

# Minutes

Regular Meeting  
Thursday, September 8, 2011  
3:00 p.m.  
Lake Melissa Room, Human Services Building  
Detroit Lakes, MN

**Meeting called by:** Paul Joyce, Vice President  
**Type of meeting:** Regular Meeting  
**Attendees:** John Okeson, Gerald Schram, Heath Peterson, Mike Maloney, Paul Joyce; Staff present: J Thomsen, G Fischer, S Olson; Others Present: Dale Umlaf (WCI), Kevin Disse (KGD Engineering)  
**Board Members Absent:** Dan Aune, Chuck Jost

## Agenda topics

- 1) **Call Regular Meeting to order:** Vice President Joyce called the meeting to order at 3:01 p.m.
- 2) **Approval of the Regular Meeting Agenda: Motion** and second to approve the Agenda (J Okeson, M Maloney), carried.
- 3) **Approval of Minutes from August 29, 2011 Special Meeting: Motion** and second to approve the minutes from the August 29, 2011 special meeting (G Schram, J Okeson), carried.
- 4) **Dale Umlauf, West Central Initiative:** Dale Umlauf spoke towards the WCI component funds and suggested that Becker County consider growing, using or withdrawing funds. D Umlauf explained how the fund worked, providing examples of past and present financing deals. D Umlauf noted that WCI does not need the creation of PACE to provide funding for energy efficiency improvements. Discussion followed on whether or not the EDA staff has the financing expertise and if PACE is applicable. No action taken.
- 5) **Monthly Financial Report:** Staff presented the monthly financial report. **Motion** and second to accept the monthly financial report (H Peterson, M Maloney), carried.
- 6) **Agency Plan:** S Olson offered the policies for the 2011 Section 8 Housing Choice Voucher Program and the Public Housing Program for adoption, no revisions requested by staff. No comments received prior to the Public Hearing and no comments were made at the Public Hearing. **Motion** and second to approve the 2012 Policies of the Housing Programs of the Agency and authorization for staff to submit the required forms to HUD (M Maloney, J Okeson), carried.
- 7) **Monthly Housing Update Report:** J Thomsen outlined the activities of the Housing Staff, including updates on the various programs; he noted that a housing study may need to be conducted to determine if there is adequate housing should Midwest Manufacturing locate in Becker County. No action taken. **Motion** and second to approve the housing update report (J Okeson, G Schram), carried.
- 8) **Monthly Economic Development Update Report:** G Fischer and K Disse spoke about the PACE program; G Fischer proposed writing a grant to pilot the "process" of the PACE program. J Thomsen expressed his concerns; J Okeson requested that those concerns be presented at the next meeting. No action taken. G Fischer updated the Board on the sites suitable for Midwest Manufacturing, a division of Menards; no action taken. He inquired on the interest in placing an ad in the Business and Industry Review; discussion followed on making use of the county's website instead. G Fischer updated the Board on his work with the County Parks and Recreation Dept. **Motion** and second to approve the update report (M Maloney, G Schram), carried.
- 9) **EDA Board – Open Forum:** G Schram requested that WCI Component Fund be placed on the October Agenda. There being no further business brought before Board,
- 10) **Adjourn: Motion** and second to adjourn the meeting at 4:02 pm (J Okeson, G Schram), carried.

ATTEST:

Respectfully submitted:

/s/ Jon Thomsen  
Housing Director

/s/ Paul Joyce  
EDA Board Vice President