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COMMUNITY SERVICES
DEPARTMENT,
CITY OF BATTLE CREEK



CHRIS LUSSIER
COMMUNITY DEVELOPMENT
CITY OF BATTLE CREEK



JILL STEELE,
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CITY OF BATTLE CREEK



ALISA PARKER
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SERVICES OF SOUTH
CENTRAL MICHIGAN



STEVE HUDSON
CITY ASSESSOR
CITY OF BATTLE CREEK

SAVE THE DATE

SAVE THE DATE

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KEEPING YOU INFORMED
ANNUAL TOWN HALL MEETING

SECOND MISSIONARY BAPTIST CHURCH 485 N. WASHINGTON AVE. BATTLE CREEK, MI



PRESENTED BY:
CITY COMMISSIONER LYNN WARD GRAY

THERE'S NO PLACE LIKE HOME: HOUSING IN BATTLE CREEK
TUESDAY, MAY 23, 2017
6:30PM-8:00PM

LIGHT REFRESHMENTS SERVED

COME OUT, GET YOUR QUESTIONS ANSWERED AND GET INVOLVED!

FOR QUESTIONS AND INFORMATION,

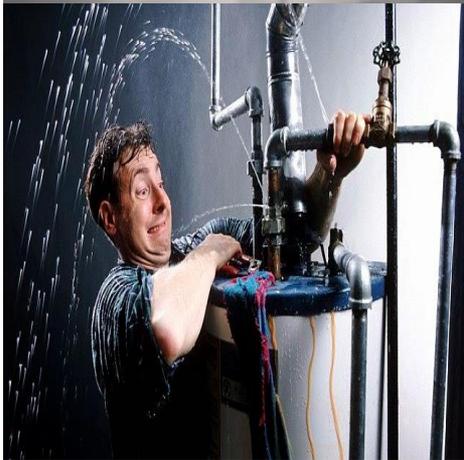
CALL 269.830.2456 OR EMAIL LWGRAY@BATTLECREEKMI.COM.

THE TOWN HALL MEETING WILL BE VIDEOTAPED FOR BROADCAST ON ACCESSVISION.

FREE AND OPEN TO THE PUBLIC!

PAID FOR BY CITIZENS FOR LYNN WARD GRAY, 245 IRVING PARK DRIVE, BATTLE CREEK, MI 49037

There is No Place Like Home



Meet Grandma J



- Grandma J lives in the City of Battle Creek.
- The home she owns has been in her family for over 30 years.
- She raised her children in this home along with her deceased husband, who passed away 2 years ago.
- Grandma J is looking to make some changes and like many of you, she has come to this town hall tonight to figure out what some of her options are.

Grandma J thinks about...

WHAT'S NEXT?

Since Grandpa J died 2 years ago, Grandma J has thought about the future. Some of the things she wonders about are:

- Should I downsize and move out of my house?
- If I decide to move to a smaller place, where should I live?
- If I decide to sell my house, who can I contact to help me?
- Should I fix up and stay in my current house?
- Should I add one of my kids to the deed ?
- Can I rent my home to make some extra money?
- What's going to happen to my house after I pass away?

Let's help Grandma J answer some of these questions!

Should I downsize and move out of my house?

- Grandma J is considering selling her home. She has turned to **Steve Hudson from the City of Battle Creek's Assessor's office and Marcie Gillette to find out about:**
 - Code compliance & inspection
 - Assessing
 - Issues concerning selling property on land contract
 - Property Tax concerns



If I decide to sell my house, who can I contact to help me?



Grandma J, toiling with the idea of selling and downsizing, wants as much information as she can get before making a decision one way or another.

Thankfully Kathy Perrett from the Battle Creek Area Association of Realtors (BCAAR) is here to provide some information. Kathy also wants to share some other things that the BCAAR is working on to help those searching for a home.

We also have Amy Rose Wallace-Robinson from the Calhoun County Land Bank who wants to provide some updates and ways the Land Bank may be a resources for you and people like Grandma J.

If I decide to move to a smaller place, where should I live?

Grandma J has started looking for smaller places to live. As an older black woman, she believes she may have a hard time finding a place in certain neighborhoods or even qualifying for a mortgage (she has great credit).

However, Grandma J saw in the paper that the City of Battle Creek is trying to become a more integrated city. She didn't quite understand everything, but luckily **Chris Lussier is here from the City's Community Development Division to explain more about this "Fair Housing" thing.**



Should I fix up and stay in my current house?

Grandma J is considering staying in her current home. The home is paid off and is in pretty good shape, but the roof is getting older and will need to be replaced soon. **Chris Lussier is here from the City's Community Development Division to explain more about available housing programs.**



- City's Minor Home Repair Program
- Southwest Michigan Community Development Corporation
 - Neighborhood Improvement Program (NIP)
 - Accessibility Modification Program (AMP)
- Community Action's Senior Millage Minor Home Repair



What's going to happen to my house after I pass away?

Grandma J is very concerned about what will happen to her house after she dies. She doesn't know what to do to make sure this happens. **She has turned to Alisa Parker from Legal Services to talk about:**

- Intestate Succession (this is what will happen if I do nothing)
- Estate Planning

Alisa also wanted to make sure Grandma J was aware of some other issues to think about:

- Power of Attorney/Guardianships

Should I add one of my kids to the deed?

Grandma J heard from a friend that probate is long and expensive. She doesn't want to do that to her children after she dies. **She asks Alisa, to explain:**

- What are the risk?
- What are the benefits?
- Can she just add her kids to the deed using one of those forms from the internet?



Can I rent my home to make some extra money?

Grandma J has another friend who rents her property. She seems to make some pretty good money. If Grandma J decides to downsize, maybe she will just rent her current home. **Marcie Gillette from Code Compliance is here to explain how to rent property in Battle Creek. Some of the things she will explain:**

- How to register a rental
- What is considered “rental property?”
- What if Grandma J doesn’t charge rent or just let a friend stay in the home?

Alisa also wanted to provide Grandma J with some other considerations for rental property:

- Lease agreements
- Landlord Legal Duties

Lastly, **Jill Steele from the City of Battle Creek Attorney’s office explain some special considerations regarding water/sewage/utilities offered through the city.**



Grandma J has a lot to think about, but today's panel answered many of her question. If she needed to follow up, how can she do so?



City of Battle Creek Assessor's Office
269-966-3369

City of Battle Creek Community Development
269-966-3315

City of Battle Creek Code Compliance
269-966-3387

Legal Services of South Central Michigan
269-965-3951



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Mon May 22

[NPC 10 meeting](#)

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Wed May 24

[Planning Commission Meeting](#) Applications submitted to Planning Commission for review and City Commission approval.

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VIEW ALL

City of Battle Creek, Michigan - Municipal Govern...
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Sewer repair on Blackhawk this week, between Black Cherry and Apple Blossom lanes.

The street and driveways will be accessible. Please use caution in the area and thanks for your patience!

ROAD WORK AHEAD



Questions

