

Housing Authority

Of the City of West Plains, MO

302 Walnut Street, Apt. 1000, West Plains, MO 65775
Office: (417) 256-6663 Fax: (417) 256-5176

NOTICE OF OPEN MEETING

Posted: October 1, 2026

Notice is hereby given that the West Plains Housing Authority will conduct their regular monthly meeting at 9:00 am on Wednesday, October 7, 2026 in the Brill Community Room at Walnut Grove. In the case of an emergency, the meeting will be conducted virtually over Zoom. For Zoom information, please contact the main office. The tentative agenda includes:

1. Call meeting to order and Introductions
2. Roll Call
3. Adoption of Agenda
4. Approval of September Open Meeting Minutes
5. Public Comment (Limited to 5 minutes per speaker)
6. The tentative agenda of this meeting also includes a vote to close part of this meeting pursuant to Section 610.021 (3) RSMo.
7. Report of Executive Director
 - A. Occupancy Report
 - B. Report from Annual Inspections
 - C. Missouri NAHRO Fall Conference Update
 - D. Landlord Lunch and Learn, October 22, 2026
 - E. Disapproved Files, Listed by Applicant Number
 - F. Resolution No. 2023, Accepting the Capital Fund 5-Year Action Plan for 2027-2031 and Annual Statement for 2027 Capital Fund Grant
 - G. Resolution No. 2024, Authorizing the New Fair Market Rents Set by HUD for Howell County
 - H. Resolution No. 2025, Approving Flat Rents in Public Housing
 - I. Resolution No. 2026, Authorizing Salary Increases for PHA Employees Effective January 1, 2027
 - J. Resolution No. 2027, Approving Charge List for Public Housing Properties
 - K. Resolution No. 2028, Authorizing PHA Utility Adjustments for the Year 2027
 - L. Resolution No. 2029, Authorizing the Section 8 Voucher Program Utility Adjustments for the Year 2027
 - M. Resolution No. 2030, Approving Pet Policies for Family Residences and High Rises
 - N. Resolution No. 2031, Approving Emotional Support Animal (ESA- Companion Animal) Policy
 - O. Resolution No. 2032, Accepting Revised Admissions and Continued Occupancy Policies
 - P. Resolution No. 2033, Accepting Revised Section 8 Administrative Plan
8. Capital Fund Update (Ryan Warren)
9. Financial Report
10. Other Business
11. Public and Commissioner Comment
 - A. Public Comment
 - B. Commissioner Comment
12. Adjournment

The news media may obtain copies of this notice by contacting:

Mandy Pitts, Executive Director
302 Walnut Street, Apt. 1000
West Plains, MO 65775
(417) 256-6663