



City of Racine

City Hall
730 Washington Ave.
Racine, WI 53403
www.cityofracine.org

Meeting Minutes - Final Loan Board of Review

*David Brown
Marcia Fernholz
Robert Weber
Brian O'Connell
Alderman Dennis Wiser
Ken Plaski*

Thursday, August 16, 2012

10:00 AM

City Hall, Room 306

Call To Order

Chairman O'Connell called the meeting to order at 10:08 a.m.

PRESENT: 5 - David Brown, Marcia Fernholz, Brian O'Connell, Ken Plaski and Dennis Wiser

EXCUSED: 1 - Robert Weber

Others Present:

Alderman Jim Kaplan
Cathy Allison, Guest
Claudia Garcia, Administrative Assistant
Dora Garcia, Consumer Lending Specialist
Joy Hansche, Accountant
Michael Lechner, Housing Technician

Approval of Minutes for July 19, 2012 Meeting

A motion was made by David Brown, seconded by Ken Plaski, to approve the minutes. The motion passed by a voice vote.

[12-8060](#)

Subject: Reports

- A. Delinquency
- B. Attorney's Report
- C. Financial Report
 - 1. Available Loan Fund
 - 2. Program Loan Fund
- D. Monthly Activity Report
- E. Property Disposition Report

Attachments: [August 2012 Delinquency Report](#)
[July 2012 Available Loan Funds](#)
[July 2012 Monthly Activity Report](#)

A motion was made by Marcia Fernholz, seconded by David Brown, that the reports be approved. The motion passed by a voice vote.

Old Business**New Business****12-8043**

Subject: Request of IDA staff to allow the transfer of IDA program remaining match funds (\$35,950) to IDA-2 Program. The first IDA grant program will end 12/31/2012.

Fiscal Note: The transferred funds will be used as match funds and as post purchase funds for IDA-2 participants. The remaining funds are in fund #260.

A motion was made by David Brown, seconded by Marcia Fernholz, that this request be approved. The motion passed by a voice vote.

12-8044

Subject: (Direct Referral) Request of the Director of City Development to acquire 3731 St. Andrews Blvd. from Racine County for the Neighborhood Stabilization Program. (Res No. 12-3291)

Recommendation of the Loan Board of Review on August 16, 2012:

To approve the request to acquire 3731 St. Andrews Blvd. for rehabilitation and resale under the NSP program and to authorize the Mayor, City Clerk, and Director of City Development to execute any documents necessary to complete the acquisition.

Fiscal Note: List price is \$58,000 minimum bid in county notice of June 19, 2012. (No bids were received.) Offering Price is \$1.00 plus delinquent special charges, estimated at less than \$5,000.

Attachments: [3731 St. Andrews details](#)

A motion was made by Ken Plaski, seconded by Alderman Dennis Wiser, that this file be recommended for approval. The motion passed by a voice vote.

12-8050

Subject: (Direct Referral) Request of Director of City Development to accept the offer of Robert Blake to purchase 1125 Grand Avenue. (Res No. 12-3292)

Recommendation of the Loan Board of Review on August 16, 2012:

To accept the offer of Robert Blake to purchase 1125 Grand Avenue and to authorize the Mayor, City Clerk, and Director of City Development to execute any documents necessary to complete the sale.

Fiscal Note: The property was acquired and rehabilitated through the NSP-1 program. The city will receive \$33,900 in proceeds, minus commissions and closing costs.

Attachments: [1125 Grand Ave. Offer details](#)

A motion was made by Marcia Fernholz, seconded by Ken Plaski, that this file be Recommended For Approval. The motion passed by a voice vote.

CLOSED SESSION

IT IS INTENDED THAT THE LOAN BOARD OF REVIEW WILL CONVENE IN CLOSED SESSION PURSUANT TO WISCONSIN STATUTES §19.85(1)(f), TO DELIBERATE OR NEGOTIATE REGARDING THE PERSONAL NON-PUBLIC FINANCIAL AND CREDIT INFORMATION OF HOMEOWNERS REQUESTING HOME IMPROVEMENT LOANS BECAUSE PRIVACY REASONS REQUIRE A CLOSED SESSION.

The following items were discussed in closed session:

12-7874
12-8045
12-8046
12-8047
12-8048
12-8051

A motion was made by Marcia Fernholz, seconded by David Brown to go into closed session. Motion passed on a roll call.

AYES: 5 - David Brown, Marcia Fernholz, Biran O'Connell, Ken Plaski, and Alderman Dennis Wiser

EXCUSED: 1 - Robert Weber

OPEN SESSION

A motion was made by David Brown, seconded by Ken Plaski to convene into open session. The motion passed on a roll call.

AYES: 5 - David Brown, Marcia Fernholz, Brian O'Connell, Ken Plaski and Alderman Dennis Wiser

EXCUSED: 1 - Robert Weber

Home Improvement Loans

[12-7874](#)

Subject: Request from Julie Jorgenson of 1830 Carlisle Avenue for a home improvement loan.

A motion was made by David Brown, seconded by Dennis Wiser to Receive and File. The motion passed by a voice vote.

[12-8045](#)

Subject: Request of Lois Krezinski of 905 Lockwood Ave. for a home improvement loan.

The motion was made by Dennis Wiser, seconded by Ken Plaski, that this file be approved. The motion passed by a voice vote, contingent upon a clear title.

[12-8046](#)

Subject: Request of Tracey Larrin of 1228 N. Wisconsin Street for a home improvement loan.

A motion was made by Ken Plaski, seconded by Marcia Fernholz, that this file be approved. The motion passed by a voice vote.

[12-8047](#)

Subject: Request of Jo Alice Serratos of 1015 Hamilton Street for a rental assistance loan.

A motion was made by Dennis Wiser, seconded by David Brown, that this file be approved. The motion passed by a voice vote.

[12-8048](#)

Subject: Request of Terrance Boykin of 1107 11th Street to assume the late Wiladron Boykin's loan.

Mr. Terrance Boykin will obtain a loan in his name for the full balance of the late Wiladron Boykin's loan.

A motion was made by Ken Plaski, seconded by Marcia Fernholz, that this file be approved. The motion passed by a voice vote.

[12-8051](#)

Subject: Request of Kurt and Terry Mandli of 1725 Grange Avenue for a loan/grant increase in the amount of \$3,500.

A motion was made by Dennis Wiser, seconded by Ken Plaski, that this file be approved as a loan. The motion passed by a voice vote.

Adjournment

The meeting adjourned at 11:18 a.m.

*Respectfully Submitted By:
Claudia Garcia, Administrative Assistant*

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