

Minutes
Beloit Community Development Authority
100 State Street, Beloit WI 53511
June 29, 2012
4:30 P.M.

The regular meeting of the City of Beloit Community Development Authority was held on Friday, June 29, in the Forum of Beloit City Hall, 100 State Street.

1. **Call to Order and Roll Call**

Meeting was called to order by Vice-Chairperson Simpkins at 4:40 p.m.

Present: Commissioners Adama, Jacobs, Leavy, and Simpkins

Absent: Commissioners Johnson, and Luebke

Staff Present: Teri Downing, Julie Christensen, Cathy Pollard, and Ann Purifoy

2. **Approval of Minutes**

Motion was made by Commissioner Leavy and seconded by Commissioner Jacobs to approve the Minutes of the Regular Meeting held on May 23 and the Special Meetings held on May 9, May 15 and June 4, 2012. Motion carried unanimously.

3. **Citizen Participation**

None

4. **Housing Authority**

a. **Presentation of April and May Activity Reports and Financial Reports**

Cathy Pollard, Beloit Housing Authority Director, gave a brief summary of the reports.

Commissioner Leavy asked for clarification on the deficit in Public Housing. Cathy explained that the Public Housing deficit is related to the nine (9) units which are currently being converted to Project-Based Section 8. The Housing Authority has to maintain the units and pay the utilities without any revenue being generated on the units. These units are also outside of the LLC and carry costs outside the management fee.

b. **Review and Consideration of Resolution 2012-29, Approval of Revisions to the Administrative Plan for the Section 8 Housing Choice Voucher Program**

Cathy Pollard presented the staff report and recommendation. The Administrative Plan update was precipitated by the conversion of Public Housing units to Project-Based Section 8.

Commissioner Adama moved and Commissioner Jacobs seconded a motion to approve Resolution 2012-29. Motion carried unanimously.

- c. Review and Consideration of Resolution 2012-30, Approval of Beloit Housing Authority's Plan to Serve as the Fiscal Sponsor for the Beloit Life Initiative for Healthy Families (LIHF)

Cathy Pollard presented the staff report and recommendation.

Commissioner Leavy asked if we had reviewed their Mission Statement. Cathy stated that she serves on the Pathway Oversight Committee for LIHF and helped to develop the statement and policies. Commissioner Adama was concerned with the resources BHA would use as a sponsor. Cathy Pollard informed her that 15 percent of grant money is allocated for a staff member and other monies are coming in. She is currently working with Human Resources to hire a part time accountant/paid student internship.

Commissioner Jacobs moved and Commissioner Leavy seconded a motion to approve Resolution 2012-30. Motion carried unanimously.

5. Community Development

- a. Review and Consideration of Resolution 2012-31 Setting Local Priorities for 2013 Community Development Block Grant Funding

Teri Downing presented the staff report and recommendation.

Commissioner Leavy indicated that at some time we must address the homeless situation and seriously consider it as one of our priorities. Discussion followed regarding funding for homeless assistance, homeless programs which house people, affect of homelessness on families, and justifying funding cuts to programs for needy. Commissioner Adama noted that utility assistance could be eliminated as a priority because funds available for heating assistance have gone unused in recent years.

The consensus was to revise Attachment A, 2013 Recommended Funding Priorities as follows: "1. Public Service Programs which help stabilize neighborhoods by keeping people in their homes, with priority given to innovative, evidence-based homeless assistance programs, foreclosure prevention, credit counseling, financial counseling, and utility assistance."

Commissioner Adama moved and Commissioner Leavy seconded a motion to approve Resolution 2012-31 with revisions. Motion carried unanimously.

- b. Review and Consideration of Resolution 2012-32 Authorizing the CDA to Purchase 1310 West Grand Avenue for an Amount Not to Exceed \$26,500

Teri Downing presented the staff report and recommendation.

Commissioner Jacobs moved and Commissioner Adama seconded a motion to approve Resolution 2012-32. Motion carried unanimously.

c. Review and Consideration of Resolution 2012-33 Authorizing the CDA to Accept the Donation of 517 Liberty Avenue from Bank Mutual

Teri Downing presented the staff report and recommendation. Commissioner Leavy inquired about the cost of demolition; Teri said \$7,500 to \$10,000. Commissioners had a discussion on the logic of spending money to demo a donation, cost to rehab property, funding dollars, and renegotiating the offer.

Commissioner Jacobs moved and Commissioner Adama seconded a motion to approve Resolution 2012-33. Motion carried 3-1.

6. Adjournment

Motion by Commissioner Jacobs and seconded by Commissioner Adama to adjourn. Meeting was adjourned at 5:50 p.m.