

**CITY OF MANISTEE HOUSING COMMISSION**  
**Meeting Minutes**  
**March 24, 2015**  
**Regular Meeting Minutes**

**Meeting Start Time:** Meeting called to order by President Dale Priester at 4:02 p.m.

**Roll Call:**

- Clint introduced our new Resident Commissioner, Sheryl Kuenzer to the other commissioners.

<u>Commissioner</u>	<u>Present</u>	<u>Absent Excused</u>	<u>Absent Non-Excused</u>
Dale Priester	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Doug Parkes	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Elbert Purdom	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Donna Korzeniewski	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sheryl Kuenzer	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Housing Commission Staff Present:**

- Clinton McKinven-Copus, Executive Director/Commission Secretary
- Lorna Perski, Housing Coordinator

**Others Present:**

- None

**Public Comment on Agenda Related Items:**

- None

**Consent Agenda:**

Motion: Donna  
Second: Elbert  
Approval: All in Favor

**Amendments to the Agenda:**

- None

**Old Business:**

- None

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New Business:

Resolution 2015-1: Award of Harborview Elevator Modernization Project A1057

Motion: Donna  
Second: Elbert  
Approval: All in Favor

Clint said in his report that the bid is approximately \$102,000.00 more than our cost estimate. He wanted to be clear that in accepting this bid and moving forward we will have only approximately \$11,000.00 left for other projects that may come up. The increase in cost is due to state laws and regulations of fire and emergency systems. We adjusted ICE at the end of November and early December because of the change in regulations for the fire system which added \$10,000 alone. With all of the new regulations, it was even more. Reviewing the scope and bids that came in, he discovered the engineer didn't cost estimate all the electrical that needed to be up-dated. Most of the updates were discovered by the engineer on site. The low bid is using non-proprietary equipment, no name brand, the first contracting bid is using Schindler parts. All changes are mechanical parts, nothing that you can see in the cars. We are already beyond the end of life of the elevator parts, and began in 2010 making parts work. The elevators would be down only a day or two at a time, and only one at a time while parts are replaced. Clint suggested that the board approve the bid, but not go forward at this time. We need to do an Environmental Review, which has to be approved by the City manager and we don't have one right now. That would mean that #2 & #3 of the resolution would be stricken to award the bid, but not proceed at this time.

Motion to Exclude #2 & #3 in the resolution and not proceed at this time: Donna  
Second: Elbert  
Approval: All in Favor

Executive Director's Report:

Clint just mentioned that there will be no weekly summary report for the Commissioners next week as he is on vacation.

Communications:

- None

Public Comment:

There were ten members of the public present. Some of the questions were: Are we actually fixing the elevators, will windows be fixed, something has been coming through the walls at Harborview for months now in an apartment, questions about Oleson's receipts and getting some new furniture for the lobby with the proceeds, Century Terrace Elevators, Harborview leaky windows and Harborview Air Up Take Handlers.

Commissioner Report/Comments:

- None

**Meeting Adjourned**

Motion: Donna  
Second: Elbert  
Approval: All in Favor  
Time: 4:31 p.m.



Dale Priester  
President



Clinton McKinven-Copus  
Executive Director/Secretary  
City of Manistee Housing Commission