



A REGULAR MEETING of the FHC Board was called to order on December 19, 2022, at 6:30 PM in the Community Room at 500 E. Nine Mile Rd.

\*Due to technical difficulties with Zoom, there was no virtual meeting.

1. Roll Call

Present: Dan Martin, Jennifer Bentley, Donnie Johnson, Reggie Sutherland, Heather Van Poucker  
Absent (Excused): Deanna Wiltse

2. Approval of Agenda

Amendment to Agenda to include item 8.h. Resignation of FHC Executive Director. Motion by Commissioner Sutherland, seconded by Johnson, be it so resolved to approve the agenda as amended.

Ayes: All      Nays: None      Motion Passed.

3. Approval of Minutes (signed by Becky Prickett)

a. Regular Meeting of October 17, 2022

Motion by Commissioner Sutherland, seconded by Johnson, be it so resolved to approve the Regular Meeting Minutes of October 17, 2022, as submitted.

Ayes: All      Nays: None      Abstained: Bentley      Motion Passed.

b. Strategic Planning Session of November 19, 2022

Motion by Commissioner Bentley, seconded by Johnson, be it so resolved to approve the Strategic Planning Meeting Minutes of November 19, 2022, as submitted.

Ayes: All      Nays: None      Motion Passed.

c. Regular Meeting of November 21, 2022

Motion by Commissioner Sutherland, seconded by Bentley, be it so resolved to approve the Regular Meeting Minutes of November 21, 2022, as submitted.

Ayes: All      Nays: None      Abstained: Johnson      Motion Passed.

4. Approval of Financial Statements, Payrolls, Disbursements, Bank Statements, and other financial documents and reports as reviewed and recommended by the Finance Committee.

Motion by Commissioner Johnson, seconded by Bentley, be it so resolved to approve the Financial Report as presented.

Ayes: All      Nays: None      Motion Passed.

5. Open Call/Call to Audience  
None.

6. Executive Director's Report

Heather Van Poucker reported on pest control, lease violations, occupancy, delinquencies, and work orders. City inspections were completed in early December. In addition to carbon monoxide detectors already placed near furnace units, additional detectors were added to sleeping areas of scattered site homes in compliance with new HUD mandates.

The FHC policy review plan suggests a review every five years of the Public Housing Admissions and Continued Occupancy Policy (ACOP) and the HCV Administrative Plan which will occur in 2023. Any substantive changes to the ACOP will require an update to the FHC Resident Handbook.

FHC is on course to enter into an AHAP with Full Circle to provide 8 project-based vouchers to their development at Sheppard House.

Fifteen residents and staff members attended a full-day Mental Health First Aide training event on December 15<sup>th</sup>.

7. ROSS Program Coordinator Report

Becky Prickett reported PH activities, events, programs, and training that occurred in December and upcoming for January.

8. New Business

- a. Approval of Exterior Door Replacement at Withington West (3 doors) \$8,473.00 by National Door Systems, LLC.

Motion by Commissioner Sutherland, seconded by Johnson, be it so resolved to approve Exterior Door Replacement at Withington West (3 doors) \$8,473.00 by National Door Systems, LLC.

Ayes: All      Nays: None      Motion Passed.

- b. Approval of Exterior Door Replacement at Autumn House (2 doors) \$8,884.00 by National Door Systems, LLC.

Motion by Commissioner Sutherland, seconded by Johnson, be it so resolved to approve Exterior Door Replacement at Autumn House (2 doors) \$8884.00 by National Door Systems, LLC.

Ayes: All      Nays: None      Motion Passed.

- c. Approval of 2022 Year End Write-offs in the amount of \$587.00.  
Motion by Commissioner Johnson, seconded by Bentley, be it so resolved to approve the 2022 Year End Write-offs in the amount of \$587.00

Ayes: All    Nays: None    Motion Passed.

- d. Approval of 2023 Strategic Plan.  
Motion by Commissioner Johnson, seconded by Bentley, be it so resolved to approve the 2023 Strategic Plan as submitted.

Ayes: All    Nays: None    Motion Passed.

- e. Approval of 2023 Budgets (HCV, OPF, CFP)  
Motion by Commissioner Johnson, seconded by Sutherland, be it so resolved to approve the 2023 Budgets (HCV, OPF, CFP) as submitted.

Ayes: All    Nays: None    Motion Passed.

- f. Approval of Application for Oakland County Senior Center Grant in the amount of \$250,000 requiring 1 for 1 match on expenditures from 2020-2026.  
Motion by Commissioner Johnson, seconded by Sutherland, be it so resolved to approve the Application for Oakland County Senior Center Grant in the amount of \$250,000 requiring 1 for 1 match on expenditures from 2020-2026.

Ayes: All    Nays: None    Motion Passed.

- g. Approval of Application for Ferndale Community Foundation Grant in the amount of \$2,500.  
Motion by Commissioner Johnson, seconded by Sutherland, be it so resolved to approve the Application for Ferndale Community Foundation Grant in the amount of \$2500.

Ayes: All    Nays: None    Abstained: Dan Martin    Motion Passed.

- h. FHC Executive Director Resignation  
Heather Van Poucker, FHC Executive Director, stated that she has been offered and accepted a job with Oakland County and submitted her resignation to the FHC Board. She stated that it was an honor to serve as the FHC Executive Director and truly enjoyed working with the board, staff, residents, and the City of Ferndale. FHC Board members thanked Van Poucker for her dedication and devotion as Executive Director.

9. Call to Commission

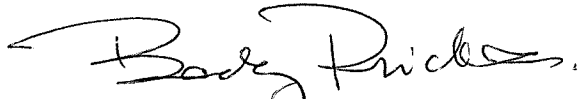
\*Commissioner Martin stated that FernCare would be doing a Flu Shot Clinic at Autumn House.

\*Additional Call to Audience.

Renee Blackwell, a resident of Autumn House, stated that she would like her bathroom floor to be reevaluated for replacement. She submitted 7 pictures of the area in question. (Pictures were

scanned and included in December 2022 Meeting Minutes.) Commissioner Martin stated that the issue will be looked into and she would be notified of the result.

Adjournment: 7:00 PM

  
1/23/2023