

Montcalm County Habitat for Humanity Board Meeting Minutes: 10.5.2023

Present: Ken, John, Mike, Dave, Bob, Nancy, Michael
Absent: Susan, Olivia, Eva, Jayme, Jon

Michael started the meeting with prayer.

Minutes from August mtg. Mike moved, and Dave supported approval. Unanimously approved.

ReStore sales report by Michael: August sales were up \$2648 from the previous year; September sales were down \$566 from prior year. Donations continue to be very strong. Volunteer base is holding steady. First Church of God members came in to set up Christmas decorations as part of their "Empty the Pews" community give-back program. Ken commented on how volunteers seem happy and how clean the store is kept.

Community Relations: Successful golf outing September 15 to be discussed under old business.

Site Selection: Mike said the lot in Stanton next to our partner family Amanda's lot is still in play, but no deal has been reached. The owner has hinted at being reimbursed for his cleanup expense. At the last board meeting Michael was given approval to negotiate up to \$2,500 to purchase the lot.

Montcalm Area Career Center house was not sold at auction. With buyer's premium we bid \$40,000. The top bid was \$40,300 and was rejected.

Executive Director: Plumbing inspection passed on the new build. The garage will be erected soon. The concrete contractor is ready to pour and within two weeks we should be framing the house and siding the garage. We have volunteers ready to help and the biggest variable now is the weather. John suggested we plan a board member workday to connect to our mission and for fellowship. This would be a good PR opportunity.

Financials: Discussion about rising interest rates and if that will be an issue for our partner family. Michael said we get a subsidy from rural development to keep it affordable. The balance sheet remains strong, and we have money to fund the build. Moved by Bob, supported by Mike to approve. Unanimously approved.

Old Business:

Golf outing:

- Over \$10,000 in profits from the outing.
- Thank you cards and photos going out soon to players and sponsors.
- Ken is delivering lead sponsor thankyou.
- Discussion on ways to further eliminate confusion during check-in/registration and 50/50 & raffles sales.
- September 13 is booked for the 2024 event.
- Have coolers left for next year.

AIM Conference: Michael, Ken, Missi, Dave and Susan are planning to attend to represent the affiliate.

Other: Micheal informed the board we've given some short-term mortgage relief to two partner families with special circumstances. They will pay interest only for 3 months and then increase their payments to make it up. Agreements have been signed in conjunction with Michigan Fund.

Next meeting: December 7 at 6 p.m.