



308 Second Ave. NE, Austin, MN 55912
Phone 507-433-1866 Fax 507-433-8317
Website www.austinhra.org

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

1.) Roll Call

Date & Time: November 28, 2023 @ 3:30 P.M.

Commissioners Present: Paul Fischer
Laura Helle
Joe Fuhrman
Marsha Podein
Tim Ruzek
HRA Staff Present: Taggert Medgaarden, Executive Director
Lori Gansen, Administrative Assistant

In the absence of Chair Lippert and Co-Chair Postma, Commissioner Fischer presided as Acting Chair. Motion was made and seconded by Commissioners Helle and Ruzek to approve Commissioner Fuhrman as Acting Secretary for the purpose of this meeting. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

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

2.) Approval of Minutes

It was moved by Commissioner Helle and seconded by Commissioner Ruzek to approve minutes of the regular meeting held on October 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 Fuhrman and seconded by Commissioner Ruzek 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.) Public Housing & Section 8

a. Pickett Place Lighting—Change order #3

Motion was made and seconded by Commissioners Ruzek and Helle to Approve change order #3 for the Pickett Place lighting project. This change order is for the addition of replacement lenses in the amount of \$2,240.20. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. Approve Electrical Upgrades addition to CFP for TT & PP

Motion was made and seconded by Commissioners Ruzek and Helle to approve the addition of Electrical Upgrades to the CFP for Pickett Place. These upgrades are to account for any outlets, switches and etc., we may need to replace to meet new Nspire inspection standards. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

c. Approve Smoke detector Upgrades addition to CFP for PP

Motion was made and seconded by Commissioners Fuhrman and Ruzek to approve the addition of smoke detector upgrades to the CFP for Pickett Place. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

d. Approve Deck Replacement addition to CFP for SS

Motion was made and seconded by Commissioners Ruzek and Helle to approve the deck replacement addition to the CFP for the Scattered Sites. This is for six units that are in need of replacement. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

e. Approve replacement Tables in Community Room for TT

Motion was made and seconded by Commissioners Fuhrman and Ruzek to approve \$27,179.67 to Henricksen for the replacement of the tables in the Community room at Twin Towers. This was a State Contract purchase. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

5.) Market Rate Housing

a. Chauncey—Approve Bid for Sprinkler replacement

Motion was made and seconded to approve the bid for the Sprinkler replacement at Chauncey from Summit Fire Protection in the amount of \$42,365. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

6.) Executive Director Reports

a. Approve Asbestos Removal Bid for 4th Street Properties

Motion was made and seconded by Commissioners Helle and Ruzek to award the bid for the asbestos removal from the 4th Street Properties to EPS, Inc in the amount of \$47,700. EPS was the lower of three bids that we received. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. Resolution #665 Approve receipt of SAHA Funds from City

Motion was made and seconded by Commissioners Ruzek and Helle to approve Resolution #665 to receive the SAFA funds from the City. These are funds that were awarded by the State and will be used to purchase forfeited properties for rehab once the process is mapped out, or if not, the funds will be used in the CHIP program. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

c. Chauncey Heat Exchanger

Motion was made by Commissioners Helle and Fuhrman to approve payment of \$9800 to Patterson plumbing for a heat exchanger at Chauncey. This will be added to Chauncey's Capital

Plan. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

d. Courtyard Sprinkler Heads

Motion was made and seconded by Commissioners Helle and Fuhrman to award \$6500 to Olympic Fire Protection for the replacement of 13 sprinkler heads and the testing of 4 more sets. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

7.) Adjourn

After completion of all agenda items and verification all business items were completed, Acting Chair Fischer adjourned the meeting.

SEAL

Paul Fischer, Acting Chair

Joe Fuhrman, Acting Secretary