

**APPLETON HOUSING AUTHORITY
BOARD OF COMMISSIONERS MEETING July 19, 2010**

Commissioner Attendees:
Ed Schmidt; Chairperson
Val Dreier; Commissioner

Patrick DeWall; Commissioner
Judy Lange; Commissioner
Kathy Groat; Vice-Chairperson

Commissioner Excused: None,

Staff Present: Debra Dillenberg; Executive Director, Aaron Hilbert;
Executive Finance Coordinator.

I. Call to Order-With a quorum of the board being in attendance, Chairperson Schmidt called the meeting to order at 12:30 pm.

Approval of Minutes: Chairperson Schmidt called for a motion to approve the minutes of May 17, 2010 with no corrections.

Motion to Approve: By Vice-Chairperson Groat.

Motion seconded: By Commissioner Dreier.

Motion carried: Yes.

Chairperson Schmidt called for a motion to approve the minutes of June 28, 2010 with no corrections.

Motion to Approve: By Commissioner Dreier.

Motion seconded: By Commissioner Lange.

Motion carried: Yes.

Abstain: Vice-Chairperson Groat.

II. Financial Report:

Aaron reviewed the comprehensive agency financial statements for all programs for the period ending June 30, 2010. Review included Cash & Investments, Financial Summaries for Public Housing, Operating Reserve Accounts, Variances, Section 8, Washington Place and other Programs. Discussion followed. Aaron reviewed the cash & investments page, total expenses under public housing were still coming under budget, the maintenance truck was sold outright for \$19,000 to AASD and a new truck & plow was purchased under Capital funding. Washington Place was also substantially under budget with tight reins on expenditures. Section 8 has only a proposed net income of \$2,521 after expenses. Chairperson Schmidt called for a motion to approve all financial reports as submitted.

Motion to Approve: By Commissioner DeWall.

Motion seconded: By Commissioner Lange.

Motion carried: Yes.

III. Approval of Bills:

Expenditures for the month of May 2010 were reviewed by the commissioners with Aaron summarizing various expenses in detail. Check detail #12629 through #12760 was provided and reviewed by the commissioners. Check summary was provided for check # 12727 to the City of Appleton for repayment of rental rehab loan funds for Washington Place. Aaron provided a description clarification for check #12722, #12723, and #12649. Chairperson Schmidt called for a motion to approve the bills as submitted.

Motion to Approve \$145,317.21: By Commissioner DeWall.

Motion seconded: By Commissioner Lange.

Motion carried: Yes.

Expenditures for the month of June 2010 were reviewed by the commissioners with Aaron summarizing various expenses in detail. Check detail # 12761 through #12864 was provided and reviewed by the commissioners. Check summary was provided for check #12769, #12770, #12809, #12810, #12846, and #12864. Chairperson Schmidt called for a motion to approve.

Motion to Approve \$284,024.24: By Commissioner DeWall.

Motion seconded: By Vice-Chairperson Groat.

Motion carried: Yes.

IV. Unfinished Business:

Chairperson Schmidt declared there was no unfinished business.

V. New Business:

Chairperson Schmidt brought up Resolution #2010-12 WHEDA Tax Credit Reservation payment and asked Ms. Dillenberg to explain. After considerable discussion, this item was deferred.

Motion to Approve: By Commissioner Dreier.

Motion seconded: By Commissioner Lange.

Motion carried: Yes.

Ms. Dillenberg informed the board of the upcoming "Ice-Cream Social" at Oneida Heights. WHBY Radio will perform a live broadcast and Coldstone Ice-Cream will be serving. Tours will be given by staff. This event is open to the public.

Ms. Dillenberg stated that in the event she needed to utilize the services of a consultant for Riverwalk Place, she was seeking board approval to do so and expend funds towards this service.

Motion to Approve: Commissioner DeWall.

Motion seconded: By Commissioner Lange.

Motion carried: Yes.

Ms. Dillenberg reviewed the following department reports with the commissioners: Housing Choice Voucher, Public Housing, Washington Place,

Oneida Heights, Maintenance Report, Family Self-Sufficiency, Public Health Nurse Report, Homebuyer and TBRA.

Any other Business:

Ms. Dillenberg provided the commissioners with information on the Leo Dower ED/Commissioner training in September. Ms. Dillenberg informed the board that the house purchased by the AHA has sold at auction with a recoup of the funds owed to the AHA pending a closing with the new owners.

Adjournment:

With there being no further business before the board, Chairperson Schmidt called for a motion to adjourn the regular meeting of the board of commissioners.

Motion to Adjourn: By Vice-Chairperson Groat.

Motion seconded: By Commissioner DeWall.

Motion carried: Yes.

Certification: I hereby certify that the foregoing minutes were duly adopted by the Board of Commissioners this 11th Day of October, 2010.

_____ Debra Dillenberg, Board Secretary
Seal