

**EXTRACTS FROM THE MINUTES OF A REGULAR MEETING  
OF THE COMMISSIONERS OF THE SOUTHEASTERN MINNESOTA  
MULTI-COUNTY HOUSING AND REDEVELOPMENT AUTHORITY HELD ON THE  
19<sup>th</sup> DAY OF OCTOBER 2011**

The Commissioners of Southeastern Minnesota Multi-County Housing and Redevelopment Authority met in a regular meeting at the SEMMCHRA Main Office in Wabasha, MN, at the hour and date duly established for the holding of such meeting.

Commissioner Noah called the regular meeting to order and on role call the following answered present:

Rich Hall	Doug Klevos	Laura Mielke
Robert Noah	Marcia Ward	

Excused: Robert Beniak, Jim Bryant, and Jack Roberts

Others Present: Jack Noll, Joseph P. Wheeler and Karen DuCharme

The agenda and addendum were reviewed. Motion was made by Commissioner Klevos and seconded by Commissioner Ward to approve the agenda and addendum. Passed unanimously.

**OLD BUSINESS:**

The minutes were reviewed and discussed from a regular meeting held on Wednesday, September 21, 2011. Motion was made by Commissioner Ward and seconded by Commissioner Hall to approve the minutes from a regular meeting held on Wednesday, September 21, 2011. Passed unanimously.

Staff reviewed the Financial Summary Reports. Motion was made by Commissioner Klevos and seconded by Commissioner Ward to approve the Financial Summary Reports. Passed unanimously.

Staff reviewed the Section 8, Public Housing, Rivers Edge, Wabasha Apartments, Pepin Apartments, Lake Pepin Plaza, Lake Pepin Plaza II, Greenview Estates, Parkview Court, Holden Meadows, Countryside Way, Whispering Woods, Trailside Terrace, Rolling Hills, Fuller Estates, Heritage Hill, Nor-Plain Apartments, and Nor-Stone Apartments monthly reports.

Staff requested approval of a resolution authorizing revisions to the Section 8 Housing Choice Voucher Payment Standards.

The resolution was introduced by Commissioner Noah, read in full and considered:

11/10/19/01

Commissioner Klevos moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Commissioner Hall and upon the roll call the AYES and NAYES were as follows:

AYES	NAYES
Rich Hall	
Doug Klevos	
Laura Mielke	
Robert Noah	
Marcia Ward	

The acting chairperson thereupon declared said motion carried and resolution adopted.

Staff requested approval of a resolution approving the 2012 Public Housing Budget.

The resolution was introduced by Commissioner Noah, read in full and considered:

11/10/19/02

Commissioner Hall moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Commissioner Mielke and upon the roll call the AYES and NAYES were as follows:

AYES	NAYES
Rich Hall	
Doug Klevos	
Laura Mielke	
Robert Noah	
Marcia Ward	

The acting chairperson thereupon declared said motion carried and resolution adopted.

Staff requested approval of a resolution authorizing bad debts to be written off.

The resolution was introduced by Commissioner Noah, read in full and considered:

11/10/19/03

Commissioner Klevos moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Commissioner Hall and upon the roll call the AYES and NAYES were as follows:

AYES	NAYES
Rich Hall	
Doug Klevos	
Laura Mielke	

Robert Noah  
Marcia Ward

The acting chairperson thereupon declared said motion carried and resolution adopted.

Staff gave updates on the HOME Rental Rehab, Dodge Center SCDP, Winona County SCDP, Dodge Center II SCDP, MIF Flood Recovery Grant – Wabasha County, and Revolving Loan Rehab Programs.

Staff requested approval of residential SCDP loans DCII-116, DCII-117, and DCII-119. Motion was made by Commissioner Hall and seconded by Commissioner Ward to approve residential SCDP loans DCII-116, DCII-117, and DCII-119. Passed unanimously.

Staff reviewed DCII-118, Request for exception to 120% Loan to Value. Motion was made by Commissioner Klevos and seconded by Commissioner Ward to approve DCII-118, Request for exception to 120% Loan to Value. Passed unanimously.

Staff requested approval of commercial disaster recovery loan MIF007. Motion was made by Commissioner Klevos and seconded by Commissioner Noah to approve commercial disaster recovery loan MIF007. Passed unanimously.

Staff reviewed the Public Housing Capital Improvement Project Report.

Staff gave updates on the St. Charles, Elgin, Kenyon, Wabasha projects; Oak Court Apartments and Wabasha Apartments; the Minnesota City Participation Program (MCPP); Wabasha County Public Health Building.

Staff updated the Board on the proposed financing through Alliance Bank for a rambler in the Eagles Basin Development in Wabasha.

Staff requested approval of a resolution accepting the proposal on the sale of \$170,000 Wabasha Apartments Housing Revenue Bond of 2011, providing for its issuance and pledging for the security thereof certain revenues.

The resolution was introduced by Commissioner Noah read in full and considered:

11/10/19/04

Commissioner Klevos moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Commissioner Hall and upon the roll call the AYES and NAYES were as follows:

AYES  
Rich Hall  
Doug Klevos  
Laura Mielke

NAYES

Robert Noah  
Marcia Ward

The acting chairperson thereupon declared said motion carried and resolution adopted.

Staff reviewed financing options for the Eagles Basin Development in Wabasha. Staff informed the Board that additional information will be brought in front of them at the November meeting.

Staff gave updates the Board on the Flood 2007 recovery efforts and the September 2010 flood recovery efforts.

**NEW BUSINESS:**

Staff requested approval of a resolution approving the HRA to submit a Small Cities Development Program Countywide Application for Goodhue County.

The resolution was introduced by Commissioner Noah, read in full and considered:

11/10/19/05

Commissioner Klevos moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Commissioner Hall and upon the roll call the AYES and NAYES were as follows:

AYES	NAYES
Rich Hall	
Doug Klevos	
Laura Mielke	
Robert Noah	
Marcia Ward	

The acting chairperson thereupon declared said motion carried and resolution adopted.

Staff requested approval of a resolution approving the HRA to submit a Small Cities Development Program Countywide Application for Wabasha County.

The resolution was introduced by Commissioner Noah, read in full and considered:

11/10/19/06

Commissioner Klevos moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Commissioner Hall and upon the roll call the AYES and NAYES were as follows:

AYES	NAYES
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Rich Hall  
Doug Klevos  
Laura Mielke  
Robert Noah  
Marcia Ward

The acting chairperson thereupon declared said motion carried and resolution adopted.

Staff requested approval of a resolution approving the HRA to submit a Small Cities Development Program Countywide Application for Winona County.

The resolution was introduced by Commissioner Noah, read in full and considered:

11/10/19/07

Commissioner Klevos moved that the foregoing resolution be adopted as introduced and read, which motion was seconded by Commissioner Hall and upon the roll call the AYES and NAYES were as follows:

AYES  
Rich Hall  
Doug Klevos  
Laura Mielke  
Robert Noah  
Marcia Ward

NAYES

The acting chairperson thereupon declared said motion carried and resolution adopted.

Staff reviewed the two (2) proposals received for the elderly housing market study for Dodge, Goodhue, Wabasha, and Winona Counties. The proposals received were from Community Partners Research for \$80 per hour and Maxfield Research for \$14,965. After much discussion, a motion was made by Commissioner Klevos and seconded by Commissioner Hall to table until the November board meeting. Passed unanimously.

Staff requested a commissioner be appointed to the Workforce Development, Inc. Board due to the expiration of the term of Robin Baumgartner. Motion was made by Commissioner Klevos and seconded by Commissioner Hall to appoint Marcia Ward to the Workforce Development, Inc. Board. Passed unanimously.

Staff reviewed the proposed 2012 benefit package for management and line staff.

Staff informed the Board that the Fiscal Year 2011 Family Self-Sufficiency Grant was funded for \$36,424.

There being no further business to come before the Board, on motion duly made by Commissioner Ward and seconded by Commissioner Hall, the meeting was adjourned.

I certify that the above is a true and correct record of the proceedings of the Southeastern Minnesota Multi-County Housing and Redevelopment Authority at a regular meeting on October 19, 2011, at which a majority of the members of said Board was present.

(SEAL)

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Robert Noah, Secretary