



**MINUTES**

**October 25, 2021**

**7:45 AM**

**Regular Meeting**

**City Hall – Council Chambers**

**203 S Farwell St**

**EAU CLAIRE, WI**

Ms. Klinkhammer called the meeting to order at 7:51 AM with Ms. Klinkhammer, Mr. Weinke and Mr. Lor attending virtually via Webex. Ms. Deutsch present in person. Mr. Dang was absent. Ms. Cleasby called the role:

<b>MEMBERS PRESENT:</b>	<b>MEMBERS ABSENT:</b>	<b>STAFF PRESENT:</b>
Chairperson: Laurie Klinkhammer - Virtual Vice Chair: Paul Weinke – Virtual Commissioner: Betty Deutsch – In Person Commissioner: John Lor – Virtual	Commissioner: Dang Yang – Absent	Keith Johnathan Ruth Schermerhorn Kriss Cleasby

**CONSENT AGENDA**

**1. Report and Consideration on the Consent Agenda**

Mr. Johnathan reported on the Consent Agenda.

- A. Minutes – September 27, 2021
- B. Community Development Block Grant (CDBG) Rehabilitation Loan Program Monthly Reports
  - 1. Application Status Report
  - 2. Monthly Loan Status Report
  - 3. Year to Date Report
  - 4. Delinquency Report
- C. Housing Authority Financial Monthly Reports
  - 1. Monthly Expenditures
  - 2. Operating Statements, if available
  - 3. Investments
  - 4. 30-Day Tenant Delinquencies
  - 5. Tax Intercept Update, quarterly
- D. Housing Authority Occupancy Monthly Reports
  - 1. Waiting List
  - 2. Tenant Placements
  - 3. Occupancy Report & Vacant Units Move-Out Summary
  - 4. PHAS Quarterly Report
  - 5. Summary of Terminations, Appeals, and Hearings
  - 6. Newsletters, if available

Motion to approve As Presented:

Vice Chair Weinke

Second Motion:

Commissioner Lor

Motion Carried:

Yes – Unanimous Vote

## BUSINESS AGENDA

### 2. CDBG Rehabilitation Loans

None this month

### 3. Business Considerations

A. Mr. Johnathan reported on a Resolution Regarding Pay Plan Revision which included staff rate increases of 1.25% for January 1, 2022 and July 1, 2022.

Motion to approve As Presented: Commissioner Lor  
Second Motion: Vice Chair Weinke  
Motion Carried: Yes – Unanimous Vote

B. Mr. Johnathan reported on a Resolution Regarding Substantial Rehab Contract Rent Changes.

Motion to approve As Presented: Vice Chair Weinke  
Second Motion: Commissioner Deutsch  
Motion Carried: Yes – Unanimous Vote

C. Mr. Johnathan reported on a discussion regarding a change in Board of Commissioners' Scheduled Meeting Day.

### 4. Director's Update/ Board Announcements & Directives

Mr. Johnathan checked with the manager's office about changing the day of the meeting to accommodate Chairperson Klinkhammer's schedule. The Manager's office did not have a problem with the change so long as it was within the bylaws and it did not conflict with any other meeting.

Ms. Klinkhammer suggested Tuesday morning as an alternative to Monday. All other board members were in agreement with this day. Mr. Johnathan confirmed that it did not conflict with any other meetings.

#### Next Meeting Date

November 30, 2021  
7:45 AM  
City Hall Council Chambers  
And Via Webex

Motion to approve As Presented: Commissioner Lor  
Second Motion: Vice Chair Weinke  
Motion Carried: Yes – Unanimous Vote

Adjournment: 8:01 A.M.