

**Northville Housing Commission
Regular Meeting Minutes
Wednesday, February 12, 2014
6 p.m.**

Commissioner Nehs called the Housing Commission meeting to order at 6 p.m.

ROLL CALL: Present: Commissioners Nehs, Deneau, Kipke and Schultz; Director Necelis; Administrative Assistant Ziemba.
Absent/excused: Commissioner Catallo, Council Liaison Ekong

CONSENT AGENDA:

- A. Housing Commission meeting minutes of January 10, 2014.
- B. Housing Commission Invoice Distribution Report dated January 2014.

It was moved by Commissioner Deneau and supported by Commissioner Schultz to approve the agenda and consent agenda as presented.

Carried unanimously

ATRC REPORT: Mr.Davis reported on the Valentine potluck that was held Feb. 13 and the bingo party sponsored by the First Baptist Church on Feb. 23. Also, the new bulletin board to be used by the resident council had been received and will be placed just outside the office.

CITIZENS COMMENTS: None

COMMUNICATIONS: Brodersen

COUNCIL LIAISON REPORT: None

HOUSING COMMISSION: Director Necelis said there were two move-outs in January.

It was moved by Commissioner Kipke and supported by Commissioner Deneau to approve the applications as presented.

Carried unanimously

UNFINISHED BUSINESS: Regarding the proposed rent adjustment, Director Necelis said she was recommending a \$10 increase for the one-bedroom units. She was not recommending an increase on the two, two-bedroom units because they do not generate much revenue (because there are only two of them) and because historically it takes a while to rent them.

It was moved by Commissioner Kipke and supported by Commissioner Deneau to approve the rent adjustment of \$10 for the one bedroom units and no adjustment for the two-bedroom units, effective July 1, 2014.

Carried unanimously

NEW BUSINESS: Director Necelis said there were not many changes from last year in the revenue portion of the 2014-15 proposed budget. Maintenance and repair increased \$240. She also said the water usage has gone down substantially since the installation of the new toilets in 2012.

It was motioned by Commissioner Deneau and supported by Commissioner Schultz to approve the budget for the 2014-15 fiscal year.

Carried unanimously

Regarding a request from a resident to convert a bathroom for a tub/shower unit, Director Necelis said she wasn't sure how it would affect future marketing of the apartment; city officials also said the project would have to go out for bid.

It was moved by Commissioner Deneau and supported by Commissioner Schultz to deny approval to convert a bathroom in Apt. 107 to accommodate a tub/shower unit.

Carried unanimously

INFORMATION: Director Necelis commented on the tough winter this season and that the building has experienced some related water issues.

ADJOURNMENT: It was motioned by Commissioner Kipke and supported by Commissioner Deneau to adjourn the meeting.

Time of adjournment: 6:47 p.m.

Respectfully submitted,

Barbara Ziemba, Administrative Assistant