

**MINUTES OF THE REGULAR MEETING
OF THE HOUSING AND REDEVELOPMENT
AUTHORITY OF AUSTIN, MINNESOTA**

January 9, 2002

The regular meeting of the Housing & Redevelopment Authority of Austin, Minnesota was held at 4:30 PM, January 9, 2002 at the HRA Office. The meeting was called to order by Chairman Lang. Present were Commissioners Jorgenson, Chaffee, Nordin, and Nelson. Also present were Executive Director Mahan, Deputy Director of Community Development Smith, Deputy Director of Housing Volstad, HRA Accountant Detloff, City Finance Director Dankert, City Administrator Dankert.

It was moved by Commissioner Nordin and seconded by Commissioner Jorgenson to approve the minutes of the regular meeting of December 12, 2001. All present voted in favor thereof, none in opposition thereto. The Chairman declared the motion passed and carried.

PUBLIC HOUSING:

Section 8 - Resolution Approving New Payment Standards.

The following Resolution was introduced by Commissioner Nordin and seconded by Commissioner Jorgenson.

RESOLUTION #385

**RESOLUTION AUTHORIZING THE HOUSING AND
REDEVELOPMENT AUTHORITY OF AUSTIN, MN TO INCREASE
THE CHOICE VOUCHER PAYMENT STANDARDS FOR
THE S8 RENTAL ASSISTANCE PROGRAM**

All present voted in favor of the resolution, none in opposition thereto. The Chairman declared the resolution passed and adopted.

COMMUNITY DEVELOPMENT:

East Side Homeownership Program. The home that was relocated from the flood area to 802 5th Ave. NE has been renovated and is for sale. A second home has been moved to 600 7th St. NE and is in the process of renovation. Both homes will be sold to qualified low to moderate income buyers.

A dilapidated home at 813 5th Ave. NE has been acquired

and is currently having asbestos removed before it is demolished. The addition of that lot will make a total of four buildable lots in the immediate area. As homes are acquired in the flood clearance program, the HRA will retain the best ones to be moved into the area and resold.

Railroad Yard Project. A grant of \$677,328 has been approved by the Minnesota Department of Trade and Economic Development to complete the cleanup of a fourteen acre site in the Railroad Yard area. Specs for demolition and cleanup are being prepared and bids for the work will be solicited relatively soon. Cleanup work will likely be done in the spring and the land will be ready for redevelopment as soon as the work is done. Austin Transportation remains ready to develop on six acres of the site and should be able to do so next construction season. The remaining land will be made available for compatible re-use.

Murphy Creek Project. Construction at Murphy Creek is progressing very well. Forty units are complete and are rented. Forty-eight additional units are under construction. Waiting lists are sufficient to fill the remaining units as soon as they are completed.

Flood Progress Report. Tom Smith reported that the City continues to await the release of funds from three sources for flood buyouts. \$293,674 of FEMA funds should be available in about three weeks to purchase six homes that have been determined to be substantially damaged. \$2 million in State funds should also be available at about the same time. An additional \$2.5 million in Federal money has been set aside for Austin but it is unclear when that money will be available. FEMA representatives have told the HRA that the \$2.5 million can only be used to buy homes with first floor flooding in their history. The homes with the history of the most severe flooding will be purchased with the \$2.5 million in Federal funding. Until we know when that money will be available no buyout commitments can be made.

The \$2 million in State funds will be held until The FEMA funds have been officially committed. Staff will work diligently with FEMA and provide everything they require to expedite release of the \$2.5 million that has been set aside.

Airport Project. Director Mahan said that the City has purchased the final home for the Airport expansion project. Originally the City was only going to purchase an easement on the property, but complete acquisition of the property ultimately made more sense. It is likely that this home will be auctioned and moved. Only several parcels of bare land will remain to be acquired.

OTHER. Former Mayor Tom Kough is now a council member in Roseville, Minnesota. He will be coming to Austin on Tuesday, January 15, 2002, at about 10:00 with a small delegation from Roseville. They want to meet with City Officials and visit some of our housing projects to gather information on the process used to develop the housing. Any Commissioner that wants to participate is welcome to attend.

BILLS: It was moved by Commissioner Nordin and seconded by Commissioner Jorgenson to authorize payment of the list of accounts payable dated January 9, 2002. All present voted in favor thereof, none in opposition thereto. The Chairman declared the motion passed and carried.

ADJOURNMENT: There being no further business it was moved by Commissioner Nordin and seconded by Commissioner Jorgenson to adjourn the meeting. All present voted in favor thereof, none in opposition thereto. The Chairman declared the motion passed and carried.

Richard Lang, Chairman

SEAL

Mickey Jorgenson, Secretary/Treasurer