MINUTES
SOUTH DAKOTA HOUSING DEVELOPMENT AUTHORITY
BOARD OF COMMISSIONER’S MEETING
Telephonic
October 20, 2020

Board Members Present:  David Pummel, Chairman
                        Scott Erickson, Treasurer
                        Rick Hohn, Commissioner
                        Steve Kolbeck, Commissioner
                        Mark Puetz, Commissioner
                        Preston Steele, Commissioner

Board Members Absent:  Bill Hansen, Vice-Chair

Staff Present:         Mark Lauseng, Executive Director
                        Todd Hight, Director of Finance and Administration
                        Brent Adney, Director of Homeownership Programs
                        Mike Harsma, Director of Single Family Development
                        Lorraine Polak, Director of Rental Housing Development
                        Tasha Jones, Director of Rental Housing Management
                        Amanda Weisgram, Director of Marketing and Research
                        Sheila Olson, Marketing/Executive Assistant
                        Amy Eldridge, Housing Development Officer
                        Chas Olson, Housing Development Officer
                        Scott Rounds, Housing Development Officer
                        Andy Fuhrman, Construction Supervisor
                        Travis Dammann, Business Analyst
                        Nichole Hahn, HERO State Coordinator

Guests Present:       Dixie Hieb, Davenport, Evans, Hurwitz & Smith, Counsel to SDHDA
                      Tobin Morris, Colliers Securities
                      Holly Engelhart, Eide Bailly LLP
                      Kevin Wagner, Deadwood-Lead Economic Development
                      Bill Pearson, WJP Holdings, LLC

I. CALL TO ORDER/CONFLICTS OF INTEREST

The meeting was called to order at 10:01 a.m. and roll was called. Chairman Pummel called for conflicts of interest. With respect to Old Business item 20-10-I, Chairman Pummel stated that the developer of Deadwood Stage Run is a business client of his and that he would therefore abstain from discussion and voting on that item to avoid the appearance of a conflict. In accordance with SDCL 3-23-3.1, Commissioner Puetz disclosed permissible conflicts of interest for which authorization by the SDHDA Board of Commissioners is not required. The Annual Disclosure Forms with respect to the disclosed conflicts are attached to these minutes.

Commissioner Puetz joined the meeting at 10:03 a.m.
II. PUBLIC COMMENT

None.

III. APPROVAL OF AGENDA

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

Via roll call vote, the following votes were recorded:
Voting AYE: Chairman Pummel; Commissioners Erickson, Hohn, Kolbeck, Puetz and Steele.
Excused: Commissioner Hansen.

IV. APPROVAL OF MINUTES

It was moved by Commissioner Steele and seconded by Commissioner Puetz that the Minutes of the Board of Commissioners’ Meeting held on September 15, 2020, be adopted as presented.

Via roll call vote, the following votes were recorded:
Voting AYE: Chairman Pummel; Commissioners Erickson, Hohn, Kolbeck, Puetz and Steele.
Excused: Commissioner Hansen.

V. TREASURER’S REPORT

Todd Hight, Director of Finance, presented the Authority’s Fiscal Year 2020 Audit and Financial Report dated June 30, 2020. 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 7, 2020 and reported there were no findings. It was moved by Commissioner Erickson and seconded by Commissioner Puetz that the Treasurer’s Report be accepted as presented.

Via roll call vote, the following votes were recorded:
Voting AYE: Chairman Pummel; Commissioners Erickson, Hohn, Kolbeck, Puetz and Steele.
Excused: Commissioner Hansen.

VI. EXECUTIVE DIRECTOR’S REPORT

Executive Director Lauseng stated SDHDA has been awarded $10 million to assist South Dakotans who have been financially impacted by COVID-19 and need help paying their housing expenses such as rent, mortgage, and/or utilities. He mentioned staff has been working with partners across the state to get these funds distributed and that 211 Helpline Center, a dialing code for community information and referral services, has an application that will launch this Thursday. Executive Director Lauseng stated the SDHDA Annual Housing Conference had been held virtually and went well and that NCSHA’s Annual
Housing Conference will be held virtually on October 27-29, 2020. He mentioned the Task Force Committee will meet November 4, 2020. Executive Director Lauseng stated Freddie Mac will no longer provide funds for the HERO Program.

VII. OLD BUSINESS

A. Resolution No. 20-10-73: Resolution to Approve the Release of the Amended 2020-2021 HOME Program Allocation Plan

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

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

WHEREAS, the Board adopted the 2020-2021 HOME Plan per Resolution No. 20-04-21;

WHEREAS, U.S. Department of Housing and Urban Development has requested an amendment to the HOME Plan to further clarify and define the Resale and Recapture provisions for homeownership projects;

WHEREAS, per the HOME Plan, the Board may amend the HOME Plan for administrative amendments, including amendments necessary to comply with 24 CFR Part 92, and

WHEREAS, such an administrative amendment is fully effective upon adoption and does not require public comment;

NOW, THEREFORE, BE IT RESOLVED that the Amended 2020-2021 HOME Program Allocation Plan, dated October 20, 2020, is hereby approved.

Via roll call vote, the following votes were recorded:
Voting AYE: Chairman Pummel; Commissioners Erickson, Hohn, Kolbeck, Puetz and Steele.
Excused: Commissioner Hansen.

VIII. NEW BUSINESS

A. Resolution No. 20-10-74: Resolution to Conditionally Commit HOME Program Funds Under the Homeowner Rehabilitation Program for Rural Office of Community Services, Inc. (ROCS) Homeowner Rehabilitation Program

After review and discussion, it was moved by Commissioner Puetz and seconded by Commissioner Kolbeck that the above Resolution be adopted as follows:
WHEREAS, the following HOME Program application was received for the Homeowner Rehabilitation Program set-aside; and

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

NOW, THEREFORE, BE IT RESOLVED that the Executive Director is authorized to issue a commitment of HOME funds from the Homeowner Rehabilitation Program set-aside for the following:

<table>
<thead>
<tr>
<th>APPLICANT</th>
<th>DEVELOPMENT/ REHABILITATION</th>
</tr>
</thead>
<tbody>
<tr>
<td>Rural Office of Community Services, Inc. (ROCS)</td>
<td>Southcentral and South eastern</td>
</tr>
<tr>
<td>Lake Andes, SD</td>
<td>$133,750</td>
</tr>
</tbody>
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Via roll call vote, the following votes were recorded:
Voting AYE: Chairman Pummel; Commissioners Erickson, Hohn, Kolbeck, Puetz and Steele.
Excused: Commissioner Hansen.

B. Resolution No. 20-10-75: Resolution to Conditionally Commit Community Housing Development Program Infrastructure Financing for Deadwood Stage Run Phase II

After review and discussion, it was moved by Commissioner Hohn 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 Community Housing Development Program (CHDP) Plan and the Community Housing Development Program Infrastructure Financing Term Sheet;

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

NOW, THEREFORE, BE IT RESOLVED that the Executive Director is authorized to issue a Conditional Commitment of CHDP Infrastructure Financing for the following:

<table>
<thead>
<tr>
<th>OWNER/APPLICANT</th>
<th>LOCATION</th>
<th>PROGRAM</th>
</tr>
</thead>
<tbody>
<tr>
<td>WJP Holdings, LLC</td>
<td>Deadwood Stage Run Phase II</td>
<td>$1,000,000</td>
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<td></td>
<td>Deadwood, SD</td>
<td></td>
</tr>
</tbody>
</table>
Via roll call vote, the following votes were recorded:
Voting AYE: Commissioners Erickson, Hohn, Kolbeck, Puetz and Steele.
Abstaining: Chairman Pummel.
Excused: Commissioner Hansen.

IX. DATE OF NEXT MEETING AND ADJOURNMENT
The next Board of Commissioners' Meeting is tentatively scheduled for November 17, 2020. It was moved by Commissioner Puetz and seconded by Commissioner Kolbeck that the meeting adjourn.

Via roll call vote, the following votes were recorded:
Voting AYE: Chairman Pummel; Commissioners Erickson, Hohn, Kolbeck, Puetz and Steele.
Excused: Commissioner Hansen.

The meeting adjourned at 10:50 a.m.

Respectfully submitted,

Mark Lauseng
Secretary