

**CITY OF LAPEER
MINUTES OF A REGULAR
LAPEER HOUSING COMMISSION MEETING
LAPEER RIVERVIEW TOWERS, LLC
FEBRUARY 16, 2023**

A regular meeting of the Lapeer Housing Commission/Lapeer Riverview Towers, LLC was held at Lapeer City Hall, 576 Liberty Park, Lapeer, Michigan on Thursday, February 16, 2023 at 4:07 p.m.

Members Present: Chairman Jim Mikus and Commissioners Kerri Roberts and Robin Chesnutt.

Members Absent: Vice Chair Jennell RaCosta and Commissioner Lisa Lie.

Also Present: Executive Director Denise Soldenski, Grant Administrator Shelley Lincoln and Housing Manager Janelle Jackson.

Chairman Mikus called the meeting to order at 4:07 p.m.

MINUTES

It was moved by Commissioner Roberts and supported by Commissioner Chesnutt to approve the minutes of the meeting held on January 19, 2023 as presented.

Yeas: Commissioners Mikus, Roberts and Chesnutt.

Nays: None.

Absent: Commissioners RaCosta and Lie.

MOTION CARRIED.

PUBLIC COMMENTS

There were no public comments.

MONTHLY FINANCIAL REPORT APPROVAL

It was moved by Commissioner Roberts and supported by Commissioner Chesnutt to approve the Monthly Financial Report as presented.

Yeas: Commissioners Mikus, Roberts and Chesnutt.

Nays: None.

Absent: Commissioner RaCosta and Lie.

MOTION CARRIED.

MONTHLY BILL APPROVAL

Housing Manager Jackson reviewed additional checks submitted for payment approval.

It was moved by Commissioner Chesnutt and supported by Commissioner Roberts to approve the monthly bills as follows: 1) Riverview Towers LLC Checking; 2) Riverview Towers LLC Reserve for Replacements; 3) Housing Choice Voucher – Monthly Landlord Payments; 4) Housing Choice Voucher; and 5) Contractor Payments as presented.

Yeas: Commissioners Mikus, Roberts and Chesnutt.

Nays: None.

Absent: Commissioners RaCosta and Lie.

MOTION CARRIED.

RIVERVIEW TOWERS

Housing Manager Jackson reported Riverview has had a high amount of unit turnover recently which is keeping staff very busy.

COMMISSIONER COMMENTS

There were no comments from the commissioners.

STAFF REPORTS

Executive Director

Director Soldenski updated the board on a recent pest issue.

7/1/2023 Annual Plan – HOTMA Policy Changes

Director Soldenski reviewed changes to the HUD HOTMA policy.

It was moved by Commissioner Roberts and supported by Commissioner Chesnutt to include the required HOTMA policy changes in the 7/1/2023 PHA Annual Plan.

Yeas: Commissioners Mikus, Roberts and Chesnutt.

Nays: None.

Absent: Commissioners RaCosta and Lie.

MOTION CARRIED.

Director Soldenski updated the commission on the former beauty shop and FRIENDS office vacancies at Riverview Towers stating she plans to repaint the offices prior to advertising the spaces for rent. Soldenski summarized the survey sent to tenants on interest in having an on-site beauty salon and the cookbook project. Soldenski also updated the commission on clarification of HUD rules for Affirmatively Furthering Fair Housing Requirements for PHA's and summarized the National Low Income Housing Coalition's Blueprint for Renters Bill of Rights article.

AJOURNMENT

There being no further business, it was the consensus of the commission to adjourn the meeting at 4:25 p.m.

MEETING ADJOURNED

Ms. Denise Soldenski, Executive Director

Mr. James Mikus, Chairman