

Housing Corps Meeting 2019-May-19

Meeting Started 13:02

Phone: Bob Mott; Jim Strader; Jeremy G

Room: Rick Cawthray; Kevin Marion; Bob Graban ; Jeremy Gronauer; Jim Thomas; Gary Zahn; Tom Shook

Old Business

- Transfer of Treasurer
 - Taxes have been sent; Two weeks ago
 - Check to the Architect \$13,545 fees
 - All material received to the new treasurer position
 - Jim Thomas to get transferred off the account soon
- Ohio Meet Up
 - July 14th in the afternoon at Carillon Park in Dayton Ohio
 - 10 positive responses; More are expected
 - Active chapter may attend the event with representation.
- Kevin Straub Repayment
 - Just booked honeymoon and is willing to repay the chapter.
 - Repayment plan to be put in place soon.

New Business

- Mail is now going to Rick Cawthray by post office forward, 1st class only; 2nd class is returned to sender; All advertisements are tossed
 - Look out for insurance company paperwork coming today.
- City is requesting that the lawn to get cut. It will be taken care of this week.
- Actives returning to campus on July 15th.
- Work weekend will be scheduled for the middle of June.
- Current Chapter Status
 - Paid up to national on dues
 - Recruitment Calendar is set.
 - 22 Active Brothers + 2 Live Ins
 - Housing is taken care of.
- Rebuild Status
 - 06-May Site Plan Approval meeting was attended and site approval was won. We would not use the site plan to construct the house, but use it for remediation of hazards only.
 - Safe Build will review the build plan.
 - Architect has been paid and will not continue on.
 - Met with RL White and the Architect and thanked them from service; they will be on the bid list.
 - Currently on the hunt for a new architect. Waiting on changes from the code improvement that will be required

- Jim Morski was introduced by Bob Graban; has experience in representing clients to insurance companies. He is reviewing the insurance coverage that we have. There is now a substantial amount of money that is available for the code upgrades. Rick has spoken with the insurance representative and informed that we need to knock down the old part of the house. Putting together a scenario that will show it is cheaper to knock down than to rebuild. Lopez Structural Engineering has been out to assess the old part of the house structure. The code that the old house was built under will not comply with the current building codes. WJE report is telling us to demo 80-85 percent of the house.
 - All roof
 - All demising walls on the inside. These are load bearing and have no support other than the subfloor.
 - Some joists are sagging 3 to 4 inches. They have no support.
 - By the time all of this is gone all that is left is the exterior walls.
 - Letter will go out to the structural engineering that contains the WJE report.
 - No contractor will entertain repairing the old section of the house.
- Conversation with Mike Barrett regarding code upgrades. What is there and what it takes to bring the structure up to code. Michigan state law dictates the code. Mike to potentially take a trip out to see the structure first hand. Jim Morski may be hired (per hour) to help represent us to help work out a settlement for the code upgrades to the structure. Rick is working on collecting information to present to the insurance company. Jim Moresky would work for \$3,000 and work for us to get the settlement.
- One contractor is assisting in getting a price nailed down on how much it will take to rebuild the house.
- Are we paying for the 3-phase connection that is at the house?
- Consumers cut the line of the gas at the road with an isolation valve that may cost \$10K.
- How do we pay for things? We will need to put a system in place to make sure that all the invoices for the services rendered.
- Order Second Speaker Phone
- Send out board update with contact information
- Actives will need to do the choosing of the interior materials of the house. Report out to the board within two months.
- Camera to supervise the job.
- Looking to down scale the kitchen from commercial grade system. Looking into selling of all the unneeded appliances.
- VP Nominations. We are seeking input for Housing Corps Board from the actives and newer members.
- Next meeting 9-June.
- Closing Prayer

Meeting End 14:30