

**Minutes**  
**Beloit Community Development Authority**  
**100 State Street, Beloit WI 53511**  
**January 22, 2020**  
**4:30 P.M.**

The regular meeting of the City of Beloit Community Development Authority was held on Wednesday, January 22, 2020 in the Forum of Beloit City Hall, 100 State Street.

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

Meeting was called to order by Commissioner Baker at 4:30 p.m.

**Present:** Commissioners Baker, Ellison, Forbeck, Gorman, Leavy and Roland

**Absent:** None

**Staff Present:** Julie Christensen, Clinton Cole and Ann Purifoy

**2. Election of Officers**

a. Nomination and election of Chairperson

The nomination for Chairperson was opened. Commissioner Ellison was nominated by Councilor Forbeck with a second by Councilor Leavy. Commissioner Ellison accepted the nomination and was elected by unanimous vote.

b. Nomination and election of Vice-Chairperson

The nomination for Vice-Chairperson was opened. Commissioner Leavy was nominated by Councilor Forbeck with a second by Commissioner Roland. Commissioner Leavy accepted the nomination and was elected by unanimous vote.

**3. Public Comment**

None

**4. Consideration of the Minutes of the Regular Meeting held on December 4, 2019 and the Special Meeting held on January 6, 2020**

A motion was made by Commissioner Baker and seconded by Commissioner Leavy to approve the minutes of the Regular Meeting held on December 4, 2019 and the Special Meeting held on January 6, 2020. Motion carried unanimously.

**5. Beloit Housing Authority**

a. Presentation of November Activity Report

Clinton Cole, Beloit Housing Authority Director, gave a brief summary of the report.

Clint explained how the Beloit Housing Authority manages the public housing program and administers Section 8 vouchers for our new Board members, Jason Roland and Philip Gorman.

b. Presentation of October Financial Report

Clinton Cole gave a brief summary of the report.

Clinton indicated that BHA is looking to revamp the financial report for 2021 in order to make it more useful for everyone involved. The objective is to better gauge our financial position based on actual budget line items.

Clinton informed the board that we were recently awarded an FSS Grant for \$72,000 to fund our Family Self-Sufficiency (FSS) Program Coordinator position for 2020.

c. Consideration of Resolution 2020-02 Approving Revisions to the 2016 Capital Fund Budget

Clinton Cole presented the staff report and recommendation.

Clinton explained that the revise is to allow 2016 funds to be used to fund our Phase 1 and Phase 2 replacement reserves. He went on to explain that HUD allows two years to obligate funds and four years to fully expend funds.

Commissioner Baker moved and Commissioner Forbeck seconded a motion to approve Resolution 2020-02. Motion carried unanimously.

d. The Community Development Authority will adjourn into closed session pursuant to §19.85(1)(e) Wis. Stats., for the purpose of deliberating or negotiating 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, in particular to discuss the potential sale of 852 Eighth Street. The Community Development Authority may reconvene and take action on an item discussed in closed session.

Commissioner Forbeck moved and Commissioner Roland seconded a motion to adjourn into closed session at 4:57 p.m.

Commissioner Ellison moved and Commissioner Baker seconded a motion to reconvene into open session at 5:07 p.m.

Commissioner Forbeck moved and Commissioner Leavy seconded a motion to approve Resolution 2020-03, accepting the offer to purchase. Motion carried unanimously.

6. **Economic Development**

a. **Appointment of a CDA Board Member to the Greater Beloit Economic Development Corporation**

Julie Christensen, Community Development Director, presented the report.

Commissioner Roland volunteered to serve on the Greater Beloit Economic Development Corporation. Commissioner Leavy moved and Commissioner Baker seconded a motion to appoint Commissioner Roland. Motion carried unanimously.

7. **Adjournment**

Motion by Commissioner Baker and seconded by Commissioner Ellison to adjourn at 5:11 p.m. Motion carried.

Respectfully submitted,  
Ann Purifoy