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

1.) Roll Call.

Date & Time: November 25, 2025

Commissioners Present: Vern Lippert
Mike Postma
Tim Ruzek
Marsha Podein
Rebecca Waller
Paul Fischer

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

Approve the revised agenda

Motion was made and seconded by Commissioners Postma and Waller to approve the revised agenda. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

2.) Approval of Minutes

It was moved by Commissioner Postma and seconded by Commissioner Waller to approve minutes of the regular meeting held on October 28, 2025. 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 Postma 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. Discuss/Approve Section 8/HCV payment standards

Motion was made and seconded by Commissioners Fischer and Postma to approve the Section 8/HCV payment standards effective January 1, 2026. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. Updates to Pickett Place items in the Public Housing CFP

Executive Director Medgaarden recommended the addition of two items to the Pickett Place CFP: First is to change “Replace boilers” to “Replace/Repair boilers. Second item to be added is the Fire panel. Adding these items now ensures the HRA can proceed through appropriate process when replacement or repairs are required. Motion was made and seconded by Commissioners Postma and Waller to approve the updates to the Pickett Place CFP. 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. Discuss/Approve Paid Family Leave premium policy

Executive Director Medgaarden and Finance Director Maiden explained to the Board their thoughts on the Paid Family Leave Policy and how the premiums should be split between employer and employee. Motion was made and seconded by Commissioners Postma and Waller to approve a 50-50 cost split between employer and employee. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. Discuss/Approve Whittier Place Townhomes Certificate of Completion

The Certificate of Completion is the document that should have been signed when the project was complete but unfortunately was not done. Motion was made and seconded by Commissioners Postma and Waller to approve the Certificate of Completion for the Whittier Place townhomes. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

c. Discuss/Approve Resolution #688 Whittier Place Townhomes

Motion was made and seconded by Commissioners Fischer and Waller to approve Resolution #688 to approve our portion of the sale of the Whittier Place Townhomes. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

It was discussed by the Commissioners to change the date of the December Board meeting to the 18th of December to accommodate busy holiday schedules.

7.) Adjourn

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

SEAL

Vernon Lippert, Chair

Paul Fischer, Secretary

