

134 East Second Street  Wabasha, MN 55981  phone (651) 565-2638  fax (651) 565-3836  www.semmchra.org

**REGULAR BOARD MEETING AGENDA**

Southeastern Minnesota Multi-County Housing and Redevelopment Authority

HRA Board of Commissioners

Wednesday, February 17, 2021 at 10:00 AM

Virtual Meeting Notice

“Due to concerns surrounding the spread of COVID-19, it has been determined that in-person meetings or meetings conducted under Minn. Stat. 13D.02 a are not practical or prudent. Therefore, meetings that are governed by the Open Meeting Law will temporarily be conducted by telephone or other electronic means pursuant to Minn. Stat. 13D.021.”

“The SEMMCHRA Board of Commissioners will be conducting a monthly board meeting pursuant to this section on February 17, 2021. The Executive Director will be present at the meeting location. All SEMMCHRA Commissioners attending will appear by telephone or other electronic means. The public may monitor the meeting from a remote site by logging into <https://global.gotomeeting.com/join/230602237> or calling 1 (669) 224-3412 any time during the meeting.” Access Code: 230-602-237

**MEMBERS PRESENT:**

Anderson Hall Keehn

Key Mielke Peterson Toquam Ward

**GUESTS:**

Buffy Beranek, Executive Director

Tammy Moyer, Section 8 Housing Director

Bobbi Willers, Rental Housing Director

Karen DuCharme, Administrative Development Director

Maggie Gallagher, Administrative Human Resources Director

1. **Call Meeting to Order**
2. **Roll Call**
3. **Approval of Agenda & Addendum**
4. **Consent Agenda**
   1. Approval of Minutes – January 20, 2021 (M)
   2. Resolution to Approve Patricia Heraty to be a signor on SEMMCHRA accounts (R)
   3. Approval to Submit Pine Island SCDP Full Application (R)
   4. Approval to Submit West Concord with Claremont SCDP Full Application (R)
   5. Approval to Execute Contract for Roof Replacement at Heritage Hill Apartments (M)
   6. Approval to Execute Contract for Nor-Stone Apartments Rehab (M)
   7. Approval to Execute Contract for Door Replacement at Lake Pepin Plaza (M)
   8. Approval of Owner’s Match Loan Procedure (M)
   9. Resolution to Approve the Public Housing 2020 Utility Allowance (R)
   10. Resolution to Approve the Section 8 Housing 2020 Utility Allowance (R)
5. **Report from Department Directors: Agency Standards, Program Reports & Updates**
   1. Rental Assistance
   2. Rental Housing
   3. Community Development
   4. Administration/Human Resources
6. **Strategic Planning Education Session**
   1. Section 8 Department Overview and Q&A Session
7. **Review and Acceptance of Financial Statements, Commentary and Communications**
   1. December 31, 2020 Financials (FINAL)
   2. January 31, 2021 Financials
   3. Updates & Discussion: 2022 Agency & Levy Budget Planning
8. **Public and Commissioners Comments**
9. **Report of the Executive Director**
10. **Old Business**
11. Update: Pepin/Fuller Refinance
12. Update: Strategic Plan Process & Contract Status
13. **New Business**
    1. Approval to Accept Developer Offer
    2. Executive Director Review
    3. Conflict of Interest Policy signing
14. **Adjourn**

**MEETING REMINDER:   
Wednesday, February 17, 2021 at 10:00 AM**