



HOUSING & REDEVELOPMENT AUTHORITY REGULAR MEETING

April 07, 2022

7:00 PM

Fridley Civic Center, 7071 University Avenue N.E.

AGENDA

Call to Order

Roll Call

Action Items

- [1.](#) Approval of HRA Expenditures from February and March, 2022
- [2.](#) Approval of the Minutes from the HRA Meeting of February 3, 2022

Informational Items

- [3.](#) Update on Housing Programs

Adjournment

The City of Fridley will not discriminate against or harass anyone in the admission or access to, or treatment, or employment in its services, program, or activities because of race, color, creed, religion, national origin, sex, disability, age, marital status, sexual orientation or status with regard to public assistance. Upon request, accommodation will be provided to allow individuals with disabilities to participate in any of Fridley's services, programs, and activities. Hearing impaired persons who need any interpreter or other persons with disabilities who require auxiliary aids should contact Roberta Collins at (763) 572-3500. (TTD/763-572-3534).



AGENDA REPORT

Meeting Date: April 7, 2022

Meeting Type: Housing & Redevelopment Authority

Submitted By: Paul Bolin, Assistant Executive Director

Title

Approval of Expenditures

Background

Recommendation

Staff recommends the HRA approve the expenditures for the period February 1 through March 31, 2022.

Attachments and Other Resources

- Check Reports

Vision Statement

We believe Fridley will be a safe, vibrant, friendly and stable home for families and businesses.



City of Fridley, MN

Check Report

Item 1.

By Check Number

Date Range: 01/28/2022 - 02/24/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: APBNK-HRA-APBNK-HRA						
hra-917	ALLEN, JOHN N.	02/03/2022	Regular	0.00	65,963.35	30750
hra-102	AMERICAN PLANNING ASSOCIATION APA	02/03/2022	Regular	0.00	517.00	30751
hra-311	CENTER FOR ENERGY & ENVIRONMENT (CEE)	02/03/2022	Regular	0.00	6,950.00	30752
HRA-440	HUNA, PATRICK	02/03/2022	Regular	0.00	2,206.25	30753
HRA-2646	KIMLEY-HORN & ASSOCIATES INC	02/03/2022	Regular	0.00	9,903.04	30754
hra-1333	MEDTRONIC	02/03/2022	Regular	0.00	270,663.20	30755
hra-1113	MONROE MOXNESS BERG PA	02/03/2022	Regular	0.00	85.00	30756
HRA-2653	NORTH STATE ADVISERS & ASSOCIATES	02/03/2022	Regular	0.00	2,000.00	30757
HRA-441	ZEMKE, JASON	02/03/2022	Regular	0.00	1,727.50	30758
hra-623	FRIDLEY, CITY OF	02/18/2022	Regular	0.00	2,614.17	30759
HRA-442	CHRISTENSEN, TASHA	02/23/2022	Regular	0.00	2,674.58	30760
HRA-13215	CUSTOM GRAPHIX	02/23/2022	Regular	0.00	682.34	30761
hra-1113	MONROE MOXNESS BERG PA	02/23/2022	Regular	0.00	6,643.75	30762
HRA-2653	NORTH STATE ADVISERS & ASSOCIATES	02/23/2022	Regular	0.00	2,000.00	30763
HRA-2614	HYDE DEVELOPMENT LLC	01/28/2022	Bank Draft	0.00	20,357.14	DFT0003805

Bank Code APBNK-HRA Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	19	14	0.00	374,630.18
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	1	1	0.00	20,357.14
EFT's	0	0	0.00	0.00
	20	15	0.00	394,987.32

All Bank Codes Check Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	19	14	0.00	374,630.18
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	1	1	0.00	20,357.14
EFT's	0	0	0.00	0.00
	20	15	0.00	394,987.32

Fund Summary

Fund	Name	Period	Amount
099	Pooled Cash - HRA	1/2022	20,357.14
099	Pooled Cash - HRA	2/2022	374,630.18
			394,987.32



City of Fridley, MN

By Check Number

Date Range: 02/25/2022 - 03/31/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: APBNK-HRA-APBNK-HRA						
hra-311	CENTER FOR ENERGY & ENVIRONMENT (CEE)	03/23/2022	Regular	0.00	52,626.00	30764
hra-1113	MONROE MOXNESS BERG PA	03/23/2022	Regular	0.00	6,290.00	30765
HRA-2653	NORTH STATE ADVISERS & ASSOCIATES	03/23/2022	Regular	0.00	2,000.00	30766
HRA -2700	EG RUD & SONS INC	03/31/2022	Regular	0.00	4,518.50	30767
HRA-443	HAINES, BRYAN	03/31/2022	Regular	0.00	500.00	30768
HRA-2646	KIMLEY-HORN & ASSOCIATES INC	03/31/2022	Regular	0.00	433.01	30769
HRA-445	LENZMEIER, JOAN	03/31/2022	Regular	0.00	500.00	30770
HRA-444	PARKER, ALYSSA	03/31/2022	Regular	0.00	5,000.00	30771
HRA-446	SCHARBER, EDWARD	03/31/2022	Regular	0.00	500.00	30772

Bank Code APBNK-HRA Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	15	9	0.00	72,367.51
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	15	9	0.00	72,367.51

All Bank Codes Check Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	15	9	0.00	72,367.51
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	0	0	0.00	0.00
EFT's	0	0	0.00	0.00
	15	9	0.00	72,367.51

Fund Summary

Fund	Name	Period	Amount
099	Pooled Cash - HRA	3/2022	72,367.51
			72,367.51



AGENDA REPORT

Meeting Date: April 7, 2022

Meeting Type: Housing & Redevelopment Authority

Submitted By: Paul Bolin, Assistant Executive Director

Title

Approval of the Minutes from the HRA Meeting of February 3, 2022

Background

Recommendation

Staff recommends the HRA approve the minutes from the HRA meeting of February 3, 2022.

Attachments and Other Resources

- HRA Minutes – February 3, 2022

Vision Statement

We believe Fridley will be a safe, vibrant, friendly and stable home for families and businesses.



HOUSING AND REDEVELOPMENT AUTHORITY COMMISSION

February 3, 2022

7:00 PM

Fridley Civic Campus, 7071 University Avenue N.E.

MINUTES

CALL TO ORDER

Chairperson Pro Tem Showalter called the Housing and Redevelopment Authority Commission meeting to order at 7:00 p.m.

PRESENT

Elizabeth Showalter
Gordon Backlund
Rachel Schwankl
Kyle Mulrooney
Paul Bolin, HRA Assistant Executive Director
Vickie Johnson, Development Consultant

ACTION ITEMS

1. Approval of Expenditures

Motion by Commissioner Backlund to approve the expenditures. Seconded by Commissioner Mulrooney.

UPON A VOICE VOTE, ALL VOTING AYE, CHAIR PRO TEM SHOWALTER DECLARED THE MOTION CARRIED UNANIMOUSLY.

2. Approval December 2, 2021, Meeting Minutes

Motion by Commissioner Mulrooney to approve the meeting minutes of December 2, 2021 as presented. Seconded by Commissioner Schwankl.

UPON A VOICE VOTE, ALL VOTING AYE, CHAIR PRO TEM SHOWALTER DECLARED THE MOTION CARRIED UNANIMOUSLY.

3. Designation of an Official Depository for 2022

Paul Bolin, HRA Assistant Executive Director, stated that an official bank is designated each year by the City and HRA. Wells Fargo has been the official bank for both the City and HRA for a number of years and staff recommends approval of the resolution as presented.

Motion by Commissioner Backlund, to adopt Resolution 2022-01 Designating Wells Fargo Bank Minnesota N.A. as the Official Depository for 2022. Seconded by Commissioner Mulrooney.

UPON A VOICE VOTE, ALL VOTING AYE, CHAIR PRO TEM SHOWALTER DECLARED THE MOTION CARRIED UNANIMOUSLY.

4. Designation of an Official Newspaper for 2022

Mr. Bolin stated that the City and HRA annually designate an official newspaper which is used for legal publications. The *Star Tribune* has been the official newspaper for the past four years and staff recommends approval of the resolution as presented.

Motion by Commissioner Backlund to adopt Resolution 2022-02 Designating the *Minneapolis Star Tribune* as the Official Newspaper for the Fridley Housing and Redevelopment Authority for the Year 2022. presented. Seconded by Commissioner Schwankl.

UPON A VOICE VOTE, ALL VOTING AYE, CHAIR PRO TEM SHOWALTER DECLARED THE MOTION CARRIED UNANIMOUSLY.

INFORMATIONAL ITEMS

1. Housing Programs Update

Mr. Bolin provided an update on the activity that occurred during November and December. He reported a total of 50 loads closed, 64 remodeling advisor visits, and 29 home energy squad visits during 2021. There will be an open house on February 9th from 6 to 8 p.m. where residents can learn about the different housing programs. He noted that 17 applications have already been received for 2022.

ADJOURNMENT

MOTION by Commissioner Backlund to adjourn the meeting. Seconded by Commissioner Mulrooney.

UPON A VOICE VOTE, ALL VOTING AYE, CHAIRPERSON PRO TEM SHOWALTER DECLARED THE MOTION CARRIED AND THE MEETING ADJOURNED AT 7:09 P.M.

Respectfully submitted,

Amanda Staple
Recording Secretary



AGENDA REPORT

Meeting Date: April 7, 2022

Meeting Type: HRA Regular Meeting

Submitted By: Paul Bolin, Asst. Executive Director

Title

Update on Housing Programs

Background

On a monthly basis, staff will provide updates from CEE on the past month's activity for the Authority's loan programs, remodeling advisor visits and Home Energy Squad Visits.

On Thursday night, Staff will provide a more comprehensive update on other aspects of the City's Housing programs including the Front Door Grant Program, Housing Replacement Program and Special Legislative Efforts.

Attachments and Other Resources

- Chart of Loans Issued & Remodeling Advisor Visits

Vision Statement

We believe Fridley will be a safe, vibrant, friendly and stable home for families and businesses.

Fridley Loan Summary Report

Activity for Period 2/16/2022 - 3/15/2022

Item 3.



Application packets requested/mailed:	This period:	0	Year-to-Date:	4
Residential Advisor Visits:	This period:	2	Year-to-Date:	9
Loans currently in process for residents in your City/Neighborhood:		34		

Closed Loans

This period:

Year-to-Date:

Fridley

Units
0

Units
0

Closed End 74,500.00 2

116,185.20 4

Down Payment Assistance 0.00 0

0.00 0

Last Resort 0.00 0

0.00 0

Last Resort Emergency Deferred 0.00 0

0.00 0

Mobile Home Closed End 0

0

Multi Family Exterior Closed End 0

0

Senior Deferred 73,679.70 5

137,254.70 8

Total 148,179.70 7

253,439.90 12

Leveraged Funds MHFA FUF

This period:
0.00

Units
0

Year-to-Date:
35,955.00

Units
2

Total 0.00 0

35,955.00 2

Types of Improvements Financed YTD	# of Projects	% of Total
Air Conditioning	1	5.00
Bathrooms	2	10.00
Deck	1	5.00
Driveways	2	10.00
Electrical	1	5.00
Insulation	1	5.00
Kitchens	3	15.00
Landscaping	1	5.00
Lighting	1	5.00
Other Exterior Improvements	1	5.00
Other Interior Improvements	1	5.00
Roof	2	10.00
Sidewalks, Steps	2	10.00
Windows, Doors, Storm Windows, Storr	1	5.00

Types of Properties Financed YTD	#	% of Total
Commercial - Non-residential	1	6.67
Single Family Residence	12	80.00
Townhouse	1	6.67
Two to Four Unit Property	1	6.67