



LANSING HOUSING

C O M M I S S I O N

AGENDA LANSING HOUSING COMMISSION August 2009

- 1. Call to Order.**
- 2. Roll Call.**
- 3. Approval of Minutes of July 29, 2009.**
- 4. Resolution #1070 – PHAS Submission**
- 5. Resolution #1071- SEMAP Submission**
- 6. Resolution #1072 - Write off in Inactive Tenant Accounts**
- 7. Items of Information**
 - a. Capital Fund Projects**
 - b. Status of ARRA Capital Fund**
 - c. Action Plan for increasing score for vacancy and turnaround.**
 - d. Preventative Maintenance Plan**
- 8. Director's Monthly Report**
- 9. Report of President**
- 10. Public Comment – limit 3 minutes**
- 11. Other Business.**
- 12. Adjournment.**



LANSING HOUSING COMMISSION

MINUTES OF THE August 31, 2009, COMMISSION MEETING LANSING HOUSING COMMISSION

PRESENT: All Commissioners Present

STAFF:	Sarah Segerlind	Dona Davenport
	Rhonda Pagel	David Abood
	Sona Mendoza	Chris Heintzelman
	Lisa Parsons	Fred McFadden
	Phil Chajkowski	Ramiro Salazar

GUESTS: Justin Sleight, Ed Brown, Deacon Dick Stanford, David Draggoo, Michael Evans

Vice-president Welch called the meeting to order at 6:15 p.m.

President Villegas arrived at 6:16 and proceeded with the meeting.

All Commissioners present at roll call.

The Minutes of July 29, 2009 Board Meeting were presented to the Board for approval. Commissioner Baltimore moved that the minutes be approved, Commissioner Nelson seconded the motion.

Moved: Commissioner Baltimore
 Seconded: Commissioner Nelson
 Ayes: Unanimous

Resolution #1070 – PHAS Submission was presented to the Board for Approval. The Board reviewed and approved the submission. Resolution 1070 approving the PHAS Submission was approved on August 31, 2009. The document will be amended to show the correct resolution date. Commissioner Welch moved the authorization resolution with Commissioner Nelson seconding it.

Moved: Commissioner Welch
 Seconded: Commissioner Nelson
 Ayes: Unanimous

Resolution #1071 – SEMAP Submission was presented to the Board for approval. The Board reviewed and approved the submission. Resolution 1071 approving the PHAS Submission was approved on August 31, 2009. The document will be amended to show the correct resolution date. Commissioner Welch moved the authorization resolution with Commissioner Baltimore seconding it.

Moved: Commissioner Welch
 Seconded: Commissioner Baltimore
 Ayes: Unanimous

Items of Information- Acting Director, Sarah Segerlind reported that the current Capital Fund project is 88% complete. The Contractor will be completed with all work before the October 15, 2009 deadline. The new ARRA Capital Fund contracts have been signed. All the money is obligated. Windows have all been measured so as soon as they have a pre-contract meeting the projects can start.

Commissioner Welch recommended that a sub-committee be formed to meet and discuss vacancies and unit turnaround. A meeting time was set.

Director's Monthly Report – The individual AMP reports were presented to the Board. President Villegas inquired as to some of the vacancies.

Commissioner Baltimore inquired as to the procedure for towing cars. He was informed that we ticket – police check to see if car stolen otherwise towing is immediate.

President Villegas requested a short recess. Commissioner Baltimore moved to approve the recess, it being seconded by Commissioner Nelson.

**Moved: Commissioner Baltimore
Seconded: Commissioner Nelson
Ayes: Unanimous**

**Recess began at 6:37 pm
Board Meeting reconvened at 6:43 pm**

Commissioner Nelson spoke to the Seff Pineda issue – that she would like a motion made for her to negotiate a settlement with Mr. Pineda. Employee was terminated on 8-11-08 – brought back for one day on 2-2-09. Has received unemployment since November 2008. Will negotiate the difference between – amount he has received and the amount of wages he would have received. Commissioner Baltimore made a motion for Commissioner Nelson to enter into negotiation for a settlement with the ex-employee, with Commissioner Welch seconding the motion.

**Move: Commissioner Baltimore
Second: Commissioner Welch
Ayes: Unanimous**

Public comment: The following individuals participated in Public Comment: Justin Sleight, Deacon Dick Stanford, David Draggoo, and Michael Evans. They all spoke to the Oliver Towers Building.

President Villegas - introduced Patricia Baines Lake as the candidate of choice for the Executive Director's position. President Villegas asked for a motion for the President to continue to negotiate a Contract with Ms. Lake. Commissioner Baltimore made the motion, with Commissioner Welch seconding the motion. Ms. Lake introduced herself and gave a short history of her experience in the housing industry.

**Moved: Commissioner Baltimore
Seconded: Commissioner Welch
Ayes: Unanimous**


Justin Sleight spoke to the issue of inspecting Oliver Tower with a group of experts to determine if the building was worthy for use or not. The Commission will look into it and provide Mr. Sleight with the results as soon as possible.

There being no further business, Commissioner Baltimore moved to adjourn.

The meeting adjourned at 6:55 PM.



Vince Villegas, President



Sarah Segerlind, Acting Executive Director and Secretary

9-15-09

Date