

Bangor Housing Commission

820 Second Street

Bangor, MI 49013

09/19/2024

1. **Call To Order:** By President Farmer @6:00 PM
2. **Pledge Of Allegiance:** Recited By All.
3. **Roll Call:** PRESENT: President Farmer, Vice President Muenzer, Commissioner Gray, Resident Member McCloud, Commissioner Mock.
4. **Approval of Agenda:** Motion by Vice President Muenzer, 2nd by Commissioner Gray. Aye 5 Nay 0.
5. **Reading and Approval of the minutes from:** 8/15/2024 Motion by Vice President Muenzer, 2nd by Commissioner Gray. Aye 5 Nay 0.
6. **Approval of Accounts Payable/ Bill:** Motion by President Farmer, 2nd by Commissioner Gray Aye 5 Nay 0.
7. **Report of the Director Regarding Authority Business:** 701 Lincoln Ave sewer line. President Farmer asked how much it cost \$798.00. Vice President Muenzer asked about the 2021 taxes.
8. **Financial Report:**
 - A. **Operating Funds Statement-** \$71,909.21
 - B. **Capital Funds Statement-** \$100.16
 - C. **Security Deposit Statement-** \$3,392.68
 - D. **Laundry Funds Statement-** \$3,776.31
 - E. Rent Revenue for August's- \$14,826.20
 - F. **Pet Deposit Funds-** \$100.15
 - G. **September's Draw Down-** \$41,280.00
 - H. **Balance After Paying Bills-** \$41,686.11
9. **Occupancy Report:** Still working on 1216 Center Street, 1025 2nd Street Apt D. The BHC has 701 Lincoln APT C received it back. It will be ready in about two weeks to rent. Received Apartment #312 @ 820 Second Street It will be ready in about two weeks to rent.
10. **Procurement Report:**
11. **Physical Needs Assessment:** 820 2nd Street needs a new water softer. The Maintenance truck needs tires.
 - A. \$6,000.00 to Replace water softer at 820 2nd street.
 - B. Vice President Muenzer want to give Brandy Authorized to purchase water softer. **Motion By** Commissioner Gray, 2nd by Commissioner Mock Ayes 5 nays 0.
 - C. Maintenance truck needs tires. Motion by Commissioner Gray, 2nd by Commissioner Mock Ayes 5 nays 0.

12. Old Business: Memory Board still waiting on Summit to fine one. Still working with the fee accountant for the debt to write off.

A. Brandy will ask Mr. Markel how old the system is.

B. Brandy will get a quote from fire alarm system.

13. New Business:

14. Public Comments:

A. Renee and George- Happy Birthday Brandy

B. Board Comments: Commissioner Gray doing a good job.

15. Adjournment: @ 6:27 PM.

**Respectfully Submitted,
Executive Director Brandy Wines**

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Bangor, MI 49013

10/17/2024

1. **Call To Order:** By Vice President Muenzer @6:00 PM
2. **Pledge Of Allegiance:** Recited By All.
3. **Roll Call:** PRESENT: Vice President Muenzer, Commissioner Gray, Resident Member McCloud, Commissioner Mock.
4. **Approval of Agenda:** Motion by Vice President Muenzer, 2nd by Commissioner Gray. Aye 4 Nay 0.
5. **Reading and Approval of the minutes from:** 9/19/2024 Motion by Commissioner Mock, 2nd by Commissioner Gray. Aye 4 Nay 0.
6. **Approval of Accounts Payable/ Bill:** Motion by Commissioner Gray, 2nd by Commissioner Mock. Aye 4 Nay 0.
7. **Report of the Director Regarding Authority Business:** 2022 taxes are on hold for review. Urlaub is saying they should get the BHC all caught up with 2023 taxes by November 2024. BHC has asked for an extension on 2024 taxes.
8. **Financial Report:**
 - A. **Operating Funds Statement-** \$65,775.19
 - B. **Capital Funds Statement-** \$100.17
 - C. **Security Deposit Statement-** \$3,393.14
 - D. **Laundry Funds Statement-** \$4,177.49
 - E. **Rent Revenue for September's-** \$14,756.89
 - F. **Pet Deposit Funds-** \$100.16
 - G. **September's Draw Down-** \$11,272.00
 - H. **Balance After Paying Bills-** \$42,873.68
9. **Occupancy Report:** Still working on 1216 Center Street, 1025 2nd Street Apt D. 820 2nd Street APT #312 is almost done hope to get it rented out by November 2024. BHC has received 325 E Arlington back. 701 Lincoln APT C is rented out.
10. **Procurement Report:** Maintenance truck has tires and oil change, Frontend Alignment the cost was \$1,261.95. Black River Commons at 820 2nd street has a new water softer.
11. **Physical Needs Assessment:** BHC needs a camera to take pictures of the apartments.

Commissioner Gray makes Motion 2nd by Commissioner Mock. To give E.D. Brandy \$500.00 to spend on a camera for BHC. Aye 4 Nay 0.
12. **Old Business:** Looking for a new memory board consider option to replace fire alarm system. Vic President Muenzer.

- 13. New Business:** Commissioner Gray asked how we are doing on Refrigerator and Stoves.
- 14. Public Comments:** Resident Georgia asked about Kelly and her to make a committee.
- 15. Adjournment:** @ 6:50 PM.

**Respectfully Submitted,
Executive Director Brandy Wines**