

Hancock Housing Commission
Meeting Minutes
March 20, 2013

President Ron Antila opened the regular meeting of the Hancock Housing Commission at 4:38 pm.

Commissioners Present: Antila, Dennis, Haeussler, Johnson
Absent:

Public Comment: None

A motion was made by Commissioner Johnson to approve the February 27, 2012 meeting minutes. Support was made by Commissioner Dennis.

Ayes: Antila, Dennis, Haeussler, Johnson

No: 0

Motion passed.

A motion was made by Commissioner Haeussler to approve the March 2013 accounts payable. Support was made by Commissioner Johnson.

Ayes: Antila, Dennis, Haeussler, Johnson

No: 0

Motion passed

Old Business:

Hancock Housing Commission submitted a payment request for the 3rd installment of the Developer Fee. (\$182,005.76) This is being reviewed by MSHDA.

The ROSS grant is currently being worked on and will be submitted by the end of April 2013.

Updates were given on the water and sewer bill from the City of Hancock for Lakeview Manor.

RHF (Replacement Housing Factor) grant money will need to be obligated and a budget submitted to HUD. The Director is consulting with OHM to determine the eligible uses for the money.

New Business:

The Board discussed the proposal from Vettori Contracting on the installation of a handrail in the Annex walkway. The bid of \$4,596 was submitted and the Board directed Rick to obtain additional bids from other contractors to see if the cost can be reduced.

The Hancock City Council will be appointing a new Commissioner for our Board at tonight meeting. This seat will be to replace Barry Givens who resigned last month.

With regret, Commission John Haeussler submitted his resignation effective immediately from the Hancock Housing Commission Board of Directors. We thanked him for his service and will utilize him as a liaison between the City Council and the Housing Commission.

Commissioner Dennis motioned to accept the proposal from Otis Elevator to upgrade our key switches in both elevators that allow emergency personnel to override the elevator cars in case of an emergency. This is a state code and we were cited on this at the last inspection. The cost will be \$2,950.00 to get us in compliance. The motion was supported by Commission Haeussler.

Ayes: Antila, Dennis, Haeussler, Johnson

No: none

Motion passed

Maintenance Report: SEMCO replaced the main meter for the Manor in February. There was no interruption in service. We will be installing an emergency shut down switch for our boilers as we were given a notice of violation at the last inspection. This will cost us \$845.00 to and needs to be completed by 3/29/2013. We are now at 37 smoke free units at Lakeview Manor, rehabs continue as the Heritage Manor residents are moving back into their new units. Snow banks had to be moved on the property so we could make room for more!

Directors Report:

Section 8 Rental Assistance program has 35 vouchers issued and we currently have 1 vacancy at Lakeview Manor.

Annual recertifications are being conducted with each resident of HHC and apartment inspections will be held the last week of April 2013.

The City of Hancock Gala Dinner to celebrate the 150th birthday of the city will be at the MUB on April 12, 2013.

Next meeting is scheduled for April 17, 2013 @ 4:30.

Commissioner Haeussler made a motion to adjourn the meeting at 5:24 pm. A second was made by Commissioner Dennis.

Ayes: Antila, Dennis, Haeussler, Johnson

No: 0

Meeting adjourned.

Secretary – Gail Ross

President - Ron Antila