



308 Second Ave. NE, Austin, MN 55912
Phone 507-433-1866 Fax 507-433-8317
Website www.austinhra.org

REGULAR MEETING AGENDA

THURSDAY MARCH 25, 2021 @ 3:30 PM

Please let Taggart or Lori know if you cannot attend this meeting.
Four Commissioners must be present to constitute a quorum.

1. **Roll Call.**
2. **Approve Meeting Minutes** of February 18, 2021 Regular Meeting.
3. **Audit Review by Mary Reedy-CLA**
4. **Review Accounts Payable Invoices**
5. **Public Housing & Section 8:**
 - a. PP-Approve bids for flooring for Community Room
 - b. PP-Approve Cabinet bids for Community Room kitchen
 - c. PP-Approve change order on Refrigerator project
 - d. Trans House-Approve Concrete bids
 - e. Approve revisions to ACOP
6. **Executive Director Reports:**
 - a. Approve HVAC bid for Riverland Move House
 - b. Approve Plumbing bid for Riverland Move House
 - c. Housing discussion at the former YMCA site
7. **Adjourn.**



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**MINUTES OF A REGULAR MEETING
OF THE HOUSING AND REDEVELOPMENT
AUTHORITY OF AUSTIN, MINNESOTA**

1.) Roll Call.

Date & Time: March 25, 2021 @ 3:30 PM

Commissioners Present:	Jerome McCarthy	In person
	Michael Postma	Via Zoom
	Paul Fischer	Via Zoom
	Carole Granholm	Via Zoom
	Vern Lippert	Via Zoom
	Oballa Oballa	Via Zoom

Commissioners Absent: Marvin Repinski

HRA Staff Present:	Taggart Medgaarden, Executive Director	In person
	Lori Gansen, Administrative Assistant	In person
	Angela Maiden, Finance Director	In person

There being a quorum, the meeting was called to order by Chair McCarthy.

2.) Approval of Minutes

It was moved by Commissioner Fischer and seconded by Commissioner Oballa to approve minutes of the regular meeting held on February 18, 2021. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

3.) Audit Review by Mary Reedy-CLA

Mary Reedy gave a virtual presentation outlining the audit for this year. Motion was made and seconded by Commissioners Fischer and Oballa to approve the Audit for FYE 9/30/2020. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

4.) Approval of Accounts Payable

It was moved by Commissioner Postma and seconded by Commissioner Fischer to authorize payment of the list of accounts payable. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

5.) Public Housing & Section 8

a. PP-Approve bids for flooring for Community Room

Three bids were received for replacing the flooring in the Community Room at Pickett Place. Slowinski Flooring had the lowest bid at \$10,890. Motion was made and seconded by Commissioners Fischer and Granholm to award the bid to Slowinski Flooring in the amount of \$10,890. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. PP-Approve Cabinet bids for Community Room kitchen

Three bids were received for replacing the cabinets in the Community Room at Pickett Place with the lowest coming from Northwoods Cabinetry Inc for \$6,400. Motion was made and seconded by Commissioners Fischer and Granholm to award the bid for the PP cabinets to Northwoods Cabinetry Inc in the amount of \$6,400. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

c. PP-Approve change order on Refrigerator project

Executive Director Medgaarden asked the board to approve a change order to the refrigerator project that had been approved last year, adding 4 additional refrigerators in the amount of \$2,172. Motion was made and seconded by Commissioners Fischer and Oballa to approve the change order for the Refrigerator project at Pickett Place in the amount of \$2,172. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

d. Trans House-Approve Concrete bids

Executive Director Medgaarden procured three bids for the concrete work to be done at the Transitional House. Bids came from Cummings Concrete, Lang Construction and the lowest coming from Groh Construction in the amount of \$9,600. Motion was made and seconded by Commissioners Oballa and Postma to award the bid for the concrete work at the Transitional House to Groh Construction in the amount of \$9,600. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

e. Approve revisions to ACOP

Executive Director Medgaarden reviewed the ACOP Update that the HRA prepared for the Board. In this years' revisions received from Nan McKay there were a few options to change a couple of the policies in regards to the length of time to go back on a background check and also in regards to remote hearings. The staff as a whole felt it was not in our best interest at this time to make these changes. ED Medgaarden asked the Board to approve the ACOP as presented. Motion was made and seconded by Commissioners Fischer and Lippert to approve the ACOP as presented. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

6.) Executive Director Reports

a. Approve HVAC bid for Riverland Move House

Four bids were submitted for the HVAC for the Riverland Move House. The lowest of the four bids came from Greenman at \$11,750. ED Medgaarden recommended awarding the bid to Greenman for \$11,750. Motion was made and seconded by Commissioners Fischer and Oballa to award the bid for the HVAC at the Riverland Move House to Greenman in the amount of \$11,750. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

b. Approve Plumbing bid for Riverland Move House

Two bids were received for the plumbing work at the Riverland Move House. The lower of the two came from Patterson Plumbing at \$4,875. Motion was made and seconded by Commissioners Fischer and Oballa to award the Plumbing bid for the Riverland Move House to Patterson Plumbing in the amount of \$4,875. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

c. Housing discussion at the former YMCA site

ED Medgaarden began the discussion with the Board regarding the proposed complex that Three Rivers has shown interest in building on the former YMCA site. The intent was to inform the Board members that the proposal would be on the agenda for the upcoming Council meeting and that there are also competing visions for the site.

7.) Adjourn

There being no further business, motion was made and seconded by Commissioners Fischer and Oballa to adjourn. All present voted in favor thereof, none in opposition thereto. The motion was declared passed and carried.

Jerome McCarthy, Chair

SEAL

Paul Fischer, Secretary

