

**Minutes of the Ypsilanti Housing Commission**  
**Sunday, March 10, 2019 – 12:00 p.m.**  
831 Hilyard Robinson Way, Ypsilanti, MI 48197

**Meeting called to order** at 12:16pm by Commissioner Smith

**ROLL CALL:**

- Commissioner Brown Present
- Commissioner Frankenhauser Present
- Commissioner Moore Present
- Commissioner Palmer Present (arrived at 1:30pm)
- Commissioner Smith Present
- Executive Director/CEO Z. Fosler Present
- Tarah Hearn, YHC Present

**APPROVAL OF AGENDA:** R. Smith asked if there were any changes to be made to the agenda. A. Moore moved to approve the agenda as written, second by H. Frankenhauser

**Motion passed 4-0**

**APPROVAL OF MINUTES:** R. Smith asked if there were any changes to be made to the meeting minutes of February 26, 2019. H. Frankenhauser moved to approve the minutes as written, second by R. Smith.

**Motion passed 4-0**

**AUDIENCE PARTICIPATION:** None.

**CITY COUNCIL MEMBERS' COMMENTS AND QUESTIONS:** None.

**RESIDENT ASSOCIATION REPORT:** None

**OLD BUSINESS:**

- **Succession Planning:** R. Smith stated that the succession plan draft is forthcoming.

**NEW BUSINESS:**

- **Rescheduling April meeting:** The board decided to move the April meeting to April 16.

**MONTHLY REPORTS:**

- **Regulatory, Oversight, & Legal Actions:** None.
- **Development Update:** Z. Fosler presented information and visuals for New Beginnings Academy to the board. A. Moore asked if there is adequate parking space. Z. Fosler stated that there is plenty of space to add parking. R. Smith asked if the development could be senior housing mixed with another population such as youth aging out of foster care. H. Frankenhauser asked if there are other examples of housing commissions developing projects that integrate youth space with senior space. The board discussed that possibility of expensive maintenance due to the brick as well as the possibility of doing solar panels on the roof. Z. Fosler stated that he will be meeting with the seller again. Z. Fosler also stated that he will be meeting with Second Baptist Church again to discuss partnership.

Z. Fosler stated that the HUD REAC scores for Deborah Strong Housing were not as high as expected and he stated that he will be following up with KMG to ensure that maintenance staff resolves inspection citations and uncompleted work orders in a timely manner.

- **Security/Safety Update:** Z. Fosler stated that the property management office at Hollow Creek is staffed and open to residents.
- **Finance Reports:** Z. Fosler and the Board reviewed and discussed financial reports and the monthly finance cover sheet.

**DIRECTOR’S REPORT:**

- No report

**COMMISSIONER COMMENTS:**

Commissioner Brown: No Comment

Commissioner Frankenhauser: She stated that one of her coworkers at Corner Health Center is a current resident who is interested in being involved with the resident association. Z. Fosler suggested that the resident meet with M. Jackson.

Commissioner Moore: No Comment

Commissioner Smith: She stated that she has heard negative comments about operations at Hamilton Crossing. Z. Fosler reported that he had spoken with Commissioner Smith about the concerns she heard and followed up with Kathy, the property manager. She was unaware of residents wanting to move because they are dissatisfied with the property, but rather because they have outgrown the number of bedrooms in their units.

R. Smith made a motion for a brief recess. Meeting recessed at 1:05pm. The meeting was re-adjourned at 1:15pm.

The board spent the afternoon conducting a mission/vision, goals, and strategy workshop.

**ADJOURN: Passed 5-0. Meeting adjourned at 5:00pm**

**THEREFORE, BE IT RESOLVED:**

The Ypsilanti Housing Commission and its Board of Commissioners, of the City of Ypsilanti, Michigan, hereby authorize the Executive Director to sign the approved Board of Commissioners minutes of March 10, 2019.

	YEAS	NAYS	ABSENT
Commissioner Brown	_____	_____	_____
Commissioner Frankenhauser	_____	_____	_____
Commissioner Moore	_____	_____	_____
Commissioner Palmer	_____	_____	_____
Commissioner Smith	_____	_____	_____

\_\_\_\_\_  
Zachary D. Fosler, Executive Director