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# HOUSING AND REDEVELOPMENT AUTHORITY

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CITY OF WELLS, MINNESOTA

## MINUTES

### Work Session of the Housing and Redevelopment Authority City of Wells, Minnesota

#### CALL TO ORDER:

The Wells Economic Development Authority (WEDA) and the Wells Housing and Redevelopment Authority (WHRA) convened in a joint work session on June 10, 2010 at 5:00 p.m. in the Wells City Hall conference room. The work session was called to order by Community Development Director Austin Bless.

Members of the WEDA present included Vice President Kim Sorenson, Secretary/Treasurer Darin Magnuson, Commissioner Steve Burns, Commissioner Jim Heckman, Commissioner Bruce Mandler, and Commissioner Shannon Savick.

Members of the WHRA present included President Ann Schuster, Vice President Bill Groskreutz, and Secretary/Treasurer Tom Schindler.

#### GUESTS:

Chuck Pettipiece from Pettipiece and Associates presented an overview of the Small Cities Development Program (SCDP) Grant. Discussion held.

For housing projects the funds must be used for 100% Low to Moderate Income (LMI) households. For commercial projects "slum and blight" are the requirements, and demolition projects are eligible.

EDA President Brad Heggen and HRA Commissioner Marilyn Birk entered the meeting.

The average grant size is \$400,000 - \$500,000 and DEED likes to see community partners. Possible partners for Wells would be Kiester, Bricelyn, Minnesota Lake, and surrounding townships.

The HRA and EDA would decide the terms of the loans that are made. Different terms could be made for different communities.

Housing projects can be city wide, while commercial projects need to have specific districts. Goals should be set for the number of projects in each area. Without enough interest the money would be returned to the state.

The estimated cost to the Wells EDA would be about \$30,000.

No action was taken.

**ADJOURNMENT:**

There being no further discussion Community Development Director Austin Bless declared the meeting adjourned.

Respectfully Submitted:

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Thomas Schindler  
Secretary/Treasurer

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Austin Bless  
Community Development Director