

HOUSING AUTHORITY OF THE CITY OF EAU CLAIRE
BOARD OF COMMISSIONERS BOARD MEETING MINUTES

October 28, 2015
7:30 A.M.
Regular Meeting

Council Chambers, City Hall
203 S. Farwell Street
Eau Claire WI 54701

Chair Klinkhammer called the meeting to order at 7:30 A.M.

Roll Call

MEMBERS PRESENT: Chair Klinkhammer, Vice Chair Prindle, Commissioner Rusin (arrived at 7:37 A.M.), and Commissioner Xiong

MEMBERS ABSENT: Commissioner Dalton and

STAFF PRESENT: Mr. Johnathan, Ms. Schermerhorn (arrived at 7:35 A.M.), Mr. Goodman, and Ms. Schmidt

PUBLIC IN ATTENDANCE: None

OPEN SESSION

Consent Agenda

- 1. Report and Consideration on the Consent Agenda**
 - A. Minutes from the Meeting of September 28, 2015**
 - B. Monthly Status on CDBG Rehabilitation Loans**
 - C. CDBG Rehabilitation Loan Program Delinquency Report**
 - D. Monthly Expenditures**
 - E. Operating Statements of Housing Authority Rental Assistance Programs, if available**
 - F. Housing Authority Investments, if available**
 - G. Tenant 30-Day Delinquency Report**
 - H. Housing Authority Waiting Lists**
 - I. New Tenant Placement Report**
 - J. Tenant Occupancy Report**
 - K. Summary of Terminations, Appeals, and Hearing Results**
 - L. Housing Authority Newsletters, if available**
 - M. Tax Intercept Update**

Vice Chair Prindle moved to approve the consent agenda and Commissioner Xiong seconded.

Roll Call: Chair Klinkhammer – Aye; Vice Chair Prindle – Aye; Commissioner Xiong – Aye

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Business Agenda

2. Report and Consideration on CDBG Housing Rehabilitation Loans, if available

There were no loans at this time so it was not necessary to go into closed session.

Mr. Johnathan introduced Mr. Goodman as the new CDBG Rehabilitation Home Loan Program Specialist.

3. Report and Consideration on a Resolution Regarding Housing Authority Insurance Coverage

Mr. Johnathan reported on the choice of American Family Insurance being the lowest responsible and the contract be awarded in the amount of \$83,017.00.

Commissioner Xiong moved to approve the Resolution and Vice Chair Prindle seconded.

Roll Call: Chair Klinkhammer – Aye; Vice Chair Prindle – Aye; Commissioner Xiong – Aye

Staff member Ms. Schermerhorn arrived at 7:35 A.M.

4. Report and Consideration on a Resolution Regarding Housing Authority Officials & Employee Practices Liability Insurance Coverage

Mr. Johnathan reported that the lowest responsible bidder was Philadelphia Indemnity Insurance Company through Marsh & McLennan Agency with the contract awarded in the amount of \$4,632.00.

Commissioner Rusin arrived at 7:37 A.M.

Commissioner Xiong moved to approve the Resolution and Vice Chair Prindle seconded.

Roll Call: Chair Klinkhammer – Aye; Vice Chair Prindle – Aye; Commissioner Rusin – Aye;
Commissioner Xiong – Aye

5. Report and Consideration on a Resolution Selection of Consultant to Perform Public Housing RPCA

Mr. Johnathan reported that the process of the RAD conversion for Public Housing required some of the units to go through a RAD Property Condition Assessment inspection with lead testing, asbestos testing, and radon testing. The contract was awarded to the lowest responsible bidder, EMG Corp., for up to \$60,000.00.

Vice Chair Prindle moved to approve the Resolution and Commissioner Xiong seconded.

Roll Call: Chair Klinkhammer – Aye; Vice Chair Prindle – Aye; Commissioner Rusin – Aye;
Commissioner Xiong – Aye

6. Director's Update / Board Announcements and Directives

None.

7. Set Date for Next Meeting

The next regular meeting is scheduled for Monday, November 30, 2015 at 7:30 A.M. in the City Council Chambers at City Hall.

Commissioner Xiong moved to adjourn the meeting and Vice Chair Prindle seconded.

Roll Call: Chair Klinkhammer – Aye; Vice Chair Prindle – Aye; Commissioner Rusin – Aye;
Commissioner Xiong – Aye

The meeting adjourned at 7:46 A.M.

October 28, 2015

Date



~~M. Laurie Klinkhammer, Chair~~
WILLIAM PRINDLE, VICE-CHAIR

October 28, 2015

Date



Keith D. Johnathan, Secretary

