



City of Madison

City of Madison
Madison, WI 53703
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Meeting Minutes - Approved COMMISSION ON PEOPLE WITH DISABILITIES

Thursday, May 22, 2008

4:30 PM

210 Martin Luther King, Jr. Blvd.
Room GR 27 (City-County Building)

PLEASE NOTE THE NEW LOCATION

Accessible entrance (automatic door opener, and drop off zone) on West Wilson Street

For further information, please view this meeting of the Commission on People with Disabilities on the Madison City Channel website by going to:
<http://www.cityofmadison.com/mcc12/cpd.html>. There you will find a link to the most recent meeting. To view previous meetings, scroll down and select the meeting you wish to view.

1. CALL TO ORDER / ROLL CALL

Present: 10 -

Paul E. Skidmore; Mary P. Conroy; Robert P. Monahan; Randy G. Black;
Nancy R. Kathman; Lisa A. Jameson; Marie I. VandeBerg; Alice J. Fike;
Kory S. Tabor and William J. Tangney

Absent: 1 -

Pamela Erlanger

Excused: 2 -

Ken W. Pritchard and Gregory B. Banks

2. PUBLIC COMMENT

None

3. APPROVAL OF MINUTES of April 24, 2008

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

REPORTS

4. [09316](#) Report from the Department of Civil Rights

For information only. No action required. Larry Studesville, Interim Director, Department of Civil Rights, and Angela Bennett, Disability Rights and Services Program Coordinator: Actions taken since the last meeting. 10 minutes

Staff reported regarding the CPD move to the Senior Center for the next months.

5. [08487](#) Report from the Chairperson of the Commission on People with Disabilities
- For information only. No action required. Nancy Kathman: Actions taken since the last meeting. (3 minutes)
- Kathman reported on the actions of the CPD Executive Committee as part of her report, because Alice Fike was not present at the meeting, as follows:**
- The Committee discussed the Allied and Truax re-development, application screening of credit by CDA, review the agenda for this meeting, and discussed the meeting location move.**
6. [08121](#) Report from the Executive Committee
- For information only. No action required. Alice Fike: Actions taken since the last meeting. (3 minutes)
- Alice Fike: Actions taken since the last meeting.**
- See the report in item 5. above.**
7. [08122](#) Report from the Parking Council for People with Disabilities
- For information only. No action required. Mary Conroy: Actions taken since the last meeting. 3 minutes
- Conroy reported that: (1) the Parking Council had its first meeting since November, and was still seeking members; (2) those having complaints that cannot be dealt with by the Parking Council may file a complaint with the Disability Rights and Services Program Coordinator at 267-8635.**
8. [08489](#) Report from the ADA Transit Subcommittee
- For information only. No action required. William Tangney: Actions taken since the last meeting. (3 minutes)
- Tangney reported that: (1) Metro Transit and Parking Commission decided that (a) bus wraps will increase to 20, in order to obtain more funds for Metro Transit; (b) another meeting will be set up, Tuesday, May 27, in order to allow more public testimony on the proposed changes in the city bus routes; (2) The City is considering adopting a "complete streets" process, meaning that all streets will become accessible by everyone.**
9. [08125](#) Report from the Common Council
- For information only. No action required. Ald. Skidmore: Actions taken since the last meeting. 3 minutes
- Skidmore reported that Clerk's Office added one staff to assist with polling and other duties.**

UNFINISHED BUSINESS

10. [09674](#) Accessible Housing Goal

Discuss and decide:

Allied Drive, Truax and Triangle area re-development including housing accessibility goals; over-all CDA accessible housing plans: Mark Olinger, Director of Planning and Economic and Community Development. Mark Olinger, Austin Olivera presented.

Olinger reported on the Allied Drive area as follows: (a) Phase I of the development, which will be owned by CDA for 30 years, contains 49 rental units with 48 units which qualify for low-income housing tax credits, and will be owned by CDA; (b) Phase II will be owner occupied; (c) the entire project will eventually contain 110 units of a variety of types of housing; (d) in Phase 1 Buildings A and B (studios, 9 one and 8 two bedroom, and some 3 bedroom) are fully accessible in the common areas, and have a broad range of sizes; (e) They expect construction by the end of October and completion by the end of late summer 2009. CDA will own these for 30 years; (f) The department is looking at LEAD certification for the project, focusing on sustainability and energy efficiency; (g) There are 5 townhouses that have three-bedroom units. Six of the townhouses do not have at grade entrances.

Olinger reported on the Truax development as follows: (a) Development: CDA's long-term plan is to increase from 150 units to over 300 units, preserving 50% of the almost 20 acres of land at Truax as open space in the new plan; (b) The beginning of the project is dependent upon financing. Financing is an important piece for future planning, with low-income housing tax credits and project-based Section 8 vouchers as part of the package; (c) the Allied project needs to be completed before any further financing will be available: thus CDA won't proceed with the Truax development until 2010; (d) this development has more opportunities for accessibility development. For example, the older buildings may stay and be rehabilitated, with beginning construction in an area that has no buildings, allowing those currently in residence to remain during construction; (e) CDA will attempt to create additional housing that is affordable, while maintaining the current number of low-income residences, so that current residents will not be displaced. All new developments will be affordable (80% below median income), but there will be no increase in numbers of low-income housing (30% of median income).

Re: Phase II of the Allied development, Olinger reported as follows: (a) an RFP for Phase II of Allied is currently being developed, with the emphasis on having a variety of types of housing, encouraging owner-occupancy and construction beginning in 2009. Accessible housing will only be a part of the housing RFP; (b) owner-occupied sections of Phase II will be developed by both private and nonprofit developers; (c) opportunities for senior housing can occur in the apartment buildings in Phase I; (d) Truax will stay public housing and continue to strive to serve those that are poor, but will strive to serve a mixed income population.

Re: Triangle Development/Re-development, CDA staff responded as follows: (a)

Triangle was built at a particular period of time, and the retrofit is very expensive; (b) the majority of the accessible units are in the triangle because the buildings had elevators and were easier to retrofit in the 80s when the federal government mandated that 5% of the apartments be accessible; (c) the CDA also made the units outside of the Triangle that were built on slabs, accessible and/or visitable, but only a few; (d) in anything that the CDA develops, they will maintain the 5% level of accessible apartments, but will look at increasing the numbers based on need; (e) there will be some planning in the Triangle with all the stakeholders at the meeting, but there are no current plans.

Re: Influencing CDA policy to only build units that are visitable, Olinger stated that those decisions are made by the CDA board; the process for bringing the visitability policy to the board involves getting the item on the CDA board agenda and having a member of the CPD attend the meeting to discuss the issue.

Re: Flashing smoke detectors in the new housing, CDA staff responded as follows: In public housing, CDA will install the flashing smoke detectors if requested, and the flashing strobes will be hardwired into the new buildings.

The CPD decided to (1) ask Olinger to provide information about the numbers of accessible apartments in the new development at Allied, and the inclusion of accessibility/visibility in the RFP for Phase II of the Allied Drive development; (2) follow up on addressing the CDA board on the issue of a minimum standard of visibility in CDA newly constructed housing.

NEW BUSINESS

11. [10526](#) Election of Chair and Vice Chair

Chair reported that Alice Fike no longer wants to serve.

A motion was made by Conroy, seconded by Skidmore to nominate Black for Vice-Chair.

A motion was made by Fike, seconded by Monahan to nominate Tangney for Vice-Chair.

The Chair announced the nominations three times. The Commission voted and there was a tie. There was some discussion from each nominee about why they would be most qualified to be the Vice-Chair, and the duties of a Vice-Chair.

On a second vote, Black was elected Vice-Chair.

A motion was made by Black, seconded by Skidmore to Approve the nomination and election of Kathman for Chair. The nominations were announced three times. The motion passed by voice vote/other.

12. [10227](#) FUTURE AGENDA ITEMS

Identification of items to be placed on future agendas for discussion.

- Report from Olinger on the numbers of accessible units in the new development, as well as inclusion of accessibility in the RFP for Phase II development of Allied Drive.
- Plan appearance before the CDA board to encourage accessibility and visibility in the CDA housing units. This item was referred to the Executive Committee agenda.
- Screening criteria for CDA applications
- Educational component for the CPD

13. [10228](#) ANNOUNCEMENTS OF COMMUNITY EVENTS. For information only, no action required.

- May 27: Metro Route Change Public Hearing; 5:00 p.m. at Main Library
- May 28: Access to Independence Open House; 5:30 p.m.
- May 31: Disability Rights Wisconsin 30th Anniversary Celebration; 5:30 p.m. at Monona Terrace
- June Meeting of CPD held at the Senior Center
- June 4: Health Fair at Monona Terrace, 2:00 - 7:00 p.m.
- June 7-8: Water Front Festival, Yahara Place Park

ADJOURNMENT

The meeting adjourned at 6:10 p.m.

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