

Hancock Housing Commission
Meeting Minutes
December 18, 2013

President Antila opened the regular meeting of the Hancock Housing Commission at 4:30 pm.

Commissioners Present: Antila, Dennis, Johnson, Shea, Smith

Absent:

Public Comment: None

A motion was made by Commissioner Johnson to approve the November 20, 2013 meeting minutes. Support was made by Commissioner Shea.

Ayes: Antila, Dennis, Johnson, Shea, Smith

No: 0

Motion passed.

A motion was made by Commissioner Shea to approve the December 2013 accounts payable. Support was made by Commissioner Smith.

Ayes: Antila, Johnson, Shea, Smith

No: 0

Motion passed

A motion was made by Commissioner Smith to approve the December 18, 2013 agenda with the addition of the agenda item under new business "Tree Removal" Support was made by Commissioner Shea.

Ayes: Antila, Dennis, Johnson, Shea, Smith

No: 0

Motion passed.

Old Business:

Submission of payment request for Developer Fee from MSHDA is still pending. We have all the documents submitted to MSHDA that was requested by Steve Kantola for the final development audit closing.

ROSS Grant. (No updates at this time)

HUD's remote review is still ongoing. No other information was requested recently.

New Business:

Information was passed out with regard to the Federal Government shut down and what it means to housing commissions across the state. A FAQ statement was handed out and reviewed. At the time of the Board meeting it looked like the feds had come to some sort of agreement to halt the shut-down.

The first draft of "Bill to Amend PA152" was presented to the board. A letter was also composed by John Haeussler to Senator Mark Jansen from Kent County on our wishes to have PA152 amended and asked for his support. Senator Casperson is also working on the amendment and we are in contact with his Chief of Staff, Marty Fittante. The Executive Director will follow up with Senator Jansen's office next week.

The 2012 final audit report was handed out. There were 3 recommendations that are easily amended and will be documented and submitted to HUD. There were no repeat findings from last year.

The board was asked to review a proposal by Vettori Contracting for the removal of the tree in the front entrance to Lakeview Manor. The removal of this tree was brought up by several parties over the last few years and the Director decided to put it to vote by the Board of Commissioners. No motion was made to support the proposal so the item had no action taken on it.

Maintenance Report:

We had the state boiler inspector in to inspect our furnaces at Lakeview Manor. They all passed inspection and state requirements. Rehabs are continuing in #301 and #605. We will be receiving our new refrigerators in 2 -3 weeks for 40 of the units at Lakeview Manor. This is approximately \$24,000 donation from Community Action for these replacement refrigerators. We are hoping to see a decrease in our UPPCO bill with the new efficient refrigerators. The annual fire drill is scheduled for October 21st at HHC and QHA. The snow equipment and housing truck are all getting prepared for the upcoming winter season. Winterization of the sprinkler system has already taken place.

Directors Report:

Section 8 Rental Assistance program has 32 vouchers issued and we currently are at 2 vacancies at Lakeview Manor/Annex.

The Halloween party is scheduled for 10/31/2013 at 2 pm at Lakeview Manor and don't forget to turn you clocks back one hour on 11/3/2013. The Fire Drill for Lakeview Manor and Quincy Haven Apts. is scheduled for 10/21/2013 at 6 pm.

Next meeting is scheduled for January 15, 2014 @ 4:30 pm

Commissioner Johnson made a motion to adjourn the meeting at 5:37 pm. The motion was supported by Commissioner Shea.

Ayes: Antila, Dennis, Johnson, Shea, Smith

No: 0

Meeting adjourned.

Secretary – Gail Ross

President - Ron Antila