



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 Wisner

Thursday, January 20, 2011

9:00 AM

City Hall, Room 306

Call To Order

Chairman, Mr. Brian O'Connell, called the meeting to order at 9:01 a.m.

PRESENT: 4 - David Brown, Marcia Fernholz, Brian O'Connell and Dennis Wisner

ABSENT: 1 - Robert Weber

EXCUSED: 1 - Rick Heller

Others Present:

Joy Hansche, Accountant
Joseph Heck, Assistant Director of City Development
Erica Knudsen, Secretary
Michael Lechnar, Housing Technician
Jean Wolfgang, Associate Planner

Guests Present:

Debra Swenson

Approval of Minutes for December 16, 2010 Meeting

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

11-5993

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 Marcia Fernholz, to approve the reports, as distributed. The motion passed by a voice vote.

Old Business

None

New Business

[11-5992](#)

Subject: Request from Fred and Debra Swenson of 2225 Jerome Blvd. to acquire vacant lot at 1109 Albert street.

Recommendation of the Loan Board on 1/20/11: To approve the transfer of 1109 Albert Street on the condition that the lot be joined with 1103 Albert Street.

Fiscal Note: The vacant parcel is too small (41 ft. x 51½ ft.) for a new home. Transfer to the Swensons will save property maintenance and other holding costs for the city and result in new property taxes, estimated at \$160 per year.

- Attachments:** [Swenson request to acquire Albert St. lot](#)

A motion was made by David Brown, seconded by Marcia Fernholz, 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)(e), 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 and action was taken in open session.
 Item 11-5989
 Item 11-5990
 Item 11-5991*

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

AYES: 4 - David Brown, Marcia Fernholz, Brian O'Connell and Dennis Wiser

ABSENT: 1 - Robert Weber

EXCUSED: 1 - Rick Heller

OPEN SESSION

Upon convening in open session, the Board voted as follows on the items discussed in closed session.

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

AYES: 4 - David Brown, Marcia Fernholz, Brian O'Connell and Dennis Wiser

ABSENT: 1 - Robert Weber

EXCUSED: 1 - Rick Heller

Homeowner Loans

[11-5989](#)

Subject: Request from John and Therese Matthews of 2710 North Main Street for a home improvement loan.

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

[11-5990](#)

Subject: Request from Edgar and Thisbe Castro of 726 St. Patrick Street for a home improvement loan/grant increase.

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

[11-5991](#)

Subject: Request from Jesus and Virginia Zuniga of 1916 Mead Street for a home improvement loan/grant increase.

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

Adjournment

Chairman, Mr. Brian O'Connell, adjourned the meeting at 10:05 a.m.

**Respectfully submitted,
Erica Knudsen, Secretary**