,090)	1,340,682
Mar	586	293,270	292,515	43,434 43,326	58,105	(14,096)	1,001,312
Apr	592	298,970	298,287	43,326	44,451	(14,681)	989,495
May	589	287,356	300,912 296,528	44,001	46,245	13,885	1,000,352
Jun	575	312,657	287,495	50,397	44,172	24,846	1,037,530
Jul	560 549	306,116 306,930	283,167	56,914	42,687	37,990	1,075,842
Aug	547	306,930	284,123	44,001	4,483	62,325	1,106,291
Sep	541	306,930	282,011	44,001	42,451	26,469	1,135,994
Oct	549	287,199	284,132	58,448	43,320	18,195	1,153,424
Nov	545	292,075	284,583	49,165	47,378	9,279	1,160,189
Dec	6,805	3,574,845	3,487,425	565,932	511,341		
	0,803	3,314,043	5,107,125		Accr Int		
	Checking		438,370.30				
	Cert of Dep - St	tarion	110,597.40		420.97	6/29/2025	4.21%
	Cert of Dep - St	tarion	57,434.84		218.61	6/29/2025	4.21%
	Cert of Dep - St	tarion	114,869.69		437.23	6/29/2025	4.21%
	Cert of Dep - St	tarion	114,240.10		1,828.66	3/23/2025	4.46%
	Cert of Dep - St	tarion	106,765.42		2,562.81	2/8/2025	5.14%
	Cert of Dep - St	tarion	106,765.42		2,562.81	2/8/2025	5.14%
	Cert of Dep - S	tarion	111,146.28		4,921.62	1/9/2025	4.54%
			1,160,189.45		12,952.71		
	January 1, 2024 Balance of		Development Acc	count			349,065.09
			Other Income	Interest	Donations		
		Jan		4,683.77			353,748.86
		Feb		16.36			353,765.22
		Mar		16.37			353,781.59
		Apr		18.08			353,799.67
		May		4,905.26			358,704.93
		Jun		15.84			358,720.77
		Jul		18.68			358,739.45
		Aug		17.00			358,756.45
		Sep		17.58			358,774.03
		Oct		17.59			358,791.62
		Nov		4,484.99			363,276.61
		Dec		18.18	A Int		363,294.79
			24 415 01		Accr Int	-	
	Checking		24,415.91		3,299.66	4/20/2025	4.75%
	Cert of Dep - S		112,690.06		4,907.79	1/9/2025	4.54%
	Cert of Dep - St		111,146.28		437.89	6/29/2025	4.21%
	Cert of Dep - S	tarion	115,042.54		457.05	. 0/25/2025	
			363,294.79		8,645.34		
	Total Housing	Authority cas	h on 12/31/2024				
	HAP Acct		1,160,189				
	Dev		363,295				
	Contract Fee		407,801				
			\$1,931,285				

MORTON COUNTY FINANCIAL INFORMATION MANAGEMENT FEE ACCOUNT 2024

Month	Income / Contract	Interest Income	Other Income	Expenses/Admin/ Contract	Balance	
Beginning Balance					\$ 369,488.12	
January	10,134.71	3.10		8,131.78	371,494.15	80.249
February	10,144.45	2.92		8,150.13	373,491.39	80.349
March	10,130.08	3.09		8,579.53	375,045.03	84.699
April	9,969.05	3.56		7,999.24	377,018.40	80.24%
May	10,295.90	3.63		8,260.72	379,057.21	80.23%
June	10,029.34	3.44		8,047.47	381,042.52	80.249
July	10,205.40	8,735.89		8,468.32	391,515.49	82.989
August	10,374.03	4.04		8,323.22	393,570.34	80.239
September	10,003.60	4.35		8,026.88	395,551.41	80.249
October	10,028.20	4.55		8,046.56	397,537.60	80.249
November	10,381.89	6,199.50		8,329.51	405,789.48	80.239
December	10,097.65	16.15		8,102.12	407,801.16	80.249
	121,794.30	14,984.22	-	98,465.48		

	 And Walls the Streeting			
	_	Accrued Interest		
Checking	54,736.83			
Cert of Deposit - Starion	44,238.97	175.59	6/29/2025	4.21%
Cert of Deposit - Starion	53,382.71	1,281.40	2/17/2025	4.95%
	115,004.87	437.74	6/29/2025	4.21%
Cert of Deposit - Starion Cert of Deposit - Starion	 140,437.78	3,199.67	2/17/2025	4.95%
	407,801.16	5,094.40		

2025 HAPs LEASES, HAP DOLLARS AND ADMIN FEE EARNED

		HAP \$s		Admin Fee	Admin		
Month	HAPS Leased	Received	HAP \$s Spent	Received	Expenses	Net	Balance
Jan	549	287,560	284,889	46,342	42,657	6,356	1,174,252
Feb	549	287,560	288,839	48,815	42,753	4,783	1,188,612
Mar						0	
Apr						0	
May						0	
Jun						0	
Jul	-					0	
Aug						0	
Sep Oct						0	
Nov						0	
Dec						0	
Dec	1,098	575,120	573,728	95,157	85,410 Accr Int		
	Checking		455,418.93				
	Cert of Dep - St	arion	110,597.40		1,173.61	6/29/2025	4.21%
	Cert of Dep - St		57,434.84		609.47	6/29/2025	4.21%
	Cert of Dep - St		114,869.69		1,218.94	6/29/2025	4.21%
	Cert of Dep - St		114,240.10		2,652.25	3/23/2025	4.46%
	Cert of Dep - St		109,878.44		259.82	9/8/2025	4.11%
	Cert of Dep - St		109,878.44		259.82	9/8/2025	4.11%
	Cert of Dep - St		116,293.84		568.72	1/9/2026	3.50%
			1,188,611.68		6,742.63		
	January 1, 202	5 Balance of I	Development Acc	count			363,294.79
			Other Income	Interest	Donations		
		Jan	Other Income	5,165.19	Donations		368,459.98
		Feb	Other Income		Donations		368,475.91
		Feb Mar	Other Income	5,165.19	Donations		368,475.91 368,475.91
		Feb Mar Apr	Other Income	5,165.19	Donations		368,475.91 368,475.91 368,475.91
		Feb Mar Apr May	Other Income	5,165.19	Donations		368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun	Other Income	5,165.19	Donations		368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun Jul	Other Income	5,165.19	Donations		368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun Jul Aug	Other Income	5,165.19	Donations		368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun Jul Aug Sep	Other Income	5,165.19	Donations		368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun Jul Aug Sep Oct	Other Income	5,165.19	Donations		368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun Jul Aug Sep Oct Nov	Other Income	5,165.19	Donations		368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun Jul Aug Sep Oct	Other Income	5,165.19	Donations Accr Int		368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun Jul Aug Sep Oct Nov	Other Income 24,449.47	5,165.19			368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
		Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec		5,165.19		4/20/2025	368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
	Checking	Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec	24,449.47	5,165.19	Accr Int	1/9/2026	368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
	Checking Cert of Dep - St	Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec	24,449.47 112,690.06	5,165.19	Accr Int 4,164.90		368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
	Checking Cert of Dep - St Cert of Dep - St	Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec	24,449.47 112,690.06 116,293.84	5,165.19	Accr Int 4,164.90 568.72	1/9/2026	368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
	Checking Cert of Dep - St Cert of Dep - St Cert of Dep - St	Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec	24,449.47 112,690.06 116,293.84 115,042.54	5,165.19	Accr Int 4,164.90 568.72 1,220.77	1/9/2026	368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
	Checking Cert of Dep - St Cert of Dep - St Total Housing A	Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec	24,449.47 112,690.06 116,293.84 115,042.54 368,475.91	5,165.19	Accr Int 4,164.90 568.72 1,220.77	1/9/2026	368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
	Checking Cert of Dep - St Cert of Dep - St Total Housing A	Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec	24,449.47 112,690.06 116,293.84 115,042.54 368,475.91 th on 2/28/2025 1,188,612	5,165.19	Accr Int 4,164.90 568.72 1,220.77	1/9/2026	368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91
	Checking Cert of Dep - St Cert of Dep - St Total Housing A	Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec	24,449.47 112,690.06 116,293.84 115,042.54 368,475.91	5,165.19	Accr Int 4,164.90 568.72 1,220.77	1/9/2026	368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91 368,475.91

MORTON COUNTY FINANCIAL INFORMATION MANAGEMENT FEE ACCOUNT 2025

Cert of Deposit - Starion

Cert of Deposit - Starion

				Expenses/Admin/		
Month	Income / Contract	Interest Income	Other Income	Contract	Balance	
Beginning Balance					\$ 407,801.16	
January	10,484.88	16.25		8,652.01	409,650.28	82.52%
February	10,291.38	5,666.49		8,257.11	417,351.04	80.23%
March		,			417,351.04	#DIV/0!
April					417,351.04	#DIV/0!
May					417,351.04	#DIV/0!
June					417,351.04	#DIV/0!
July					417,351.04	#DIV/0!
August					417,351.04	#DIV/0!
September					417,351.04	#DIV/0!
October					417,351.04	#DIV/0!
November					 417,351.04	#DIV/0!
December					 417,351.04	#DIV/0!
	20,776.26	5,682.74	=	16,909.12		
			Accrued Interest	_		
Checking		58,635.38	400.54	c/20/2025	4.21%	
Cert of Deposit - Star		44,238.97	489.51	6/29/2025	4.21%	
Cert of Deposit - Star	rion	54,939.22	129.91	9/8/2025	4.11%	

115,004.87

144,532.60

417,351.04

6/29/2025

9/17/2025

1,220.37

2,035.09

195.30

4.21%

4.11%

Morton County Housing Authority Voucher Program

	НАР		НАР \$	HAP\$	Α	verage
Month	Leased	R	eceived	 Spent		HAP
2009						
Jan	621	\$	145,599	\$ 167,832	\$	270.26
Feb	631		145,600	173,449		274.88
Mar	625		145,600	172,330		275.73
Apr	626		145,600	174,146		278.19
May	631		272,336	174,563		276.65
Jun	622		170,947	170,395		273.95
Jul	621		170,947	171,158		275.62
Aug	628		170,947	171,463		273.03
Sep	620		170,947	173,689		280.14
Oct	623		171,655	176,984		284.08
Nov	647		168,364	184,001		284.39
Dec	646		168,364	182,512		282.53
2010						
Jan	639	\$	168,364	\$ 183,229	\$	286.74
Feb	638		168,364	185,526		290.79
Mar	632		184,591	182,165		288.24
Apr	617		173,773	177,057		286.96
May	601		259,935	173,797		289.18
Jun	604		173,773	175,149		289.98
Jul	594		173,773	172,103		289.74
Aug	599		173,773	176,321		294.36
Sep	598		173,773	176,146		294.56
Oct	605		173,773	183,489		303.29
Nov	601		173,773	184,101		306.32
Dec	606		186,757	184,025		303.67
2011						
Jan	609	\$	180,571	\$ 189,340	\$	310.90
Feb	605		180,571	187,654		310.17
Mar	588		180,571	181,969		309.47
Apr	577		180,571	178,408		309.20
May	560		180,571	171,873		306.92
Jun	551		180,571	169,254		307.18
Jul	551		179,476	167,540		304.07
Aug	542		179,476	165,061		304.54
Sep	548		180,602	165,348		301.73
Oct	557		184,144	165,567		297.25
Nov	556		184,143	168,129		302.39
Dec	559		184,143	169,143		302.58

	2012							
Jan		553	\$	175,932	\$	165,191	\$	298.72
Feb		559		175,932		166,571		297.98
Mar		574	558	175,932		168,545		293.63
Apr		579	553	173,730		174,619		301.59
May	Č	571	545	173,730		173,989		304.71
Jun		567	539	173,730		172,174		303.66
Jul		580	543	125,415		177,973		306.85
Aug		569	532	171,553		172,839		303.76
Sep		568	518	171,556		173,722		305.85
Oct		563	509	154,619		171,814		305.18
Nov		578	507	178,861		175,725		304.02
Dec		574	498	178,861		171,633		299.01
	2013							
Jan		578	501 \$	170,409	\$	176,259	\$	304.95
Feb		589	506	172,698		179,336		304.48
Mar		579	498	172,698		180,512		311.77
Apr		585	505	178,249		182,473		311.92
May		556	489	160,714		170,935		307.44
Jun		545	477	160,714		165,137		303.00
Jul		532	467	141,496		159,609		300.02
Aug		529	465	155,847		160,347		303.11
Sep		521	456	158,136		158,759		304.72
Oct		511	448	156,484		156,647		306.55 309.02
Nov		516	454	188,459		159,452		311.23
Dec		520	459	156,483		161,837		311.23
	2014		0.000.000					240 72
Jan		515	456 \$		\$	164,145	\$	318.73
Feb		521	463	216,693		170,477		327.21
Mar		514	458	164,359		167,953		326.76 326.56
Apr		518	463	164,091		169,159 169,175		331.07
May		511	456	164,091		167,569		331.82
Jun		505	450 448	9,941 172,551		169,146		334.28
Jul		506 510	444	172,551		171,392		336.06
Aug		510	444	168,830		166,231		330.48
Sep		503 505	440	169,432		165,867		328.45
Oct Nov		509	449	171,980		168,953		331.93
Dec	÷	514	454	132,986		171,728		334.10
	2015							
Jan	2013	527	466 \$	167,526	\$	179,543	\$	340.69
Feb		536	476	170,643	т	182,716	13%	340.89
Mar		542	483	191,992		190,616		351.69
Apr		551	493	202,159		197,245		357.98
May		540	484	174,712		191,701		355.00
Jun		537	482	184,543		192,831		359.09

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Jul	533	480	223,983	195,617	367.01
Aug	534	482	197,245	194,669	364.55
Sep	535	486	197,245	202,711	378.90
Oct	529	480	199,529	204,992	387.51
Nov	523	474	194,669	201,849	385.94
	530	481	213,269	204,446	385.75
Dec	330	401	213,203	204,440	303.73
2016					
Jan	532	488 \$	206,765 \$	204,571 \$	384.53
Feb	511	480	204,731	198,636	388.72
Mar	498	468	205,886	191,764	385.07
Apr	496	466	202,830	193,851	390.83
May	506	476	203,454	201,756	398.73
Jun	507	478	202,609	208,500	411.24
Jul	518	489	202,609	217,220	419.34
	516	488	202,609	219,486	425.36
Aug	504	480	208,586	215,295	427.17
Sep		476	208,586	215,568	436.37
Oct	494		193,791	204,797	422.26
Nov	485	467		197,850	420.96
Dec	470	452	211,310	197,630	420.50
2017					
Jan	463	446 \$	219,601 \$	193,700 \$	418.36
Feb	465	448	219,601	201,463	433.25
Mar	461	444	208,893	200,499	434.92
Apr	472	455	208,893	207,808	440.27
May	470	453	208,893	199,814	425.14
Jun	468	451	208,893	200,993	429.47
Jul	461	445	204,509	191,129	414.60
Aug	463	447	204,509	198,425	428.56
Sep	462	447	204,509	201,413	435.96
Oct	471	456	171,451	205,177	435.62
Nov	486	471	116,020	213,747	439.81
Dec	495	481	242,552	215,564	435.48
			•		
2018			-	and the size of the second	
Jan	497	484 \$	205,441 \$	215,993 \$	434.59
Feb	485	472	205,441	212,092	437.30
Mar	499	489	218,022	214,880	430.62
Apr	484	474	216,483	211,441	436.86
May	493	486	202,461	210,434	426.84
Jun	491	486	263,652	209,443	426.56
Jul	503	498	235,395	216,777	430.97
Aug	512	507	230,752	225,893	441.20
Sep	522	517	230,752	228,835	438.38
Oct	524	520	230,752	229,730	438.42
Nov	536	532	191,298	233,483	435.60
Dec	531	527	236,195	225,080	423.88

	2019								
Jan		529	525	\$	233,412	\$	220,451	\$	416.73
Feb	1	533	529		233,412	, - · ·	225,188		422.49
Ma		539	535		234,325		227,709		422.47
Apr		536	533		218,539		230,682		430.38
Ma		537	534		229,582		227,247		423.18
Jun	-	535	535		186,425		226,494		423.35
Jul		535	535		230,261		223,318		417.42
Aug		526	526		230,261		221,834		421.74
Sep		523	523		232,089		216,113		413.22
Oct		518	518		232,089		216,510		417.97
Nov		539	539		204,583		221,179		410.35
Dec		549	549		227,805		223,873		407.78
la a	2020	556	556	ć	226,271	\$	227,861	\$	409.82
Jan		552	552	Ą	226,271	Y	225,188	~	407.95
Feb		553	553		225,603		225,862		408.43
Mai		544	544		228,350		232,824		427.99
Apr		549	549		228,350		233,895		426.04
Ma	-	558	558		229,692		238,033		426.58
Jun Jul		556	556		159,601		235,614		423.77
	,	554	554		253,792		233,954		422.30
Aug Sep		540	540		238,573		227,116		420.59
Oct		537	537		238,573		224,715		418.46
Nov		532	532		240,349		227,055		426.80
Dec		543	543		240,349		229,363		422.40
	2021				224 650	ć	225.062	\$	426.70
Jan		553	553	>	231,658	\$	235,963 235,316	Þ	425.53
Feb		553	553		231,658		232,602		420.62
Mai		553	553		231,596		236,570		428.57
Apr		552	552		231,596		236,607		419.52
Ma	-	564	564		189,756 241,682		237,692		420.69
Jun		565 563	565 563		237,254		240,524		427.22
Jul		559	559		246,154		244,285		437.00
Aug		560	560		252,497		245,220		437.89
Sep		572	572		241,797		254,950		445.72
Oct Nov		564	564		277,297		256,823		455.36
Dec		572	572		246,853		257,674		450.48
	2022	ror -	cor	ć	251,643	\$	263,449	\$ -	450.34
Jan		585	585 583	Ą	264,444	Ų	261,674	7	448.84
Feb		583 584	584		262,454		258,235		442.18
Mai			580		262,454		257,566		444.08
Apr		580 573	573		262,827		251,425		438.79
May	У	573 559	560		256,411		245,291		438.80
Jun		JJJ	200		200,411		_ , _ , _ , _ ,		

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Jul	563	563	267,429		242,699		431.08
Aug	560	560	262,330		238,646		426.15
Sep	555	555	256,454		239,302		431.17
Oct	554	554	258,383		243,332		439.23
Nov	556	556	206,669		245,051		440.74
Dec	567	567	245,348		250,951		442.59
DCC	307	307	0,0 .0		,		
2023							
Jan	556	556 \$	243,419	\$	253,562	\$	456.05
Feb	564	564	243,419		255,755		453.47
Mar	569	569	249,952		259,482		456.03
Apr	560	560	249,952		255,962		457.08
May	556	556	201,747		251,012		451.46
Jun	557	557	256,119		255,154		458.09
Jul	561	561	264,672		256,923		457.97
Aug	563	563	264,672		267,197		474.60
Sep	549	549	257,294		261,974		477.18
Oct	563	563	257,294		272,664		484.31
Nov	567	567	281,315		278,892		491.87
Dec	580	580	287,941		280,697		483.96
500							
2024							
Jan	587	587 \$	267,706	\$	303,931	\$	517.77
Feb	585	585	308,706		289,741		495.28
Mar	586	586	293,270		292,515		499.17
Apr	592	592	298,970		298,287		503.86
May	589	589	287,356		300,912		510.89
Jun	575	575	312,657		296,528		515.70
Jul	560	560	306,116		287,495		513.38
Aug	549	549	306,930		283,167		515.79
Sep	547	547	306,930		284,123		519.42
Oct	541	541	306,930		282,011		521.28
Nov	549	549	287,199		284,132		517.54
Dec	545	545	292,075		284,583		522.17
2025				i		,	
Jan	549	549 \$	287,560	\$	284,889	\$	518.92
Feb	549	549	287,560		288,839		526.12
Mar							#DIV/0!
Apr							#DIV/0!
May							#DIV/0!
Jun							#DIV/0!
Jul							#DIV/0!
Aug							#DIV/0!
Sep							#DIV/0!
Oct							#DIV/0!
Nov							#DIV/0!
Dec							#DIV/0!

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Norton County Housing Authority

/aiting List Analysis

s of March 15, 2025																	
	,	YTD	F	FY	FY	FY	7 5	FY	Υ .	7 5	7 5	7 5	7. 5	7 5	₹ £		7 5
	٦ļ	137 2023		2024		2022	2021	2020			7707	2010	5075	5014	2013		7107
oplications	∢	94	522	526		421	525	462			457	493	258	619	491		277
pplications on housing list	89	27	254	178	244	216	271	225	262		243	148	288	285	566		338
ouchers Issued	U	27	187	136	211	164	210	179	203		192	94	220	203	148		205
ouchers Utilized	۵	10	114	96	123	75	144	125	145		141	80	140	107	75		111
of applications on housing list to applications (B / A)		75%	49%	34%	44%	51%	52%	49%	25%		23%	30%	52%	46%	54%		29%
of vouchers issued to applications (C / A)		75%	36%	76%	38%	39%	40%	39%	43%		42%	19%	39%	33%	30%		36%
, of vouchers utilized to vouchers issued (D $/$ C)		37%	62%	71%	28%	46%	%69	70%	71%		73%	85%	64%	23%	51%		54%
s of vouchers utilized to applications (D / A)		11%	22%	18%	22%	18%	27%	27% 31%	31%	30%	31%	16%	25%	17%	15%	13%	19%
ouchers issued and outstanding as of 12/31			32	24	45	34	41	43	26		56	0	35	36	14		41
pplications in process as of 12/31			138	129	178	95	115	110	120		137	250	180	124	120		
'ouchers issued and outstanding as of 3/15/25		33															
opplications in process as of 3/15/25		145															

		3 135 380 Renewal funding			44E E07 Dronger recenter 47/24/93	1	3,585,437 CY 2023 Eligibility	12,096.84 YTD Fraud Recovery		110,109 Kemaining hAP eligipliny	27,527.29 Remaining monthly average		Lease- Up Rate	(Utilization)								Balance							06/34/6
	82%					l							Le	린							1			11					~
Available 8,256	Total 6,805	4 460 31	224 845 00	3,374,043,00	12,096.84	3,586,941.84	3,239,534.00		13,171.00 223,095.00 8,057.00	3,487,425.00	99,516.84	103,977.15	512.48	1,036,979.65	554,515.00		8,447.00 38,721.42 (14,607.00) 16,467.02	2,376.00	618,016.28	538,260.08 215.27	11,173.20	551,947.51	66,068.77	1,103,048.42		24,193.68 38,721.42	739 087 11	314,511.54	(906.35)
888	December 545	96 063 15	00,00	00.5/0,262	422.00	292,497.00	263,264.00		1,144.00	284,583.00	7,914.00	103,977.15	522.17	1,100,265.61	46,195,00		3,362.74 (1,265.00) 1,445.69	422.00	50,160.43	46,254.94	931.10	47,377.62	2,782.81	1,103,048.42	1,087,797.91	844.00 3,362.74	46,897.25	44,337.50	(1,857.50)
889	November 549	29 88 2 60	22,000,25	00.861,782	307.50	287,506.50	261,669.00		1,144.00	284,132.00	3,374.50	96,063.15	517.54	1,081,483.40	58.448.00		3,225.81 (908.00) 1,028.46	307.50	62,101.77	42,196.88	931.10	43,319.56	18,782.21	1,100,265.61	1,084,013.17	615.00 3,225.81	47,241.45	44,662.92	(13,785.08)
888	October 541	27 277 16	51.75,75	306,930.00	392.50	307,322.50	258,387,00		1,144.00	282.011.00	25,311.50	92,688.65	521.28	1,076,088.50	44 001 00	200	3,332.02 (824.00) 944.46	392.50	47,845.98	41,328.40	931.10	42,451.08	5,394.90	1,081,483.40	1,080,479.86	785.00	46,553.05	44,012.09	11.09
889	September 547	42.50	00.020.04	306,930.00	1,045.15	307,975.15	260,940,00		1,035.00	284.123.00	23,852.15	67,377.15	519.42	1,072,202.47	44 001 00	20,100,1	3,202.54 (824.00) 944.46	1,045.15	48,369.15	43,360.44	931.10	44,483.12	3,886.03	1,076,088.50	1,076,755.34	2,090.30	47,069.35	44,500.21	499.21
889	August	000	10,030.72	306,930.00	931.28	307,861.28	262,405,00	200	1,044.00	283.167.00	24,694.28	43,525.00	515.79	1,053,626.79	56 914 00	00.5	3,297.21 (824.00) 944.46	931.28	61,262.95	41,564.59	931.10	42,687.27	18,575.68	1,072,202.47	1,072,507.65	1,862.56	47,241.45	44,662.92	(12,251.08)
888	July	100 021	(1,173.20)	306,116.00	1,383.00	307,499.00	270 993 00	00.000.01	1,044.00	287 495 00	20,004.00	18,830.72	513.38	1,042,616.95	44 001 00	44,001.00	6,396.00 3,281.45 (1,038.00) 1,158.46	1,383.00	55,181.91	43,049.39	931.10	44,172.07	11,009.84	1,053,626.79	1,068,279.16	3,281.45	48,188.00	45,557.80	1,556.80
889	June		(18,743.33)	312,657.00	1,441.05	314,098.05	278 733 00	00.00	1,098.00	296 528 00	17,570.05	(1,173,28)	515.70	1,040,447.36	44 001 00	44,00.100	3,091.86 (1,038.00) 1,218.69	1,441.05	48,714.60	45,422.33	931.10	46,545.01	2,169.59	1,042,616.95	1,063,614.71	2,882.10	49,478.75	46,778.10	2,777.10
989	May		(6,062.73)	287,356.00	875.40	288,231.40	282 504 00	00.400,202	1,098.00	300 912 00	(12,680.60)	(18.743.33)	510.89	7	73 326 00	43,320.00	3,202.14 (1,038.00) 1,211.49	875.40	47,577.03	43,328.70	931.10	44,451.38	3,125.65	1,040,447.36	1,059,081.80	1,750.80	50,683.45	47,917.05	4,591.05
989	April	760	(7,070.73)	298,970.00	325.00	299,295.00	280 485 00	200,403.00	1,105.00	298 287 00	1,008.00	(6.062.73)	503.86			43,326.00	3,180.37 (1,712.00) 1,885.49	325.00	47,004.86	56,972.77	931.10	58,095.45	(11,090.59)	1,037,321.71	1,055,004.26	3,180.37	50,941.60	48,161.11	4,835.11
688	March		(10,647.69)	293,270.00	2,821.96	296,091.96	275 053 00	2,3,033.00	1,105.00 16,357.00	202 515 00	3,576,96	(7 070 73)	499.17			43,434.00	3,215.11 (1,712.00) 1,895.12	2,821.96	49,654.19	45,156.56	931.10	46,279.24	3,374.95	1,048,412.30	1,051,498.89	5,643.92	50,425.30	47,672.99	4,238.99
888	February	9	(31,462.19)	308,706.00	1,849.50	310,555.50	00 200 020	00.188,012	1,105.00	1,784.00	20.814.50	(10 647.69)	495.28			43,434.00	2,051.00 3,010.69 (1,712.00) 1,895.12	2,376.00	52,904.31	44,819.05	931.10	45,941.73	6,962.58	1,045,037.35	1,045,461.82	3,699.00	50,339.25	47,591.63	4,157.63
ΥΥ 888	January	9	4,460.31	267,706.00	302.50	268,008.50	00 104 00	274,104.00	1,105.00 18,881.00 8,057.00	1,784.00	(35.922.50)	(31 462 19)	517.77			43,434.00	3,319.48 (1,712.00) 1,895.12	302.50	47,239.10	44,806.03	931.10	46,143.98	1,095.12	1,038,074.77	1,040,601.63	605.00	50,511.35	47,754.34	4,320.34
MORTON COUNTY HOUSING AUTHORITY 2024 EQUITY BALANCES		VOCCHETS TEASES	Housing Assistance Equity - Beginning Balance	HAP revenue	Fraud recovery revenue Other revenue	Investment income Total revenues	standard control	Housing assistance payments Port In - Billing	Tenant protection Port out vouchers PY port out voucher - Chicago Housing Auth	Port out voucher - Chicago Housing Auth.	Difference	Housing Assistance Fourty - Ending Ralance	Avarage Manthix HAP	Beginning Balance		Administrative fee revenue	Administrative fee - special Administrative fee revenue - prior year Investment income Port in - Billing Other income - Port in billing		Total revenues	Total operating expenses	PT port out voucher duffill fee - Cificago Amortization	Total expenses	Difference	Administrative Fee Equity - Ending Balance	VMS Admin Equity Balance	Total fraud recovery Total interest	Admin fee rate - \$88.65	Proration factor - 91.769% Jan - May Proration factor - 91.769% Jun - Dec	Proration factor - Admin fee receivable / payable

MORTON COUNTY HOUSING AUTHORITY 2025 EQUITY BALANCES	<u></u>		;										Available	
1	January	688 February	March	April	May	June	July	August	September	October	November	December	Total	
	549	549											1,098	53%
	103,977.15	106,873.15	106,428.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	103,977.15	Renewal funding NRA offser available
	287,560.00	287,560.00	289,815.00										864,935.00	103,977 NRA balance 12/31/24 2024 Set Aside funding
	225.00	834.50											1,059.50	Program reserves 12/31/23
1	287,785.00	288,394.50	289,815.00								·		865,994.50	103 977 CV 2023 Flicibility
	264,837.00	265,176.00	265,253.00										795,266.00	1.059.50 YTD Fraud Recovery
;	1,144.00	1,144.00 22,519.00	1,144.00										3,432.00	(861,763 <u>)</u> YTD HAP
PY port out voucher - Chicago Housing Auth Port out voucher - Chicago Housing Auth.														(756,726) Remaining HAP eligibility
	284,889.00	288,839.00	288,035.00		î		•	•	ń		r		20.50	
	2,896.00	(444.50)	1,780.00		c	6		æ	ii.	ji	1	ā	4,231.50	Remaining monthly average
1	106,873.15	106,428.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	108,208.65	
	518.92	526.12	#DIV/0i	#DIN/0i	#DIV/0i	#DIN/0i	#DI//0i	#DIA/0i	#DIA/0i	#DIV/0i	#DIV/0!	#DIV/0i	784.85	Lease- Up Rate (Utilization)
₹	,103,048.42	1,103,048.42 1,110,149.24 1,120,097.93 1,120,097.93 1,120,097.93	1,120,097.93	1,120,097.93	1,120,097.93	1,120,097.93 1,120,097.93 1,120,097.93 1,120,097.93 1,120,097.93 1,120,097.93 1,120,097.93	1,120,097.93	1,120,097.93	1,120,097.93	1,120,097.93	1,120,097.93	1,120,097.93	1,103,048.42	
	46,342.00	46,342.00 2,473.00											92,684.00 2,473.00	
	3,009.99 (1,265.00) 1,445.69	2,871.54 (1,265.00) 1,445.69											5,881.53 (2,530.00) 2,891.38	
١	225.00 49,757.68	834.50	ī										1,059.50	
	41,469.17	41,565.35											83,034.52	
PY port out voucher admin fee - Chicago Amortization Depreciation	191.58	996.11											1,992.22 383.16	
	7 100 82	9 948 69	. ,					,	o a	,		,	17,049.51	- Balance
•			1 120 007 03	1 120 007 03	1 120 007 03	1 120 097 93	1 120 097 93	1 120 097 93	1 120 097 93	1 120 097 93	1 120 097 93	1 120 097 93	1,120,097,93	
-) -	1,106,283.41	1,109,989.45	1,109,989.45	1,109,989.45	5 4	1,109,989.45	1,109,989.45	1,109,989.45	1,109,989.45	1,109,989.45	1,109,989.45	1,109,989.45		
	450.00 3,009.99	1,669.00		т, т	£	x 1	1.1	a t	1.6	1 1	1 48	î b	2,119.00 5,881.53	
	47,241.45 45,387.75	47,241.45 45,387.75		1 28				r sé		a . r			90,775.50	
	(954.25)	(954.25)	*	i	3	,		ì	č	•	·		(1,908.50)	



Senate Passes Year-Long Continuing Resolution

Earlier this evening, the Senate passed a year-long Continuing Resolution (CR) that would keep the government open until September 30, 2025 – the end of Fiscal Year (FY) 2025. The bill maintains level funding from FY 2024 to FY 2025, except for certain anomalies that would provide increases to specific accounts. The CR was introduced and passed in the House on Tuesday – the bill now heads to President Trump, who is expected to sign it after signaling his support. While housing and community development programs fared relatively well compared to the Senate and House FY25 proposals released last summer, some Democrats are concerned that the year-long CR does not preserve Congress's authority in appropriating funds.

The CR includes anomalies for both the tenant-based rental assistance accounts and the project-based rental assistance account. NAHRO expects the anomaly provided for the Housing Assistance Payments account to fully fund voucher renewals based on HUD's last publicly released forecast. The bill gives HUD the authority to use funds from the tenant-protection voucher (TPV) account, administrative fee account, the new HUD-VASH account, and the new Foster Unification Program and Foster Youth to Independence (FUP/FYI) account if needed for shortfalls. NAHRO currently estimates the administrative fee proration to be 89%. The anomaly for Projects-Based Rental Assistance is also expected to cover all renewals.

CR Funding Summary

- Public Housing Capital Fund: \$3.2 billion, level funding
- Public Housing Operating Fund: \$5.476 billion, level funding
- Choice Neighborhoods: \$75 million, level funding
- Section 8 Housing Assistance Payment Renewals: \$32.145 billion, a \$3.654 billion increase
- Administrative Fees: \$2.771 billion, level funding
- Family Self-Sufficiency: \$141 million, level funding
- Section 8 Project-Based Rental Assistance: \$16.49 billion, a \$480 million increase
- Community Development Block Grant: \$3.3 billion, level funding
- HOME Investment Partnerships: \$1.25 billion, level funding
- Housing Opportunity for Persons with AIDS: \$505 million, level funding
- Homeless Assistance Grants: \$4.051 billion, level funding

2025 HCV Administrative Fee Rates

CY 2021	RATE	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35	73.35																
CY 2021		78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59	78.59			67.43			67.43			67.43		1	Jan - Jun	60.15	48.12	Jul - Dec	49.29
	PHA Code	ND001	ND002	ND003	600QN	ND010	ND011	ND012	ND013	ND014	ND015	ND016	ND017	ND019	ND021	ND022	ND025	ND026	ND030	ND031	ND035	ND036	ND037	ND038	ND039	ND044	ND049	ND052	ND054	ND055	ND070	ND901	Admin Rate	Morton	78.59 x 85.8%		Mercer	78.59 x 85.8%		Emmons	78.59 x 85.8%		Port Out	Morton	73.35 x 82%	Prorate to 80%	MOTTON 72 25 × 94%	Prorate to 80%
CY 2022	RATE	79.87	78.74	78.74	78.74	79.87	78.74	79.87	78.74	79.87	78.74	78.74	78.74	78.74	79.87	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	78.74	79.87												Oct-Dec	63.90	58.15	00 03	57.32
CY 2022	_	85.58	84.36	84.36	84.36	82.58	84.36	85.58	84.36	85.58	84.36	84.36	84.36	84.36	85.58	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	84.36	82.58			76.50			75.41			75.41					56.23	00 03	
	PHA Code	ND001	ND002	ND003	000QN	ND010	ND011	ND012	ND013	ND014	ND015	ND016	ND017	ND019	ND021	ND022	ND025	ND026	ND030	ND031	ND035	ND036	ND037	ND038	ND039	ND044	ND049	ND052	ND054	ND055	ND070	ND901	Admin Rate	Morton	85.58 x 89.387%		Mercer	84.36 x 89.387%		Emmons	84.36 x 89.387%		Port Out	Morton	79.87 x 80%	Prorate to 88%, 9	Emmons	78.74 x 80% Prorate to 88%, 9
CY 2023	RATE	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31	80.31			84.26 Jan-Mar	83.47 Apr-Oct		84.26 Jan-Mar	Apr-Oct		84.26 Jan-Mar	83.47 Apr-Oct		Nov - Dec	64.25	61.04	20.83	61.04
CY 2023		86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05	86.05			84.26	83.47		84.26	83.47		84.26	83.47		Jan-Oct	64.25	57.50		57.50
	PHA Code	ND001	ND002	ND003	600QN	ND010	ND011	ND012	ND013	ND014	ST00N	ND016	ND017	ND019	ND021	ND022	ND025	ND026	ND030	ND031	ND035	ND036	ND037	ND038	ND039	ND044	ND049	ND052	ND054	ND055	ND070	ND901	Admin Rate	Morton	86.05 × 97.923%	86.05 x 97%	Mercer	86.05 x 97.923%	86.05 × 97%	Emmons	86.05 x 97.923%	86.05 × 97%	Port Out	Morton	80.31 x 80%	Prorate to 89.5%, 95%	Emmons	80.31 x 80% Prorate to 89.5%, 95%
CY 2024		82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74	82.74			79.79 Jan-May	Jun - Oct		79.79 Jan-May	Jun - Oct		79.79 Jan-May	80.67 Jun - Oct		Jun - Oct	66.19	60.23		60.23
CY 2024		88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65	88.65			79.79	80.67		79.79	80.67		79.79	80.67		Jan-May	66.19	59.57		59.57
	PHA Code	ND001	ND002	ND003	ND009	ND010	ND011	ND012	ND013	ND014	ND015	ND016	ND017	ND019	ND021	ND022	ND025	ND026	ND030	ND031	ND035	ND036	ND037	ND038	ND039	ND044	ND049	750QN	ND054	ND055	020QN	ND901	Admin Bate	Morton	88.65 × 90%	88.65 x 91%	Mercer	88.65 × 90%	88.65 x 91%	Emmons	88.65 x 90%	88.65 x 91%	Port Out	Morton	82.74 × 80%	Prorate to 90%	Emmons	82.74 x 80% Prorate to 90%
CY 2025 CY 2025	_		90.56 \$ 84.53	\$ 84.53	\$ 84.53	\$ 84.80	\$ 84.53	\$ 84.80	\$ 84.53	s	90.56 \$ 84.53	90.56 \$ 84.53	s	90.56 \$ 84.53	90.85 \$ 84.80	\$	90.56 \$ 84.53	90.56 \$ 84.53	90.56 \$ 84.53	90.56 \$ 84.53	s	90.56 \$ 84.53	90.56 \$ 84.53	90.56 \$ 84.53	s	90.56 \$ 84.53	90.56 \$ 84.53	90.56 \$ 84.53	90.56 \$ 84.53	90.56 \$ 84.53	90.56 \$ 84.53	90.85 \$ 84.80			82.67 Jan - Apr	82.67 May - Dec		82.41 Jan - Apr	82.41 May - Dec		82.41 Jan - Apr	82.41 May - Dec		Jan-Apr May - Dec	67.84	61.73		61.54
	PHA Code	ND001 \$	ND002 \$	\$ \$	\$ 6000N	ND010 S	ND011 \$	ND012 \$	ND013 \$	ND014 \$	ND015 \$	ND016 \$	\$ \text{VD017}	\$ \$	ND021 \$	ND022 \$	ND025 \$	ND026 \$	ND030 \$	ND031 \$	\$ \\$\	\$ 9E00N	\$ ND037 \$	ND038 \$	\$ \$	ND044 \$	\$ ND049	ND052 \$	ND054 \$	\$ \$ \$ \$ \$ \$	ND070 \$	ND901 \$	Admin Bate	Morton	90.85 x 91%	90.85 x 91%	Mercer	90.56 × 91%	90.56 x 91%	Emmons	90.56 x 91%	90.56 x 91%		Morton Ja	84.80 × 80%	Prorate to 91%	Mercer / Emmons	84.53 × 80% Prorate to 91%

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Housing Choice Voucher Program CY 2025 Administrative Fee Rates

The file following this narrative provides the calendar year (CY) 2025 administrative fee rates for the Housing Choice Voucher (HCV) Program. For CY 2025, administrative fees will be paid based on units leased as of the first day of each month. This data will be extracted from the Voucher Management System (VMS) at the close of each reporting cycle.

Two administrative fee rates are provided for each public housing authority (PHA). The first rate, Column A, applies to the first 7,200-unit months leased in CY 2025. The second rate, Column B, applies to all remaining unit months leased in CY 2025. Administrative fees for leasing PHA-owned units will be earned in the same manner and at the same Column A and Column B rates as for all other leasing.

In some cases, the administrative fee rates calculated for CY 2025 resulted in rates lower than those provided for CY 2024. In cases where the greatest population of families remains in the same area as they were in for CY 2024 and the rates for the area decreased in CY 2025, the affected PHAs will continue to receive the CY 2024 rates.

The administrative fee rates for each PHA are generally those rates covering the areas in which each PHA has the greatest proportion of its participants, based on Public Housing Information Center (PIC) data. In some cases, PHAs have participants in more than one administrative fee area. The PHA may request that the Department establish a blended fee rate schedule that will consider proportionately all areas in which participants are located. Once a blended rate schedule is calculated, it will be used to determine the PHA's fee eligibility for all months of CY 2025. A PHA that received a blended fee rate for 2024 will not receive it automatically for 2025. Requests for blended fee rates will need to be submitted to the Financial Management Division at HUD Headquarters, instructions for applying will be detailed in the forthcoming 2025 HCV funding implementation notice.

A PHA that operates over a large geographic area, defined as multiple counties, may request higher administrative fees. To request higher fees, the PHAs must submit specific financial documentation to the PHA's assigned Financial Analyst at the Financial Management Center (FMC), instructions for applying, documentation requirements will be detailed in the forthcoming 2025 HCV funding implementation notice.

The Department is presently disbursing one-twelfth of the administrative fee eligibility monthly to each PHA. These disbursements are based on the most recent reconciled leasing data available, and an estimated proration. PHAs should not assume the fees earned for CY 2025 will match the funds disbursed each month. The Department will calculate each PHA's fee eligibility after the VMS data for each quarter is available. Each PHA's eligibility will be prorated if needed to ensure that fees granted do not exceed the appropriated funds available. If prorations are necessary, the same percentage will be applied to all PHAs. At the end of the CY, a final reconciliation will occur to account for any changes in VMS leasing data, and to establish a final proration level for the year. Please note that the final proration will be subject to the CY 2025 final reconciliation; therefore, announced prorations throughout the year could vary; the final CY 2025 administrative fee reconciliation will reflect a weighted proration factor for the entire CY.

Advanced administrative fees for the months of January through April 2025 were at 91% proration. Updated estimated national proration factors will be provided via email notification.

The administrative fee rates and proration also apply to Mainstream Vouchers. 2025 funding for the HCV Program and Mainstream Vouchers will use the 2025 administrative fee rates for May through December 2025. The HCV Program and Mainstream Vouchers 2025 administrative fee reconciliations will account for the 2025 rates for months that were funded prior to the rates being published.

The Emergency Housing Voucher Program ongoing fees are funded at the HCV Program Column A rate and will not be prorated in CY 2025. The 2025 administrative fee funding for this program is based on the 2025 column A rates. Additional funding will be provided, accordingly.

The Moderate Rehabilitation/Single Room Occupancy (SRO) Program ongoing fees are funded at the HCV Program column rates, the Column A rate for up to 7,200-unit months and Column B rate for all unit months over 7,200. The Proration does not apply to the Moderate Rehabilitation/SRO Program. The 2025 administrative fee rates will be used for the year-end settlements at the end of the PHA's fiscal year.

If you need further assistance with this narrative, please contact the Financial Management Division at PIHFinancialManagementDivision@hud.gov.

Morton County Vasing Authority
Administrative Revenue

ml				_	10			~	_	10	"	~	0	5	œ.	G	20	e		
Admin Equity Post 2003	45,893 6,052 33,968	28,338	112,915	186,990	221,125	237,677	230,606	232,833	255,667	323,985	344,706	378,802	436,770	665,605	700,299	806,626	878,365	944,433		
Admin Equity Pre 2004	205,051 205,051 158,988 158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615	158,615		
HUD Renewal Funding		1 787 254	• • •	2,085,278	2,160,282	2,060,494	1,940,412	2,075,454	2,049,123	2,420,099	2,471,703	2,474,430	2,678,760	2,739,329	2,880,058	3,008,781	3,185,136	3,135,380		
Equity Increase	(110,431) 45,894 (85,904) 27,543	(5,630)		74,075	34,135	16,552	(7,071)	2,227	22,834	68,318	20,721	34,096	57,968	228,835	34,694	106,327	71,739	890'99		
Ending Admin Equity	315,481 205,050 250,944 165,040	186,953	271,530	345,605	379,740	396,292	389,221	391,448	414,282	482,600	503,321	537,417	595,385	824,220	858,914	965,241	1,036,980	1,103,048		
,					83.42% Proration	80% Proration	69% Proration	79.769% Proration	81.855% Proration	83.941% Proration	77.490% Proration	80.615% Proration	80.000% Proration	81.047% Proration	85.800% Proration	89.387% Proration	97.167% Proration	93.306% Proration	91.000% Proration	rotos ao
					51.35	50.10	44.91	52.27	56.42	58.66	56.92	59.22	60.12	62.37	67.43	76.50	83.61	82.72	82.67	iter ore se
Actual Blended Rate	42.79	43.18	51.93	54.67	56.64															mit (ofc) a
Rate C		22 15	22.87																	andoo of
Rate B		5169	53.37	55.64	57.45	58.37	60.74	61.75	64.32	65.21	68.56	68.56	70.14	71.82	73.35	78.74	80.31	82.74	84.80	00/ + (0
Rate A	42.79	43.18	57.19	59.62	61.56	62.55	62.09	66.17	68.93	69.88	73.46	73.46	75.15	76.95	78.59	85.58	86.05	88.65	90.85	refact neiter and semit fater a neutro x attent 60) ± (ater A neutro x attent 600)
	2002 2003 2004 2005 2006	2007	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	, of all 000

(600 units x column A rate) + (88 units x column B rate) times pro-ration factor

Administrative Fee paid to Management Agent per unit

		ı																		
)	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
1																				
January	35.00	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
February	35.00	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58,50	67.50	69.50	69.50
March	35.00	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
April	35.00	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
May	35.00	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
June	35.00	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
July	35.00	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
August	35.00	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
September	36.40	40.75	40.75	40.75	42,40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
October	36.40	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69,50
November	36.40	40.75	40.75	40.75	42.40	43.75	43.75	43.75	44.75	45.25	45.25	45.25	45.25	47.75	47.75	49.50	58.50	67.50	69.50	69.50
December	36.40	40.75	40.75	40.75	42.40	43.75	43.75	44.75	44.75	45.25	45.25	45.25	47.75	47.75	47.75	49.50	58.50	69.50	69.50	69.50
Avg fee	35.47	40.75	40.75	40.75	42.40	43.75	43.75	43.83	44.75	44.83	45.25	45.25	45.46	47.75	47.75	49.50	58.50	67.67	69.50	69.50
% of HUD Revenue 82.	enue 82.89%	94.37%	81.58%	78.47%	77.56%	77.24%	87.33%	%09'26	85.61%	79.46%	77.14%	79.49%	76.76%	79.42%	76.56%	73.41%	76.47%	80.93%	84.02%	84.07%
																V	vg 8	31.24% 8	81.39% 8	81.52%
Cost of living - 2%	5%		41.57	42.40	43.24	44.11	44.99	45.89	46.81	47.75	48.70	49.67	20.67	51.68	52.71	53.77	54.84	55.94	90.73	58,20
Cost of living - 3%	3%		41.97	43.23	44.53	45.86	47.24	48.66	50.12	51.62	53.17	54.76	56.41	58.10	59.84	61.64	63.49	62,39	67.35	69.37

25-

Effective 4/1/25



Product Lease Agreement

with Postage Meter Rental Agreement Section (A) Office Information Date Phone # Office Name Office Number 02/18/2025 (701) 214-1530 **DAKOTA BUSINESS SOLUTIONS** 6117 Section (C) Installation Information (if different from billing information) Section (B) Billing Information MORTON COUNTY HOUSING Company Name MORTON COUNTY HOUSING Company Name 1500 3RD AVE NW Installation Address DBA ND 58554 MANDAN City State Zip+4 1500 3RD AVE NW Billing Address (701) 663-7494 Phone RICK HORN Contact Name ND 58554 City State Zip+4 MANDAN Fax MGR Contact Title (701) 663-7494 Phone RICK HORN Contact Name RHORN@MORTONCOUNTYHOUSING.COM Email Address Fax MGR Contact Title PO 5-Digit Zip Code Main Post Office RHORN@MORTONCOUNTYHOUSIN PO# Email Address Section (D) Products Description (include Serial Number, if applicable) Model / Part Number Otv Promo Credit H25MRS100 iX-3 Series Base w/5lb Integrated Weigh Platform, Moistener & Catch Tray IX3WP5 Section (F) Postage Meter & Postage Funding Information Section (E) Lease Payment Information & Lease Payment Schedule Machine Model | IX3WP5 IX3AI Meter Model Monthly Payment Number of Tax Status: (Plus applicable taxes) Months Postage Funding Account: Postage Funding Method: Taxable \$79.99 ☐ TMS First 63 **✓** POC ✓ Tax Exempt Bill Me Prepay by Check Certificate attached ✓ Existing ☐ New ACH Debit (Submit customer authorization form) Billing Frequency: Existing Account Number: Monthly 8073711 ✓ Quarterly Service Products (Check all that apply) Annually ✓ Online Postal Rates iMeter™ App (SP10) Billing Method: N20012751 ✓ Standard Current Lease Number: Online Postal Expense Manager iMeter MAPP (SP20/NeoStats) Online E-Services with Electronic Return Receipt iMeter™ App (SP35) ACH (Customer to submit authorization form) ✓ NeoShip PLUS (EP70PLUS) ✓ NeoShip Install & User Guide (EP70GUIDES) 4G/5G Cell Service ✓ Maintenance Software Support for premise (non-cloud) solutions ✓ Installation/Training

Section (G) Approvar		
Existing customers who currently fund the Postage account by ACH Debit will not be converted to the Postage	Funding Account unless initial here	
This document consists of a Product Lease Agreement with Quadient Leasing USA, Inc.; and a Postage Meter Agreement with Quadient, Inc.; and a Postage Funding Account Agreement with Quadient Finance USA, Inc. Y agreements, and acknowledges that you have received, read, and agree to all applicable terms and conditions V11-2023), which are also available at https://quadientlerms.com/Commerciat-Equipment-Lease-Terms-USPS agreements on behalf of the customer identified above. The agreements will become binding on the companie	Rental Agreement, and an Unitire 3 'our signature constitutes an offer to (version Commercial-Equipment-Le)-Dealer-V11-2023, and that you are s identified above only after an author	enter into such ase-Terms-USPS-Dealer- authorized to sign the orized individual accepts
- 14 the Quadrant Inc.'s Sustainable Design and Responsible Manufacturing Policy, our I	Products may contain reused (cturing.	components. For
more Information visit https://www.quadient.com/about-us/sustainable-design-and-manufac		
Authorized Signature Rick Horn Print Name and Title	Director	2/25/25 Dayle Accepted
Accepted by Quadient Inc. and its Affiliates		Date Accepted

Section (G) Approval

SHOPPING CART

Image	Name	Unit Price	Quantity	Remove
int-d.	Performance Series - CPU Intel Core i5 13400/2.5GHz - 10 Core - Turbo Boost 4.50GHz - Hard Drive 1TB NVME Drive - Memory 16GB DDR5 - CD/DVD 22x DVD/R+-RW Drive - Media Reader No Media Reader - Backup Device None Selected - Monitor No Monitor Included - Video Card Integrated Video - Speakers No Speakers - Keyboard/Mouse Logitech MK540 Wireless Keyboard/Optical Mouse - Antivirus Avast CloudCare Antivirus 1YR - Recovery Software Standard Windows Recovery CD - Operating System Windows 11 Pro 64 Bit - Printers No Printer - Data Transfer Services No Data Transfer - Software No Software - Case In-Win Mid Tower Case - Warranty One Year Parts and Labor Carry-In Only - Surge Protector/UPS No Surge Included	\$974.00	1	
	Office 2024 +3249	⊘ Upda	ate 📜	Checkout
<u></u>	Mail - 94 Sub-Total:	\$9	74.00	
<i>⊢</i>	Ffice 365 - \$ 12.50 Total:	\$	974.00	
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5/n/20 3/159 each



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT



TITLE VIII CONCILIATION AGREEMENT AND VOLUNTARY COMPLIANCE AGREEMENT

Between

Mandan, ND 58554 (Complainant)

And

Morton County Housing Authority 1500 3rd Ave NW Mandan, ND 58554 (Respondent)

And

HJL Management Company 1500 3rd Ave NW Mandan, ND 58554 (Respondent)

And

Rick Horn 1500 3rd Ave NW Mandan, ND 58554 (Respondent)

Approved by the Office of Fair Housing and Equal Opportunity Region VIII Director on behalf of the U.S. Department of Housing and Urban Development

A. PARTIES

Complainant:

Respondents:

Morton County Housing Authority

HJL Management Company

Rick Horn

Respondent Morton County Housing Authority is the administrator of the Section 8 Tenant-Based Housing Choice Voucher Program (HCV Program) in Mandan, North Dakota. Respondent Mortain County Housing Authority and HJL Management Company have an executive services agreement for the HCV Program, and Respondent Rick Horn, is the Management Agent / Director of HJL Management Company.

B. STATEMENT OF FACTS

The U.S. Department of Housing and Urban Development ("HUD" or the "Department") enforces and administers Title VIII of the Civil Rights Act of 1968, as amended ("the Fair Housing Act" or the "Act"), 42 U.S.C. § 3604, and the regulations issued at 24 C.F.R Part 100. The Department also enforces and administers Section 504 of the Rehabilitation Act of 1973, as amended ("Section 504"), 29 U.S.C. § 794, and the regulations issued at 24 C.F.R. Part 8; and Title II of the Americans with Disabilities Act of 1990, as amended (the "ADA"), and the regulations issued at 24 C.F.R. Part 35. Respondent Housing Authority is a recipient of federal financial assistance as defined by 24 C.F.R. § 8.3, and subject to the requirements of the Act, Section 504, and the ADA

A complaint was filed on July 23, 2024, with the Department alleging one or more discriminatory housing practices under the Act. Specifically, Complainant alleged Respondents refused to make a reasonable accommodation needed for her to equally use and enjoy housing as a person with disabilities, subjecting her and her minor child to discriminatory terms and conditions in rental housing based on her disability status, in violation of the Act. Respondent Housing Authority is a recipient of federal financial assistance and therefore the complaint was also filed under Section 504 and the ADA.

Respondents deny that they engaged in any discriminatory housing practices but agree to settle the claim in the underlying action by entering into this combined Conciliation Agreement and Voluntary Compliance Agreement ("Agreement").

This Agreement sets forth the provisions agreed upon by the Department, Complainant, and Respondents to address Complainant's allegations and related issues regarding Respondents' obligations under the Act, Section 504, and the ADA.

It is understood by all parties that this Agreement does not constitute an admission by Respondent of any violation of the Act, Section 504, or the ADA.

C. TERM OF AGREEMENT

1. This Agreement shall govern the conduct of the parties to it for a period of one (1) year from its effective date, or until Respondents have satisfactorily complied with the all the terms of this Agreement, whichever is later.

D. EFFECTIVE DATE

- This Agreement shall become effective on the date that is approved by the Office of Fair Housing and Equal Opportunity ("FHEO") Region VIII Director, Denver, Colorado or his or her designee.
- 3. The parties agree that this Agreement constitutes neither a binding contract under state or federal law, nor a voluntary compliance agreement pursuant to Section 504, nor a conciliation agreement pursuant to the Act until it is approved by the Department through the FHEO Region VIII Director or his or her designee.

E. GENERAL PROVISIONS

- 4. The parties acknowledge and agree that this Agreement names Morton County Housing Authority, HJL Management Company, and Rick Horn, as respondents. The parties acknowledge and agree that the named Respondents are either entities or agents of the entities that direct or control or have the right to direct or control the conduct of each person or entity alleged to have engaged in a discriminatory housing practice, as stated in the allegations of the complaint filed by Complainant.
- 5. The parties acknowledge that this Agreement is a voluntary and full settlement of the disputed complaint. The parties affirm that they have read and fully understand the terms set forth herein. No party has been coerced, intimidated, threatened, or in any way forced to become a party to this Agreement.
- 6. Respondents acknowledge that they have an affirmative duty not to discriminate under the Act, Section 504, and the ADA, and that it is unlawful to retaliate against any person because that person has made a complaint, testified, assisted, or participated in any manner in a proceeding under the Act, Section 504, or the ADA. Respondents also acknowledge that they have an affirmative duty as a federal funding recipient to provide housing, accommodations, facilities, services, or other benefits in their housing program that will be operated and administered in compliance with all requirements imposed by or pursuant to 24 C.F.R. Part 100, 24 C.F.R. Part 8, and 24 C.F.R. Part 35. Respondents deny that they have engaged in any discriminatory acts but enter into this Agreement in

Page 3 of 8

order to settle this matter. Respondents further acknowledge that any retaliation or discrimination constitutes both a material breach of this Agreement and a statutory violation of the Act, Section 504, and ADA.

- 7. This Agreement, after it has been approved by the FHEO Region VIII Director or his or her designee, is binding upon Complainant, Complainant's heirs, successors and assigns. This Agreement, after it has been approved by the FHEO Region VIII Director, or his or her designee, is additionally binding upon Respondents, their employees, heirs, successors and assigns, and all others in active concert with the operation of their federally funded housing program.
- 8. It is understood that upon approval of this Agreement by the FHEO Region VIII Director or his or her designee, it is a public document pursuant to Section 3610(b)(4) of the Act.
- 9. This Agreement does not in any way limit or restrict the Department's authority to investigate any other complaint involving Respondents made pursuant to the Act, Section 504, the ADA, or any other complaint within the Department's jurisdiction.
- 10. No amendment to, modification of, or waiver of any provisions of this Agreement will be effective unless: (a) all signatories to the Agreement or their successors agree in writing to the amendment, modification, or waiver; (b) the amendment, modification, or waiver is in writing; and (c) the amendment, modification, or waiver is approved and signed by the FHEO Region VIII Director or his or her designee.
- 11. The parties agree that the execution of this Agreement may be accomplished by separate execution of consents to this Agreement, and that the original executed signature pages attached to the body of the Agreement constitute one document.
- 12. Complainant hereby forever waives, releases, and covenants not to sue the Department or Respondents, to include all their heirs, executors, assigns, agents, employees, and attorneys with regard to any and all claims, damages, and injuries of whatever nature, whether presently known or unknown, arising out of the subject matter of Title VIII Case Number 08-24-7804-8, Section 504 Case Number 08-24-7804-4, ADA Case Number 08-24-7804-D, or which could have been filed in any action or suit arising from said subject matter.
- 13. Respondents hereby forever waive, release, and covenant not to sue the Department or Complainant, to include all their successors, assigns, agents, officers, employees and attorneys with regard to any and all claims, damages, and injuries of whatever nature whether presently known or unknown, arising out of the subject matter of Title VIII Case Number 08-24-7804-8, Section 504 Case Number 08-24-7804-4, ADA Case Number 08-24-7804-D or which could have been filed in any action or suit arising from said subject matter.
- 14. The individual(s) signing on behalf of any named Respondent(s) hereby represents that he or she has the authority to sign for the Respondent(s) and that his or her signature will bind Respondent(s).

F. RELIEF FOR COMPLAINANT

15. Within forty-five (45) days of the effective date of this Agreement, Respondent Morton County Housing Authority shall pay Complainant Mellisa Phillips the total sum of one thousand dollars (\$1,000.00). This amount shall be paid by certified or cashier's check, made payable to 'and delivered by Federal Express or Certified Mail to the following address:

Mandan, ND 58554

G. RELIEF IN THE PUBLIC INTEREST

- 16. Within one-hundred and twenty (120) days of the effective date of this Agreement, Respondents agree that all agents and employees responsible for receiving, reviewing, and approving reasonable accommodation or modification requests in the HCV Program administered by Respondent Morton County Housing Authority will attend a minimum two (2) hours of federal fair housing training conducted by an approved agency, facility or law group approved by the Department. Written approval to attend training offered by an organization, facility or law group must be solicited and obtained from the FHEO Region VIII Director at least fifteen (15) days prior to the commencement of the training, unless, at the sole discretion of the FHEO Region VIII Director, approval can be obtained in a shorter time period. Respondents will be responsible for all costs associated with attending the training.
- 17. Within thirty (30) days of the effective date of this Agreement, Respondents agree to submit their Section 504 grievance policy, all their written policies, and optional forms, related to receiving, reviewing, and responding to requests for reasonable accommodations in the HCV Program administered by Respondent Morton County Housing Authority for review and approval by the Department as outlined in Paragraphs 23 and 25. Respondents' policies and any optional forms shall be consistent and compliant with nondiscrimination requirements under the Act, HUD's assistance animal guidance (FHEO Notice: 2020-01 issued on January 28, 2020), Section 504 of the Rehabilitation Act of 1973, and the Americans with Disabilities Act. Final approval of the policies and accompanying forms will be obtained from HUD, as outlined in Paragraphs 23 and 25.
- 18. Within thirty (30) days of the effective date of this agreement Respondents agree to submit their written reasonable accommodation and reasonable modification tracking log policy, to include the tracking log procedure and any tracking log utilized to the Department for approval, as outlined in Paragraph 25.
 - a. Respondents agree that their tracking log policy and procedure must address how Respondents' responsible staff will document each reasonable accommodation and modification request (verbal and in writing) received by their Section 504 Coordinator and any other responsible staff.

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- b. The tracking log utilized under the policy and procedures must include, at a minimum: (1) the requester's name, current address, phone number, and unit number; (2) the name and title of Respondents' employee or agent who the request was made to (i.e., Section 504 Coordinator, housing specialist, etc.); (3) a description of the request, including whether the request is for a change to policies, practices, the unit, or a unit transfer; (4) if applicable, the size of unit requested, and whether the request is for accessibility or a transfer to a different unit; (5) the date of the request and the date the request was referred to the Section 504 Coordinator; (6) a chronology of all information and documentation received by Respondents' employees and agents related to the request and all actions taken by Respondents' agents and employees related to the request; (8) documentation of any interactive dialogue related to the request; (9) the date and final disposition of the request, including whether the request was approved or denied in whole or in part, and the reason(s) for the denial or approval; and (10) all pending and final appeals/grievances of denied or delayed requests, including the date of the grievance, the date of the final decision, and written notification of the final appeal/grievance decision provided to the requester.
- 19. Within ten (10) days of having received notice of the Department's approval of the tracking log and related tracking log policy and procedure, referenced in Paragraph 18.b., Respondents agree to distribute the approved tracking log policy to all employees involved in the administration of Respondent Morton County Housing Authority's HCV Program.

H. MONITORING

20. The Department will determine compliance with the terms of this Agreement. During the term of the Agreement, the Department may review compliance with the Agreement by examining witnesses and copying pertinent records. Respondents agree to provide full cooperation in any monitoring review undertaken by the Department to ensure compliance with the Agreement.

I. REPORTING AND RECORD KEEPING

- 21. Within ten (10) days of having mailed payment to Complainant, as required by Paragraph 15, Respondents shall certify compliance by submitting evidence demonstrating payment to Complainant to the Department, as outlined in Paragraph 25.
- Within ten (10) days of completion of the training required by Paragraph 16, Respondents shall certify compliance by submitting a signed letter confirming completion of the training, including the date the training was completed and the full names and professional titles of all training attendees' to the Department, as outlined in Paragraph 25.
- Within thirty (30) days of the effective date of this Agreement, Respondents agree to submit, for approval from the Department, their written policies, procedures and tracking log, referenced in Paragraphs 17 and 18, to the Department, as outlined in Paragraph 25.

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The Department will provide feedback and any necessary revisions within sixty (60) days of receipt of the policies, procedures, and tracking log. The Department will then allow up to thirty (30) days from the date of feedback for any additional revisions necessary to be incorporated into the policies, procedures, and tracking log for resubmission and approval.

- 24. Within ten (10) days of having distributed the Department's policies as required by Paragraph 19, Respondents shall certify compliance by submitting a written certification, explicitly indicating the date(s) and method(s) of distribution, to the Department as outlined in Paragraph 25.
- 25. All reports and correspondence pursuant to this Agreement shall include Title VIII Case Number 08-24-7804-8, Section 504 Case Number 08-24-7804-4, and ADA Case Number 08-24-7804-D. All required certifications and documentation of compliance must be submitted to:

Region VIII Conciliation Monitor
Office of Fair Housing and Equal Opportunity
U.S. Department of Housing and Urban Development
1670 Broadway, 24th floor
Denver, Colorado 80202-4801
Email: R8FHEOConciliation@hud.gov

Required certifications and documentation may also be sent to an individual designated by the Region VIII Director or designee after the effective date of this Agreement.

J. CONSEQUENCES OF BREACH

Whenever the Department has reasonable cause to believe that Respondents have breached this Agreement, the matter may be referred to the Attorney General of the United States to commence a civil action in the appropriate U.S. District Court, pursuant to §§ 3610(c) and 3614(b) of the Act.

Page 7 of 8

Complainant [Enter Name] on behalf of Morton County Housing Authority Respondent [Enter Name] on behalf of HJL Management Company Respondent Date Date

James C. Whiteside Region VIII Director Office of Fair Housing and Equal Opportunity

SIGNATURES

K.

Rick Horn Respondent

APPROVAL

Page 8 of 8

Date

Title VIII Case Number: 08-24-7804-8 Section 504 Case Number: 08-24-7804-4 ADA Case Number: 08-24-7804-D

24-



BISMARCK-MANDAN ND MSA ECONOMY-AT-A-GLANCE February 2025

WORKFORCE (Source: Job Service North Dako	ta)	45、66、66、66、66	学 的一个人	
Bismarck-Mandan MSA Labor Force MSA Unemployment Rate	DEC - 2024 70,756 2.5%	DEC - 2023 69,535 1.8%	NOV - 2024 70,447 2.0%	NOV - 2023 70,322 1.8%
CITY SALES TAX COLLECTIONS (Source: Offi	ce of ND State Treasurer)			
Bismarck Mandan	DEC - 2024 \$2,474,697 \$548,419	DEC - 2023 \$2,563,933 \$463,664	YTD DEC - 2024 \$31,688,136 \$7,392,187	YTD DEC - 2023 \$30,863,332 \$5,987,000
NOTE: 1) The figures above rep 2) Sales tax returns are due year-to-date collections helps mitigate the	resent sales tax REPORTED for th at the end of each month which ca se swings and DEC present a more	uses large monthly swings espec	ially when months end of weekend	is. Osing
TAXABLE SALES & PURCHASES (Source: Off	ce of ND State Tax Comm	issioner)		
Bismarck Burleigh County Mandan Morton County Burleigh - Morton Total	Q3 - 2024 \$472,395,970 \$477,039,598 \$113,158,512 \$118,736,866 \$595,776,464	Q3 - 2023 \$471,368,227 \$476,077,515 \$92,527,333 \$98,748,908 \$574,826,423	Q3 - 2022 \$468,671,926 \$473,067,886 \$87,069,256 \$92,981,002 \$566,048,888	Q3 - 2021 \$418,971,153 \$422,517,080 \$75,113,445 \$80,223,005 \$502,740,085
REAL ESTATE (Source: Bismarck-Mandan Board	of Realtors) NOTE: This doe	s not represent any "for sale by	owner" transactions.	
# of Single Family Units Sold # of all Residential Units Sold Average Sale Price - Single Family Average Sale Price - All Residential	DEC - 2024 73 108 \$432,893 \$385,884	DEC - 2023 64 85 \$317,656 \$303,964	YTD DEC - 2024 1,026 1,446 \$404,581 \$371,387	941 1,278 \$382,034 \$353,387
NEW CONSTRUCTION PERMITS (Source: Ci	ty of Bismarck, City of Mar	ndan, Burleigh County, N	Norton County)	
# of Single Family Permits Issued . Single Family Permits Valuation	DEC - 2024 2 \$602,699	DEC - 2023 0 \$0	YTD DEC - 2024 288 \$109,657,576	YTD DEC - 2023 286 \$109,054,877
# of New Commercial Permits Issued New Commercial Permits Valuation	5 \$3,311,467	4 \$1,165,000	123 \$147,519,186	122 \$145,372,718
TRANSPORTATION (Source: Bismarck Airport)		1 1 1 X 4 X 3	等有的主要方面显现	
Passenger Enplanement Passenger Deplanments Total Passenger Activity	DEC - 2024 28,202 26,373 54,575	DEC - 2023 21,941 21,372 43,313	YTD DEC - 2024 294,580 289,983 584,563	YTD DEC - 2023 256,761 258,079 514,840

nschneider@bmcedc.com | 701-223-5660



BISMARCK-MANDAN ND MSA ECONOMY-AT-A-GLANCE January 2025

WORKFORCE (Source: Job Service North Dakota				
Bismarck-Mandan MSA Labor Force MSA Unemployment Rate	NOV - 2024 70,447 2.0%	NOV - 2023 70,322 1.8%	OCT - 2024 70,322 1.8%	OCT - 2023 70,185 1.4%
CITY SALES TAX COLLECTIONS (Source: Office	e of ND State Treasurer)			
Bismarck Mandan	NOV - 2024 \$3,187,216 \$710,727	NOV - 2023 \$3,711,802 \$694,742	YTD NOV - 2024 \$29,213,439 \$6,843,768	YTD NOV - 2023 \$28,299,399 \$5,523,336
NOTE: 1) The figures above repre 2) Sales tax returns are due at year-to-date collections helps mitigate these	the end of each month which ca swings and DEC present a more	uses large monthly swings espec	ially when months end of weekend	s. Osnig
TAXABLE SALES & PURCHASES (Source: Office	e of ND State Tax Comm	issioner)		
Bismarck Burleigh County Mandan Morton County Burleigh - Morton Total	Q3 - 2024 \$472,395,970 \$477,039,598 \$113,158,512 \$118,736,866 \$595,776,464	Q3 - 2023 \$471,368,227 \$476,077,515 \$92,527,333 \$98,748,908 \$574,826,423	Q3 - 2022 \$468,671,926 \$473,067,886 \$87,069,256 \$92,981,002 \$566,048,888	Q3 - 2021 \$418,971,153 \$422,517,080 \$75,113,445 \$80,223,005 \$502,740,085
		igrae op ku	work transfers	
# of Single Family Units Sold # of all Residential Units Sold Average Sale Price - Single Family Average Sale Price - All Residential	NOV - 2024 96 130 \$424,312 \$394,995	NOV - 2023 77 108 \$381,115 \$353,232	YTD NOV - 2024 945 1,335 \$402,7013 \$370,523	YTD NOV - 2023 877 1,193 \$386,732 \$356,908
# of Single Family Permits Issued Single Family Permits Valuation	of Bismarck, City of Mai NOV - 2024 14 \$5,281,189	ndan, Burleigh County, M NOV - 2023 8 \$2,735,519	YTD NOV - 2024 286 \$109,054,877	YTD NOV - 2023 279 \$105,710,299
# of New Commercial Permits Issued New Commercial Permits Valuation	6 \$13,424,145	9 \$16,731,873	118 \$144,207,718	121 \$147,515,447
TRANSPORTATION (Source: Bismarck Airport)			以外,以外,以外,以外,	with the total designation of the land
TRANSPORTATION (Source: Bismarck Airport) Passenger Boardings (Enplanes & Deplanes)	NOV - 2024 46,716	NOV - 2023 41,886	YTD NOV - 2024 529,988	YTD NOV - 2023 471,527



BISMARCK-MANDAN ND MSA ECONOMY-AT-A-GLANCE December 2024

WORKFORCE (Source: Job Service North Dak	ota)			
Bismarck-Mandan MSA Labor Force MSA Unemployment Rate	OCT - 2024 70,322 1.8%	OCT - 2023 70,185 1.4%	SEP - 2024 70,767 1.7%	SEP - 2023 72,009 1.6%
CITY SALES TAX COLLECTIONS (Source: Of	fice of ND State Treasurer)			
Bismarck Mandan	OCT - 2024 \$2,681,827 \$679,079	OCT - 2023 \$1,847,167 \$441,341	YTD OCT - 2024 \$26,026,223 \$6,133,041	YTD OCT - 2023 \$24,587,596 \$4,828,594
NOTE: 1) The figures above re 2) Sales tax returns are du year-to-date collections helps mitigate th	present sales tax REPORTED for th e at the end of each month which ca ese swings and DEC present a more	uses large monthly swings espec	ially when months end of weekend	s. Osing
TAXABLE SALES & PURCHASES (Source: Of	fice of ND State Tax Comm	issioner)		
Bismarck Burleigh County Mandan Morton County Burleigh - Morton Total	Q3 - 2024 \$472,395,970 \$477,039,598 \$113,158,512 \$118,736,866 \$595,776,464	Q3 - 2023 \$471,368,227 \$476,077,515 \$92,527,333 \$98,748,908 \$574,826,423	Q3 - 2022 \$468,671,926 \$473,067,886 \$87,069,256 \$92,981,002 \$566,048,888	Q3 - 2021 \$418,971,153 \$422,517,080 \$75,113,445 \$80,223,005 \$502,740,085
REAL ESTATE (Source: Bismarck-Mandan Boar	d of Realtors) NOTE: This doe	s not represent any "for sale by o	owner" transactions.	
# of Single Family Units Sold # of all Residential Units Sold Average Sale Price - Single Family Average Sale Price - All Residential	OCT - 2024 107 150 \$403,000 \$371,159	OCT - 2023 82 114 \$397,158 \$350,812	YTD OCT - 2024 848 1,204 \$400,271 \$367,857	800 1,085 \$387,273 \$357,274
NEW CONSTRUCTION PERMITS (Source: C	ity of Bismarck, City of Mar	ndan, Burleigh County, N	orton County)	
# of Single Family Permits Issued Single Family Permits Valuation	OCT - 2024 30 \$11,176,844	OCT - 2023 38 \$14,591,823	YTD OCT - 2024 272 \$103,819,300	YTD OCT - 2023 183 \$66,091,774
# of New Commercial Permits Issued New Commercial Permits Valuation	13 \$18,478,376	7 \$5,004,318	112 \$130,783,574	103 \$119,941,439
TRANSPORTATION (Source: Bismarck Airport))			
Passenger Boardings (Enplanes & Deplanes)	OCT - 2024 51,946	OCT - 2023 47,457	YTD OCT - 2024 483,272	YTD OCT - 2023 429,641
《西西西西西西西西西西西西西西西西西 西西西西西西西西西西西西西西西西西西西	nschneider@bmcedc.c	om 701-223-5660		



COMMUNITY PARTNER ECONOMY-AT-A-GLANCE DECEMBER 2024

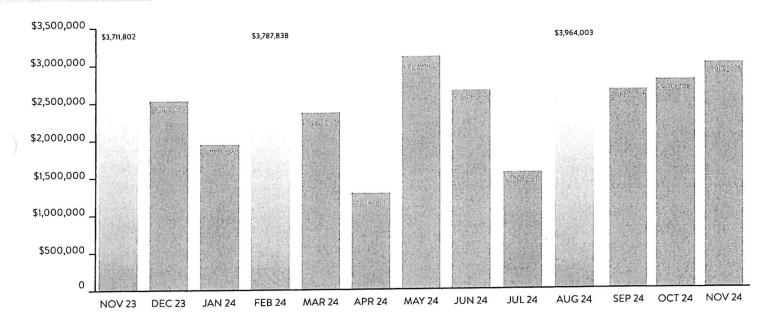
LINEMDIA	OYMENT RATE		OCT - 2024	SEP - 2024	OCT - 2	023 20	24-2023 CHANGE
	ck-Mandan MSA		1.8%	1.7%	1.4%		0.4%
	Moorhead MSA		1.8%	1.8%	1.3%		0.5%
	Forks MSA		1.8%	1.9%	1.4%		0.4%
North			1.8%	1.8%	1.3%		0.5%
			3.9%	3.9%	3.6%		0.3%
United	States		3.770				
LABOR F	ORCE		OCT - 2024	SEP - 2024	OCT - 2		24-2023 CHANGE
	ck-Mandan MSA		70,322	70,767	70,18		137
	Moorhead MSA		149,739	151,391	149,0		651
	Forks MSA		54,893	54,617	54,7		156
North			419,231	421,044	417,14	48	2,083
NOILII	Dakota		•				
CURREN	T EMPLOYMENT		OCT - 2024	SEP - 2024	OCT - 2	.020	24-2023 CHANGE
Bismar	ck-Mandan MSA		69,082	69,546	69,2		-135
	Moorhead MSA		147,031	148,665	147,1		-114
	Forks MSA		53,898	53,559	53,9		-61
North			411,628	413,515	411,5	75	53
				CED 2024	OCT :	2022	24-2023 CHANGE
ONLINE	IOB OPENINGS		OCT - 2024	SEP - 2024	OCT-2		-43
Burleig	h		2,462	2,585	2,50		44
Mortor	n		288	335	244		-1,047
Cass			2,870	2,785	3,91		-154
Grand	Forks		1,463	1,431	1,61		-1,490
North	Dakota		12,504	12,268	13,99	94	-1,470
i i i i i i i i i i i i i i i i i i i			(1) 4) 12 m (1) 10 m				
SINGLE I	EVWIIA		OCT - 2024	VALUATION	OCT - 2	2023	VALUATION
Bisma			14	\$5,271,517	13		\$3,757,046
Mand			6	\$2,375,000	23		\$9,454,589
	gh County		9	\$2,731,053	0		\$ O
	on County		1	\$799,274	2		\$1,380,188
					OCT - 2	2022	VALUATION
COMME	RCIAL		OCT - 2024	VALUATION	_	2023	\$5,004,318
Bisma	rck		12	\$16,628,376	0		\$0
Mand	an		1	\$1,850,000			\$0
Burlei	gh County		0	\$0	0		\$0
	on County		0	\$0	0		\$0
	skydyte (spuras, teau	untiras conseguirits.	and the extension Research				
ETRO	COMPINDEX	GROCERY	HOUSING	UTILITIES	TRANSPORTATION	HEALTH CARE	OTHER SERVICE
	90.7	97.2	75.0	79.9	103.1	108.4	97.4
-Man	97.6	98.2	84.9	80.5	100.5	119.8	108.5
go I Carlos	89.2	91.5	84.2	77.7	95.1	102.6	91.7
and Forks		91.9	69.4	79.9	104.7	110.1	95.1
not	87.8	21.2	rticipating places equals 100. E			5 11 1	



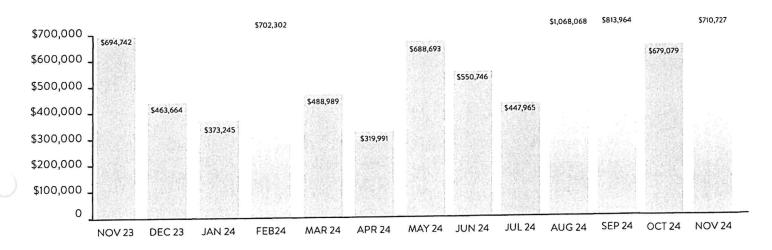
COMMUNITY PARTNER ECONOMY-AT-A-GLANCE DECEMBER 2024

Bismarck Mandan Fargo Grand Forks	24-23% CHANGE 0.2% 22.3% -3.6% -0.7%	Q3 - 2024 \$472,395,970 \$113,158,512 \$777,848,561 \$312,963,367	Q3 - 2023 \$471,368,227 \$92,527,333 \$806,520,379 \$315,165,681 \$365,767,274	Q3 - 2022 \$468,671,926 \$87,069,256 \$816,423,408 \$306,642,850	Q3 - 2021 \$418,971,153 \$75,113,445 \$758,915,316 \$269,296,250 \$286,473,795
Minot	-5.8%	\$344,462,655	\$365,767,274	\$347,066,975	\$200,473,793

BISMARCK

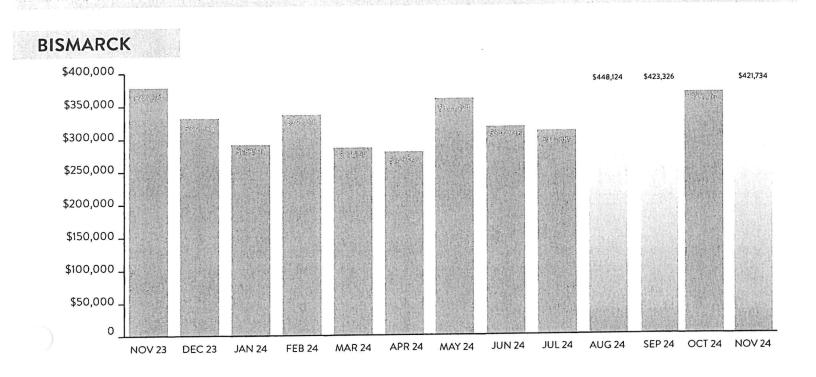


MANDAN

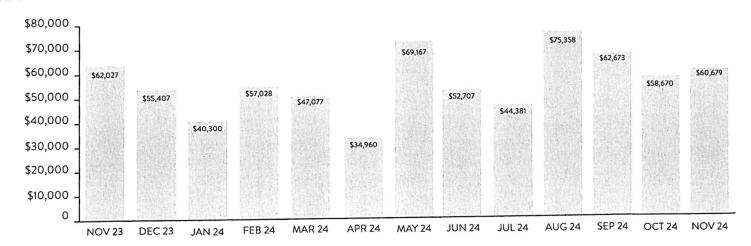




COMMUNITY PARTNER ECONOMY-AT-A-GLANCE DECEMBER 2024



MANDAN



From the NDIRF: 2024 Conferment of Benefits

From: ND Insurance Reserve Fund Info (info@ndirf.com)

Date: Thursday, March 20, 2025 at 03:47 PM CDT



TO:

NDIRF Member Officials

A

FROM:

Keith Pic, CEO

DATE:

March 20, 2025

RE:

2024 NDIRF Conferment of Benefits

It is an honor for me to announce the NDIRF Board of Directors has declared a Conferment of Benefits for 2024!

The NDIRF is returning over \$2.8 million to its members due to last year's strong underwriting results, favorable investment returns, and continued responsible stewardship of the Fund.

In addition to enjoying coverage rates lower than the traditional insurance marketplace, the Conferment of Benefits Program is your entity's opportunity to share in the success of the NDIRF as a member-owner of the Fund. Including the 2024 conferment, the NDIRF has returned over \$79 million to its members since the inception of the Conferment of Benefits Program. A more detailed description of the NDIRF's financial performance last year will be presented in the 2024 NDIRF Annual Report, to be distributed in May.

The NDIRF will mail Conferment checks in April, so your entity should receive its share of the Conferment of Benefits very soon. This share is based on your entity's premium contributions in 2024 and its length of NDIRF membership.

On behalf of the NDIRF Board of Directors and our staff, thank you for your membership in the NDIRF. The NDIRF is the source of risk services for North Dakota political subdivisions, and we look forward to providing exceptional coverage and service to NDIRF members in the years ahead!

P.O. Box 2258 Bismarck, ND 58502-2258 \\ (800) 224-1988 \\ (701) 224-1988 www.NDIRF.com



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U.S. Department of Housing and Urban Development Office of Fair Housing and Equal Opportunity 1670 Broadway Street, 23rd Floor Denver, Colorado 80202-4801

March 20, 2025

Rick Horn Morton County Housing Authority 1500 3rd Ave NW Mandan, ND 58554

Dear Respondent:

Subject:

Housing Discrimination Complaint

Phillips, Mellisa v. Morton County Housing Authority, et al. (ND) 8/4/D

Inquiry No. 778900

HUD Case No. 08-24-7804-8

The above-referenced housing discrimination complaint, which was filed with the U.S. Department of Housing and Urban Development (HUD), on July 23, 2024, has been resolved by the execution of a HUD Conciliation Agreement (Agreement), as provided under section 810(b) of the Fair Housing Act of 1968 (Act), as amended [42 U.S.C. Section 3601 et seq.].

On March 20, 2025, the Conciliation Agreement was signed and approved on behalf of the Secretary, as required under section 810(b)(2) of the Act and section 103.310 of HUD's regulations implementing the Act. By executing this Agreement, the parties have agreed that all issues that were raised in the above-referenced complaint are resolved. By approving this Agreement, HUD has concluded that its provisions will adequately vindicate the public interest. Accordingly, HUD has terminated its investigation, and has administratively closed the complaint, effective as of March 20, 2025. A copy of the HUD-approved Agreement is enclosed for your records.

This closure is not a determination on the merits of the allegations contained in the HUD complaint.

By executing this Conciliation Agreement, the parties have committed to comply with the provisions specifically designed to resolve the issues raised in the complaint, and to further the public interest in fair housing.

Retaliation is a violation of the Fair Housing Act. Section 818 of the Act makes it unlawful to retaliate against any person because he or she has filed a housing discrimination complaint; is associated with a complainant; has counseled or otherwise assisted any person to file such a complaint; or has provided information to HUD during a complaint investigation. Section 818



BISMARCK-MANDAN ND MSA ECONOMY-AT-A-GLANCE March 2025

WORKFORCE (Source: Job Service North Dakota)

 JAN - 2025
 JAN - 2024
 DEC - 2024
 DEC - 2023

 Bismarck-Mandan MSA Labor Force
 73,994
 70,102
 70,756
 69,535

 MSA Unemployment Rate
 3.0%
 2.9%
 2.5%
 1.8%

NOTE: With the release of January 2025 substate labor force and unemployment statistics on March 21st, the Labor Market Information Center of Job Service North Dakota began using revised metropolitan and micropolitan statistical area geographic delineations based on 2020 Census results. For North Dakota, the Bismarck metropolitan area was affected by a delineation change with the subtraction of Sioux County and now consists of three counties (Burleigh, Morton, and Oliver).

CITY SALES TAX COLLECTIONS (Source: Office of ND State Treasurer)

	JAN - 2025	JAN - 2024	YTD JAN - 2025	YTD JAN - 2024
Bismarck	\$3,285,361	\$1,870,959	\$3,285,361	\$1,870,959
Mandan	\$584,782	\$373,245	\$584,782	\$373,245

NOTE: 1) The figures above represent sales tax REPORTED for the month indicated. The actual sales tax collection occurred in previous months.

2) Sales tax returns are due at the end of each month which causes large monthly swings especially when months end of weekends. Using year-to-date collections helps mitigate these swings and DEC present a more accurate view of any real change that is occurring than would any given months collection comparison.

year to doct concessions neeps margons and	cor	nparison.	, ,	
TAXABLE SALES & PURCHASES (Source: C	Office of ND State Tax Commi	issioner)		
Bismarck Burleigh County Mandan Morton County Burleigh - Morton Total	Q4 - 2024 \$457,983,061 \$462,135,858 \$90,745,359 \$95,560,993 \$557,696,851	Q4 - 2023 \$460,348,491 \$463,983,359 \$92,637,817 \$98,001,368 \$561,984,727	Q4 - 2022 \$441,574,566 \$444,671,290 \$85,952,863 \$91,240,351 \$535,911,641	Q4 - 2021 \$419,504,561 \$421,990,017 \$78,663,610 \$83,938,089 \$505,928,106
REAL ESTATE (Source: Bismarck-Mandan Boa	ird of Realtors) NOTE: This does	s not represent any "for sale by o	owner" transactions.	
# of Single Family Units Sold # of all Residential Units Sold Average Sale Price - Single Family Average Sale Price - All Residential	JAN - 2025 68 100 \$377,916 \$354,462	JAN - 2024 45 65 \$329,000 \$348,175	YTD JAN - 2025 68 100 \$377,916 \$354,462	YTD JAN - 2024 45 65 \$329,000 \$348,175
NEW CONSTRUCTION PERMITS (Source: (City of Bismarck, City of Man	dan, Burleigh County, M	orton County)	
# of Single Family Permits Issued Single Family Permits Valuation	JAN - 2025 5 \$1,384,653	JAN - 2024 0 \$0	YTD JAN - 2025 5 \$1,384,653	YTD JAN - 2024 0 \$0
# of New Commercial Permits Issued New Commercial Permits Valuation	0 \$0	3 \$480,000	0 \$0	3 \$480,000
TRANSPORTATION (Source: Bismarck Airpo	rt)			

	JAN - 2025	JAN - 2024	YTD JAN - 2025	YTD JAN - 2024
Passenger Enplanement	24.278	21,358	24,278	21,358
Passenger Deplanments	23,728	20,319	23,728	20,319
Total Passenger Activity	48,006	41,677	48,006	41,677

March 20, 2025

RICK HORN MORTON COUNTY HOUSING AUTHORITY PO BOX 517 MANDAN, ND 58554

RE:

POOL MEMBER:

Morton County Housing Authority

CLAIMANT:

Phillips, Melissa

DATE OF LOSS:

7/23/2024

NDIRF CLAIM NO:

25060800

Dear Mr. Horn:

Thank you for discussing the above claim with me on March 14, 2025.

As we discussed, the Memorandum of Coverage has duties which apply in the event of an "occurrence", claim or "suit" in order for coverage to apply.

Please refer to page 11 of 18, VII. LIABILITY CONDITIONS:

- B. Duties in the event of an "occurrence", claim, or "suit": We have no duty to provide coverage under this memorandum of coverage unless there has been full compliance with the following duties:
- 1. You must see to it that we are notified promptly of any "occurrence", which may result in a claim. Notice should include:
 - a. How, when, and where the "occurrence" took place; and
 - b. The names and addresses of any injured persons and witnesses.
- 2. If a claim is made or "suit" is brought against any "covered party", you must see to it that we receive prompt written notice of the claim or "suit."
- 3. You and any other involved "covered party" must:
 - a. Immediately send us copies of any demands, notices, summonses, or legal papers received in connection with the claim or "suit."
 - b. Authorize us to obtain records and other information;
 - c. Cooperate with us in the investigation, settlement, or defense of the claim or "suit"; and
 - d. Assist us, upon our request, in the enforcement of any right against any person or organization which may be liable to a "covered party" because of injury or damage to which this coverage may apply.
- 4. No "covered party" will, except at their own cost, voluntarily make a payment, assume any obligation or incur any expense, other than first aid, without our consent.

For North Dakota, For Local Government, For You.