

Madison Housing & Redevelopment Commission
Regular Meeting
October 23, 2024

The regular meeting of the Madison Housing and Redevelopment Commission (MHRC) was held October 23 at Nicky's Steakhouse. Present were Commissioners Scott Johnson, Steve Sims, and Steve Stunes. Also present were Mayor Roy Lindsay, City Administrator Jameson Berreth, Ryan Hegg, and Executive Director GayLynn Hagemann. Chairman Johnson, who established a quorum was present, called the meeting to order at 5:39 p.m. Unless noted all motions were unanimous.

Motion by Sims, seconded by Stunes to approve the agenda.

Motion by Sims, seconded by Stunes to approve the minutes of the September 18 regular meeting as presented.

Motion by Stunes, seconded by Sims to go into executive session at 6:00 p.m. per SDCL1-25-2 (3). Chairman Johnson declared the board out of executive session at 6:21 p.m.

Motion by Sims, seconded by Stunes to authorize Scott Johnson, board president, to sign and agree to the drainage easement agreement as proffered by the City of Madison concerning the bare land to the north of the Harth avenue apartment complex, and to concurrently accept DSU's proposal to join on the same easement area in consideration for a release, forgiveness or satisfaction of the indebtedness incurred by the litigation with DSU concerning the eight-plex properties.

Motion by Stunes, seconded by Sims to approve September and October bills.

The board reviewed the Maintenance Supervisor Report.
The Tower and Townhome Occupancy Reports, and Section 8 summary report were reviewed.

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

Motion by Johnson, seconded by Stunes to set January 1, 2025 Payment Standards for the Voucher program at 110%.

Motion by Stunes, seconded by Sims to leave the January 1, 2025 Tower rents at the current amounts.

Motion by Johnson, seconded by Stunes to leave the townhome rents at the current amounts.

Motion by Johnson, seconded by Stunes to re-bid the townhome updates, to include complete LP siding, replacing all 52 windows, replacing the eight entry doors on the south side of the building.

The board discussed the Tower Handbook and Tower Lease documents that Attorney Dawson is to review and approve.

The next meeting of the board is scheduled for Wednesday, November 20 at 5:30 p.m. at Nicky's Steakhouse.

Motion by Sims, seconded by Stunes to adjourn at 7:20 p.m.