

MINUTES
REDEVELOPMENT AUTHORITY OF THE CITY OF FOND DU LAC
REGULAR MEETING
WEDNESDAY, AUGUST 19, 2015

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. Arndt called the roll

<u>Present</u>	<u>Absent</u>
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Richard Ewald	None
Mary Gilles	
Terry Hansen-Beno	
Karyn Merkel	
Anne Pierce	
Doug Teletzke	

Staff in attendance:

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

Others in attendance:

None

3. Approval of Minutes
 - A. Open and Closed Minutes from the Regular Meeting of July 15, 2015

Ewald made a motion to approve the minutes of the regular meeting of July 15, 2015; seconded by Gilles. Motion Carried.

4. New Business

A. Approval of Financial Statements

(1) Redevelopment Authority Monthly Financial Statement

Benson reviewed the monthly financial statement.

Pierce made a motion to approve the Redevelopment Authority's monthly financial statement; seconded by Merkel. Motion Carried.

B. Discussion Regarding Analysis of Impediments and Affirmatively Furthering Fair Housing (AFFH)

Benson reviewed that as an Entitlement community within the Community Development Block Grant (CDBG) Program, the City is required to undertake certain efforts to promote, or affirmatively further, fair housing. Specifically, as part of the Program's Consolidated Plan (a 5-year planning document for the CDBG Program), an Analysis of Impediments to Fair Housing must be submitted to the U.S. Department of Housing and Urban Development (HUD).

In 2015, HUD adopted a new approach to meet the standards and expectations of the Fair Housing law. The new approach, Affirmatively Furthering Fair Housing (AFFH) takes a broader and more comprehensive look at factors affecting fair housing choice as well as developing tools and actions to address issues.

Ewald made a motion approving the City partnering with other program participants to develop the Affirmatively Furthering Fair Housing plan; seconded by Merkel. Motion Carried.

C. Report of Fair Housing Services

Benson reviewed that in June 2013, 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 Quarter ending on April 30, 2015.

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D. Adjourn to Closed Session

Merkel made a motion to adjourn to closed session. Pierce seconded the motion and the roll call vote was as follows: Ewald, aye; Gilles, aye; Hansen-Beno, aye; Merkel, aye; Pierce, aye; Teletzke, aye. Motion Carried.

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

Merkel made a motion to reconvene into open session. Ewald seconded the motion and the roll call was as follows: Ewald, aye; Gilles, aye; Hansen-Beno, aye; Merkel, aye; Pierce, aye; Teletzke, aye. Motion Carried.

F. Resolution No. 15-16 - A Resolution Approving the Residential Rehabilitation Loans Under the Community Development Block Grant Program and/or HOME program

Hansen-Beno made a motion to approve Resolution No. 15-16; Seconded by Pierce. Motion Carried.

5. Correspondence

None

6. Motion to Adjourn

The Authority adjourned by unanimous consent at 7:58 a.m.

Respectfully submitted

Merry Arndt
Community Development Specialist

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

**WEDNESDAY, AUGUST 19, 2015
CLOSED SESSION**

Present

Absent

Richard Ewald	None
Mary Gilles	
Terry Hansen-Beno	
Karyn Merkel	
Anne Pierce	
Doug Teletzke	

Staff in attendance:

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

Others in attendance:

None

One loan being considered for approval under the CDBG and/or HOME Program was reviewed. Benson gave an update on 301 East 1st Street.

Respectfully submitted

Merry Arndt
Community Development Specialist