

MINUTES
REDEVELOPMENT AUTHORITY OF THE CITY OF FOND DU LAC
REGULAR MEETING
WEDNESDAY, APRIL 21, 2021

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 South Macy Street, Fond du Lac, Wisconsin.

2. Roll Call

Richard Ewald
Jeff Hayes
Mike King
Kay Miller
Anne Pierce
Doug Teletzke (virtual)
Joe Truesdale (virtual)

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 March 17, 2021

Ewald made a motion to approve the minutes of the Regular meeting on March 17, 2021, seconded by Hayes. Motion Carried

4. New Business

- A. Approval of Financial Statement

- (1) Redevelopment Authority Monthly Financial Statements
- (2) Economic Development Revolving Loan Fund (EDRLF) Quarterly Report Dated, March 31, 2021

REDEVELOPMENT AUTHORITY MINUTES

April 21, 2021

Page 2

Benson reviewed the monthly financial statement, and the Economic Development Revolving Loan Fund Quarterly Report, Dated March 31, 2021.

Hayes made a motion to approve the Redevelopment Authority Monthly Financial Statement and the Quarterly Report of the Economic Development Revolving Loan Fund dated March 31, 2021 as presented, seconded by King. Motion Carried.

B. Resolution No. 21-06 A Resolution Approving the Revised Housing Rehabilitation Loan Program Guideline and Procedures Manual

At the March 17, 2021 RDA meeting, staff shared with RDA members that a new situation has started to emerge among the clients seeking interest in the housing rehab loan program. There are potential applicants that meet the income, asset and home value requirements for the program and have limited equity that exceeds the value of the work items to be undertaken. However, the applicants also have work that needs to be done on the home that exceeds the value of the property itself.

The RDA also acknowledged that while there is a desire to assist homeowners in this situation that there will need to be different requirements or expectations in order to ensure the long term viability of the Program itself.

The proposed changes to the Manual were reviewed and approved to reflect the unique circumstances and factor in requirements to protect the financial investment.

Hayes made a motion to approve Resolution No. 21-06 with modifications; seconded by Pierce. Motion Carried.

C. Adjourn to Closed Session

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.

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

Hayes 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.

E. Approval to Amend Loan Application No. 20-04

Ewald made a motion to approve the Amended Loan Application No. 20-04; seconded by Hayes. Motion Carried.

5. Correspondence -None

REDEVELOPMENT AUTHORITY MINUTES

April 21, 2021

Page 3

6. Motion to Adjourn

The Authority adjourned by unanimous consent at 8:23 a.m.

Respectfully submitted,

Merry Arndt
Community Development Specialist

**MINUTES
REGULAR MEETING
REDEVELOPMENT AUTHORITY OF THE
CITY OF FOND DU LAC**

**WEDNESDAY, APRIL 21, 2021
CLOSED SESSION**

Roll Call

Richard Ewald
Jeff Hayes
Mike King
Kay Miller
Anne Pierce
Doug Teletzke (virtual)
Joe Truesdale (virtual)

Arndt declared a quorum present

Staff in attendance:

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

Others in attendance:

None

Discussion regarding the Amendment of Loan Application 20-04. Also discussed was potential Economic Development opportunities.

Respectfully submitted,

Merry Arndt
Community Development Specialist