



City of Racine

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

Meeting Minutes - Final

Community Development Block Grant Advisory Board

Monday, December 6, 2021

6:00 PM

Virtual

Mayor Mason called the meeting to order at 6:05 p.m.

PRESENT: 5 - Mason, Helm, Debilzen, West and Jones

EXCUSED: 4 - Taft, McMorris, Coe and Tate II

Approval of Minutes for the October 11, 2021 Meeting.

A motion was made by Alder Jones, seconded by Alder West to approve the minutes. The motion passed by a voice vote.

New Business

[0967-21](#)

Subject: Communication sponsored by Mayor Mason for an allocation of up to \$112,500.00 to be provided to the City of Racine Department of Parks, Recreation, and Cultural Services for extension of operational hours at qualifying community centers.

Recommendation of the Community Development Block Grant Advisory Board on 12/6/2021: That up to \$150,000.00 in CDBG funds be allocated to the City of Racine Department of Parks, Recreation, and Cultural Services for extension of operational hours at qualifying community centers.

Fiscal Note: This allocation will be funded by the FY 2022 CDBG allocation.

Attachments: [MEMO- PRCS-CDBG](#)

That the minutes of the December 6, 2021 meeting be approved with the following amendment: Communication sponsored by Mayor Mason for an allocation of up to \$150,000.00 to be provided to the City of Racine Department of Parks, Recreation, and Cultural Services for extension of operational hours at qualifying community centers. The motion passed by a voice vote.

A motion was made by Alder West, seconded by Lynn Debilzen that the file be recommended for approval. The motion passed by a voice vote.

[0968-21](#)

Subject: Communication sponsored by Mayor Mason requesting amendments to the CDBG, CDBG-CV and ESG-CV contracts

executed pursuant to Resolution #0673-20 and #0519-20 to extend the expiration dates until June 30, 2022.

Recommendation of the Community Development Block Grant

Advisory Board on 12/06/21: That the CDBG Advisory Board approve amendments to the CDBG, CDBG-CV and ESG-CV contracts executed to date to extend the expiration date until June 20, 2022.

Fiscal Note: The total CDBG, CDBG-CV and ESG-CV contract budgets will remain unchanged.

Attachments: [MEMO_ContractExtension_12.6.2021](#)
[#0968-21 Resolution](#)

A motion was made by Alder Jones, seconded by Alder west that this file be recommended for approval. The motion passed by a voice vote.

[0971-21](#)

Subject: Communication sponsored by Mayor Mason amending Resolution #1317-19 and requesting permission to authorize a HOME Multifamily Loan with Brinshore Development for up to \$300,000 related to the St. Paul Commons project.

Recommendation of the Community Development Block Grant

Advisory Board on 12/7/2021: That an amendment to Resolution #1317-19 for an increase in the loan amount from \$250,000 to \$300,000 be approved, and that the Mayor and City Clerk be authorized to execute a HOME loan to Brinshore Development related to the St. Paul Commons project for up to \$300,000 at 1% interest with a 20-year term. Mortgage, promissory note, land use restriction agreement, and HOME agreement, and necessary subordinations to be signed at closing after demonstrating full project financing and a completed HUD Part 58 environmental review.

Fiscal Note: This item increases the total amount of HOME funds loaned to the St. Paul Commons project to an amount not to exceed \$300,000 total. There are sufficient HOME funds available to meet this request. All principal and interest would be returned to the City as HOME program income.

Attachments: [MEMO- St. Paul Commons Update HOME](#)
[#0971-21 Resolution](#)

A motion was made by Alder West, seconded by Alder Jones that this file be recommended for approval. The motion passed by a voice vote.

[0969-21](#)

Subject: Request from Carolyn McNeil of 1209 Dr. Martin Luther King Jr. Drive for a CDBG Home Repair Loan.

A motion was made by Alder West, seconded by Alder Jones that this file be approved. The motion passed by a voice vote.

[0973-21](#)

Subject: CDBG Loan Policy Additions

Attachments: [MEMO- Policy Additions 12.2.21](#)

A motion was made by Lynn Debilzen, seconded by Alder Jones that this file be approved. 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.

A motion was made by Alder Jones, Seconded by Alder West to convene into closed session. The motion passed by the following roll call vote:

AYES: 5 - Mason, Helm, Debilzen, West and Jones

EXCUSED: 4 - Taft, McMorris, Coe and Tate II

The following Items were discussed in closed session:

File #0972-21

OPEN SESSION

A motion was made by Alder West, seconded by Lynn Debilzen to reconvene into open session. The motion passed by the following roll call vote:

AYES: 5 - Mason, Helm, Debilzen, West and Jones

EXCUSED: 4 - Taft, McMorris, Coe and Tate II

[0972-21](#)

Subject: Consideration of loan modifications or forgiveness for a homeowner repair loan

Staff Recommendation: To be Discussed

Fiscal Note: To be Discussed

A motion was made by Lynn Debilzen, seconded by Alder West that this file be approved. The motion passed by a voice vote.

Mayor mason moved to adjourn the meeting at 7:15 p.m.

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