



HOUSING COMMITTEE

301 West Upton Avenue
Reed City, MI 49677
231-832-7397
Fax 231-832-3381

1. Meeting Called to Order: A meeting of the Osceola County Housing Committee (Committee) was convened at 1:00 p.m. on Tuesday, September 18, 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, Third Party Grant Administrator

2. Approval of Agenda:

(18-09) *Motion by Jack Nehmer, supported by Ron Sikkema, to approve the agenda as presented. Motion passed.*

3. Approval of May 25, 2017 Minutes:

(18-10) *Motion by Jack Nehmer, supported by Ron Sikkema, to approve the August 7, 2018 minutes as presented. Motion passed.*

4. Financial Report: Dan provided the Financial Report. We have a balance of \$53,376.87; however, only \$18,476.87 can be spent this Program Year.

(18-11) *Motion by Jack Nehmer, supported by Ron Sikkema, to place the Financial Report on file. Motion passed.*

5. Update from Housing Initiative Regional Meeting: Lindsay provided a summary of the MEDC's Housing Initiative Regional Meeting he attended earlier in the day. Unfortunately almost all of the CDBG money is going to either non-housing or multi-family housing programs. There is a proposal to set aside a total of \$1.5 million for the Neighborhood Enhancement Program (NEP). Forty-percent (40%) will be for local units of government in non-participating jurisdictions.

(18-12) *Motion by Ron Sikkema, supported by Jack Nehmer, to submit a grant application for NEP funding.*

6. Third Party Administrator (TPA) Contract: Dan informed the Committee that the Board of Commissioners approved the contract to retain Lindsay as our TPA.

7. Review of Program Guidelines: Dan provided revised Program Guidelines. The Committee reviewed the Program Guidelines and provided comments.

(18-13) Motion by Jack Nehmer, supported by Ron Sikkema, to approve the Program Guidelines as amended. Motion passed.

Dan will now provide the Program Guidelines to the MEDC for their approval.

8. Frequency of Meetings: Since the County completed its MSHDA grant there has been a change in focus to Emergency Rehab only funded strictly by Program Income. As a result, the Committee discussed how often it needs to meet. At this time the Committee opted to stay with monthly meetings.

9. Other Items: Although not on the agenda discussion concerning the review of existing mortgages and decision making took place at the end of the meeting.

A. Review of Existing Mortgages: In order to protect our interest Ron is concerned that none of our properties have changed ownership without our lien being paid. Dan stated this is something he checked approximately 8 months ago, but Ron would like to see it on a more regular basis. Discussion took place on who could do it at a more frequent interval.

(18-14) Motion by Ron Sikkema, supported by Jack Nehmer, to obtain a bid from Lindsay Hager (Hager Consulting, LLC) to review mortgages in order to ensure none of our properties have changed ownership without our lien being paid. Motion passed.

B. Local Administrator & Committee Authority: The Committee discussed the history of the property at 831 Hemlock, the Local Administrator's (Dan) recommendation made to the County, and the Board of Commissioner's response.

(18-15) Motion by Ron Sikkema, supported by Jack Nehmer, that the Local Administrator will take no action on any housing issue without first notifying Committee members. Motion passed.

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

11. Adjournment: The meeting was adjourned at approximately 3:10 p.m. The date for the next meeting was set for October 16, 2018 at 1:00 pm.

(18-16) Motion by Jack Nehmer, supported by Ron Sikkema, to adjourn. Motion passed.

Respectfully Submitted,

Dan Massy
Community Development Coordinator