

Meeting Minutes of the Elk Rapids Housing Commission

June 16, 2020

The Regular Meeting of the Elk Rapids Housing Commission was called to order by President Myrna Howse in the Village Council Chamber, as part of the Government Center, 315 Bridge Street, Elk Rapids, Michigan, at 3:32 P.M. Commissioner Howse then led all participants in the Pledge of Allegiance.

I ROLL CALL

The following people were present:

Commissioners – Myrna Howse, Marilyn Leix, Judy Standerfer, and Margaret VanDenBerge. Amy Grzesiak was absent.

Staff – Tony Lentych, Executive Director, Angie Szabo, Program Manager, and Henry Webb, Maintenance.

Others/Guests – None. Elaine Glowicki, Elk Rapids Village Council, reported a conflict.

Public/Residents – None.

II APPROVAL OF AGENDA

Commissioner VanDenBerge moved (Leix support) to accept the agenda as presented. The motion was unanimously approved.

III APPROVAL OF MINUTES

Commissioner VanDenBerge moved (Standerfer support) to accept the regular meeting minutes of February 18, 2020. The motion was approved. Myrna Howse abstained from this vote.

IV APPROVAL OF BILLS

Commissioner VanDenBerge moved (Leix support) to approve the bills paid from February 18, 2020 until June 15, 2020. The fact that COVID-19 delayed the monthly approvals was discussed.

Roll Call

Standerfer	Yes
VanDenBerge	Yes
Howse	Yes
Leix	Yes
Grzesiak	Yes

The motion was unanimously approved.

V PUBLIC COMMENT

None.

VI OLD BUSINESS

- A. The Noble Pines Occupancy Report was given by staff. Noble Pines has full occupancy. During the Stay Home/Stay Safe Executive Order, we had one opening and that unit was filled by someone local who had sold her home. There was a lengthy discussion about the

resent arson incident which contributed to unit being open. Staff praised local authorities for their quick work on this matter and for helping ERHC resolve such a difficult issue.

- B. Henry Webb gave a brief report on Noble Pines maintenance issues. Our recent part-time hire in maintenance was able to find a position that better fit his skill set and his schedule. We will begin the search for someone to fill in for Henry later this summer. Henry also reported that his trying to find a "long-term" solution for the heating system and that it may require vents being installed for each unit. Staff reported that five (5) residents do not have air conditioning and he is checking on the cooling system for the community room.
- C. Staff reviewed the management memorandum in the packet. Staff reported that he submitted an annual report to the Village and it is in the packet.
- D. Several people helped deliver an Elk Rapids Village report. There was a Closed Session and there will be a meeting early next month to review "in town trail" report. There will be a Planning Commission meeting on short-term rentals. And it was reported the Village will not be closing any streets downtown.

VIII NEW BUSINESS

- A. There was a lengthy conversation on COVID-19 and its impact on ERHC and especially Noble Pines. It was decided to treat Noble Pines as "closed" facility for now per recommendation of HUD on senior housing facility. Staff reported the HUD has provided extra funding for COVID-19 costs.
- B. After several months of inactivity, staff then led a brief discussion of the potential of ERHC building more units of senior housing through the voluntary conversion program with HUD. All commissioners were in favor of the idea for ERHC to preserve Noble Pines and to explore the property's potential. Staff will seek additional information and present it at future meetings.

IX ADJOURNMENT

Commissioner VanDenBerge moved (Standerfer support) to adjourn the meeting. The motion was approved and President Howse closed the meeting at 4:28 P.M.

Respectfully submitted,



Tony Lentych, Executive Director



Myrna Howse, President