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FARGO HOUSING AND REDEVELOPMENT AUTHORITY  
 BOARD OF COMMISSIONERS  
 MEETING MINUTES

Elliott Place – 4462 30<sup>th</sup> Avenue S – Fargo ND  
 Tuesday, January 10, 2023 | 1:30 PM

FHRA Staff	Board of Commissioners	Others Present
Chris Brungardt	Michael Leier	John Strand, City of Fargo Commissioner
Jill Liebelt	Cody Schuler	Noah Harvey, Architect
Tom Keller	Thomas Jefferson	
Ted Wahl	Chris Larson	
Angie Hedstrom		
Mike Brady		
Tara Kennedy		
Tawnya Taylor		

\*All motions are unanimous unless otherwise noted

**Resolutions**

**Resolution #2023-01-01**

Resolved; the Fargo Housing Meeting Minutes from December 13<sup>th</sup>, 2022, are approved.

Schuler/Larson

**Resolution #2023-01-02**

Resolved; the Fargo Housing January 2023 Consent Agenda is approved.

Larson/Schuler

**Staff Reports**

**Development/Facilities and Operations (Brungardt)**

Mr. Brungardt presented his reports regarding FHRA's various properties under development. Following are the highlights of his report:

- Elliott Place
  - Received Certificate of Occupancy on December 16<sup>th</sup>, 2022
  - Awaiting two outstanding building permits for the Interior Corridor Finishes (Expected February 2023) and Exterior Landscaping (Expected Spring 2023)

- Lashkowitz Riverfront
  - Delay in awarding asbestos abatement/demolition contractor due to HUD needing to authorize the release of funds, legal notices needing to be published. Anticipated contract agreement the week of February 12<sup>th</sup>, 2023.
- 14-4 Demo/Disposition Application
  - Final draft of NEPA document completed, needing to publish legal notice, await HUD's authorization to release grant funds.
  - Will publish RFP for co-developer during second quarter of 2023 following HUD's Section 18 approval
  - Estimated abatement and demolition spring of 2024
- Public Housing Properties
  - Updates on REAC Inspections
  - Updates on Capital Fund Program and modernization of units
- Non-Public Housing Properties
  - No issues or concerns noted for Burrel, Colonial, New Horizons
  - Updates on REAC inspections at Herald Square, Church Townhomes
  - Updates on 220 Broadway's commercial spaces
  - Updates regarding University Drive Manor
  - Updates on sale of Graver closing date delayed until February 2023

### **Vouchers and Public Housing (Keller)**

Mr. Keller presented his reports regarding FHRA's Vouchers, Public Housing, and related programs. Following are the highlights of his report:

- Voucher Program
  - No significant financial or other issues noted
- Public Housing
  - Updates on Accounts Receivable balances and the continued work with ND Rent Help to help decrease the overall amount
  - Updates on Occupancy rates and how 14-4 is affecting overall rate due to awaiting HUD's approval of demo/dispo in accordance with Mr. Brungardt's updates
  - No significant financial issues noted
- COCC
  - No significant financial or other issues noted

### **Finance and Affordable Housing (Liebelt)**

Ms. Liebelt presented her reports regarding FHRA's Finance, Affordable Housing, and related properties. Following are the highlights of her report:

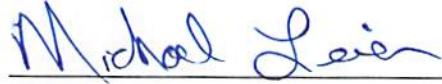
- General Fund
  - Updates on pre-development expenses and reimbursements coming in 2023
  - No significant financial or other issues noted
- Affordable Housing
  - No significant financial or other issues noted
- New Horizons
  - Fiscal year 2022 audit starting in mid-January and will receive cashflow payment to FHRA General Fund after completion of audit
  - No significant financial or other issues noted

**New Business**

FHRA Staff and Board of Commissioners briefly discuss Elliott Place Ribbon Cutting and Jill Elliott's Retirement Party.

**Adjourned**

Next meeting will be February 14<sup>th</sup>, 2023, at 1:30 pm.

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Michael Leier  
Board Chair

Handwritten signature of Chris Brungardt in blue ink, written over a horizontal line.

Chris Brungardt  
Secretary