

**MINUTES
REDEVELOPMENT AUTHORITY OF THE CITY OF FOND DU LAC
REGULAR MEETING
THURSDAY, NOVEMBER 17, 2022**

**City/County Government Center, Meeting Room A
5:00 p.m.**

1. Pierce called the meeting to order at 5:00 p.m. The meeting was held in Room A of the City County/Government Center, 160 South Macy Street, Fond du Lac, Wisconsin.

2. Roll Call

Present

Michelle Angell
Jeff Hayes
Keith Heisler
Brian Kolstad
Michelle Luedtke
Anne Pierce

Absent

Mike King (excused)

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 Minutes from the Regular Meeting of August 17, 2022

Angell made a motion to approve the meeting minutes of the Regular Meeting on August 17, 2022, seconded by Hayes. Motion Carried.

4. New Business

- A. Approval of Financial Statements

- (1) Redevelopment Authority Monthly Financial Statement
- (2) Economic Development Revolving Loan Fund (EDRLF) Quarterly Report, Dated, September 30, 2022.

Benson reviewed the Monthly Financial Statement and the Economic Development Revolving Loan Fund Quarterly Report, Dated September 30, 2022.

REDEVELOPMENT AUTHORITY MINUTES

November 17, 2022

Page 2

Kolstad made a motion to approve the Redevelopment Authority Monthly Financial Statement and the Quarterly Report of the Economic Development Revolving Loan Fund dated, September 30, 2022 as presented, seconded by Hayes. Motion Carried.

B. Public Hearing Needs Assessment the 2023 Annual Action Plan

Pierce opened the Public Hearing at 5:05 p.m.

(1) Review of progress on past projects

Benson provided a verbal update on past projects.

(2) Identification of total potential funds

Benson reviewed the potential PY2023 funding projects. The projected allocation is \$500,000 in Entitlement funds and will be budgeted with program income of approximately \$220,000 for a total estimated budget of \$720,000.

(3) National Objectives and Eligible CDBG Activities

- a. Benefit low-and moderate income individuals;
- b. Aid in the prevention or elimination of slums or blight; or
- c. Meet a need having particular urgency in the community.

(4) Presentation of housing and community development needs identified by staff and community partner for PY2023.

Benson reviewed the eligible activities and needs identified by the community partners. Benson indicated that City staff will continue to collect information on community needs for the next 30 days. She stated that to meet US Department of Housing & Urban Development (HUD) submitted guideline that the second Public Hearing will be held in January for the review and approval of the PY2023 Annual Action Plan. She also reviewed that Public Service projects are limited by program guideline to 15% of grant funding.

(5) Community Development Needs Identified by the Public

There were no additional comments from the public. Benson reviewed that public may offer comments in person or by submitting written comments over the next 30 days.

Pierce closed the Public Hearing at 5:24 p.m. after three calls for public comment.

C. Adjourn to Closed Session

Hayes made a motion to adjourn to closed session. Heisler seconded the motion and the roll call vote was as follows: Angell, aye; Hayes, aye; Heisler, aye; Kolstad, aye; Luedtke, aye; Pierce, aye. Motion Carried.

REDEVELOPMENT AUTHORITY MINUTES

November 17, 2022

Page 3

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

Hayes made a motion to reconvene into open session. Kolstad seconded the motion and the roll call vote was as follows: Angell, aye; Hayes, aye; Heisler, aye; Kolstad, aye; Luedtke, aye; Pierce, aye. Motion Carried.

E. Resolution No. 22-12 – A Resolution Approving the Residential Rehabilitation Loan Under the Community Development Block Grant Program and/or HOME Program

Kolstad made a motion to approve Resolution No. 22-12; seconded by Hayes. Motion Carried.

F. Correspondence

Benson stated that the regularly scheduled Redevelopment Authority (RDA) meeting for December will be cancelled. Staff will poll RDA members to determine the date for the January Public Hearing.

5. Motion to Adjourn

The Authority adjourned by a unanimous consent at 5:45 p.m.

Respectfully submitted,

Merry Arndt
Community Development Specialist

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

**THURSDAY, NOVEMBER 17, 2022
CLOSED SESSION**

Roll Call

Present

Michelle Angell
Jeff Hayes
Keith Heisler
Brian Kolstad
Michelle Luedtke
Anne Pierce

Absent

Mike King (excused)

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. Also reviewed was Homestead Opportunity Program – Property Acquisition and Disposition.

Respectfully submitted,

Merry Arndt
Community Development Specialist