

# City of Racine

*City Hall  
730 Washington Ave.  
Racine, WI 53403*



## Meeting Minutes

Thursday, December 7, 2006

9:00 AM

Room 103

### Loan Board of Review

*Brian O'Connell  
Rick Heller  
Terry Maier  
Scott Lewis  
Marcia Fernholz*

**Mr. O'Connell called the meeting to order at 9:00 a.m.**

**PRESENT:** 5 - Marcia Fernholz, Terry Maier, Brian O'Connell, Rick Heller and Scott Lewis

*OTHERS PRESENT: Bill Bielefeldt, Housing Technician  
Dora Garcia, Consumer Loan Specialist  
Joy Hansche, Accountant  
Joe Heck, Assistant Director of City Development  
Tanya Canady, Racine Safe Neighborhood Alliance*

**Approval of Minutes for October 19, 2006 Meeting**

A motion was made by Rick Heller, seconded by Terry Maier to approve the Minutes of October 19, 2006. The motion **PASSED** by a Voice Vote.

**Reports**

**A. Delinquency Report**

*Ms. Hansche presented the Loan Delinquency report dated 11/27/2006.*

**B. Attorney's Report**

*Mr. Lewis Presented the Attorney's report dated 12/7/2006.*

**C. Financial Reports**

**1. Available Loan Funds**

*Ms. Hansche presented the Available Loan Funds reports dated October 30, 2006 and November 30, 2006.*

**2. Program Loan Balances**

*Ms. Hansche presented Loan Balance report dated 11/30/2006.*

**D. Monthly Activity Reports**

*Ms. Garcia presented the Activity Reports for October and November 2006.*

A motion was made by Scott Lewis, seconded by Marcia Fernholz to adopt the reports. The motion **PASSED** by a Voice Vote.

**New Business**

**A. Homeowner Fixed Interest Loans**

[06-2905](#)

**Subject:** Request from Mark and Lizanne Granger of 1713 Summit Avenue, Racine, WI for a homeowner fixed interest loan.

**Recommendation:** That a Homeowner Fixed Interest Loan in an amount up to \$10,000 be approved.

A motion was made by Terry Maier, seconded by Rick Heller that this file be approved. The motion PASSED by a Voice Vote.

06-2911

**Subject:** Request from Karen Scherer of 1015 Romaine Avenue, Racine, WI for a homeowner fixed interest loan.

**Recommendation:** That a Homeowner Fixed Interest Loan in an amount up to \$15,000 be approved.

A motion was made by Scott Lewis, seconded by Rick Heller that this file be approved. The motion PASSED by a Voice Vote.

**B. Rental Assistance Loan**

06-2914

**Subject:** Request from Alexander Developing & Leasing Co. by Carolyn Smith of 1174 Reiley Court, Racine, WI 53403 for a rental assistance loan.

**Recommendation:** That a Rental Assistance Loan in an amount up to \$30,000 be approved.

A motion was made by Terry Maier, seconded by Marcia Fernholz that this file be approved. The motion PASSED by a Voice Vote.

**C. Mixed Use Loan**

06-2915

**Subject:** Request from 17th Street Land Trust by David DeGroot of 2717 17th Street for a mixed use loan.

**Recommendation:** That a Mixed Use Property Loan in an amount up to \$20,000 be approved.

A motion was made by Scott Lewis, seconded by Marcia Fernholz that this file be approved. The motion PASSED by a Voice Vote.

**D. Loan Amendment**

06-2916

**Subject:** Request from Julio and Beatriz Barrientos of 1830 Clayton Avenue, Racine, WI for a loan amendment.

**Recommendation:** That this request to amend the total loan amount up to \$23,000 be approved.

A motion was made by Terry Maier, seconded by Marcia Fernholz that this file be approved. The motion PASSED by a Voice Vote.

**E. Down Payment Assistance Boundary Extension**

06-2833

**Subject:** Request of the Racine Safe Neighborhood Alliance to extend the boundaries of the Down Payment Assistance program.

**Recommendation:** That participants in the Individual Development Accounts (IDA) program be allowed to participate in the City Downpayment Program. (The current City Downpayment Area will not be extended.)

**Fiscal Note:** N/A

A motion was made by Terry Maier, seconded by Rick Heller that this file be recommended for approval. The motion PASSED by a Voice Vote.

### Old Business

#### A. Review Loan Fees

[06-2957](#)

**Subject:** Review Loan Fees for possible increases.

**Recommendation:** To approve proposed Fee increases to be effective 1/1/2007.

A motion was made by Scott Lewis, seconded by Marcia Fernholz that this file be approved. The motion PASSED by a Voice Vote.

### Miscellaneous

None

### Adjournment

There being no further business, and hearing no objections, the meeting adjourned at 9:50 a.m.

Respectfully submitted,

Dora Garcia  
Consumer Loan Specialist, Dept. of Housing