

MINUTES

**REDEVELOPMENT AUTHORITY OF THE CITY OF FOND DU LAC
REGULAR MEETING
WEDNESDAY, APRIL 15, 2015**

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

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

2. Arndt called the roll

Present

Absent

Richard Ewald
Mary Gilles
Terry Hansen-Beno
Anne Pierce
Doug Teletzke
Sarah Van Buren (by telephone)

Karyn Merkel (excused)

Arndt declared a quorum present

Staff in attendance:

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

3. Approval of Minutes

A. Open and Closed Session Minutes From the Regular Meeting of March 18, 2015

Ewald made a motion to approve the minutes of the regular meeting of March 18, 2015 seconded by Van Buren. Motion carried.

4. New Business

A. Approval of Financial Statement

- (1) Redevelopment Authority Monthly Financial Statement – March 2015
- (2) Redevelopment Authority Quarterly Financial Statements – March 2015

Benson reviewed the monthly and quarterly financial statements for March, 2015.

- (3) Economic Development Revolving Loan Fund (EDRLF) Quarterly Report Dated March 31, 2015

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Benson reviewed the Economic Development Revolving Loan Fund quarterly report dated March 31, 2015.

Hansen-Beno made a motion to approve the Redevelopment Authority's monthly and quarterly financial statements and the quarterly report on the Economic Development Revolving Loan Fund dated March 30, 2015 as presented; seconded by Gilles. Motion carried.

B. Action on Funding Priorities for Economic Development Revolving Loan Fund (EDRLF)

Benson reviewed the RDA policies and procedures in regards to the administration of the Economic Development Revolving Loan Fund (EDRLF).

Benson stated that the City's EDRLF Program has seen increased activity over the last few months. Benson stated that the available EDRLF funding level will be at approximately \$168,000 after existing loans have been disbursed and additional loans that we have committed to.

Benson reviewed the direction that the City's EDRLF funding is directed to those projects that meet the primary goals of the Community Development Block Grant (CDBG) Program and the needs of the community.

There RDA directed staff to notify Fond du Lac County Economic Development Corporation (FCEDC) that the funding priorities for the EDRLF Program are as follows:

- 1) Economic development funded activities through the CDBG Program require job creation and/or retention for low-and-moderate income persons. In order to meet the primary purpose of the EDRLF Program, loan funding shall be focused on those applicants that will create jobs with a preference for manufacturing/light industrial- related businesses.
- 2) Discontinuance of the Commercial Rehabilitation – Grant Program until EDRLF funding levels exceed \$500,000.
- 3) Suspend the Microenterprise Loan Program until EDRLF funding exceeds \$500,000. ADVOCAP has a Business Development Program that offers services to the same client base as the City's EDRLF Microenterprise Loan Program.

C. Adjourn to Closed Session

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

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

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

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- E. Resolution No. 15-10 - A Resolution Approving the Residential Rehabilitation Loans Under the Community Development Block Grant Program and/or HOME Program

Ewald made a motion to approve Resolution No. 15-10; seconded by Pierce. Motion carried.

- F. Action on Request for Subordination – Loan No. 12.02

Gilles made a motion to deny request for waiving the escrow requirement for the subordination request; seconded by Hansen-Beno. Motion carried.

- G. Action on Potential Sale of 159 Forest Avenue

Benson reviewed that she had been contacted by a potential buyer for the property located at 159 Forest Avenue.

Ewald made a motion to approve moving forward with the potential sale of 159 Forest Avenue with restrictions of how the property can be used; seconded by Pierce. Motion carried.

5. Correspondence - None
6. Other Matters as are Authorized by Law
7. Motion to Adjourn

The Authority adjourned by unanimous consent at 8:17 a.m.

Respectfully submitted,

Merry Arndt
Community Development Specialist

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

**WEDNESDAY, APRIL 15, 2015
CLOSED SESSION**

Present

Richard Ewald
Mary Gilles
Terry Hansen-Beno
Anne Pierce
Doug Teletzke
Sarah Van Buren (by telephone)

Absent

Karyn Merkel (excused)

Arndt declared a quorum present.

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. Also discussed was a request for Subordination – Loan No. 12.02. The potential sale of 159 Forest Avenue was also discussed.

Respectfully submitted,

Merry Arndt
Community Development