



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
Rick Heller
Alderman Dennis Wiser

Thursday, July 21, 2011

9:00 AM

City Hall, Room 306

1. Call To Order

Chairman, Mr. Brian O'Connell, called the meeting to order at 9:04 a.m.

PRESENT: 3 - David Brown, Brian O'Connell and Dennis Wiser

EXCUSED: 3 - Marcia Fernholz, Robert Weber and Rick Heller

Note: Mr. Weber is a non-voting member of the committee.

Others Present:

Dora Garcia, Consumer Lending Specialist
Joy Hansche, Accountant
Joseph Heck, Assistant Director of City Development
Erica Knudsen, Secretary
Michael Lechner, Housing Technician

Guests Present:

Dave Angove, Industrial Roofing Services, Inc.
Ruben Martinez, Owner of R&R Investments Plus, LLC

2. Approval of Minutes for June 16, 2011 Meeting

A motion was made by David Brown, seconded by Dennis Wiser, to approve the minutes, as distributed. The motion passed by a voice vote.

[11-6693](#)

Subject: Reports

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

Attachments: [Delinquency Report](#)
[Available Loan Funds](#)
[Program Loan Funds](#)
[Monthly Activity Report](#)

A motion was made by David Brown, seconded by Dennis Wiser, to approve the reports, as distributed. The motion passed by a voice vote.

3. New Business

[11-6696](#)

Subject: Request from Rubin Martinez, Sr. of R & R Investments Plus, LLC to appeal disqualification from bidding list for rehab projects.

Attachments: [rr appeal_001](#)
[R&R](#)

A motion was made by Dennis Wiser, seconded by David Brown, that the disqualification should remain in effect. The motion passed by a voice vote.

A. Property Disposition

CLOSED SESSION

IT IS INTENDED THAT THE LOAN BOARD OF REVIEW WILL CONVENE IN CLOSED SESSION PURSUANT TO WISCONSIN STATUTES §19.85(1)(e), TO DELIBERATE OR NEGOTIATE REGARDING THE PURCHASING OF PUBLIC PROPERTIES, THE INVESTING OF PUBLIC FUNDS, OR CONDUCTING OTHER SPECIFIED PUBLIC BUSINESS, WHENEVER COMPETITIVE OR BARGAINING REASONS REQUIRE A CLOSED SESSION.

*The following item was discussed in closed session:
Item 11-6691*

A motion was made by Dennis Wiser, seconded by David Brown, to go into closed session. The motion passed on a roll call.

AYES: 3 - David Brown, Brian O'Connell and Dennis Wiser

EXCUSED: 3 - Marcia Fernholz, Robert Weber and Rick Heller

OPEN SESSION

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

AYES: 3 - David Brown, Brian O'Connell and Dennis Wiser

EXCUSED: 3 - Marcia Fernholz, Robert Weber and Rick Heller

[11-6691](#)

Subject: Request of Assistant Director, Joseph Heck, to accept Ms. JoAnn Kathy Lomo's offer to purchase 1537 Thurston Avenue.

Recommendation of the Loan Board of Review on 7-21-11: That the request be approved. Further recommend that the Mayor, City Clerk, and Assistant Director of City Development be authorized to execute any necessary selling documents.

Fiscal Note: The City will receive \$74,900 in proceeds, minus closing costs.

Attachments: [1537 Thurston](#)

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

B. Homeowner Loans

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:

Item 11-6694

Item 11-6695

Item 11-6697

A motion was made by David Brown, seconded by Dennis Wiser, to go into closed session. The motion passed on a roll call.

AYES: 3 - David Brown, Brian O'Connell and Dennis Wiser

EXCUSED: 3 - Marcia Fernholz, Robert Weber and Rick Heller

OPEN SESSION

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

AYES: 3 - David Brown, Brian O'Connell and Dennis Wiser

EXCUSED: 3 - Marcia Fernholz, Robert Weber and Rick Heller

Homeowner Fixed Loans

[11-6694](#)

Subject: Request from Moses & Celerina Zavala of 842 Hayes Avenue for a Home Improvement Loan.

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

[11-6695](#)

Subject: Request from Anna Ruth Harris of 716 10th Street for a Home Improvement Loan.

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

REEP Loans

[11-6697](#)

Subject: Request from Patricia Lipke of 3419 LaSalle Street, to increase REEP piggyback loan.

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

Adjournment

Chairman, Mr. Brian O'Connell, adjourned the meeting at 10:10 a.m.

Respectfully submitted,
Erica Knudsen, Secretary