



Otsego
COUNTY
M I C H I G A N

Otsego County Housing Committee

225 West Main Street, room 213 • Gaylord, Michigan 49735

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NOTICE OF MEETING & PUBLIC HEARING

The Otsego County Housing Committee will hold a public hearing and regular meeting on Thursday, November 19, 2015 beginning at 9:30 a.m., in conference room 212, second floor of the County Building 225 West Main Street, Gaylord MI 49735.

AGENDA #259

1. Call to Order
2. Pledge of Allegiance
3. Introductions
4. Additions/Deletions to Agenda
5. Regular Minutes 258 – October 15, 2015
6. Projects
 - A. HO-0812-127800 Bid Opening
 - B. HO-0812-127933 Bid Opening
 - C. HO-0812-128412 Bid Opening
 - D. HO-0812-127801 Amendment
7. Mortgage Discharge
 - A. Forgivable Rental Rehabilitation Deferred Loan #RR-0812-51267
8. Public Hearing
 - A. MSHDA Grant Application #HRF-2015-0812-6430
9. Recommendation Support NEMCSA - MSHDA Homebuyer Purchase Rehabilitation Grant Application
10. Reports
 - A. Director Updates
 - B. Inspector Updates
 - C. Activity & Financial Reports
11. New Business
12. Other Business
13. Public Comments
14. Adjournment

In compliance with the Americans with Disabilities Act, persons with physical limitations that may tend to restrict access to or participation in this meeting should contact the Housing office (989-731-7570) at least twelve (12) hours prior to the scheduled start of the meeting.



AN EQUAL OPPORTUNITY HOUSING PROGRAM



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OPPORTUNITY

October 15, 2015 - Minutes #258

A meeting of the Otsego County Housing Committee was held in conference room 212 of the County Building. Vice Chairman, John LaFave called the meeting to order at 9:30 a.m.

PRESENT: Kenneth R. Glasser, Tammy LaBouef, John LaFave, Joseph Wambold
EXCUSED: Charles Berlin, Jim Mathis, Steven Riozzi
OTHERS: Marlene Hopp, Kevan Flory

The Pledge of Allegiance was led by John LaFave.

Additions or deletions to agenda: Revised agenda submitted to committee.

MOTION: by Glasser, approve minutes #256 of September 17, 2015, as presented.
Ayes: Unanimous. Nays: None. Motion Carried.

MOTION: by LaBouef, approve minutes #257 of special meeting October 8, 2015, as presented.
Ayes: Unanimous. Nays: None. Motion Carried.

Projects:

Director discussed lack of bids from contractors on projects HO-0812-127800 and HO-0812-127933. Committee recommended to submit out to bid again.

One bid was opened and reviewed.

MOTION: by LaBouef, award project HO-0812-127800 bid of \$41,182 to Thor Contracting.
Ayes: None.
Nays: Four – Glasser, LaBouef, LaFave, Wambold.
Motion defeated.

One bid was opened and reviewed.

MOTION: by Glasser, award project HO-0812-127933 bid of \$44,449 to Thor Contracting.
Ayes: None.
Nays: Four – Glasser, LaBouef, LaFave, Wambold.
Motion defeated.

MOTION: by LaBouef, approve HO-0812-104863 subordination request from Quicken Loans.
Ayes: Unanimous. Nays: None. Motion Carried.

Project #HO-0812-128412 currently pending lead-based paint risk assessment report.

Uncollectable debt of #016-2005 project reviewed.

MOTION: by LaBouef, approve Otsego County Board of Commissioners to discharge mortgage #016-2005 from doubtful account due to foreclosure. Finance Dept. write off from the housing notes receivable account, as presented.

Ayes: Unanimous. Nays: None. Motion Carried.

Two forgivable rental rehabilitation deferred loans reviewed.

MOTION: by Glasser, approve to forgive annual amount of RR-0812-73560 and Finance Dept. to write off from the housing notes receivable account, as presented.

Ayes: Unanimous. Nays: None. Motion Carried.

MOTION: by Wambold, approve to forgive annual amount of RR-0812-91764 and Finance Dept. to write off from the housing notes receivable account, as presented.

Ayes: Unanimous. Nays: None. Motion Carried.

Reports - Director Updates:

Director reviewed MSHDA new policy information dated September 15, 2015, pending projects, two trainings in October - environmental review to projects and encourage/retain contractors.

Option 1 – 5 lien structures reviewed.

MOTION: by Glasser, recommend option 1 lien structure for funding year 2015 grant.

Ayes: Unanimous. Nays: None. Motion Carried.

Option 1: 0-80% AMI (area median income) – 50% forgiven not prorated, monthly payments over 10 years, zero percent interest.

Inspector updates: None.

Activity and financial reports were presented and reviewed.

New Business: None

Other Business: None

Public Comments: None

Meeting adjourned at 10:47 a.m.

Marlene K. Hopp, Director
Otsego County Housing Committee

Steven Riozzi, Chairman
Otsego County Housing Committee