

HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF FARGO
MINUTES OF THE REGULAR MEETING
May 10, 2016.

The regular meeting of the Board of Commissioners for the Housing and Redevelopment Authority of the City of Fargo, North Dakota was held on Tuesday, May 10th, 2016 at 1:30 p.m. in the Administrative Office Main Conference Room, 325 Broadway N., Fargo, North Dakota.

COMMISSIONERS PRESENT

Karen Moore
Bryce Alme-Johnson
Michael Leier
Tonna Horsley

ABSENT

Ken Krajsa
Thomas Jefferson

FHRA STAFF PRESENT

Lynn Fundingsland, Executive Director
Jill Elliott, Deputy Director
Steve Eickhoff, Capital Improve. Manager
Scott Noeske, Finance Manager
Sarah Jerome, Human Resource Manager/Executive Assist.

ABSENT

PUBLIC GUESTS

Mark Nelson, LA Severeid Newsgroup

Approval of minutes-

Commissioner Alme motioned to approve with the additional note the board entered into executive session to discuss personnel issue.

CONSENT AGENDA

RAD Accounting training in Tampa, July 2016

Mr. Fundingsland and Mr. Noeske are requesting approval for Scott Noeske to attend Casterline Associates "Rental Assistance Demonstration Financial Workshop – Two day course; training dates are July 12 – 13, 2016. Mr. Noeske will report on what was gained at the workshop at the August 2016 Board Meeting.

RESOLUTION

Bryce/Tonna

BE IT RESOLVED, that the Board of Commissioners of the FHRA hereby approves Mr. Noeske to attend Casterline Training, July 12 – 13, 2016
4 Board Members Approved
0 Board Members Opposed

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Developer Workshop

Attendance requested for a two day conference on LIHTC/RAD financing May 26-27, 2016.

RESOLUTION

Bryce/Tonna

BE IT RESOLVED, that the Board of Commissioners of the FHRA hereby approves Mr. Fundingsland to the 2 day conference, July 12 – 13, 2016

4 Board Members Approved

0 Board Members Opposed

REPORTS

Capital Projects

The 2016 amount has not yet been released. A & E are in the process of having our agreement reviewed by their consultant attorney.

Financials

Scott Noeske, Finance Manager reported HUD will be increasing funds. Operating funds are currently looking positive.

Deputy Director's Report

No Report

OLD BUSINESS

LAW FIRM SELECTION

Cost played a role when determining which consultant we selected to sign a partnership agreement to work with the Section 18 and RAD project.

ORGANIZATIONAL ASSESSMENT UPDATE

FHRA has selected The Village Business Institute, John Trombley, to conduct the assessment A survey will be sent out via email on Monday, April 20, 2016. Staff will also have the opportunity to visit 1 on 1 with the consultant if they request that.

RAD PROGRESS

The RAD project is projected to be a total of \$17 million dollars after combining the 2 projects. The HRA will sell the building to the newly created LIHTC partnership. FHRA intends to have all the financing in place by the end of year 2016. Regarding the FHLB grant application we expect

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feedback within 60 days, with a final answer in December 2016.

CDBG Funding

The City of Fargo will redirect funds that were schedule for the Homefields project. The HRA will receive the CDBG funds and program them towards land acquisition or building construction or rehab.

NEW BUSINESS

Appraisal for 14-1-2 and 6

Mr. Fundingsland will be attending the Tenant Council meeting at the High Rise location on Wednesday, April 13, 2016 to will keep tenants apprised of progress. Mr. Fundingsland will also be setting up periodic meetings with New Horizons Manor and Pioneer Manor residents any updates and answer any questions or concerns. Appraisals for the 3 buildings will be back in July of 2016.

Posting Board Packets online to a secured link

Miss Jerome would like to propose a request for approval to publish monthly meeting minutes on FHRA website through a secured link – This will cut down postage expenses and mail delay.

RESOLUTION

Bryce/Tonna

BE IT RESOLVED, that the Board of Commissioners of the FHRA hereby approves monthly meeting documents be published through a secured link

4 Board Members Approved

0 Board Members Opposed

Adjourn

Time: 2:15PM

Karen Moore
Chairperson

Lynn Fundingsland
Executive Director