

ST. CLOUD HOUSING & REDEVELOPMENT AUTHORITY  
REGULAR MEETING

Wednesday, July 22, 2020

A Regular Meeting for the St. Cloud HRA Board of Commissioners was held on Wednesday, July 22, 2020, City Hall Council Chambers, 400 2<sup>nd</sup> Street South, St. Cloud, MN. Chair Nancy Gohman called the meeting to order at 6:00 p.m. Pledge of allegiance was spoken.

1. Roll call was taken and the following Commissioners were present: Abdi Daisane, Seal Dwyer, Nancy Gohman, George Hontos, Jeff Goerger and Mike Conway. Absent: None. [The board has one vacancy.] Chair Nancy Gohman stated an additional item regarding COVID-19 and staffing would be added to the agenda at the end of the meeting.

2. Approval of Agenda – Commissioner Goerger moved for approval of the consent items and agenda; Commissioner Conway seconded the motion. The motion carried.

3. Approval of Study Session Minutes, June 24, 2020 – approved as presented.

4. Approval of Regular Meeting Minutes, June 24, 2020 – approved as presented.

5. Approval of Scattered Site Furnace and Water Heater Replacement and Air Conditioner Installation – contract approved with Mechanical Brothers in the amount of \$78,044.00 to replace furnaces and water heaters and install central air conditioners in 7 scattered site homes.

6. Review of Financials: Central Office Cost Center Fund, Housing Choice Vouchers Fund, CDBG Housing Rehab Fund, Community Housing Fund, and Housing Development Fund & Rehab Fund – no action requested.

7. Approval of Caretaker Compensation Policy – approved as presented.

Old Business:

8. Update on Goals – Louise Reis, Executive Director, stated the goals provided are to update the Board on where staff is with each goal and activities that have taken place. No action requested and the Board had no concerns.

New Business:

9. Approval of 2021 Tax Levy – Karen Rizer, Finance Director, stated for the public the staff recommendation for \$486,000 was discussed in detail at the 5:00 Study Session. She said the approved dollar amount will be discussed by City Council August 5<sup>th</sup> and then be presented in September for City Council final approval. Commissioner Dwyer moved for approval; Commissioner Goerger seconded the motion. Commissioner Conway thanked HRA staff for their diligence in using funds and keeping the requested levy amount a minimal for tax payors. All Commissioners voted in favor. The motion carried.

10. Report on Activities – Ms. Reis updated the Board on a grant opportunity that came out the previous week for housing assistance using federal dollars to help persons in need due to COVID-19. She stated an

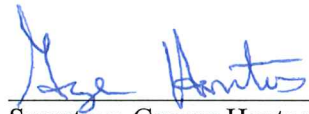
application request for \$1.6 million was sent out today. Karen Rizer, Finance Director, explained further the need expressed for central Minnesota and the timeline. She stated recipients will know if they are receiving the funding by August 3<sup>rd</sup>; the funding will be released August 10<sup>th</sup> and payments will need to be going out the door within two weeks. Ms. Rizer said MHFA has not released all the rules at this time.

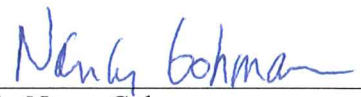
11. [New Item Added at Meeting] – Authorization for Executive Director to hire as needed for position to accomplish workload created by COVID-19 – Ms. Reis stated this position is dependent upon the awarding of the grant application discussed in her report on activities. Commissioner Conway moved for approval; Commissioner Dwyer seconded the motion. Commissioner Conway asked where the funding would come from to pay for the new position. Ms. Rizer responded mainly from the administrative fees received with the grant dollars. All Commissioners voted in favor. The motion carried.

Open Discussion: none.

There being no further business the meeting adjourned at 6:13 p.m.

ATTEST:

  
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Secretary, George Hontos

  
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Chair, Nancy Gohman