

Madison Housing & Redevelopment Commission
Regular Meeting
August 4, 2022

The regular meeting of the Madison Housing and Redevelopment Commission (MHRC) was held on August 4, 2022 at Nicky's Steakhouse. Present were Commissioners Tom Bernard, Scott Johnson, Marie Lohsandt, and Tim Walburg. Also present was Executive Director GayLynn Hagemann. Chairman Johnson, who established a quorum was present, called the meeting to order at 6:05 p.m. Unless noted all motions were unanimous.

Motion by Walburg, seconded by Bernard to approve the agenda with the addition of an Executive Session.

Motion by Bernard, seconded by Lohsandt to approve the minutes of the regular meeting held on June 23 as presented.

Motion by Bernard, seconded by Walburg to approve expenditures that were paid in June and July.

There was not a Maintenance Supervisor Report.

The board reviewed the Tower and Townhome Occupancy Reports and the Section 8 report.

Motion by Bernard, seconded by Lohsandt to approve the account balances, bank reconciliations, operating statements, and payrolls.

There was no new information on the 8-plex sale/lease.

The 2022 Capital Grant budget items were reviewed.

The board discussed the City application for board members. We currently have one open Commissioner position.

Motion by Walburg, seconded by Bernard to increase security deposit amounts at the Tower to \$250 for efficiency or one-bedroom apartments and \$450 for two-bedroom apartments.

Motion by Lohsandt, seconded by Walburg to increase the Section 8 Voucher Program Payment Standards from 100% to 110%.

Papers were drafted and mailed Certified Return Receipt from our lawyer's office to Speed Connect. Speed Connect did not sign for and receive the letter. We will request the lawyer's office mail again, sending them to the Sheriff's Office for them to deliver them to the registered agent for the company.

Chairman Johnson declared the board in executive session at 7:43 p.m. per SDCL 1-25-2 (4) employee contract negotiations. Chairman Johnson declared the board out of executive session at 8:02 p.m.

Motion by Walburg, seconded by Bernard that effective 8/1/2022 all employees receive a \$2.00 per hour pay increase. At the first of the year the board will consider raises again for 2023.

The next meeting of the board is scheduled for Thursday, August 18 at 5:30 at the Tower Community Room.

Motion by Bernard, seconded by Walburg to adjourn at 8:06 p.m.