

Bangor Housing Commission

820 Second Street

Bangor, MI 49013

Meeting minutes

8/21/2025

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, Resident Member McCloud, Commissioner Mock, Commissioner Gray.
4. **Approval of Agenda:** Motion by Commissioner Gray, 2nd by Commissioner Mock. Aye 4 Nay 0.
5. **Reading and Approval of the minutes from:** 7/17/2025 Motion by Commissioner Gray, 2nd by Commissioner Mock. Aye 4 Nay 0.
6. **Approval of Accounts Payable/ Bill:** Motion by Commissioner Gray, 2nd by Commissioner Mock. Aye 4 Nay 0.
7. **Report on the Director Regarding Authority Business:** CFP 2025.
8. **Financial Report:**
 - A. **Operating Funds Statement-** \$35,027.51
 - B. **Security Deposit Statement-** \$5,773.65
 - C. **Rent Revenue for July's-** \$19,178.00
 - D. **June's Draw Down-** \$8,300.00
 - E. **Balance After Paying Bills-** \$379.64
 - F. **Balance 2024 – CFP -** \$45,585.96
 - G. **CD -** \$10,000.00 – **Balance** \$10,230.66
9. **Occupancy Report:** 701 Lincoln Ave #A, 1222 North Center Street.
10. **Procurement Report:** Peak of roof, Light at the back entrance.
11. **Physical Needs Assessment:**
12. **Old Business:** Caught up on finances.
13. **New Business:** Motion for a pay increase for Executive Director of 5%, Maintenance 2.5% Starting on October 1, 2025. Motion by Commissioner Gray, 2nd by Resident Member McCloud. 3 Aye - 1 Nay. Motion to charge \$20.00 for A/C units. Motion by Commissioner Gray, 2nd by VP Muenzer. 4 Aye – 0 Nay.
14. **Public Comments:** Public Comments were heard.
15. **Board Comments:** Board Comments were heard.
16. **Adjournment:** @ 6:30 PM

Respectfully Submitted,
Executive Director Brandy Wines

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Special Meeting

September 2nd, 2025 @ 2PM

1. Call to Order. @2:00 PM
2. Pledge of Allegiance.
3. Roll Call: **President Farmer, Vic President Muenzer, Commissioner Gray, Commissioner Mock, Resident Member McCloud.**
4. Approval of Agenda: **09/02/2025. Motion by VP Munzer, 2nd by Commissioner Mock.**
5. New Business: **Bad Debt 148,382.54. Motion to relieve debt by Commissioner Gray, 2nd by Commissioner Mock. 5 - AYE 0 - NAY**
6. Board Comment: Board Comment was heard.
7. Public Comments: Public Comment was heard.
8. Adjournment: @ 2:12 PM

**Respectfully Submitted,
Executive Director Brandy Wines**

PLEASE NOTE: AUDIENCE PARTICIPATION

Under “opportunity for public comment”: members of the audience may address the board. Please limit your comments to three minutes or less. When asked, please state your

first and last name, and address. Please remain in your seat; do not approach the board. Yelling and cursing will not be tolerated. Keep your comments courteous, respectful, and professional.