

Habitat for Humanity of Merced County Board Meeting Minutes

July 27, 2015

Meeting Location: St Paul Lutheran Church, Outreach Ministry Center

2916 McKee Rd, Merced CA

Meeting # 257

President (Administration Chair): Jan Sorge,	present
Vice President: Michelle Paloutzian,	excused
Secretary (Public Relations Chair): George Gallaher,	present
Treasurer: Patti Houbein,	present
Construction Chair: Lyle Allen,	present
Family Selection/Partnership Chair: Nellie Venegas,	present
Finance: Donna Hall	present
Site Selection: Don Spiva	present
Member at Large: Pete Delacruz,	excused
Member at Large: Fred Pillsbury,	present
Member at Large: Brittany Oakes,	absent
Member at Large: Sean Arnold,	excused
Member at Large: Ida Johnson	present

6:30 p.m. Call to order Jan Sorge, President

Devotion: Jan talked about two brothers who farmed together and then had a feud. One brother broke their dam and caused a creek to appear in the center of their shared meadow. One brother hired a carpenter to build a wall so he couldn't see his brother's property. Instead of the wall, the carpenter built a bridge. Just as the man was about to scold the carpenter for not following orders, his brother crossed the bridge and thanked him for the bridge. Impressed with the quality of the carpenter's work the brothers asked him to stay and do more work for them. The carpenter replied, "Thank you, but I have many more bridges to build."

Excused absences: Sean Arnold, Pete Delacruz, Michelle Paloutzian

Guests: No guests

June minutes: Consensus to accept the May minutes as presented.

Financial report: Patti reported that the year-end P & L statements are accurate and should agree with the tax return. All mortgage payments are up to date. Discussed our annual payment to HfH International; the amount seems excessive and Jan will negotiate with them for a more reasonable amount. We will not pay the invoice for a California lobbyist. We will check with Charlene about the new mortgage rules. Patti asked to use an expert to help her set up a budget using QuickBooks. Donna knows someone at her work that can help with this and she will see if her company is willing to provide the expertise at no cost.

Donna moved and George seconded authorizing any two of either Jan Sorge, Patti Houbein, or Michelle Paloutzian to act on the affiliate's behalf in the upcoming real estate transaction for Project 14 and to sign all documents pertaining to sale of the home located at 927 West Eighth Street, Merced, California. Motion carried.

Patti will check to ensure the Fig Street partner made her \$469.34 payment on July 24th. The Fig Street home needs work in the kitchen and bathroom. The costs of these repairs will need to be added to the payments in future years.

Upson update: Don offered to write a letter to Kathy about the Redevelopment situation that will explain that the current payments need to be made until after there is resolution on the Redevelopment Agency litigation, at which point we will move forward on refinancing the home. A motion was ~~presented~~ *made by Lyle and seconded by George* for Don to draft a letter to Kathy Upson stating the above. Motion carried. Nellie stated that Family Services will continue to visit the home.

New lots: Don reviewed the draft agreement with the City of Merced. We need to develop a construction schedule, and the city needs to break down the agreement into three phases. There is some question about our ability to build two homes in the time frame allotted by the agreement. After some discussion, the board decided to hold off with the agreement and pursue other avenues for obtaining building lots.

Family Selection Presentation: Patti explained that the slide about the down payment inaccurately states the \$500 down payment as \$1,000. She also pointed out that the slide stating donated materials reduce the cost of Habitat homes is misleading. George will change the slides to reflect the proper down payment amount and delete the reference to donated materials.

Administration: Jan has two volunteers to help with the Castle Health Fair.
Devotions: Aug. - Don, Sept. - Lyle, Oct. - Ida, Nov. - Fred, Dec. - Donna.

Public Information: Newsletter will be ready following the dedication. The minutes will be distributed with distinct and understandable version numbers.

Construction: Lyle reported that the water main has been repaired. Plants and the irrigation system will soon be in. Lyle will call for the final inspection later this week.

Family Services: Need more materials in Hmong and Spanish. The orientation went well and the applicants will be screened as the applications are returned.

Church Relations: Jan will be getting information to the churches.

Volunteers: No report.

Other Business: We are moving forward with our planning meeting goals. We need to look for a ReStore site. The date of the golf tournament has been moved to October 9th. We need volunteers to help on that date. Don distributed some documents for approval. Board will review them and get back to Don. Much planning done, just tightening up the small details.

Jan distributed tickets to Home Town Buffet fundraiser.

Meeting adjourned: 8:35 P.M.

George Gallaher, Secretary

Habitat for Humanity of Merced County, Inc.
Board Meeting Sign-in July 27, 2015

1 *George Galabin*

2 *Nellie VENEGAS*

3 *Lyle Allen*

4 *FRED PILLBURY*

5 *Patti Houbein*

6 *Jan Araga*

7 *Donna Hall*

8 *Eda Johnson*

9 *Don SPIVA*

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Calendar:

August 17 – Monday, 6:30 p.m. Board meeting- St. Paul Lutheran OMC
Devotion: Don Spiva

September 16 – 7-8 p.m. Volunteer Orientation – St. Paul Lutheran OMC

September 21, Monday, 6:30 p.m. Board meeting – St. Paul Lutheran OMC
Devotion: Lyle Allen

October 3 – Saturday, 11 a.m. – 3:30 p.m.- HOME TOWN BUFFET
FUNDRAISER LUNCH

October 9 – Golf Tournament, Rancho Del Rey, Atwater 11:00 am.

October 19 – Monday, 6:30 p.m. Board meeting – St. Paul Lutheran OMC
Devotion: Ida Johnson

October 24 – Annual meeting/potluck, St. Paul Lutheran OMC
5:30 p.m.

November 16 – Monday, 6:30 p.m. Board meeting – St. Paul Lutheran OMC
Devotion: Fred Pillsbury

December 21 – Monday, 6:30 p.m. Christmas gathering – bring appetizers to
Share – short board meeting
Devotion: Donna Hall