



**MINUTES**

**January 25, 2022  
7:45 AM  
Regular Meeting**

**City Hall – Council Chambers  
203 S Farwell St  
EAU CLAIRE, WI**

In Ms. Klinkhammer’s absence, Mr. Weinke called the meeting to order at 7:58 AM with Mr. Lor attending virtually via Webex and Ms. Deutsch present in person. Ms. Cleasby called the role:

MEMBERS PRESENT:	MEMBERS ABSENT:	STAFF PRESENT:
Vice Chair: Paul Weinke Commissioner: John Lor Commissioner: Betty Deutsch	Chair: Laurie Klinkhammer Commissioner: Dang Yang	Keith Johnathan Ruth Schermerhorn Kris Cleasby

**CONSENT AGENDA**

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

- A.** Minutes – December 28, 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. Tenant Obligation Report
  - 6. Tax Intercept Update, quarterly
  - 7. PHAS Report, quarterly
- D.** Housing Authority Occupancy Monthly Reports
  - 1. Waiting List
  - 2. Tenant Placements
  - 3. Occupancy Report & Vacant Units Move-Out Summary
  - 4. Summary of Terminations, Appeals, and Hearings
  - 5. Newsletters, if available

Mr. Johnathan reported on the consent agenda.

Motion to approve as presented: Commissioner Deutsch  
 Second Motion: Commissioner Lor  
 Motion Carried: Yes – Unanimous Vote

## BUSINESS AGENDA

### 2. Business Agenda

CDBG Rehabilitation Loans – No Rehab Loans this month

### 3. Business Considerations

- A. Report and Consideration on a Resolution Regarding Administrative Policies – Public Housing
- B. Report and Consideration on a Resolution Regarding Tenant Related Policies – Public Housing

Mr. Johnathan reported on the resolutions regarding Administrative Policies and Tenant Related Polices for Public Housing. HUD requires this approval on an annual basis.

Motion to approve as presented: Commissioner Lor  
Second Motion: Commissioner Deutsch  
Motion Carried: Yes – Unanimous Vote

- C. Report and Consideration on a Resolution Regarding Increased Maximum Rehabilitation Property Values

Mr. Johnathan reported a resolution regarding the CDBG Increased Maximum Rehabilitation Property Values.

Motion to approve as presented: Commissioner Deutsch  
Second Motion: Commissioner Lor  
Motion Carried: Yes – Unanimous Vote

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

Mr. Johnathan updated the board on the Mold lawsuit. The case will be going forward. The Motion to Dismiss was not granted. Depositions will begin in March 2022.

Mr. Johnathan reported that the lawsuit against HUD had been settled. As a result of the 2012 lawsuit, in which HUD hadn't provided adequate operating subsidies to the Housing Authorities, the Eau Claire Housing Authority would be receiving a settlement of approximately \$274,000.00.

### 5. Next Meeting Date

February 22, 2022  
7:45 AM  
City Hall Council Chambers  
And Via Webex

Motion to Adjourn: Commissioner Lor  
Seconded: Commissioner Deutsch  
Motion Carried: Yes – Unanimous Vote

Adjournment: 7:56 A.M.