

TUESDAY, FEBRUARY 14, 2012

**APPROVED MINUTES OF THE
COMMITTEE OF THE WHOLE MEETING HELD**

**STATE OF MINNESOTA)
DODGE COUNTY)**

**COUNTY ADMINISTRATION OFFICE
MANTORVILLE, MN**

2012-03 C.O.W.

The Dodge County Commissioners met in Committee of the Whole February 14, 2012, in the Commissioner's Room at the Dodge County Courthouse Annex, Mantorville, MN, at 9:00 a.m. CST. Chair Don Gray opened the meeting at 9:11 a.m. CST.

Meeting Convened

The Chair acknowledged those present:

Those Present

Members present: Jane Olive District #1
Lyle Tjosaas District #2
David Erickson District #3
Don Gray District #4
David Hanson District #5

Members absent: None

Also present: Jim Elmquist County Administrator
Becky Lubahn Deputy County Clerk
Lisa Kramer Finance Director

Finance Director Lisa Kramer briefly discussed with the Board Kasson forfeiture parcels located in Lindon Manor Subdivision, Kasson, MN.

Lindon Manor
Subdivision
Forfeiture Parcels
Discussion

Ms. Kramer reported that in 2009 thirteen parcels were forfeited to the State for unpaid taxes and were subsequently offered at public auction in 2010. At that time there were no bidders and Finance has had relatively few inquiries about these parcels to date. It is the Finance Director's opinion that they are impaired parcels and will be very difficult for the county to dispose of. Ms. Kramer noted that all but one of the parcels are actually twin lots meant for twin homes or townhouses, and single family lots are much more popular in today's market and fit more sensibly into the home type already established in the subdivision. The other issue with these parcels is the underlying city special assessment for the subdivision infrastructure. The assessments are significant, so the sales prices were set sufficiently high to pay off a portion of the assessments, but it is required for the county to disclose that the City of Kasson may reassess for the balance owed once the property is back on the tax rolls.

The Kasson Economic Development Authority is interested in purchasing the parcels and they will do the necessary work to make the parcels into single family lots. After this work is completed the Kasson EDA will offer the parcels for sale.

It was Ms. Kramer’s opinion that the Kasson EDA is in a much better position to rehabilitate these parcels than the county. She believes the sale of these lots to the Kasson EDA will ultimately return the properties to the tax rolls more quickly than the county could get them back into private ownership. Since the Kasson EDA intends to sell these parcels they need to purchase them to comply with Minnesota forfeiture rules. To this end it will be the Finance Director’s recommendation at the February 28, 2012 County Board meeting to adjust the basic sales price on each of these parcels down to the amount of tax owed at the time of forfeiture. This will result in a total sales price of \$20,225.60 for all thirteen parcels. The proceeds of this sale will be distributed in the May settlement and the county and school district will receive 40% each and the City of Kasson will receive the remaining 20%. Ms. Kramer felt this was a fair arrangement for all three entities so the county can at least get the back taxes recovered.

Lindon Manor
Subdivision
Forfeiture Parcels
Discussion -
Continued

The Board thanked Ms. Kramer for the overview.

Semcac Executive Director Wayne Stenberg met with the Board to provide them with an update of Semcac’s activities in Dodge County in 2011.

Update of
Semcac’s Activities
in Dodge County in
2011

Mr. Stenberg noted that Semcac is looking for one consumer and one private citizen to serve on the Semcac Board.

Commissioner Tjosaas suggested that Board members think of Lions members that may be interested in serving on the Semcac Board.

Commissioner Olive also suggested commissioners think of people they attend church with or business people to serve on this board. Ms. Olive stated that Dodge County is only being represented by commissioners on the Semcac Board.

The following information was shared with the Board:

I. Background

For 45 years Semcac has been serving the communities of SE Minnesota. The agency offers over 20 programs from 79 locations which include the main office in Rushford, a Family Planning Clinic in Winona, 7 Contact Centers, 11 Head Start centers and 4 partnership sites, and 58 Senior Dining sites. Semcac currently has a workforce of 235 people.

II. Programs

A. Senior Nutrition—this program continues to empower seniors to maintain their health and wellbeing and helps at-risk seniors remain in their own home:

1. 6,068 hot, nutritious meals were served in a congregate setting to 215 Dodge County seniors last year.
2. 12,075 nutritious, home-delivered meals were served to 92 Dodge County seniors last year.
3. The Senior Congregate Dining site is in Kasson, and Meals on Wheels are available in Claremont, Dodge Center, Kasson, and West Concord.

B. Senior and Caregiver Advocacy—this program provides services to maintain safe and independent living for seniors and adults with disabilities:

1. 12 caregivers and 87 care recipients received individual assistance to identify needs, access resources, make informed decisions and reduce feelings of isolation. Semcac employs one advocate for Dodge and Steele counties.

C. Retired & Senior Volunteer Program—this program encourages seniors to stay active in their communities while helping non-profit agencies more efficiently serve their clients:

1. The interests, skills, and experiences of 52 active RSVP volunteers, age 55 and over, were matched with 13 non-profit agencies and programs. These volunteers provided 2,721 hours of service to help these agencies fulfill their missions.

D. Transportation—to help people get to work, medical and dental appointments, childcare, preschool, senior dining, grocery and retail shopping, and errands to local businesses:

1. 6,697 rides were provided on Semcac's Dodge County Bus in 2011.
2. 75 Dodge County residents were given 958 rides by 19 volunteer drivers last year.

E. Energy Assistance—this program eases the burden of heating expenses and ensures warmth to the clients:

1. 501 Dodge County households received assistance with their utility payments during the last heating season.
2. 141 Dodge County households needed additional crisis assistance.

F. Weatherization—this program ensures energy-efficient housing and helps to reduce energy consumption:

1. 29 Dodge County households received weatherization updates and energy conservation education last year.
2. 19 received energy related repairs, such as furnace replacement.

Commissioner Erickson wanted to know what the difference was between weatherization services offered by Semcac and by SEMMCHRA.

Mr. Stenberg reported that Semcac deals strictly with energy consumption and explained the various things they look at when addressing weatherization issues.

The Executive Director continued his activities update.

G. Head Start—to enrich young children ages 3–5 and empower their families:

Update of
Semcac's Activities
in Dodge County in
2011

1. 49 Dodge County children and their families participated at the Head Start Centers in Kasson and Hayfield during the 2010-2011 program year.
 - 91% of children had dental exams.
 - 94% of children had medical exams.
 - 100% of children were up-to-date on immunizations
 - 92% of children were enrolled in Medicaid, SCHIP, or other health insurance by the end of the year.
 - 100% of children diagnosed with special needs received support services.
 - 90% of families set goals to strengthen their self-sufficiency.
 - 37% of families received at least one family service, such as parenting education, housing assistance or health education.

H. Outreach and Emergency Services—

This program supports people through a crisis and helps them stretch their limited incomes until they reach stability:

1. 90 households received crisis financial assistance for housing, transportation, a medical issue or another immediate basic need.
2. 14 households were assisted with monthly budgeting or financial literacy education.
3. 244 households were given donated articles, such as blankets, clothes or household goods.
4. 213 households received holiday gifts for their children.

Helps people obtain or remain in their housing:

5. 6 families received assistance with their rent or mortgage.
6. 1 homeless households received assistance with rent and/or security deposits.
7. 7 households (21 people) received rent assistance to prevent homelessness or maintain housing through the new Homeless Prevention & Rapid Re-housing Program.

The Food Shelf ensures people have food to eat and are able to extend their limited income for other needs:

8. 483 Dodge County households, with 1,352 people, made 3,009 visits to the food shelf last year. New contact center in Kasson.

III. Charities Review Council's Accountability Standards –

In 2011 Semcac was awarded the Charities Review Council Meets Standards Seal.

The review process involved a detailed look at the agency's policies and procedures related to four areas of accountability: public disclosure, governance, financial activity and fundraising. During the review, Semcac's Board of Directors and staff were engaged in aligning organizational practices and procedures with the Charities Review Council's Accountability Standards. These standards—developed by a diverse group of donors, nonprofit leaders, grant makers, academics and community representatives—are a balance of regulatory requirements and sound practices for nonprofits. Semcac joins the ranks of 352 charities that have met all of these standards.

Update of
Semcac's Activities
in Dodge County in
2011

The Board thanked Mr. Stenberg for the update.

The Chair adjourned the meeting at 9:29 a.m. CST.

Meeting Adjourned

ATTEST:

DON GRAY
CHAIR, COUNTY BOARD

BECKY LUBAHN
DEPUTY CLERK

DATED: