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

**1.) Roll Call.**

**Date & Time: February 22, 2023 @ 10 a.m.**

Commissioners Present: Vern Lippert (arrived at 3:40)  
Mike Postma  
Paul Fischer  
Laura Helle  
Tim Ruzek  
Marsha Podein

HRA Staff Present: Taggart Medgaarden, Executive Director  
Lori Gansen, Administrative Assistant  
Angela Maiden, Financial Director

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

**2.) Approval of Minutes**

It was moved by Commissioner Ruzek and seconded by Commissioner Fischer to approve minutes of the regular meeting held on January 24, 2023. 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.

a. Audit Review—Mary Reedy from CLA will present VIA Zoom  
Executive Director Medgaarden introduced Mary Reedy to the Board. Mary presented the Board with this years' audit and answered any questions. Motion was made and seconded by Commissioners Helle and Ruzek to approve the Audit as presented. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

#### **4.) Public Housing & Section 8**

##### **a. Approve lighting bid—Pickett Place**

The HRA received two bids to replace the current light fixtures in the apartments at Pickett Place. This is a CFP for Public Housing. The lower of the two bids came from Austin Electric at \$63,794. Motion was made and seconded by Commissioners to accept the bid from Austin Electric for the Lighting bid for Pickett Place. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

##### **b. Approve Section 8 utility allowance**

Motion was made and seconded by Commissioners Rusek and Fischer to approve the new utility allowances for Section 8 effective March 1, 2023. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

##### **c. Approve CFP Significant Amendment Language**

Motion was made and seconded to approve the new verbiage in regards to the Significant Amendment language for HUD (contingent on HUD's approval). All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

#### **5.) Market Rate Housing**

#### **6.) Executive Director Reports**

##### **a. Whitewater feasibility study request**

Commissioner Ruzek presented to the Board a proposal for a Feasibility study to be done for modifications to the 4<sup>th</sup> Avenue Dam to support whitewater recreation on the Cedar River in downtown Austin. After much discussion, motion was made and seconded by Commissioners Postma and Helle to approve \$2000 to the funding to the study, via the City of Austin, contingent on the study becoming fully funded. All present (excluding Commissioner Ruzek who abstained) voted (roll call) in favor thereof, none in opposition thereto. The motion was declared passed and carried.

##### **b. 1<sup>st</sup> & 3<sup>rd</sup> Apt update**

Executive Director (ED) Medgaarden Informed the Board that there is storm sewer running through the property that no one was aware of and therefore was not budgeted for. Three Rivers feels they could cover roughly \$5-10k of these costs that could potentially be around \$70-75k. ED Medgaarden will make the request for the additional funding from the City of Austin at the next work session on March 6, 2023.

#### **7.) Adjourn**

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

SEAL

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Vernon Lippert, Chair

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Paul Fischer, Secretary