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

1.) Roll Call.

Date & Time: July 18, 2019 @ 3:30 PM

Commissioners Present: Jerome McCarthy
Marv Repinski
Laura Helle
Paul Fischer
Carole Granholm

Commissioners Absent: Jason Baskin
Vern Lippert

HRA Staff Present: Taggert Medgaarden, Executive Director
Lori Wieseler, Administrative Assistant
Angela Felten, Finance Director

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

2.) Approval of Minutes.

It was moved by Commissioner Helle and seconded by Commissioner Fischer to approve minutes of the regular meeting held on June 20, 2019. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

3.) Approval of Accounts Payable.

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

4.) Market Rate Housing

a. Courtyard and Chauncey – Resolution to adopt budget for FYE 9/30/2020 including rent schedules.

ED Medgaarden briefly outlined the budget for the Courtyard and Chauncey properties for FYE 9/30/2020 making note of any changes such as the increase in property insurance. Motion was

made and seconded by Commissioners Repinski and Helle to adopt a Resolution approving the FYE Budget for Courtyard and Chauncey Buildings Including the New Rent Schedules. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. CY & CA Capital Improvement Plan

ED Medgaarden outlined the CY and CA Capital Improvement Plan noting that there were very few changes other than planning for the replacement of heating and cooling units as needed as they are original to the property and we are beginning to see some fail. Motion was made and seconded by Commissioners Helle and Repinski to approve the CY & CA Capital Improvement Plan. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

5.) Public Housing

a. Scattered Site Concrete Bid

As there were no bids the first time we attempted to procure them for this project, former ED Erichson sought out bids personally and was able to get two companies to bid the SS Concrete work. The lessor of the two bids received was from Mark Lang Construction at \$25,200. Motion was made and seconded by Commissioners Fischer and Helle to grant the bid to Mark Lang Construction. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. Twin Towers Paint Bid

Bids were sought for the Twin Towers Project and three were received with the lowest of those coming at \$109,478 from MJ Flaherty. Motion was made and seconded by Commissioners Helle and Repinski to award the Twin Towers Paint Bid to MJ Flaherty. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

6.) Executive Director Reports

a. North Pointe/Riverland: Ryan Langemeier-Dean of Academic Affairs

As mentioned at the meeting last month the HRA has been seeking out purchasers for the North Pointe lots to no avail. It had been discussed that the HRA contract with a construction company to build on one of the lots in hopes of spurring other growth. That idea had been tabled at the last meeting. ED Medgaarden approached Riverland Community College to see if there would be interest in partnering with them to have the Carpentry Class build a home on one of the lots the HRA would sell to RCC for \$1.00. Following the completion of the build, the house would be sold and the profits equally divided up to the sum of \$18,000 to the HRA (the asking price that we originally had on the lots). Riverland accepted the offer assuming they can get the approval from their foundation. Motion was made and seconded by Commissioners Helle and Granholm to approve the sale of the lot at North Pointe to Riverland for \$1. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. 106-2nd St SE property-

ED Medgaarden Introduced himself to the owner of the property, Mr. Fuller and after talking Mr Fuller agreed to accept a purchase price of \$48k for his property. ED Medgaarden has informed City Administrator of this development and is waiting for response. The HRA board is

supportive of the purchase of the property.

c. RFP-Audit

One of the HUD requirements is that the HRA seek out bids for its annual audit. Our intent is to seek board approval for this at the August meeting of the board.

d. ED Transition update

ED Medgaarden and former ED Erichson are transitioning very well. Ed Medgaarden is very appreciative of Mr. Erichsons' continued support.

7.) Adjourn

There being no further business it was moved by Commissioner Helle and seconded by Commissioner Fischer to adjourn the meeting. All present voted in favor thereof, none in opposition. Motion was declared passed and carried.

Jerome McCarthy, Chair

SEAL

Jason Baskin, Secretary



North
Pointe-RCC.pdf



HRA Board Meeting
Agenda July 2019.pc



GF GL June
2019.pdf



CYCA GL July 19.pdf



CY-CA Budget FYE
10-01-19 thru 9-30-2



Courtyard
Chauncey Budget M



Copy of Bid
Results- Twin Towers



Copy of Bid Results
CHIP scattered sites - Con



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Capital Fund July
19.pdf



Twin Tower interior
painting bid packet.



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SS GL July 19.pdf



SS Concrete Bid PK
Revised.pdf



Section 8 GL July
19.pdf



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