AGENDA

TO: HRA Board of Commissioners
FROM: Joseph P. Wheeler
DATE: April 11, 2018
RE: Notice of Board Meeting

The annual meeting of Southeastern Minnesota Multi-County Housing and Redevelopment Authority’s Board of Commissioners will be held at the SEMMCHRA Main Office, 134 East Second Street, Wabasha, MN 55981. **Wednesday, April 18 at 10:00 AM.**

MEMBERS PRESENT:

Demmer    Hall    Key
Klevos    Majerus    Mielke
Roberts    Samuelson    Ward

1. Call Meeting to Order
2. Roll Call
3. Approval of Agenda & Addendum
4. Public and Commissioners’ comments

OLD BUSINESS:

5. Approval of Minutes
   A. March 21, 2018 Regular Meeting

6. Review and Approval of Financial Summary Report
   A. March 30, 2018 Financial Statements and Commentary

7. Assisted Housing Division Reports
   A. Section 8 Report
      i. Section 8 Income Limits
      ii. FSS Contract Completion Summary
   B. Public Housing Report
   C. River Valley Apartments
      i. River’s Edge Apartments
      ii. Wabasha Apartments
      iii. Oak Court Apartments
   D. Pepin Apartments
   E. Lake Pepin Plaza, LLC
      i. Approval of Audit 2017
   F. Greenview Estates
      i. Approval to issue contract for siding, windows, and door replacement
   G. Holden Meadows
   H. Countryside Way
   I. Whispering Woods
      i. Approval to issue contract for roof replacement
   J. Trailside Terrace
i. Approval to issue contract for roof replacement
K. Rolling Hills
L. Fuller Estates
M. Heritage Hill
N. Nor-Plain Apartments
O. Nor-Stone Apartments
P. The Corners
Q. Wapasa Apartments
   i. Refinance Update
R. Cooperidge Apartments
   i. Refinance Update

8. Community Development Division Reports
A. Summary Report
B. MCPP Summary Report
C. Revolving Loan Rehab Program
   i. Residential
   ii. Commercial
D. City of Lewiston – SCDP
   i. SCDP
   ii. Corners (RRDL)
E. City of Kenyon
   i. SCDP

9. Loan Review

10. Subordination Review
Subordination 56112 (Requires Board Approval)
Subordination 85004 (Requires Board Approval)

11. Satisfied Mortgages Report

12. Public Housing
   A. Capital Projects Update

13. Community Development
   A. South Fork
   B. Whitewater Way
   C. Countryside Meadow
   D. Eagles Basin
   E. Rental Rehab Deferred Loan (RRDL) Program
      i. The Corners - Lewiston
      ii. Countryside Way – Kenyon
      iii. Second Street property – Lewiston
iv. Linden Street property – Lewiston
v. Center Street property – Utica
vi. 9th Avenue SE property – Rochester
vii. 720 & 720 ½ 9th Avenue SE – Rochester
viii. 708 9th Avenue SE - Rochester
F. Community 2018 Proposed Community Evaluation update
   i. Dennison
   ii. Goodview
   iii. St. Charles
G. Cannon Fall Sandstone Development
   i. Update
H. Olmsted County Housing Rehab

14. TIF Projects
   A. Goodhue County – Zumbrota District
   B. Goodhue County – Kenyon District
   C. St. Charles – South Fork Addition
   D. Kenyon – Countryside Meadow
      i. Approval to revise lot prices
E. Wabasha – Eagles Basin
   i. Marketing Offering

15. Legislation Update
   A. NAHRO’s priorities for 2018
   B. Housing Trust Fund
   C. Minnesota Housing Tax Credit

NEW BUSINESS:

16. Approval for Executive Director to execute Post Grant Administrative Contract with City of Plainview.
17. Approval to increase the processing fee from $20.00 to $30.00 for Community Development Department.
18. Review of 2017 Annual Report
19. Auditor RFP – requesting committee member selection
20. Engineer RFP – requesting committee member selection
21. Review and Approval of Personal Policy modification
22. RRDL Conflict of Interest with RCIL

Adjourn.