

**TOWN OF BLACK MOUNTAIN  
HOUSING COMMISSION  
MINUTES OF REGULAR MEETING  
November 16, 2010**

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The **Black Mountain Housing Commission** held its regular monthly meeting on **Tuesday, November 16, 2010 at 10:00 a.m.** in the Town Hall at 160 Midland Avenue, Black Mountain, N.C.

**I. CALL TO ORDER**

The meeting was called to order with the follow members present:

Connie Pruitt, Chair  
Ruth Norton, Vice Chair  
Levon Lindsey, Secretary  
Philip Bisesi  
Joanne Brannon  
Carolyn Copeland  
Jeff Hunter

Absent:

Chad Knight

Staff:

Elizabeth Teague, AICP, Planning Director  
Rosa B. Hilbert, Senior Administrative Assistant

Chair Connie Pruitt called the meeting to order with seven regular members. The meeting was duly constituted and opened for business.

**II. ADOPTION OF AGENDA**

Vice Chair Ruth Norton made a motion to adopt the agenda as written. Levon Lindsey seconded the motion and it passed unanimously.

**III. ADOPTION OF MINUTES**

Carolyn Copeland made a motion to adopt the minutes of October 19, 2010. Joanne Brannon seconded the motion and it passed unanimously.

**IV. BUSINESS**

Chair Pruitt introduced Lloyd Freel and David Sluder with (MHO) Mountain Housing Opportunities to discuss the Rural Housing Rehabilitation Program for Low Income Homeowners and the Emergency Home Repair Program.

David Sluder, Volunteer Coordinator with MHO, works with the volunteers who build ramps for the Emergency Home Repair Program. He shared photos of ramps that were built in Black Mountain last year. The primary goal of this program is to reduce the immediate threat to life, health, and safety in homes owned and occupied by low-income living in Buncombe County. There is no cost to the homeowner for emergency repairs.

Lloyd Freel, Repair/Rehab Manager, explained the criteria for eligibility and income requirements for the programs. MHO uses several federal funding sources to perform renovations in the Rural Housing Rehabilitation Program for low-income homeowners. These sources require that you sign a promissory note and deed of trust which will place a forgiven lien on your property. He explained that the lien will be erased over a period of ten years. During this time there be no monthly payments and no interest accrued toward the loan. The homeowners must live in the home, pay the taxes and keep the home insured. Applications are available on the MHO website. Specialty work is completed by licensed professionals.

**V. STAFF AND MEMBER REPORTS AND COMMUNICATIONS**

Ms. Teague said that the Holiday luncheon for boards and commission is Thursday, December 16, 2010 at 5:30 p.m. at St. James Episcopal Church.

The Commission discussed the holiday meeting schedule. Joanne Brannon made a motion to cancel the December 21, 2010 Housing Meeting. Carolyn Copeland seconded the motion and it passed unanimously.

Philip Bisesi asked the Commission to consider the issues of accessibility and sidewalks in Black Mountain on its agenda.

**VI. PUBLIC COMMENT – none**

**VII. ADJOURNMENT**

Joanne Brannon made a motion to adjourn the meeting at 11:15 a.m. Carolyn Copeland seconded the motion and it passed unanimously.

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Connie Pruitt, Chair

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Levon Lindsey, Secretary

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Rosa B. Hilbert, Senior Admin. Assistant