



City of Madison

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

Meeting Minutes - Approved COMMUNITY DEVELOPMENT BLOCK GRANT COMMITTEE

Thursday, September 5, 2019

5:00 PM

215 Martin Luther King, Jr. Blvd.
Room 153 (Madison Municipal Building)

NOTICE OF A PUBLIC HEARING

CALL TO ORDER / ROLL CALL

Staff Present: Jim O'Keefe, Linette Rhodes, Sarah Lim, Ethan Tabakin, Julie Spears

The meeting was called to order at 5:07 pm.

Present: 7 - Samba Baldeh; Christian A. Albouras; Keetra S. Burnette; Colin A. Bowden; Jennifer H. Campbell; Daniel A. O'Callaghan and Rachel E. Sattler

Absent: 2 - Zachary Henak and Ben M. Van Pelt

APPROVAL OF MINUTES

A motion was made by Samba Baldeh, seconded by Colin Bowden to approve the minutes from August 1, 2019. Motion passed by voice vote.

PUBLIC COMMENT

Richard Freihoefer spoke against The Salvation Army proposal. He discussed the problems with the plan, and stated it would be a detriment to the neighborhood. It is not a smart use of prime real estate.

DISCLOSURES AND RECUSALS

Colin Bowden disclosed that this will be his last meeting of the CDBG Committee. He is not renewing his appointment.

PUBLIC HEARING

1. [57324](#) Public Hearing on the 2020-2024 Goals and Objectives for Federal Funding

Attachments: [ES-05 Exec Summary -Version 3 \(LR\) w Appendix.pdf](#)

Linette Rhodes discussed the 2020-2024 Comprehensive Plan; what it is and the outreach done to get feedback from the community on the goals and objectives for use of federal funds. The biggest change is introducing Tenant-based Rental Assistance. Historically, we used Home funds for development and homebuyers assistance.

No one present to speak at the public hearing.

ACTION ITEMS

2. [55938](#) Accepting the 2019 Analysis of Impediments to Fair Housing Choice (AI) study

Attachments: [DRAFT Impediments to Fair Housing Choice in the City of Madison - 09.5.19 Analysis of Impediments Report- Progress Since 2013.pdf](#)
[CDBG Draft Data Analysis Summary Presentation LSR.pdf](#)
[DRAFT Impediments to Fair Housing Choice in the City of Madison - 7.11.19](#)
[DRAFT Impediments to Fair Housing Choice in the City of Madison - 6.26.19](#)
[AI Strategies Ranking Tool - HSC 6-6-19 WITH RANKINGS.pdf](#)
[4.22.19 AI Summary DRAFT.pdf](#)
[AI Strategies Ranking Tool - HSC 5-30-19 WITH RANKINGS.pdf](#)
[AI Strategies Ranking Tool - HSC 5-30-19.pdf](#)

Linette Rhodes relayed that the Housing Strategy Committee approved the 2019 Analysis of Impediments plan at their last meeting with one small change. That change is reflected in the latest draft. This is a required HUD report.

A motion was made by Jennifer Campbell, seconded by Colin Bowden to recommend approval of the 2019 Analysis of Impediments Plan. Motion passed by voice vote.

3. [57265](#) Authorizing the Mayor and City Clerk to amend a contract with YWCA Madison to use an additional \$3,356 in state EHH funds

Attachments: [Memo-Amend YWCA contract 57265.pdf](#)

A motion was made by Keetra Burnette, seconded by Rachel Sattler to recommend authorizing an increase of \$3,356 to the family shelter operations contract with YWCA Madison. Motion passed by voice vote.

PRESENTATIONS

4. [57325](#) Presentations from Applicants in the 2019 Affordable Housing Fund RFP Process
5:30-6:05 pm The Salvation Army
6:10-6:45 pm MSP Real Estate
6:50-7:25 pm Movin' Out
7:30-8:05 pm Gorman & Company

Attachments: [TSA Mifflin Street Apartments AHF Application CDBG Cmte.pdf](#)
[1212 Huxley AHF Application CDBG Cmte.pdf](#)
[Red Caboose AHF Application CDBG Cmte.pdf](#)
[Elderberry Place AHF Application CDBG Cmte.pdf](#)
[CDBG Presentation-TSA Mifflin Street Apartments-FINALFINAL.pptx](#)
[1212 Huxley AHF Presentation.pdf](#)
[Red Caboose AHF Presentation 9-5-19 CDBG.PPTX](#)
[Elderberry Place CDBG 9.5.2019.pptx](#)

Julie Spears gave an introduction and overview of the Affordable Housing Fund. This is the sixth round of funding for this fund.

The applicants gave their presentations.

roll call

Colin Bowden left at 7:00 pm.

Rachel Sattler left at 7:12 pm.

Present: 5 - Samba Baldeh; Christian A. Albouras; Keetra S. Burnette; Jennifer H. Campbell and Daniel A. O'Callaghan

Absent: 4 - Zachary Henak; Ben M. Van Pelt; Colin A. Bowden and Rachel E. Sattler

REPORTS

5. [57326](#) Staff Report

Attachments: [2019-09-05 cmte reserve funds summary.pdf](#)

Jim O'Keefe discussed the Normandy Lane affordable housing project on the west side of Madison near Market Square.

September 18 will be the grand opening for the Southwest Employment Center.

The Neighborhood Center funding process is nearing completion. Recommendations from the CDD Conference Committee will be introduced at Common Council on October 1. We need additional funding to implement this funding model for center support.

6. [53640](#) Reports from committees with CDBG Committee representation Conference Committee (S Baldeh, R Sattler, & B Van Pelt)

None.

ADJOURNMENT

A motion was made by Samba Baldeh, seconded by Christian Albouras to adjourn at 8:20 pm. Motion passed by voice vote.