Ontonagon Village Housing Commission
Regular Meeting 5:15 PM, Tuesday May 20th, 2025
Ontonagon Village Housing Community Room

Pledge of Allegiance

Roll Call - A regular meeting of the Ontonagon Village Housing Commission was called to order at 5:15 PM by Board President Richard Ernest at the Ontonagon Housing Commission Office, Ontonagon MI on Tuesday May 20th, 2025. Present were Robert Seid, Sylvia Lehto, Rich Ernest, and Dot Phillips. Absent was Danielle Reath. Also present was Secretary Karen Jackson.

Public Comment – None

Approval of Agenda – Motion was made by R Seid, supported by D Phillips, to approve the agenda as presented. All voting aye, motion carried.

Approval of Meeting Minutes – Motion was made by S Lehto, supported by D Phillips, to approve the meeting minutes as presented. All voting aye, motion carried.

Financial Report – Motion was made by R Ernest, supported by D Phillips, to accept the financial report as presented and place on file. All voting aye, motion carried.

Executive Directors Report –

- The amount of the CFP funds for 2025 is $141,147.00. This will be primarily used for the kitchen remodeling to be discussed later
- We purchased additional flooring with operation funds. The style we had been using has been discontinued. I was able to get the last of what they had in stock at a reduced rate and have selected a new style that will hopefully be available for many years.
- Department of Health and Human Services is requiring that the PHA return of interest earned exceeding $500.00 per year on all Federal Grant funds (operating subsidy). I am hoping for more guidance on this issue but that could be approx. $10,000 having to be given to HHS at the end of the year.
- I had the executive Director from Bessemer perform the required verification of tenant files. No major issues were found.
- Billy has the new tractor. He is enjoying using it to get around until we can get a better mode of transportation for him.
- I have purchased flowers and dirt to get the flower pots out again this year. I will have Billy water them on Fridays using Water ~~mater~~ mixed with fertilizer. We will need to purchase a 20/30 gallon water container and pump for this.

Motion was made by R Seid, supported by S Lehto, to accept the director's report as presented. All voting aye, motion carried.

Resident Advisory Committee Report – Need to set up time and date for the Resident Picnic

Additional Committee Report – None

Acknowledgment/Approval of Bills – Motion was made by S Lehto, supported by D Phillips, to acknowledge and approve the Expenditure for the month of May, Aye – S Lehto, D Phillips, R Seid, and R Ernest. Nay-none, motion carried.

Unfinished Business

- No bids were received for the replacement of the heating system in the Administration Building. Some phone calls will be made to see if we can get a few contractors interested in giving us a bid number.
- Rich is putting together the Executive Directors Performance review from the forms turned in by the board members.

New Business.

- Motion was made by R Seid, supported by D Phillips, to close the regular meeting and open the Public Hearing on the budget at 5:37, all voting aye, motion carried.

Public Hearing

- There was no public comments, the board asked for a few line item clarifications..
- Motion was mad by D Phillips, supported by S Lehto, to close the public Hearing and go back into regular business at 5:45, all voting aye, motion carried.

New Business

- Motion was made by D Phillips, supported by S Lehto, to approve Resolution 2025-06 Budget for FY 2026. Aye – D Phillips, S Lehto, R Seid and R Ernest, Nay – none, motion carried
- Motion was made by D Phillips, supported by R Seid, to accept the lawn mower donated by the Executive Director and make repairs within reasonable cost, Aye – D Phillips, R Seid, S Lehto and R Ernest, nay – none, motion carried.
- Motion was made by R Ernest, supported by D Phillips, to accept the bid for a new copier from OPG without the extra drawer or stand and applying the credit for the remainder of the contract that has already been paid for. Aye – R Ernest, D Phillips, S Lehto and R Seid, nay – none, motion carried.
- Motion made by S Lehto, supported by R Seid, to approve membership to PHADA a cost of $195 per year. Aye – S Lehto, R Seid, D Phillips and R Ernest, nay – none, motion carried.
- Motion was made by R Ernest, supported by S Lehto, to have D&E cut down the 4 dead trees and have Timberline locate the other corner pin and determine what other trees may need to come down. Aye – R Ernest, S Lehto, D Phillips and R Seid, nay – none, motion carried.
- The Executive Director gave an update on the kitchen remodeling progress and it was determined that the layout of the kitchen will remain as it is.

Commissioners Comments – none

Next Meeting date – June 17th, 2025 @ 5:15 PM.

Adjourn Meeting – Motion was made by D Phillips, supported by S Lehto, to adjourn the meeting at 6:30 PM.

Chairperson 6/17/25 Date

Secretary 6/17/25 Date