



HOUSING AUTHORITY OF THE COUNTY OF PORTAGE
1100 Centerpoint Dr., Suite 201B Stevens Point WI 54481
Housing Authority Office: 715-346-1392

“This institution is an equal opportunity provider and employer.”

MINUTES
OF THE MONTHLY MEETING
OF THE BOARD OF COMMISSIONERS
7-14-2021

1. The meeting was **called to order** at 4:00 p.m. by Carter at the Housing Authority Office, 1100 Centerpoint Dr., Suite 201B, Stevens Point, Wisconsin 54481.

2. A **roll call** was taken as follows:

Members Present: Christian Budzinski X Yes Absent
Holly Carter X Yes Absent
Ntxhais Chai Moua Yes X Absent - Excused
Chris Doubek X Yes Absent
Sharon Mras Yes X Absent - Excused
Also Present: Stacy Cieslewicz, Executive Director X Yes Absent

3. Carter called for **corrections to the minutes** of 6-9-21. Corrections made? No
Motion by Budzinski, second by Doubek to **approve the minutes** as presented.
A roll call vote revealed 3 ayes, 0 nays, excused Moua and Mras. Motion carried. Yes

4. **Correspondence** – None

5. **Director’s Update:**

Occupancy Report

Project I - 1 -1 Bedroom & 1 - 2 Bedrooms Vacancies at Tomorrow River Villa in Amherst
 0 -1 Bedroom & 0 -2 Bedrooms Vacancies at Rustic Manor in Rosholt

Project II - 3 -1 Bedroom Vacancies at Hillside Manor in Amherst
 3 -1 Bedroom Vacancies at Sunset Manor in Almond
 2 -1 Bedroom Vacancies at Milladore Manor in Milladore

Project III - 1 -2 Bedrooms & 2 -3 Bedrooms Vacancies at Parkview in Amherst
 0 -2 Bedrooms & 2 -3 Bedrooms Vacancies at Northview in Junction City
 2 -2 Bedrooms & 1 -3 Bedrooms Vacancies at Eastview in Rosholt

Section 8 County Vouchers

We have 196 households on lease and 0 vouchers issued for July, 2021.

A review was made of the **Account Balances** as of 7-14-21 and the **Income & Expense Report** for the end of: May 2021. Comment made? No

Properties: - Staff is working on recently vacated apartments at Northview and Eastview – Long time tenants and a lot of wear and tear.

6. **Review of Housing Authority Disbursements:**

Disbursements for May and June, 2021 were not available. No Action Taken.

Public Notice: Public in attendance? No

7. **Discussion/Possible Action -** Roll Call Vote to Enter into Closed Session Pursuant to Wisconsin Statutes 19.85 (1)(c) for the purpose of Discussion, Hearing, and Deliberation regarding:
1) Annual Performance Evaluation by Board for Executive Director

Motion by Doubek second by Budzinski to Enter into Closed Session
Voice Roll Call Vote to Enter into Closed Session for Action on Closed Session Agenda Item(s)
A voice roll call vote revealed ayes by Doubek, Budzinski, Carter, _0_ nays, excused Moua and Mras.
Motion carried to enter closed session? **No**

Closed Session in Progress

Motion by Budzinski, second by Doubek to Enter into Open Session
Voice Roll Call Vote to Enter into Open Session for Action on Closed Session Agenda Item(s)
A voice roll call vote revealed ayes Doubek, Budzinski, Carter, _0_ nays, excused Moua and Mras.
Motion carried to enter open session? **Yes**

Budzinski was acting secretary in closed session.

Closed Session Item #1:

Cieslewicz reviewed evaluation – no questions.

Motion by Budzinski, second by Doubek to approve of the Executive Director Annual Performance Evaluation as discussed in closed session.

A roll call vote revealed _3_ ayes, _0_ nays, excused Moua and Mras. Motion carried. Yes

8. **Discussion/Possible Action - Multifamily Housing Preservation Revitalization (MPR) Program**
No new updates to report. No action taken

9. **Discussion/Possible Action - Emergency Housing Vouchers – Resolution 21-07**

Cieslewicz was reviewing Resolution with Board – Cieslewicz has a conference call with Shirley Wong – Director of the HUD Milwaukee Field Office on Thursday, July 15, 2021 to discuss our options as far as Opting Out of the Emergency Housing Vouchers (EHV) – The EHV would then be reallocated probably to a general pool of EHV's administered by WHEDA. The partnering Balance of the State – Consortium of Care (CoC) is only supposed to be a referral agency but is micromanaging our policies and procedures and if we do not abide by her requests for policies and procedure changes, she will not be referring clients to our agency. A lot more work involved then what was initially thought. We are a small agency and way too much work involved for fifteen EHV's. We would have to micromanage every dollar spent, tons of follow-up/reporting, additional procedures are being required, etc. Cieslewicz may bring back to the Board Resolution 21-07, if our agency is going to continue to move forward with the EHV program. If not, Resolution 21-07 will be null and void. No Action Taken.

Next Meeting Date:

Motion by Budzinski, second by Doubek to approve meeting on August 11, 2021 at 4:00 p.m. at the Housing Authority Office at 1100 Centerpoint Dr., Suite 201B, Stevens Point, WI.

A roll call vote revealed _3_ ayes, _0_ nays, excused Moua and Mras. Motion carried. Yes

Carter asked for any objection to adjournment

Motion by Budzinski, second by Doubek to **adjourn** the meeting at 4:40 p.m.

A roll call vote revealed _3_ ayes, _0_ nays, excused Moua and Mras. Motion carried. Yes

Respectfully Submitted,