

November 2021

Dear Colleagues:

Greetings from Minnesota NAHRO. Thank you for being a member of Minnesota NAHRO especially as we enter a second year that has demonstrated the importance of affordable housing programs. As you know firsthand, housing authorities across the state have been at the center of the local, state, and federal response to addressing the ongoing impact of COVID19.

You are receiving this letter because you are the designated contact for your Minnesota NAHRO agency membership. As a valued member of our organization, we wanted to give you advance notice of the 2022 membership rates as we face another year of the pandemic. We expect to email the 2022 membership renewals in early November.

Similar to 2020, Minnesota NAHRO experienced a significant loss of revenue in 2021 due to our inability to hold in person conferences. Our Spring Conference was held virtually, and our Annual Conference was significantly smaller due to the surge from the Delta variant. Once again, the loss of these events created a considerable budget shortfall for the organization. While we continue to provide events, reduced expenses, and tapped into our cash reserve, these resources will not cover our ongoing expenses as we head into 2022.

At our September board meeting, Minnesota NAHRO's Board of Directors determined that our membership rates had to help address the significant financial losses. After extensive discussion and with insights from regional groups, **the board approved an additional COVID charge for 2022** that will be incorporated into the 2022 rates. This **2022 COVID charge applies only to agency membership** and is scaled based on agency size. The specific 2022 agency membership rates are below:

Agency Size	2022 COVID Charge	2022 Membership Rate (approx. 5% increase)	Total Agency Membership Rate Due by January 2022
1-4 FTE	\$ 120.00	\$ 240.00	\$ 360.00
5-9 FTE	\$ 165.00	\$ 330.00	\$ 495.00
10-19 FTE	\$ 217.00	\$435.00	\$ 652.00
20-29 FTE	\$ 312.00	\$ 625.00	\$ 937.00
30-49 FTE	\$ 500.00	\$1,000.00	\$ 1,500.00
50-74 FTE	\$ 875.00	\$1,750.00	\$ 2,625.00
75-100 FTE	\$ 1,175.00	\$2,350.00	\$ 3,525.00
100 & above	\$ 1,475.00	\$2,950.00	\$ 4,425.00

Minnesota NAHRO's Board of Directors does not take this action lightly. 2021 continued to be filled with uncertainties and we look forward to these challenges abating as we enter 2022. We also recognize that Minnesota NAHRO was not alone in facing financial hardship. **If your agency is unable to make the additional payment, the board has created a COVID hardship exception so please contact Shannon at Minnesota NAHRO for more information.**



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SERVING MINNESOTA'S HOUSING &
COMMUNITY DEVELOPMENT NEEDS

Minnesota NAHRO will continue to provide COVID related resources to our members into 2022. Moreover, we expect to continue to deliver on our mission by providing the following programs for our members. Look for these training and professional development opportunities in the future:

- **New Executive Director Training (Jan/Feb 2022):** We have many new Executive Directors throughout the state. To support these new leaders, we will offer a 2-3 day training with a national provider and tailored to Minnesota HRAs.
- **INSPIR Training:** Once HUD finalizes the new rule, we will offer a training by national experts to ensure your staff have the insights and guidance of a national provider.
- **Commissioner Training at our Spring Conference (May 2022):** Our Commissioners have faced many challenges along side staff and we will have a Commissioner track at our Spring Conference to help keep these agency leaders up to date.
- **HUD Handbook 4350 In Depth (Summer 2022):** Many of our agencies are governed by HH4350 including those who transitioned out of public housing. This course will be provided by a national trainer and help agencies either new to or in need of a refresher.
- **COVID Resources & Response:**
 - Minnesota NAHRO will continue to communicate regularly to share tools and resources to help our members as they respond to the impact of COVID19. Our Member Updates as well as COVID Conference calls will continue into the new year.
 - **Plus we will organize specialized trainings on new federal resources such as the American Recue Plan and Build Back Better to help Minnesota Housing Authorities access and utilize these federal resources.**

Thank you in advance for understanding the unprecedented circumstances we face as an organization. On behalf of the board, your ongoing support will help ensure Minnesota NAHRO will be able to weather these challenging times. More importantly, these resources will ensure that Minnesota NAHRO can continue to serve our members by enhancing the **knowledge and effectiveness of our members through professional development, education, and advocacy.**

If you have any questions or need more information, please feel free to contact us or our Executive Director Shannon Guernsey at sguernsey@mnnahro.org.

Sincerely,

Dara Lee

Dara Lee
President Minnesota NAHRO

Terri Smith

Terri Smith
Treasurer/Secretary, Minnesota NAHRO