

BARRON COUNTY HOUSING AUTHORITY

Tuesday, January 31, 2023

MINUTES

CALL TO ORDER – APPROVE AGENDA

Chair Nelson called the meeting to order at 9:00 AM. A quorum of directors was present, and the meeting, having been duly convened, was ready to proceed with business.

Motion (Jost/Horton) to approve the agenda. Motion carried; unanimous.

ROLL CALL

Directors Present: Shay Horton, Marge Jost, Carol Moen, Gary Nelson, and Terri Tyler

Other(s) Present: Louie Okey; County Board Chair and Meg Skemp; Executive Director

PUBLIC COMMENT

No one registered or appeared for public comment.

MINUTES

Discussion was held regarding the minutes of the previous meeting.

Motion (Moen/Tyler) to approve the minutes of the December 27, 2022 meeting.

Motion carried; unanimous.

DIRECTORS REPORT

The committee reviewed and discussed the Director's Report, which included current and future program information. The committee accepted the report by unanimous consent.

PROGRAM FINANCIAL REPORTS AND COMMUNICATIONS

The Committee reviewed the December check registers.

No action taken.

MULTIFAMILY HOUSING REHAB UPDATE

Skemp discussed the recently completed Affirmative Fair Housing Marketing Plan which was sent to HUD for approval. The approved plan will be submitted as part of the HAP Assignment package, which transfers the current Section 8 Housing Assistance Payment contract to the new LLC.

HUD continues to review the updated Rent Comp Study and a 'comfort letter' with new approved rents is expected to be issued soon.

Architect Matt Weidenhoeft will be sending updated plans soon for staff review.

BARRON CITY/ASPEN GROVE PROJECT-BASED VOUCHER REQUEST

Tyler Sheeran of Commonwealth appeared remotely to discuss the Aspen Grove project, a 40-unit Affordable Housing complex, which will be located on Candy Lane in Barron. He discussed the agency's history in affordable housing and the history of the project to date.

He asked the committee to consider committing 7 project-based vouchers to the project in order to help fill the funding gap created by the last 13 months of rising costs since the LIHTC award was made. The City of Barron will be considering a pledge of ARPA funds in

support of the project at the upcoming meeting. They hope to begin construction in Spring, with a 12-month build. Rents for the two- and three-bedroom units will run from \$473 to \$1,101.

Motion (Horton/Tyler) authorize making application to HUD to approve the issuance of Project-Based Vouchers, subject to program regulations.

Motion carried; unanimous.

NEXT MEETING

The next meeting will be held Tuesday, February 28, 2023, at 9:00 AM in the Berger-Woodland Manor Community Room. The Multifamily Housing Rehab project will be discussed.

ADJOURNMENT

The meeting adjourned by unanimous consent at 10:15 AM.

Respectfully Submitted,

Margaret Skemp
Margaret Skemp, Recording Secretary