



MINUTES

HRA

2:00 PM - Wednesday, May 17, 2023

City Hall Council Chambers

The City of Pine City Council met in HRA on Wednesday, May 17, 2023 at 2:00 PM in the City Hall Council Chambers.

1. **CALL TO ORDER**

Board Members Present: Vice-Chair Becky Schueller, Rita Watson, Mayor Carl Pederson, Councilor Dave Hill, Nancy Mach.

Staff Present: City Administrator Scott Hildebrand, Community Development Director Mike Gainor, Administrative Assistant Tabitha Pickett

Others Present: SMR Management representatives Kristen Mallak and Rachel Malecka.

2. **OPEN FORUM**

3. **APPROVAL OF MEETING MINUTES**

3.1.

Motion to approve minutes by Watson, second by Schueller. Motion carried.

4. **HILLSIDE COURT MANAGEMENT UPDATE**

4.1. **SMR MANAGEMENT STAFF REPORT**

Mallak stated that there are two tenants in the eviction process that were supposed to be out by May 16th and have yet to move. There is also another tenant that they are filing eviction for on Friday for harassment of staff and have had three infractions which initiated the eviction as it violates their lease.

4.2. **APPROVAL OF BANK ACCOUNT RECONCILIATION WORKSHEET**

Motion to approve by Schueller, second by Watson. Motion carried.

4.3. **APPROVAL OF LOW RENT FINANCIALS**

Tabled for June meeting as the financials weren't provided in time for the agenda.

5. **OLD BUSINESS**

5.1. **UPDATE AND DISCUSSION ON POSSIBLE HRA/PTCC COLLABORATION - MIKE COLESTOCK, PINE TECHNICAL AND COMMUNITY COLLEGE**

Colestock addressed the HRA about obtaining distressed or vacant property and provided other options to look for for homes. There was talks of possible financing

options for HRA to obtain some of the homes. As of right now, the City doesn't have empty lots or any current tax forfeit properties. *Gainor to speak with County about possible up and coming tax forfeits. Gainor also to discuss with Hill regarding neighboring property. Watson going to talk with County about possible Medical Lien holds by the County and/or State.*

5.2. DISCUSS POSSIBLE HRA MEMBER REPRESENTATIVE FROM HILLSIDE COURT

No one has applied for this position. Mallak is going to continue to post the listing and provide the information to new incoming residents.

5.3. DISCUSS HILLSIDE COURT FOUNDATION PROJECT AND FUNDING OPTIONS - GREG ANDERSON, SEH

Anderson stated that the building is safe to live in.

Anderson suggests doing the inside/outside non street side part of the foundation first and following with the outside/outside street side, than the parking lot.

Motion to approve SEH to post for bid requests, by Watson, second by Mach. Motion carried.

5.4. UPDATE ON TIMBER PINES HRA LOAN

Gainor provided the information that the bank (Northwoods Bank) needs 2/3 things - Minutes where the loan was approved, HRA tax report, and/or mail that was sent to the HRA. *Gainor is providing the Minutes and a piece of mail to Northwoods Bank.*

6. NEW BUSINESS

7. FINANCE REPORT

7.1. APPROVAL OF CHECK REGISTER

8. DEVELOPMENT REPORT

Gainor went over the May Development Report with Committee members.

9. ADDITIONAL ITEMS, COMMENTS OR QUESTIONS

10. ADJOURNMENT

CAO

Mayor