



# City of Madison

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

## Meeting Minutes - Draft COMMUNITY DEVELOPMENT AUTHORITY

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Thursday, October 11, 2018

4:30 PM

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

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### CALL TO ORDER / ROLL CALL

The meeting was Called to Order by Chairperson Daniel Guerra at 4:31 p.m.

**Present:** 4 - Allen A. Arntsen; Daniel G. Guerra, Jr.; Sariah J. Daine and Claude A. Gilmore

**Absent:** 1 - Dean Brasser

**Excused:** 1 - Sheri Carter

Staff: Natalie Erdman, Tom Conrad, Deb Rakowski, Lisa Daniels, June Garver, Adam Pfost, Katie Stauffer, Jim Nichols

### APPROVAL OF MINUTES

A motion was made by Arntsen, seconded by Daine, to Approve the Minutes of the September 20 meeting. The motion passed by voice vote.

### ATTENDANCE

Dean Brasser arrived at 4:35 p.m.

**Present:** 5 - Allen A. Arntsen; Daniel G. Guerra, Jr.; Sariah J. Daine; Dean Brasser and Claude A. Gilmore

**Excused:** 1 - Sheri Carter

### PUBLIC COMMENT

None.

### DISCLOSURES AND RECUSALS

None.

#### 1. [32700](#) COMMUNICATIONS

None.

### PRESENTATION OF CONSENT AGENDA

None.

#### 2. [49981](#) Housing Operations Monthly & Quarterly Report - 2018

Section 8:

Tom Conrad reported that beginning in September, the use of vouchers has trended upwards. The eligibility department has pulled 10 names from the waiting list and offered vouchers to these people, five in September and five in October. The monthly average for voucher use will be approx. 1700 for 2018.

Conrad said the payment standard should be raised, which can be discussed at the November meeting.

PHAS: June Garvin reported on the status of the "mothballed" units at Truax..

3. [53387](#)

[Review of 2019 Executive Operating and Capital Budgets](#)

Natalie Erdman reviewed the 2019 Executive and Capital budgets for CDA Redevelopment.

4. [53386](#)

CDA Resolution # 4296 - Approving the Community Development Authority 2019 Operating Budget

Deb Rakowski presented the 2019 CDA operating budget.

**A motion was made by Arntsen, seconded by Daine, to Approve. The motion passed by voice vote..**

5. [53361](#)

CDA Resolution # 4295 - [Authorizing the submission of the required 2019 PHA Annual Plan and Capital Fund Plan.](#)

Lisa Daniels presented the required PHA plan for 2019.

**A motion was made by Brasser, seconded by Arntsen, to Approve. The motion passed by voice vote.**

6. [53394](#)

CDA Resolution # 4298 - Authorizing the Submission of a Public Housing Home Ownership Plan to the Department of Housing and Urban Development

Tom Conrad discussed this plan, which will allow current users of public housing to buy some of CDA's single family homes.

**A motion was made by Arntsen, seconded by Brasser, to Approve. The motion passed by voice vote.**

7. [53481](#)

CDA Resolution # 4297 - Authorizing the Community Development Authority to accept a \$10,000 donation from the South Madison Coalition.

**A motion was made by Daine, seconded by Brasser, to Approve. The motion passed by voice vote.**

8. [53482](#)

CDA Resolution # 4299 - Authorizing the Community Development Authority to accept a \$5,392.50 grant from Madison Metropolitan Sewerage District.

**A motion was made by Brasser, seconded by Arntsen, to Approve. The motion passed by voice vote.**

9. [35133](#)

CDA EXECUTIVE DIRECTOR'S REPORT

Natalie Erdman described the items which should be discussed at the November meeting, which will be a long "strategic planning" meeting. Dinner will be provided. The items were:

- Discussion of the Village on Park
- Section 8 payment standard
- Neighborhood planning efforts in the Triangle

Dan Guerra said the Village on Park discussion should include the North building demolition, and discussion of the CDA's role in the community, including neighborhood obligations.

10.     [36526](#)           BUSINESS BY THE COMMISSIONERS

11.     [35867](#)           SCHEDULED MEETINGS

#### ADJOURNMENT

A motion was made by Arntsen, seconded by Brasser, to Adjourn. The motion passed by voice vote.