

MARQUETTE HOUSING COMMISSION

Board Meeting Minutes

June 26, 2018

The meeting was called to order by Kruhak at 12:06 pm.

1) Roll Call

PRESENT: Kruhak, Lankinen, Schumacher, Maki and Hurley

ABSENT: Cerioli and Norberg

2) APPROVAL OF AGENDA: A motion was made by Lankinen, seconded by Schumacher to approve the agenda. Motion passed unanimously.

3) APPROVAL OF PREVIOUS MEETING MINUTES: A motion was made by Lankinen, seconded by Schumacher to approve the May 22, 2018 minutes. No questions or comments. Motion passed unanimously.

4) PUBLIC COMMENT: None

5) Consent Agenda:

(a) Executive Director's Report:

LAKE SUPERIOR VILLAGE:

Youth & Family Center: YMCA is suggesting the LSV youth go to the YMCA for the summer. E.D. is asking for feedback regarding this opportunity. Discussion.

Commissioner Kruhak suggested a letter to outline exactly the intent for the summer.

Both Commissioner Lankinen and Schumacher were in agreement. The 501(c)3 has a

letter of agreement ready for the YMCA. E.D. is meeting with YFC President and YMCA CEO tomorrow. Commissioner Kruhak, Lankinen and Schumacher would like to join them. Motion made Schumacher, seconded by Lankinen that this opportunity only be for this summer. Motion passed unanimously.

Sewer Project: JD Fisher and Swick on site one day. Commissioner Schumacher questioned why if two contractors on site, only two apartments got done. This was due to incorrect cameras on site and lack of drawings. Time frame was also questioned.

HUD Strong Family Day: Great day for the event. The Mayor and a representative from Bergman's office attended and participated in the flag ceremony.

PINE RIDGE:

Roofs: A temporary fix to the 8th and 9th floor was completed. Repairs are estimated to be \$71,955.30. Commissioner Kruhak questioned the \$250 insurance deductible. Repairs not to start till this fall.

EXECUTIVE DIRECTOR:

Service Coordinator Grant: New grant opportunity has been issued and due end of July.

RAD: Only two proposals received. Last date is June 25th.

NAHRO Summer Conference: Will be attending and participating in the Housing Committee and Small Agency Task force meeting. Also accepting the NAHRO innovation reward. We have received the Lowe's grant for Pine Ridge.

Small Agency Task Force: A new law signed by the President and to take effect July 23rd.

Housing Committee: Applied and appointed to the committee.

(b) Financial Statements: Operating income for Pine Ridge is low because our website rental is behind. Verify where the webcam is being hosted. We will pay for website maintenance to whomever. A letter will be sent to the vendor for payment within ten days. Need to see about the equipment. Property improvement over budget due to carpeting installed in units being turned and one new office.

For LSV the tenant services is indifferent due to the YMCA \$25,000 payment not budgeted in. Employee fringe needs to be adjusted in the COCC.

(c) Cash Position Statement: No questions.

(d) Approval of Checks (Current and previously issued reviewed.) Question why a particular landlord was receiving such a large amount. It's because they have multiple tenants.

(e) Housing Choice Voucher Progress Report: over 2%

(f) Pine Ridge: Project Performance Reports: Looks good.

(g) Lake Superior Village Report: 7 units open.

Lankinen moved, seconded by Schumacher to approve the Executive Director report. Motion passed unanimously.

6) Tenant Accountant Receivable both Write Offs:

(a) Pine Ridge - \$0.

(b) Lake Superior Village- \$2,122.01. Lankinen moved, seconded by Schumacher to approve the write offs. Motion passed unanimously.

7) Communication:

(a) NAHRO: Congratulations letter.

(b) Lowe's: We won the grant for Pine Ridge.

8) Old Business:

(a) Non-profit-subcommittee for name and mission. E.D. spoke with lawyer regarding amount for 501(c)3.

- Affordable Housing Solutions of Upper Michigan

- Affordable Housing Solution of the Upper Peninsula (or for the U.P. suggested today)

- Quality Housing Solutions of the Upper Peninsula

- Homes within reach in the Upper Peninsula

*First Choice: Affordable Housing Solutions for the Upper Peninsula

Need a 501(c)3 board: Igor volunteered, Jorma agreed and Schumacher agreed. Mission statement needs to be developed.

(b) RAD RFQ:

(9) New Business: None

10) Commissioners Comments: Lankinen – we need a clear idea of the movement of the children, Schumacher – ditto, Kruhak – ditto.

11) Public Comment:

12) Adjournment: Kruhak adjourned the meeting at 1:03 pm.

President:


Igor Kruhak

Executive Director:


Sharon Maki

Susan Hurley, Minutes