



MARQUETTE HOUSING COMMISSION

Board Meeting Minutes September 24, 2019

The meeting was called to order by Lankinen at 12:07 pm.

1) Roll Call

PRESENT: Lankinen, Norberg, Schumacher, Stark, Turner, Maki and Hurley

ABSENT: None

2) APPROVAL OF AGENDA: Motion made by Schumacher, seconded by Stark, to approve the agenda as presented.

Ayes: All

Nays: None

3) APPROVAL OF PREVIOUS MEETING MINUTES: A motion was made by Schumacher, seconded by Norberg, to approve the August 27, 2019 minutes as amended. No questions or comments. Motion passed unanimously.

Ayes: All

Nays: None

4) PUBLIC COMMENT: None

5) Consent Agenda:

(a) Executive Director's Report

LAKE SUPERIOR VILLAGE:

Youth & Family Center: Changed hours from mid-afternoon to after school hours. About 25 kids are attending. Commissioner questioned if they are still putting on a dinner. Commissioner questioned if reimbursements would increase with number of children attending. A new evening program will start this week.

PINE RIDGE APARTMENTS:

Fire Update: 9th floor needs additional work and fans have been placed on the roof. Commissioner questioned if the new ductwork is temporary or permanent. New air handler will go on other side of roof. Engineer will finalize specs on elevator repairs and potential modernization. Insurance adjuster, architect, and insurance Senior Claims Adjuster were on sight to determine scope of work. First Contracting will continue with renovation project. SCI will start cleaning the penthouse October 14, 2019.

EXECUTIVE DIRECTOR:

RAD: Our Notice of Intent to Apply for Gap funding has been approved for the next phase.

NAHRO: E.D. attended the MI NAHRO/UPHO conference in Shanty Creek. Will be attending the San Antonio conference next month. Market study will tell us what the demand for housing is in our area.



(b) Financial Statements: Reviewed. Depreciation expense questioned by Commissioner. LSV collection losses questioned. Also questioned was extra ordinary maintenance at LSV. It was due to replacing water heaters and furnaces. Location of the furnaces reviewed and how during RAD the issue will be resolved.

(c) Cash Positions Statement: CD needs to be addressed.

(d) Approval of Checks (Current and previously issued reviewed.). Econo check explained that it was for \$100 vouchers for each tenant to help replace lost food from fire.

(e) Housing Choice Voucher Progress Report: Need to lease more. Will bill rather than absorb with ports.

(f) Pine Ridge: Project Performance Reports: Had 140 vacant apartments for month of August.

(g) Lake Superior Village Report:

(h) Tenant Accountant Receivable both Write Offs: \$2313.85

1. Pine Ridge - \$0

2. Lake Superior Village- \$2313.85

a. \$1568.02 unpaid rent

b. \$745.63

Motion made Schumacher, seconded by Stark, to approve the consent agenda. Motion passed unanimously.

Ayes: All

Nays: None

Motion made by Norberg, seconded by Schumacher to approve the write-offs. Motion passed unanimously.

Ayes: All

Nays: None

6) Communications

7) Old Business: None

(8) New Business

(a) Resolution 2019-13 FYE budgets

Contract costs questioned by Commissioner. Total operating line reviewed.

Motion made by Schumacher, seconded by Norberg, to approve Resolution 2019-13. Motion passed unanimously.

Ayes: All

Nays: None

(b) Use of Incredible Bank donation

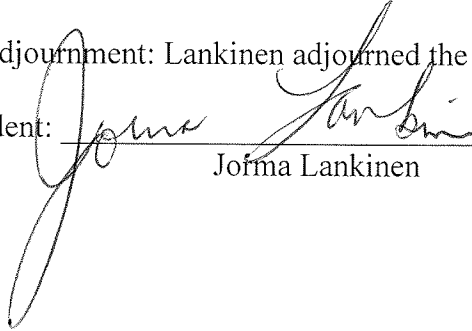
Commissioner thought tenants should be asked. Monies need to be spent soon. Some was used for the pantry. Gift card from Econo for food was agreed upon.

9) Commissioner Comments: Stark – Questioned the Commissioner training to take place locally. Would also go to Livonia .Schumacher- No comment, Turner – Would go to Livonia for Commissioner training. Norberg – No comment. Lankinen – No comment.

10) Public Comment:

11) Adjournment: Lankinen adjourned the meeting at 12:49 pm.

President:

A handwritten signature in cursive script, appearing to read "Jorma Lankinen", is written over a horizontal line.

Jorma Lankinen