MINUTES
SOUTH DAKOTA HOUSING DEVELOPMENT AUTHORITY
BOARD OF COMMISSIONER’S MEETING
SDHDA CONFERENCE ROOM
October 11, 2022

Board Members Present:  Bill Hansen, Chairman  
                          Scott Erickson, Vice-Chair  
                          Preston Steele, Treasurer  
                          Rick Hohn, Commissioner  
                          Mark Puetz, Commissioner  
                          David Pummel, Commissioner  
                          Mark Roby, Commissioner (via telephone)

Board Members Absent:  None

Staff Present:  Lorraine Polak, Executive Director  
                Todd Hight, Director of Finance and Administration  
                Brent Adney, Director of Homeownership Programs  
                Chas Olson, Director of Rental Housing Development  
                Tasha Jones, Director of Rental Housing Management  
                Amanda Weisgram, Director of Marketing and Research  
                Sheila Olson, Marketing/Executive Assistant  
                Beverly Katz, Housing Infrastructure Officer  
                Ashlee Hemminger, Single Family Development Assistant  
                Andy Fuhrman, Construction Management Officer

Guests Present:  Dixie Hieb, Davenport, Evans, Hurwitz & Smith, Counsel to SDHDA  
                  Ashley Hobbs, Safe Place of Eastern South Dakota  
                  David Reiss, Central South Dakota Enhancement District  
                  Eric Kunzweiler, Inter-Lakes Community Action Partnership  
                  Holly Englehart, Eide Bailly  
                  John Hult, State News Room  
                  Stacy Starzl Hansen, River City Domestic Violence Center  
                  Sarah Rinehart, Missouri Shores  
                  Shelby Bergeson, Missouri Shores  
                  Nancy Wietgrefe, Safe Place of Eastern South Dakota

I. CALL TO ORDER/CONFLICTS OF INTEREST

The meeting was called to order at 11:00 a.m. and roll was called. Chairman Hansen called for conflicts of interest. Commissioner Puetz stated that he had a conflict of interest with respect to New Business items 22-10-57 to 22-10-63, which dealt with consideration to reserve HOME-ARP funds.

II. PUBLIC COMMENT

None.
III. APPROVAL OF AGENDA

It was moved by Commissioner Puetz and seconded by Commissioner Hohn that the Agenda be adopted as presented, but reserving the right to make further changes during the meeting.

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Puetz, Pummel, Roby and Steele

IV. APPROVAL OF MINUTES

It was moved by Commissioner Pummel and seconded by Commissioner Erickson that the Minutes of the Board of Commissioners’ Meeting held on September 23, 2022, be adopted as presented.

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Puetz, Pummel, Roby and Steele

V. TREASURER’S REPORT

Todd Hight, Director of Finance, presented the Authority’s Fiscal Year 2022 Audit and Financial Report dated June 30, 2022. He reported that Holly Engelhart of Eide Bailly LLP, independent auditor for the South Dakota Housing Development Authority, had previously presented and discussed the Audit with the Board’s Audit Committee on October 11, 2022 and reported there were no findings. The Commissioners thanked Todd for his great work on the various financial matters. It was moved by Commissioner Steele and seconded by Commissioner Pummel that the Treasurer’s Report be accepted as presented.

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Puetz, Pummel, Roby and Steele

VI. EXECUTIVE DIRECTOR’S REPORT

Executive Director Polak welcomed new employee, Ashlee Hemminger, Single Family Development Assistant. She stated the Directors would be presenting the Annual Report that will be submitted to the Governor’s Office and the Legislature. Executive Director Polak is tentatively looking at November 3 to schedule a task force meeting to review the competitive applications and tentatively looking at November 29 to hold the board meeting to approve or deny those applications.

VII. 2022 ANNUAL REPORT

An overview of the annual report was given by Directors and discussed with the Board.

VIII. OLD BUSINESS
IX. NEW BUSINESS

A. Resolution No. 22-10-57: Resolution to Reserve HOME-ARP Funds for House of Hope Emergency Shelter

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

WHEREAS, the following application has been reviewed and evaluated in accordance with the HOME-American Rescue Plan (ARP) Program Allocation Plan; and

WHEREAS, based on information provided, the Applicant is eligible to receive HOME-ARP funds and has agreed to comply with all HOME-ARP requirements;

NOW, THEREFORE, BE IT RESOLVED that based on information provided in the application, a letter offering a Reservation of HOME-ARP funds be forwarded to the following Applicant, and that upon satisfaction of all conditions, HOME-ARP funds be allocated to:

<table>
<thead>
<tr>
<th>DEVELOPMENT/OWNER/APPLICANT</th>
<th>LOCATION</th>
<th>HOME-ARP FUNDS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Missouri Shores Domestic Domestic Violence Center (MSDVC)</td>
<td>House of Hope Emergency Shelter Pierre, SD</td>
<td>$1,160,000</td>
</tr>
</tbody>
</table>

Via roll call, the following votes were recorded:

Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Pummel, Roby and Steele

Abstaining: Commissioner Puetz

B. Resolution No. 22-10-58: Resolution to Reserve HOME-ARP Funds for ICAP Community Commons

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

WHEREAS, the following application has been reviewed and evaluated in accordance with the HOME-American Rescue Plan (ARP) Program Allocation Plan; and

WHEREAS, based on information provided, the Applicant is eligible to receive HOME-ARP funds and has agreed to comply with all HOME-ARP requirements;
NOW, THEREFORE, BE IT RESOLVED that based on information provided in the application, a letter offering a Reservation of HOME-ARP funds be forwarded to the following Applicant, and that upon satisfaction of all conditions, HOME-ARP funds be allocated to:

<table>
<thead>
<tr>
<th>DEVELOPMENT/OWNER/APPLICANT</th>
<th>LOCATION</th>
<th>HOME-ARP FUNDS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Inter-Lakes Community Action Partnership, Inc. (ICAP)</td>
<td>ICAP Community Commons</td>
<td>$1,161,330</td>
</tr>
</tbody>
</table>

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Pummel, Roby and Steele
Abstaining: Commissioner Puetz

C. Resolution No. 22-10-59: Resolution to Reserve HOME-ARP Funds for RCDVC NCS Shelter Expansion

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

WHEREAS, the following application has been reviewed and evaluated in accordance with the HOME-American Rescue Plan (ARP) Program Allocation Plan; and

WHEREAS, based on information provided, the Applicant is eligible to receive HOME-ARP funds and has agreed to comply with all HOME-ARP requirements;

NOW, THEREFORE, BE IT RESOLVED that based on information provided in the application, a letter offering a Reservation of HOME-ARP funds be forwarded to the following Applicant, and that upon satisfaction of all conditions, HOME-ARP funds be allocated to:

<table>
<thead>
<tr>
<th>DEVELOPMENT/OWNER/APPLICANT</th>
<th>LOCATION</th>
<th>HOME-ARP FUNDS</th>
</tr>
</thead>
<tbody>
<tr>
<td>River City Domestic Violence Center (RCDVC)</td>
<td>RCDVC NCS Shelter Expansion</td>
<td>$1,161,330</td>
</tr>
</tbody>
</table>

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Pummel, Roby and Steele
Abstaining: Commissioner Puetz

D. Resolution No. 22-10-60: Resolution to Reserve HOME-ARP Funds for Safe Place Building a Safe Future
After review and discussion, it was moved by Commissioner Erickson and seconded by Commissioner Hohn that the above Resolution be adopted as follows:

WHEREAS, the following application has been reviewed and evaluated in accordance with the HOME-American Rescue Plan (ARP) Program Allocation Plan; and

WHEREAS, based on information provided, the Applicant is eligible to receive HOME-ARP funds and has agreed to comply with all HOME-ARP requirements;

NOW, THEREFORE, BE IT RESOLVED that based on information provided in the application, a letter offering a Reservation of HOME-ARP funds be forwarded to the following Applicant, and that upon satisfaction of all conditions, HOME-ARP funds be allocated to:

<table>
<thead>
<tr>
<th>DEVELOPMENT/OWNER/APPLICANT</th>
<th>LOCATION</th>
<th>HOME-ARP FUNDS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Mitchell Area Safehouse dba Safe Place</td>
<td>Safe Place Building</td>
<td>$1,161,330</td>
</tr>
<tr>
<td>South Dakota</td>
<td>a Safe Future</td>
<td></td>
</tr>
</tbody>
</table>

Mitchell, SD

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Pummel, Roby and Steele
Abstaining: Commissioner Puetz

E. Resolution No. 22-10-61: Resolution to Continue Working with VSAC Veteran Housing

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

WHEREAS, G&D Investments LLC (Applicant) has submitted an application that has been reviewed and evaluated in accordance with the HOME-American Rescue Plan (ARP) Program Allocation Plan; and

WHEREAS, the application does not currently satisfy the requirements for a Reservation of HOME-ARP funds;

NOW, THEREFORE, BE IT RESOLVED that SDHDA staff is authorized to continue working with the Applicant until April 1, 2023, to meet the requirements necessary for a Reservation of HOME-ARP funds;

BE IT FURTHER RESOLVED that if the application is ready for a Reservation of HOME-ARP funds by the April 1, 2023, deadline, the application will be submitted to the Board of Commissioners for further consideration for a Reservation of HOME-ARP funds.
Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Pummel, Roby and Steele
Abstaining: Commissioner Puetz

F. Resolution No. 22-10-62: Resolution to Reserve HOME-ARP Funds for Watertown Cares

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

WHEREAS, the following application has been reviewed and evaluated in accordance with the HOME-American Rescue Plan (ARP) Program Allocation Plan; and

WHEREAS, based on information provided, the Applicant is eligible to receive HOME-ARP funds and has agreed to comply with all HOME-ARP requirements;

NOW, THEREFORE, BE IT RESOLVED that based on information provided in the application, a letter offering a Reservation of HOME-ARP funds be forwarded to the following Applicant, and that upon satisfaction of all conditions, HOME-ARP funds be allocated to:

<table>
<thead>
<tr>
<th>DEVELOPMENT/OWNER/APPLICANT</th>
<th>LOCATION</th>
<th>HOME-ARP FUNDS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Watertown Cares</td>
<td>Watertown Cares</td>
<td>$1,031,000</td>
</tr>
<tr>
<td>(to be formed)</td>
<td>Watertown, SD</td>
<td></td>
</tr>
</tbody>
</table>

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Pummel, Roby and Steele
Abstaining: Commissioner Puetz

G. Resolution No. 22-10-63: Resolution to Reserve HOME-ARP Funds for Watertown Cares Supportive Services

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

WHEREAS, the following application has been reviewed and evaluated in accordance with the HOME-American Rescue Plan (ARP) Program Allocation Plan; and

WHEREAS, based on information provided, the Applicant is eligible to receive HOME-ARP funds and has agreed to comply with all HOME-ARP requirements;
NOW, THEREFORE, BE IT RESOLVED that based on information provided in the application, a letter offering a Reservation of HOME-ARP funds be forwarded to the following Applicant, and that upon satisfaction of all conditions, HOME-ARP funds be allocated to:

<table>
<thead>
<tr>
<th>OWNER/APPLICANT</th>
<th>DEVELOPMENT/LOCATION</th>
<th>HOME-ARP FUNDS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Watertown Cares</td>
<td>Watertown Cares</td>
<td>$104,500</td>
</tr>
<tr>
<td>(to be formed)</td>
<td>Supportive Services</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Watertown, SD</td>
<td></td>
</tr>
</tbody>
</table>

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Pummel, Roby and Steele
Abstaining: Commissioner Puetz

X. EXECUTIVE SESSION

None.

XI. DATE OF NEXT MEETING AND ADJOURNMENT

The next Board of Commissioners’ Meeting is tentatively scheduled for November 29, 2022. It was moved by Commissioner Steele and seconded by Commissioner Puetz that the meeting adjourn.

Via roll call, the following votes were recorded:
Voting AYE: Chairman Hansen; Commissioners Erickson, Hohn, Puetz, Pummel, Roby and Steele

The meeting adjourned at 12:00 p.m.

Respectfully submitted,

Lorraine Polak
Secretary