

**MINUTES**  
**SOUTH DAKOTA HOUSING DEVELOPMENT AUTHORITY**  
**BOARD OF COMMISSIONERS' MEETING**  
**SDHDA CONFERENCE ROOM**  
*Telephonic*  
*November 8, 2012*

**Board Members Present:** Lloyd Schipper, Chairman (via telephone)  
David Pummel, Vice Chair (via telephone)  
Brent Dykstra, Commissioner (via telephone)  
Bill Hansen, Commissioner (via telephone)  
Kurt Pfeile, Commissioner (via telephone)  
Linda Barker, Commissioner (via telephone)

**Board Members Absent:** Paul Symens

**Staff Present:** Mark Lauseng, Executive Director  
Vona Johnson, Director of Rental Housing Management  
Lorraine Polak, Director of Rental Housing Development  
Amanda Weisgram, Director of Research and Marketing  
Sheila Ricketts, Marketing/Executive Assistant

**Guests Present:** Dixie Hieb, Davenport, Evans, Hurwitz & Smith, Counsel to SDHDA (via telephone)

**I. CALL TO ORDER**

The meeting was called to order at 11:01 AM and roll was called.

**II. APPROVAL OF AGENDA**

It was moved by Commissioner Dykstra and seconded by Commissioner Pummel that the Agenda be adopted as presented, but reserving the right to make changes during the meeting. The motion carried unanimously.

**III. EXECUTIVE DIRECTOR'S REPORT**

Executive Director Lauseng reported the 2012 Annual Housing Conference will be held November 13 and 14. There are currently 3 Commissioners registered to attend and 260 attendees registered so far.

**IV. OLD BUSINESS**

**V. OLD BUSINESS**

**A. Resolution No. 12-11-102: Resolution to Commit HOME Program Funds for Black Hills New Development - Custer**

After review and discussion, it was moved by Commissioner Barker and seconded by Commissioner Hansen that the above Resolution be adopted as follows:

WHEREAS, per Resolution 12-09-75, a Reservation in the amount of \$107,402 was previously awarded to the following HOME Applicant;

WHEREAS, required documentation has been received and the Applicant has agreed to comply with all HOME requirements; and

WHEREAS, the environmental review has been initiated;

NOW, THEREFORE, BE IT RESOLVED that the Executive Director be authorized to issue a Commitment of HOME Funds, conditioned upon receipt of a favorable conclusion of the environmental review, for the following:

<u>OWNER/APPLICANT</u>	<u>DEVELOPMENT NAME</u>	<u>GENERAL POOL HOME AMOUNT</u>
Black Hills Area	Black Hills New Home	\$107,402
Habitat for Humanity	Development-Custer Custer, SD	

Via roll call vote, the motion carried unanimously.

**B. Resolution No. 12-11-103: Resolution to Commit HOME Program Funds for Black Hills New Home Development – Rapid City**

After review and discussion, it was moved by Commissioner Pummel and seconded by Commissioner Pfeifle that the above Resolution be adopted as follows:

WHEREAS, per Resolution 12-09-76, a Reservation in the amount of \$88,383 was previously awarded to the following HOME Applicant;

WHEREAS, required documentation has been received, and the Applicant has agreed to comply with all HOME requirements; and

WHEREAS, the environmental review has been initiated;

NOW, THEREFORE, BE IT RESOLVED that the Executive Director be authorized to issue a Commitment of HOME Funds, conditioned upon receipt of a favorable conclusion of the environmental review, for the following:

<u>OWNER/APPLICANT</u>	<u>DEVELOPMENT NAME</u>	<u>HOME GENERAL POOL AMOUNT</u>
Black Hills Area Habitat For Humanity	Black Hills New Home Development – Rapid City Rapid City, SD	\$88,383

Via roll call vote, the motion carried unanimously.

**C. Resolution No. 12-11-104: Resolution to Commit HOME Programs Funds for Prairie Sky Apartments**

After review and discussion, it was moved by Commissioner Hansen and seconded by Commissioner Barker that the above Resolution be adopted as follows:

WHEREAS, per Resolution 12-09-79, a Reservation in the amount of \$298,200 was previously awarded to the following HOME Applicant;

WHEREAS, required documentation has been received, and the Applicant has agreed to comply with all HOME requirements; and

NOW, THEREFORE, BE IT RESOLVED that the Executive Director be authorized to issue a Commitment of HOME Funds for the following:

<u>OWNER/APPLICANT</u>	<u>DEVELOPMENT NAME</u>	<u>CHDO SET-ASIDE AMOUNT</u>
Community Connections Inc./ Development for the Disabled, Inc.	Prairie Sky Apartments Winner, SD	\$298,200

Via roll call vote, the motion carried unanimously.

**D. Resolution No. 12-11-105: Resolution to Commit HOME Programs Funds for Woodland Place**

After review and discussion, it was moved by Commissioner Pummel and seconded by Commissioner Hansen that the above Resolution be adopted as follows:

WHEREAS, per Resolution 12-09-82, a Reservation in the amount of \$134,300 was previously awarded to the following HOME Applicant;

WHEREAS, required documentation has been received, and the Applicant has agreed to comply with all HOME requirements; and

NOW, THEREFORE, BE IT RESOLVED that the Executive Director be authorized to issue a Commitment of HOME Funds for the following:

<u>OWNER/APPLICANT</u>	<u>DEVELOPMENT NAME</u>	<u>CHDO SET-ASIDE AMOUNT</u>
Ability Building Services, Inc./ Development for the Disabled, Inc.	Woodland Place Yankton, SD	\$134,300

Via roll call vote, the motion carried unanimously.

## **VI. NEW BUSINESS**

### **A. Resolution No. 12-11-106: Resolution to Approve Release of 2013-2017 Draft 5-Year Consolidated Plan**

After review and discussion, it was moved by Commissioner Dykstra and seconded by Commissioner Hansen that the above Resolution be adopted as follows:

WHEREAS, Title 24, Code of Federal Regulations, Part 91, requires that a Consolidated Housing and Community Development Plan (Plan) be adopted to enable the State to access the HOME, Emergency Solutions Grants, and Community Development Block Grant Program funds; and

WHEREAS, the required public hearings have been held and public comments have been considered in formulating the Plan;

NOW, THEREFORE, BE IT RESOLVED that the above referenced Draft 2013-2017 Draft 5-Year Consolidated Plan dated November 8, 2012, is hereby approved for public distribution, and the Executive Director is authorized to give the required public notices for a final 30-day comment period.

Via roll call vote, the motion carried unanimously.

### **B. Resolution No. 12-11-107: Resolution to Approve Release of 2013-2014 Draft HOME Program Allocation Plan for Public Comment**

After review and discussion, it was moved by Commissioner Dykstra and seconded by Commissioner Hansen that the above Resolution be adopted as follows:

WHEREAS, Title 24, Code of Federal Regulations, Part 92, requires that a HOME Program Allocation Plan (Plan) be adopted; and

WHEREAS, the required public hearings have been held and public comments have been considered in formulating the Plan;

NOW, THEREFORE, BE IT RESOLVED that the above referenced Draft 2013-2014 Draft HOME Program Allocation Plan dated November 8, 2012, is hereby approved for public distribution, and the Executive Director is authorized to give the required public notices for a final 30-day comment period.

Via roll call vote, the motion carried unanimously.

**C. Resolution No. 12-11-108: Resolution to Approve Release of 2013-2014 Draft Housing Tax Credit Qualified Allocation Plan (QAP) for Public Comment**

After review and discussion, it was moved by Commissioner Dykstra and seconded by Commissioner Pummel that the above Resolution be adopted as follows:

WHEREAS, Section 42 of the Internal Reserve Code requires that a Housing Tax Credit Qualified Allocation Plan (Plan) be adopted; and

WHEREAS, the required public hearings have been held and public comments have been considered in formulating the Plan;

NOW, THEREFORE, BE IT RESOLVED that the above referenced Draft 2013-2014 Draft Housing Tax Credit Qualified Allocation Plan dated November 8, 2012, is hereby approved for public distribution, and the Executive Director is authorized to give the required public notices for a final 30-day comment period.

Via roll call vote, the motion carried unanimously.

**V. DATE OF NEXT MEETING AND ADJOURNMENT**

The next Board of Commissioners' meeting is scheduled for Thursday, December 20, 2012 at 11:00 AM. Interested parties may participate at the SDHDA Board Room in Pierre. It was moved by Commissioner Hansen and seconded by Commissioner Pummel that the meeting adjourn. The meeting adjourned at 11:33 AM.

Respectfully submitted,



Mark Lauseng  
Secretary