

MINUTES
REDEVELOPMENT AUTHORITY OF THE CITY OF FOND DU LAC
REGULAR MEETING
WEDNESDAY, MARCH 20, 2019

City/County Government Center, Meeting Room D
7:30 a.m.

1. Teletzke called the meeting to order at 7:30 a.m. The meeting was held in Room D of the City/County Government Center, 160 S. Macy Street, Fond du Lac, Wisconsin.

2. Roll Call

Present

Absent

Richard Ewald
Jeff Hayes
Mike King
Kay Miller
Ann Pierce
Doug Teletzke
Joe Truesdale

Arndt declared a quorum present

Staff in attendance:

Dyann Benson, Director of Community Development
Merry Arndt, Community Development Specialist

Others in attendance:

None

3. Approval of Minutes

- A. Open and Closed Minutes from the Regular Meeting of February 20, 2019

Pierce made a motion to approve the minutes of the regular meeting of February 20, 2019, seconded by Hayes. Motion Carried.

4. New Business

- A. Approval of Financial Statement

- (1) Redevelopment Authority Monthly Financial Statement

Hayes made a motion to approve the Redevelopment Authority Monthly Financial Statement as presented, seconded by Truesdale. Motion Carried.

B. Report of Fair Housing Services – Quarterly Report

Benson reviewed that in June 2017, the RDA approved a Subrecipient Agreement with the Metropolitan Milwaukee Fair Housing Council (MMFHC) to provide Fair Housing Services. As an Entitlement community within the CDBG Program, the City is required to undertake certain efforts to promote, or affirmatively further, fair housing. Fair housing services provided by the Fair Housing Council include enforcement; education and outreach; fair lending and research/analysis of affordable housing opportunities. Benson reviewed MMFHC's report for the First and Second Quarter ending on January 31, 2019.

C. Resolution No. - 19-03 A Resolution Approving the Updated Citizen Participation Plan

Benson reviewed that US Department of Housing and Urban Development (HUD) requires all CDBG entitlement grantees to have a Citizen Participation Plan in place and to review and update it periodically. She stated that the current Plan meets the basic intent of the CDBG Program; however, there is language that should be updated.

Benson indicated that the revised Plan includes language regarding additional detail on changes that require a public hearing and the complaint process.

Ewald made a motion to approve Resolution No. 19-03; seconded by Miller. Motion Carried.

D. Discussion Regarding Water Damage

Benson reviewed the effects of the water damage to homes in Fond du Lac as a result of the flooding that occurred on March 14, 2019. Benson stated that most of the damage that occurred was in the basements of the homes which resulted in damage or loss of furnaces and hot water heaters. Benson is requesting that if homeowners seek assistance to repair or replace these items, that staff be allowed to process the loans once all their verifications have been obtained and that the Redevelopment Authority (RDA) will approve the loans at the following RDA meeting. Benson further stated that the homeowners would need to meet program qualifications to obtain a loan and that the funding would be offered first to existing clients and then to any new clients.

It was the consensus of the RDA to approve staff moving forward with the loans as needed allowing for the approval from the RDA at their next regular scheduled meeting.

E. The Redevelopment Authority will Adjourn to Closed Session for the Following Purposes:

Ewald made a motion to adjourn to closed session. Hayes seconded the motion and the roll call vote was as follows: Ewald, aye; Hayes, aye; King, aye; Miller, aye; Pierce, aye; Teletzke, aye; Truesdale, aye. Motion Carried.

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F. Reconvene into Open Session Immediately Upon Conclusion of the Closed Session

Miller made a motion to reconvene into open session. Pierce seconded the motion and the roll call vote was as follows: Ewald, aye, Hayes, aye; King, aye; Miller, aye; Pierce, aye; Teletzke, aye; Truesdale, aye. Motion Carried.

G. Resolution No. 19-04 – A Resolution Approving the Residential Rehabilitation Loan Under the Community Development Block Grant Program and/or HOME Program

Hayes made a motion to approve Resolution No. 19-04; seconded by Miller. Motion Carried.

5. Correspondence

Benson gave an update on the security check point that will be taking place at the north entrance of the City County Government Building. Benson stated that details are still being worked out for access to the building prior to 7:30 a.m. Benson explained that once further details are known, staff will update RDA on whether changes will be made to the meeting.

6. Motion to Adjourn

The Authority adjourned by unanimous consent at 7:55 a.m.

Respectfully submitted,

Merry Arndt
Community Development Specialist

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**WEDNESDAY, MARCH 20, 2019
CLOSED SESSION**

Roll Call

Present

Absent

Richard Ewald
Jeff Hayes
Mike King
Kay Miller
Ann Pierce
Doug Teletzke
Joe Truesdale

Arndt declared a quorum present

Staff in attendance:

Dyann Benson, Director of Community Development
Merry Arndt, Community Development Specialist

Others in attendance:

None

One loan being considered for approval under the CDBG and/or HOME Program was reviewed.

Respectfully submitted,

Merry Arndt
Community Development Specialist