

Minutes
Beloit Community Development Authority
100 State Street, Beloit WI 53511
June 22, 2016
4:30 P.M.

The regular meeting of the City of Beloit Community Development Authority was held on Wednesday, June 22, 2016, in the Forum of Beloit City Hall, 100 State Street.

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

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

Present: Commissioners Baker, Casares, Evans, Hendrix, Preuschl and Webster

Absent: Commissioner Ellison

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

2. **Citizen Participation:**

None

3. **Review and Consideration of the Minutes of the Regular Meeting held on May 25, 2016.**

Motion was made by Commissioner Baker and seconded by Commissioner Preuschl to approve the minutes of the Regular Meeting held on May 25, 2016.

Motion carried unanimously.

4. **Housing Authority:**

a. **Presentation of May Activity Report**

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

We are presently fully staffed after recently filling the vacant Section 8 Housing Specialist position. A Section 8 mass briefing was held in June for 45 eligible applicants. As our four and five bedroom public housing waiting lists continue to dwindle, we will be placing an advertisement in the newspaper to enlist eligible families to apply.

b. **Presentation of April Financial Report**

Cathy Pollard gave a brief summary of the report.

- c. Review and Consideration of Resolution 2016-10, Approval to Award the Parker Bluff Landscaping Contract to the Lowest Qualified Bidder.
Clinton Cole, Programs Manager, presented the staff report and recommendation.

Cathy stated that the difference in the bids was the amount and type of mulch being used.

Commissioner Preuschl moved and Commissioner Hendrix seconded a motion to approve Resolution 2016-10.

Motion carried unanimously.

- 5. a. Review and Consideration of Resolution 2016-07, Recommending a Change in the Use of the 2014 HOME Community Housing Development Organization (CHDO) Funds.

Julie Christensen, Community Development Director, presented the staff report and recommendation.

This is a recommendation to change the previously approved dollars from purchase rehab to new construction. Commissioner Casares questioned allocating these funds for new construction rather than rehabbing existing properties. Julie explained that rehabbing a property is much more expensive than new construction and we also need to address the vacant lots in the neighborhood.

Teri added that there is a “one for one replacement requirement” when using Federal funds to demolish a property. For every affordable property that is torn down, the City must make another affordable unit available. The newly constructed house would be sold to an owner-occupant with low-moderate income.

Commissioner Hendrix moved and Commissioner Webster seconded a motion to approve Resolution 2016-07 Commissioners Baker, Evans, Hendrix, Preuschl and Webster voted in favor; Commissioner Casares opposed.

Motion carried.

- b. Review and Consideration of Resolution 2016-08, Authorizing the Sale of 340 Highland to the Wisconsin Partnership for Housing Development
Julie Christensen presented the staff report and recommendation.

Commissioner Baker moved and Commissioner Hendrix seconded a motion to approve Resolution 2016-08 amended to include staff approval of housing design and lot layout.

Motion carried unanimously.

c. Review and Consideration of Resolution 2016-09, Recommending 2017
Community Development Block Grant Local Funding Priorities

Teri Downing, Housing Services Director, presented the staff report and recommendation.

Teri explained how the CDBG program works for new Board members and noted some of the local businesses that have benefitted from funds for job training.

Commissioner Preuschl moved and Commissioner Baker seconded a motion to approve Resolution 2016-09.

Motion carried unanimously.

6. **Adjournment:**

A motion by Commissioner Hendrix was second by Commissioner Preuschl to adjourn at 5:37 p.m. Motion carried.