

Minutes of the Ypsilanti Housing Commission Wednesday, October 13, 2021 – 6:00 p.m.

<https://us06web.zoom.us/j/83371342660?pwd=RCs5L1dqQ0tMQjg5dFEybm9EMDIJUT09>

Meeting called to order via Zoom at 6:03pm by Commissioner Smith

ROLL CALL:

- | | |
|------------------------|---------|
| • Commissioner Azzaro | Present |
| • Commissioner Brown | Absent |
| • Commissioner Palmer | Present |
| • Commissioner Simmons | Present |
| • Commissioner Smith | Present |

Others present:

- Executive Director/CEO Z. Fosler
- Mark Hammond, Director of Family Empowerment Program

APPROVAL OF AGENDA: R. Smith asked if there were any changes to be made to the agenda. T. Palmer moved to approve the agenda, second by Y. Azzaro.

Motion passed 4-0

APPROVAL OF MINUTES: R. Smith asked if there were any changes to be made to the meeting minutes of July 14, 2021. Y. Azzaro moved to approve the minutes as written, second by T. Palmer.

Motion passed 4-0

AUDIENCE PARTICIPATION: None.

CITY COUNCIL MEMBERS' COMMENTS AND QUESTIONS: None.

FAMILY EMPOWERMENT PROGRAM UPDATE, Mark Hammond:

- The FEP works closely with the YHC to provide wraparound services to YHC residents.

Staffing Update: Darlene Holliday is no longer with the FEP. Christa Hughbanks has returned to the FEP, having previously worked with both the YHC through KMG Prestige Management and the FEP while pursuing her undergraduate and graduate degrees. She is from Ypsilanti and brings a passion for serving our community and a wealth of information, especially around mental health. Since graduating, she has worked as a therapist at Catholic Social Services and as a group facilitator at the Women's Huron Valley Correctional Facility. We are excited to have her on the team.

Funding Update: Our funding from the Corporation for Supportive Housing (CSH) Strong Families Fund supports Yvette Pruitt's work at our Deborah Strong Housing properties, including Sauk Trail Pointe, Hollow Creek, and Towner through a pay-for-performance model. We submitted data for our Year 4 funding and will be funded at 100% for the period.

Our grant with Community Health Services (CHS) that supports mental health services at New Parkridge is coming to a close in January, so we have applied through the County's Racial Equity Office for an additional three years of funding and it expected to be successful as of now.

YHC and FEP are working on an application through the Washtenaw County Continuum of Care to provide sustainable funding for supportive services for our Permanent Supportive Housing (PSH) units at New Parkridge.

We just received a grant through St. Joe's of Ann Arbor that will provide transportation services to residents

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through April of next year. We have funded transportation services through GDI Transportation throughout the pandemic and our residents have relied heavily on it. During the last funding period of November 2020 through May 2021, GDI provided our residents with over 600 rides primarily to destinations such as prescription pickups, doctor visits, physical therapy, and visits to the bank, food pantries, and grocery stores.

Programmatic Updates: Over the summer, we partnered with Food Gatherers to host Meetup and Eat Up, a children's food distribution program, at Hamilton Crossing, Sauk Trail Pointe, and Hollow Creek and distributed over 3,000 meals. We recently hosted National Night Out events at New Parkridge, Sauk Trail, and Hamilton, and National Day Out events at Hollow Creek and Towner. We also recently provided backpack and school supply events. Tutoring for students has resumed at Hamilton Crossing and Sauk Trail Pointe with the help of work study students from EMU.

We are coordinating with Community Health Services at UM to hold flu clinics at one or two of our communities. We are also having harvest-themed events at all of our sites during the week of October 25. Finally, we have been working around the clock to ensure that residents are able to stay in their homes and keep their utilities on throughout the pandemic. In 2021 alone, we have accessed over \$200,000 in assistance for our families through the COVID Emergency Relief Act (CERA), Barrier Busters, and Cinnaire's Rental Relief Program. The team is doing a phenomenal job. On top of the work they are already doing, our staff hit the ground running to access funding through these additional programs.

R. Smith asked whether the FEP is fully staffed now. M. Hammond stated that as soon as some current onboarding is completed, we will be. R. Smith asked about our Neighborhood Cares Program. M. Hammond stated that the current person serving as our Senior Outreach Coordinator is moving over to Hamilton Crossing to work with that community and the new staff being onboarded will fill that position. R. Smith and T. Palmer thanked M. Hammond for the update and for the work the FEP is doing.

MONTHLY REPORTS:

- **Regulatory, Oversight, & Legal Actions:** None.
- **Development Update:** None.
- **Facilities/Security Updates:** We now have plans for a renovation to the YHC office, which would rework the layout of offices in the space and provide a number of updates to the building. We are still waiting on the delivery of materials for the YHC office roof replacement. We applied for another grant to provide solar panels at the YHC office, but the funder has indicated a preference for not funding the same organization a second time, but will keep us in mind should they need another project. We were contacted by Senator Jeff Irwin's office for a list of projects that we are seeking funding for. We are providing a number of ideas, including a solar array for the office and lighting and security updates for New Parkridge.

We have not had any security incidents at our properties over the last several weeks, but gun violence around the country has been up this year. Z. Fosler is now participating in a Violence Intervention Group, coordinated by Mayor Richardson and Derrick Jackson of the Washtenaw Sheriff's Office. We have three units up for eviction that were all connected with the violent incidents at New Parkridge. We have found alternative housing for one of the families through Avalon Housing.

- **Finance Reports:** The board reviewed and discussed financial reports. Z. Fosler indicated that we are a month behind where we normally are with our financial reporting, which is related to the vacancy in the Executive Assistant position, but Z. Fosler assured that bills are still being paid on time. It is anticipated that we will be

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caught back up by the next board meeting.

Additional discussion around the hiring of an Executive Assistant ensued. Z. Fosler described some modifications he would like to make to the position that will help him make the assistance more effective. R. Smith added that she has been in communication with Z. Fosler about getting some temporary help if possible.

DIRECTOR'S REPORT:

- **Harvest Party Events:** Z. Fosler iterated on M. Hammond's report that we will be hosting a number of Harvest Party Events at our properties. The YHC will also be co-hosting a trunk-or-treat event with Parkridge Community Center is Parkridge Park.

COMMISSIONER COMMENTS:

Commissioner Azzaro: She welcomed Michael and looks forward to collaborating with him.

Commissioner Simmons: He thanked the board for the warm welcome. He looks forward to working with everyone to get these projects moving forward and providing input on some of the things we already have in place.

Commissioner Smith: She welcomed Michael and expressed that all of the board are open to supporting him in any way related to onboarding. She complemented Zac on his service as the President of Michigan NAHRO over the last two years. Michigan NAHRO was one of the only NAHRO chapters in our region that pulled off an in-person conference this fall. It received rave reviews from the now newly elected Senior Vice President of National NAHRO. Zac did a great job with it and she hopes that he is feeling better soon. She stated that she and Zac will be looking for Commissioner training through NAHRO for Commissioners Azzaro and Simmons. Lastly, she stated that NAHRO hired her as a faculty member in August to provide training to NAHRO members and has been notified that she will again be serving on the National NAHRO Commissioner's Committee.

ADJOURN: M. Simmons moved to adjourn, second by Y. Azzaro. **Passed 4-0. Meeting adjourned at 6:37pm**

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 October 13, 2021.

	YEAS	NAYS	ABSENT
Commissioner Azzaro	_____	_____	_____
Commissioner Brown	_____	_____	_____
Commissioner Palmer	_____	_____	_____
Commissioner Simmons	_____	_____	_____
Commissioner Smith	_____	_____	_____

Zachary D. Fosler, Executive Director & CEO