



City of Madison
Meeting Minutes - Approved
COMMISSION ON PEOPLE WITH
DISABILITIES

City of Madison
Madison, WI 53703
www.cityofmadison.com

Thursday, September 27, 2007

4:30 PM

215 Martin Luther King, Jr. Blvd.
Room 260 (Madison Municipal Building)

1. CALL TO ORDER

Fike called the meeting to order at approximately 4:30 PM.

2. ROLL CALL

Present: 7 - Skidmore, Conroy, Kathman, Fike, Pritchard, Tangney and Banks

Excused: 2 - Monahan and Black

Staff: Nuñez, Bennett, Felton

3. PUBLIC COMMENT

There was no public comment.

4. APPROVAL OF MINUTES OF AUGUST 23, 2007

A motion was made by Skidmore, seconded by Fike, to Approve the Minutes.
The motion passed by voice vote/other.

A motion was made by Skidmore and seconded by Fite to take Items 11a and 11b
out of order. Motion passed by voice vote/other.

11. PRESENTATIONS

A. Overture Presentation

07976 Overture presentation: Leadership Exchange in Arts and Disability (LEAD) and update of Overture activities.

Attachments: [MOBILE presentation.pdf](#)

Overture Center Staff: Acting Director of Education, Outreach and Accessibility: Rae Atira-Soncea; Director of Patron Services: Jacquie Goetz; DR&SP staff.

The presenters discussed the following:

1. Current activities at the Overture: training in customer service this year focused on service to the Blind community, from the perspective of three patrons of the Overture. After six years of training, the ushers are comfortable with those in wheelchairs. Last year's focus was on toilets, and the different configurations available at the Overture. The staff has also offered accessibility training to all the departments at the Overture, as well as the Overture resident organizations.

2. An overview of the staff presentation to the 7th annual Leadership in Arts Exchange Disability (LEAD) Conference held in Minneapolis. The staff presented a pre-conference workshop and one member presented at the beginning session regarding the history of the disability rights movement in Madison. The Power Point presentation that they presented is attached to these minutes. The data for the presentation came from Access to Independence, and the images came from Fayth Kayle.

The Commissioners had no questions for the presenter. Mr. Tangney introduced himself, as an early advocate for those with disabilities, because his mother had MS, and was in a wheelchair when he was born. He worked for Union transit for 18 years, met Ms. Miller from Access to Independence over 18 years ago regarding working on accessible housing, and has been a member of the Parking Council.

A copy of the Power Point presentation is attached to file minutes.

B. Access to Independence Presentation

07977 Access to Independence Presentation.

Miller presented the following information: ATI provides accessible housing locator services, as well as accessible emergency and transitional housing. They have some eviction prevention support, funding for housing modifications, fair housing and landlord tenant issues. About one fourth of the contacts that ATI has are regarding housing issues. ATI utilizes resources to obtain information about accessible housing, as well as brochures about accessible housing.

Miller reported that the accessible housing issues have changed since the 1970's, as follows: (1) CDA will be doing some redevelopment: Karabis housing may be redeveloped because the land where it is located is more valuable than the building itself, and the residents there may have to find an alternative. Truax will be re-developed, and this is an opportunity to provide increased accessibility in those redeveloped units. Access would like to see the city make a commitment to a level of visitability and accessibility in all of the units in the redevelopment of Truax. (2) Financial issues, sometimes exacerbated by a person's disability, are creating more complex problems that must be addressed, such as bad credit, and poor housing references. (2) Access is working with people coming out of nursing homes, institutions, and prisons, as well as those with multiple disabilities, such as mental illness, especially with the expansion of long-term care (3) US populations are getting older, and accessibility needs are increasing-13.5 % of non-institutionalized people over the age of 5 in Madison are people with disabilities; of those over the age of 65, 35.2 % have disabilities. (4) Affordable housing issues, in Madison is one of the biggest barriers to housing; someone on SSI must spend 95.5% of their income to be able to afford a one bedroom apartment; the state wide average is 79%; the national average is 113.1%. People on SSI would thus need some kind of subsidy for their housing, or would have to double up with others in order to be able to afford housing. (5) ATI participates in system's advocacy with planners and developers to make sure that housing being developed is accessible, such as the Mayor's recent conference on creating accessible communities.

The presenter also stated that ATI is part of network of 8 independent living centers: information and referral, peer support, independent living skills training, advocacy, and services specific to the community. ATI's mission is to join people with disabilities to resources that enable them to live in the community independently through education, action and choice. Contact information is: (608) 242-8484; 800-362 9877, TTY 242-8485; web address is: www.accessstoind.org <<http://www.accessstoind.org>>.

The Commissioners and the presenter made comments after her presentation as follows: that

(1) CDA would likely be plan to decentralize the Karabis facility, and not be reducing the number of accessible units-but not within the next six months.

(2) the factors affecting the amount of accessible housing are: (a) dependent on the age of the housing: if it was built since 1990, there are some minimal accessible features in multiple family dwellings because of the Fair Housing Act, although enforcement is a question; (b) the percentage of accessible housing is difficult to assess, even though there is some information about the age of housing in Madison.

(3) ATI does work with some students looking for accessible housing, but students

also have resources on campus to assist them, such as the McBurney Center.

(4) the presenter did not know whether utilities, and other housing related costs were included in the data regarding percentage of SSI income going for rent. The percentage of SSI income study, put out by the Technical Assistance Collaborative, and called "Priced Out in 2006", can be found at tacinc.org

C. Commonwealth Development Presentation

07978 Commonwealth Development Corporation Presentation

Attachments: [Commonwealth Development slide show.pdf](#)

For a review of the presentation by CWD, please see a copy of the Power Point presentation attached to these minutes.

Morton and Jazenski presented the following additional information.

(1) CWD is a non-profit community based development corporation since 1979 in the areas of community revitalization, such as: affordable housing development/management of both rental and home ownership, economic development: running two business incubators, developing an arts incubator and a public market, teen employment and financial education. CWD has a commitment to accessibility, and they develop and manage properties that are accessible.

(2) Jazenski stated the following: (a) CWD has 104 units of affordable housing; (b) getting housing below \$600/month is difficult in Madison, (c) CWD has a history of development of accessible/affordable housing since 1980's with Mr. O'Connor's house regarding the Falconer co-operative property, in 1990. (d) CWD developed the Yahara River Apartments as affordable apartments in 2003: 12 units are barrier free, with the demand higher than expected;(e) Yahara has the following accessible features: accessible gardens are tiered out to give toe space for working, large kitchens and bathrooms with the large turning radius necessary for those with wheelchairs, cabinets can be removed if necessary; 15 apartments have grade access; the units are energy efficient, and this contributes to large savings for renters (f) In the scattered site housing it is challenging to make older houses accessible, especially in the bathroom (g) subsidies are needed for affordable homeownership.

(3) Morton reported that she is a member of the CDA long range planning committee, with the first development being at Truax. This is an opportunity to develop additional accessible units; visitability and accessibility will be monitored by Morton and Fike. CDA may be a developer in this project.

(4) There is a group of non-profit housing developers that meet on a monthly basis: Movin'Out also attends this meeting. It is also possible to partner with organizations that are for-profit developers.

(5) CWD decided, as the developer, to increase the number of accessible units in Yahara River view apartments, and to make them affordable apartments, and have them in a good location.

CWD can be contacted at: TTY 608-266-4747; www.cwd.org <<http://www.cwd.org>>

5. REPORT FROM THE DCR

Lucía Nuñez, Director, DCR; Angela Bennett, DR&SPC: Actions taken during the month of September (10 Minutes); NDRN Training report, distribution of 2007 Meeting Ground Rules: DR&SPC

The DCR report was as follows: (1) the DCR held a Town Hall meeting on September 17, with topics of policing, and jobs, (2) the budget to go to Common Council next week. (3) DR&SP report regarding a portion of training from the conference of the Disability Rights Network (DRN) in June on the topic of increasing accessibility affordable in federally funded housing programs through CDA by examining the following areas:

Use Section 8 vouchers to obtain more accessible housing; appropriate numbers of accessible units, and location of those units; 504 requirements of accessibility; CDA's self-evaluation and transition plan; local plan for building accessible housing; CDA's request for reasonable accommodation process.

The Chair stated that the Executive Committee would include a discussion with CDA on these issues. Outside of CDA, the Commission may want to consider an ordinance amendment to allow for lease abatement or termination in case of disability and inaccessibility of the rental unit.

6. REPORT FROM THE CHAIRPERSON OF THE CPD

There was no report from the Chair.

7. REPORT FROM THE EXECUTIVE COMMITTEE

Fike reported that accessible housing was the goal that the Committee chose.

8. REPORT FROM THE PARKING COUNCIL FOR PEOPLE WITH DISABILITIES

Conroy reported that her appointment expired and therefore, she did not attend the meeting. Her reappointment is not yet official. Tangney stated that the Council did not have quorum, so they did not meet.

**9. REPORT FROM THE ADA TRANSPORTATION SUBCOMMITTEE AND THE
AFFIRMATIVE ACTION COMMISSION**

There was no report because there was no CPD representative on these committees.

10. REPORT FROM THE COMMON COUNCIL

Skidmore reported that:

(1) the council officially recognized Jeff Erlanger;

(2) the city created a Jeff Erlanger award-given yearly;

(3) there were several pending items as follows: (a) MGO 39.04 educational component: city recommended language, Exec. Committee did not like the language, so the OCA will attend the next CPD Executive meeting to come to an agreement, Oct 15; (b) Several other items for People First Ordinance amendments such as: mental illness language and disability related mobility device language in ordinances, (c) membership description requirements regarding cross-representation, (d) "handicapped" loading signs changed to People First language, and

(4) Mid-November: there will be marathon budget meetings; recommended that the members review the budget, and then contact him, or their Alder for comments. He stated that the capital budget is on-line and the operational budget has not yet been introduced.

11. UNFINISHED BUSINESS

C. CPD Appointments to the Parking Council, ADATS and Martin Luther King Jr. Humanitarian Award Committee

The Commission discussed which committees to recommend members for appointment by the mayor.

Skidmore moved and Kathman seconded to nominate Pritchard to be the CPD Representative to the MLK committee. The motion passed unanimously.

D. Amendment of 39.04 Madison General Ordinances: Addition of educational component

Skidmore moved and Banks seconded to refer this item to the next Commission meeting, after the Executive Committee has discussed the issue with the OCA. The motion passed unanimously.

12. NEW BUSINESS ITEMS

There were no new business items on the agenda.

13. FUTURE AGENDA ITEMS

The Commission recommended that the following item be added to a future agenda:
CDA speakers on the questions regarding accessibility of federally-funded housing

14. ANNOUNCEMENTS OF COMMUNITY EVENTS

Bayview Foundation, a nonprofit housing complex, will hold a Bazaar and Ethnic Crafts fund raiser sale on Saturday, 3 Nov 2007, from 9:00 am to 5:00 pm, at 601 Bayview, off Braxton Place, on the triangle in Madison. More information can be found at www.bayviewfoundation.org

15. ADJOURNMENT

A motion was made by Fike, seconded by Skidmore, to Adjourn. The motion passed by voice vote/other.