



308 Second Ave. NE, Austin, MN 55912
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REGULAR MEETING AGENDA
THURSDAY, MAY 15, 2014 @ 4:30 PM

Please let Sherri know if you cannot attend this meeting.
Four Commissioners must be present to constitute a quorum.

1. **Roll Call.**
2. Approve **Meeting Minutes** of April 24, 2014.
3. Review **Accounts Payable.**
4. **Public Housing:**
 - a. Public Hearing on 5-year Capital Improvement Action Plan.
 - b. Resolution to adopt Public Housing 5-year Action Plan.
 - c. Twin Towers – Conversion to Media Room. (Project is done.)
See pictures of before and after.
5. **Executive Director Reports:**
 - a. Downtown Fire Site – Update report.
 - b. Crane Neighborhood – SCDP Grant was approved by DEED.
6. **Adjourn.**



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

1.) Roll Call.

Date & Time: May 15, 2014 at 4:30 PM

Commissioners Present: Judy Enright, Chair
Joyce Poshusta, Vice-Chair
Janet Anderson, Secretary
Marvin Repinski
Jerry McCarthy
Shirley Schlieve

Commissioners Absent: Roger Boughton

HRA staff Present: Jon Erichson, Executive Director
Sherri Detloff, Finance Director

There being a quorum, the meeting was called to order by Chair Enright.

2.) Approval of Minutes.

It was moved by Commissioner McCarthy and seconded by Commissioner Repinski to approve the minutes of the regular meeting on April 24, 2014. All present voted in favor thereof, none in opposition thereto. The Chair declared the motion passed and carried.

3.) Approval of Accounts Payable.

It was moved by Commissioner Anderson and seconded by Commissioner Schlieve to authorize payment of the list of accounts payable. All present voted in favor thereof, none in opposition thereto. The Chair declared the motion passed and carried.

4.) Public Housing.

a. & b. Public Hearing & Resolution accepting the 2014 Capital Fund Grant including the 5-year Action Plan.

The proposed projects for the year 2014 capital grant funds and also years 2015 through 2018 future planned improvements to the public housing properties were presented.

The 2014 capital grant is for \$490,948. A public hearing was noticed in the paper to solicit public comment on the proposed projects. No one was in attendance.

The following Resolution was introduced by Commissioner Anderson and seconded by Commissioner Poshusta.

**RESOLUTION #544
RESOLUTION APPROVING AND ACCEPTING THE
2014 CAPITAL FUND GRANT #MN46P08550114
INCLUDING THE 5-YEAR ACTION PLAN.**

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

c. Twin Towers – Conversion of Craft Room to Media Room.

Before and after pictures were distributed to the Board showing the craft room conversion. Everything was discarded in the craft room and this room is now called the Media Room. Wireless internet service was installed for the tenants use free of charge with the tenant bringing in their own devices. This Wi-Fi also reaches to the old Chapel area in the Community Room which is adjacent to the Media room. Tables and chairs have also been set up in this area because there are so many tenants using this service. A big flat-screen TV was also installed with satellite service we already have in the building along with a couch and matching chairs. A coffee machine and snack machine were also placed in the room by D&R Vending. This also is a big hit. With times changing, this was a wonderful conversion project for the tenants.

A similar project was done at Pickett Place but on a smaller scale. With the addition of Wi-Fi into their community room area, it now has become a daily gathering for a number of tenants.

5.) Executive Director Reports:

a. Fire Site – Update Report.

Executive Director Erichson reported that he has been negotiating with Drapery Services, Med-City Mobility and the Austin Port Authority on building transfer deals to ultimately clear the way for the Hormel Company to buy the fire site along with adjacent properties in order to build a new Spam Museum downtown. Hormel needs the current Spam Museum space for expansion of the Corporate Office South building.

Development Agreements still have to be worked out yet with all parties involved as well as downtown parking negotiations for the future Spam Museum and downtown businesses.

ED Erichson also reported that the HRA will be applying for a redevelopment grant through MN Dept. of Employment & Economic Development (DEED) for this downtown site. This application is due August 1, 2014.

b. Crane Neighborhood – SCDP Grant was approved by DEED.

The City, SEMCAC and HRA were notified today (5/15/14) that MN DEED approved the City's grant application in the amount of \$497,200 to improve the owner-occupied properties in the Crane Neighborhood. The HRA will be leading the project.

Improvements would consist of exterior renovations and life-safety issues. Homeowners would have to meet income guidelines and part of the grant stipulations involves a 5% loan funded by the HRA to be paid back to the HRA by the homeowner. HRA staff will be attending DEED training on implementing this grant.

6.) Adjourn:

There being no further business it was moved by Commissioner McCarthy and seconded by Commissioner Anderson to adjourn the meeting. All present voted in favor of the motion, none in opposition thereto. The Chair declared the motion passed and carried. The meeting was adjourned at 5:30 PM.

Judy Enright, Chair

SEAL

Joyce Poshusta, Vice-Chair