

Jackson/Teton County Housing Authority
Meeting Minutes
July 3, 2019
Teton County Old Library

The special meeting of the Jackson/Teton County Housing Authority Board was called to Order on July 3, 2019 at 2:00 pm in the Conference Room of the Teton County Old Library building at 320 S. King Street, Jackson, Wyoming. Attendees were Matt Faupel, Amy Robinson, Annie Kent Droppert, Stacy Stoker, and Julia Johari.

Pronouncement of Quorum

Board Vice-Chair, Amy Robinson and Clerk, Annie Kent Droppert were present. Amy Robinson declared a quorum. Housing Authority Board Chair, Matt Faupel arrived at 2:18pm.

Public Comment

No Public Comments

Approval of Regular Meeting Minutes for June 5, 2019 and Special Meeting Minutes for June 11, 2019

Amy Robinson motioned to approve the Regular Meeting minutes for June 5, 2019 and Special Meeting Minutes for June 11, 2019. Annie Kent Droppert seconded the motion. The motion was approved unanimously.

Review of May Financials & Staff Update

Staff updated the Board, reminding them that money from the Millward Ground Leases since 2013 was transferred to the main Housing Authority Board Admin. Account.

Melody Ranch Townhomes Update

On June 3, 2019 at their Regular JIM, the Jackson Town Council and Teton County Board of County Commissioners voted to raise the value of the eight (8) permanently restricted townhomes at Melody Ranch Townhomes in an amount equal to the actual cost of construction limited to \$150,000 with an additional \$10,000 for costs of relocation of the owners during construction. Staff was directed to work with the owners of market units and units with Sunset Clauses on a case by case basis to purchase restrictions on those units. These will be brought separately before the JIM to be heard and decided.

Staff updated the board to let them know that the next step in this process is for the Melody Ranch Townhomes HOA to assess the owners for the costs of the roof repair and to provide the Housing Department with the method to be used to track costs of construction. New restrictions will then be recorded raising the value of the eight (8) restricted units by \$160,000. The restriction will also outline the process and require a new restriction to be recorded once the roofs have been repaired and actual costs are known. This will set the value that will then begin to appreciate.

Staff updated the board to let them know that the Housing Department has been contacted by a few owners who wish to sell their homes. When the HOA levies the assessment for the roof repair, and the new restrictions have been recorded raising the value, the Housing Department will move forward with the selling process. At closing, the Housing Department will hold \$160,000 from the proceeds to pay the

assessment for the roofs. Any remaining funds after the roof repairs will be returned to the new owners. A short discussion occurred. No action was taken.

Housing Department Rules and Regulations Clean-up Update

Staff let the Board know that the Housing Department Rules and Regulations Clean-up is currently scheduled for a JIM Special Meeting on July 17, 2019.

Authority to Sign for Closing – 36 Pine Glades Drive

Staff let the board know that this item is a request for the Board to approve a resolution that would allow any board member (whoever is available) to sign when the Housing Authority is exercising its authority through the Buy Back Program to purchase back restricted homes and resell them.

Motion

Amy Robinson moved to the resolution 2019-0701 to allow any of three (3) duly approved members of the Housing Authority Board, Matt Faupel, Amy Robinson, or Annie Kent Droppert, as authorized to sign any and all closing documents to effectuate the purchase of 36 Pine Glades Drive, Jackson, Wyoming, on behalf of the Jackson/Teton County Housing Authority Board. Matt Faupel seconded the motion. The motion passed unanimously.

Matters from Staff

No matters from Staff

Matters from the Board

No matters from the Board

Adjourn

Matt Faupel motioned to adjourn at 2:15pm. Amy Robinson seconded. The motion passed unanimously.

Respectfully Submitted:

Annie Kent Droppert, Clerk



Approved by the Board of Housing Authority Commissioners as evidenced by their signatures below:

Matt Faupel


Chair

Date 8/7/19

Amy Robinson

Vice Chair

Date 8-7-19



Annie Kent Droppert
~~Annie Droppert Kent~~ *AKD*

Clerk

Date 8/7/19
