

**ALLOCATION COMMITTEE  
REGULAR MEETING**

Thursday, February 2, 2012

**MEMBERS PRESENT:** Richard Abrams, City of Swartz Creek  
Christine Durgan, Principal Planner, GCMPC  
Miles Gadola, Board of Commissioners  
Julie A. Hinterman, Director-Coordinator, GCMPC  
John Northrup, Board of Commissioners  
Omar Sims, Board of Commissioners  
Paula Zelenko, City of Burton

**MEMBERS ABSENT:** Mark Emmendorfer, Montrose Township  
Jeff Lutze, Village of Otisville  
Karen Miller, Davison Township

**OTHERS PRESENT:** Peggy Cole, Secretary, GCMPC

**I. CALL TO ORDER**

The meeting was called to order at 10:35 a.m., by Ms. Hinterman. Members were absent or present per aforementioned.

**II. MINUTES OF THE OCTOBER 6, 2011 REGULAR MEETING**

Ms. Hinterman asked for any additions or corrections to the minutes of the October 6, 2011, regular meeting. There were no additions or corrections. Ms. Hinterman asked for a motion concerning the minutes.

Action Taken: Motion by Commissioner Gadola, supported by Commissioner Northrup, to approve the minutes of the October 6, 2011 meeting, as written.

**MOTION CARRIED UNANIMOUSLY**

**III. TRANSFER OF CDBG FUNDS – GRAND BLANC TOWNSHIP**

Ms. Hinterman summarized the request. Discussion ensued.

Action Taken: Motion by Commissioner Gadola, supported by Mr. Abrams, to approve the transfer of CDBG funds for Grand Blanc Township, as written.

**MOTION CARRIED UNANIMOUSLY**

IV. NEIGHBORHOOD STABILIZATION PROGRAM (NSP) AND HOME PARTICIPATING LENDER AGREEMENTS

Ms. Hinterman noted that the NSP program has been a great success and turned this discussion over to Ms. Durgan. Ms. Durgan stated that each of our approved lenders must sign a newly approved agreement each year. Commissioner Sims requested that staff create a new map of all the rehabilitated properties for sale. Mayor Zelenko said that the City of Burton is very pleased with the program. Commissioner Sims said this message must get out to the public. Commissioner Gadola stated that he would set aside time at next week's C&ED meeting for an NSP presentation. Discussion ensued.

A. Chase Bank

Action Taken: Motion by Commissioner Gadola, supported by Commissioner Sims, to recommend approval of the lender agreement between Chase Bank and Genesee County, and to send it to the Community & Economic Development Committee and the Genesee County Board of Commissioners.

**MOTION CARRIED UNANIMOUSLY**

B. Mortgage 1

Action Taken: Motion by Commissioner Gadola, supported by Commissioner Sims, to recommend approval of the lender agreement between Mortgage 1 and Genesee County, and to send it to the Community & Economic Development Committee and the Genesee County Board of Commissioners.

**MOTION CARRIED UNANIMOUSLY**

V. OTHER BUSINESS

A. Approval of 2012 Allocation Committee Meeting Schedule

Ms. Hinterman reviewed the schedule and noted that the meetings will be held on the first Thursday of each month at 10:30 a.m. If there are no action items, staff will cancel the meeting. Discussion ensued.

Action Taken: Motion by Mayor Zelenko, supported by Mr. Abrams, to approve the 2012 Allocation Committee meeting schedule, as presented.

**MOTION CARRIED UNANIMOUSLY**

B. Communications from HUD

Ms. Durgan said our funding year begins May 1<sup>st</sup> and we are taking some cuts, i.e. \$80,000 in CDBG and \$200,000 in HOME funding. She noted that these are preliminary numbers, which should be firmed up by March. Staff is working on ways to continue our level of service to residents.

Ms. Durgan also stated that staff is facing a challenge with CDBG funding benchmarks. Genesee County cannot have more than 1.5 times the annual grant unexpended. Staff has always met this goal, but this year looks like a challenge. The deadline, to meet the 1.5 goal, is March 2, 2012. We aren't going to lose any funding this time, but it means staff will have to re-evaluate how the program and contracts are administered. There are several factors involved in this. We may change the municipality timeline for spending. We can't allow this to happen a second time or it will affect our funding. Commissioner Sims said a letter should go out to the local units, from the Board, addressing this problem.

Lastly, Ms. Durgan announced that Shelia Auten, former Senior Planner, had left the Planning Commission and that Sheila Taylor will take over most of those duties.

VI. **ADJOURNMENT**

Ms. Hinterman, without objection, adjourned the meeting at 11:15 a.m.

Respectfully submitted,  
Peggy Cole, Secretary, GCMPC