



## HOUSING COMMITTEE

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**1. Meeting Called to Order:** A meeting of the Osceola County Housing Committee (Committee) was convened at 1:00 p.m. on Tuesday, August 7, 2018. The following individuals were in attendance:

- a. Jack Nehmer, Osceola County Commissioner / Housing Committee Member
- b. Ron Sikkema, Housing Committee Member
- c. Dan Massy, Community Development Coordinator
- d. Lindsay Hager, former Third Party Grant Administrator

**2. Approval of Agenda:** No meeting agenda had been set.

**3. Loan Repayment / Program Income (PI) – 148 E. Lincoln, Reed City:** Dan provided an update on the property at 148 E. Lincoln. The property is currently in probate and we shouldn't expect payment for at least four to six months.

**4. Loan Repayment – 118 Timber Trail, LeRoy:** The County received payment of \$13,750 for discharge of the mortgage at 118 Timber Trail, LeRoy. The County Commissioners discharged the mortgage earlier this morning.

**5. Program Status:** In light of all the changes that have taken place at the State level, discussion took place concerning whether or not to continue the program. Although not all-inclusive, key points included:

- The County can keep Program Income (PI) and use it for whatever it chooses if the PI is less than \$35,000 in a program year (7/1 – 6/30).
- If PI is \$35,000 or more in a program year the County must use it to operate a housing program or return the money to the State.
- MSHDA has kept many of the administrative burdens on the program; however, some requirements have been reduced.
- The 18% administrative allowance is still in place; however, MSHDA has eliminated the 10% Activity Delivery Fees.
- The Program Guidelines will need to be updated.
- A marketing strategy will need to be determined.
- An environmental review will need to be performed.
- The program is too difficult to administer without a Third Party Administrator.

It was decided to:

- Maintain the housing program.
- Obtain approval from the Board of Commissioners before using PI obtained from any program year where the County had less than \$35,000 in PI. This will ensure the Housing Committee is not making a financial decision that should be made by the Board of Commissioners.
- Obtain approval from the State before using PI obtained from any program year where the County had \$35,000 or more in PI. This is a requirement.
- Continue our relationship with Lindsay Hager to serve as our Third Party Administrator. Dan and Lindsay will work out the details.

*(18-07) Motion by Jack Nehmer, supported by Ron Sikkema, to continue the program. Motion passed.*

**6. Public Comments:** None; no members of the public were present.

**7. Adjournment:** The meeting was adjourned at approximately 1:55 p.m.

*(18-08) Motion by Jack Nehmer, supported by Ron Sikkema, to adjourn. Motion passed.*

Respectfully Submitted,

Dan Massy  
Community Development Coordinator