



# COUNTY OF BECKER

## *Economic Development Authority*

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### **BECKER COUNTY ECONOMIC DEVELOPMENT AUTHORITY BOARD MEETING - REGULAR MEETING MINUTES**

**September 15, 2022 (Draft minutes)**

**3:30 p.m.**

**1<sup>st</sup> Floor Board Room**

**Becker County Courthouse**

**ATTENDEES:** Larry Knutson, Hank Ludtke, Karen Mulari, Tom Klyve, Steve Skoog

**OTHER ATTENDEES:** Mary Hendrickson (Becker County), Laura McKnight (MMCDC), Pat Oman (Becker County), Robyn Beck (MMCDC), Randy Barber (son-in-law to Charles Drake), Julia Nelmark (MMCDC)

**ABSENT:** Sean Felker, Abby Anderson, Richard Vareberg

1. **Call Meeting to Order:** Ludtke called the Regular meeting to order at 3:33 p.m.
2. **Approval of Board Agenda as amended** Motion by Knutson, 2<sup>nd</sup> by Mulari, motion carried.
3. **Approval of August 2022 Meeting Minutes:** Klyve pointed out a change to the August minutes-item 6 (Economic Development)-missing motioned by...should be Motioned by Knutson and 2<sup>nd</sup> by Mulari. Another change to August minutes Section 5, HRA/EDA Loans-MMCDC was not to consult with CLA, Hendrickson was going to consult. Motion to approve with corrections by Klyve, 2<sup>nd</sup> by Mulari. motion carried.
4. **Consent Items: Check Registers/Paying Bills/Financials:**
  - Motion to approve May bills and accept financials by Mulari, 2<sup>nd</sup> by Klyve - motion carried.
5. **Housing Update (Laura McKnight)**
  - **Public Housing: Public Hearing –**
    - **Vouchers as 52 used, 75 available but no rental property vacancies.**
  - **MURL-** update by MMCDC staff.
    - **County Highway 21 Property –**MMCDC gave a short extension for owner to claim personal property. Extension has expired and there are 1-2 roll offs worth of items left behind to be cleaned up. Clean out moving forward.
    - **Frazee Home-**Options given to owner (Sprouls) with a deadline of the end of September. Options are 1) owner applies for a grant to make the necessary repairs. 2) BC buys her out of her property, and she takes the equity and moves on. 3) Move to the Highway 21 property. Owner said she would consider all options. Ludtke mentioned the house right behind hers is remodeled but vacant-may also be an option. Owner belongs to a tribe in South Dakota, and they will be helping her catch up on her payments since she is behind.
    - **Sprouls** has also applied for State fund to help catch up payments she is behind. Waiting for the State
  - **HRA/EDA Loans**
    - Hendrickson-more research must be done as trail of money is convoluted. May be State money or may be EDA funds.
  - Motion by Klyve, 2<sup>nd</sup> by Knutson to accept the Housing update. Motion carried.
6. **Economic Development**
  - **Monthly Reports-**Everything on track, no discussion. Motion by Mulari, 2<sup>nd</sup> by Klyve. Motion carried.

- **Drake Property**-Charles Drake and Randy Vareberg spoke, asking to release the deed restriction. Purchaser is not interested with the restriction in place. Discussion about removing the restriction so Drake can sell. BC needs to find out why the restriction was placed in the first place and confer with the BC Attorney to see if it can be removed. If restriction is clarified and the BC Attorney agrees, tentative board recommendation is to remove the restriction. Motion to tentatively approve document 555012 12/31/2007 (corrected from 12/19/2007 per Nelmark after meeting) depending on the opinion of the BC Attorney motion by Klyve, 2<sup>nd</sup> by Mulari. Motion carried.
- **2023 tax levy resolution**-Ludtke signed, levy of \$124,350 was set in March. Motion to approve 2023 tax levy resolution by Mulari, 2<sup>nd</sup> by Klyve. Motion carried.
- **Childcare update**-(Skoog)-ARPA funds were used to set up a fund for childcare start-ups. Currently there are 5 approved and 3 pending applications totaling about \$90,000. Discussion about the remaining \$10,000 being transferred as seed money to the newly created Early Care and Development Foundation of Becker County. Further discussion is needed-invite members of the new foundation to speak next month with more information and what the fund would be used for. No motion needed at this time.
- **Review of ARPA updates**-(Oman)-Last board meeting reviewed the ARPA document and nothing was approved in addition to what was already approved. Delay in the exhaust issue is due to suppliers. Updates should be more focused on what the board has already approved and on external projects. Does not always need to be on the agenda.

7. **Open Forum**

- (Nelmark) – Senator Smith’s staff is doing listening sessions around the State regarding the drafting of the farm bill-topics include rural development, housing, infrastructure, broadband, etc.
- (McKnight)-HUD has given housing authorities more vouchers-BC has received 3 more vouchers. They are also providing a \$750 administration fee to try to increase housing assistance.

8. Adjournment (4:27p.m.)

**ATTEST:**

Respectfully submitted:

/s/ Steve Skoog

Land Use Director

(Acting EDA Coordinator)

/s/ Hank Ludtke

EDA Board President