

Minutes of the
HOME Board Meeting
July 18, 2024

Members Present: Russell Kutz, John Kannard, Christine Howard, Duane Paulson, Deb Sielski, Jay Schreurs, Kathleen Schilling

Staff: Kristin Silva, Christina Brockish

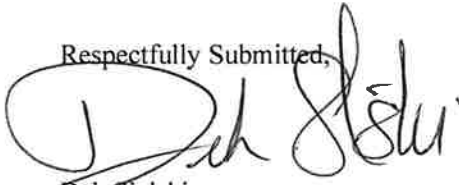
Absent: Kris Deiss, Maria Watts, Jay Shambeau

Guests: Roxanne Witte, Jefferson County

1. The meeting was called to order via Teams by Deb Sielski, Chairperson, with a quorum of the Board present at 10:00 am via Microsoft Teams Meeting 414-435-2078 Conference ID# 494 294 003.
2. The Board Chair led the Pledge of Allegiance.
3. On a motion by Jay Schreurs and seconded by John Kannard the minutes from the May 16, 2024, HOME Board meeting was unanimously approved with the minor change of adding Duane Paulson as present.
4. No staff or public comments.
5. Kristin Silva presented the updated Financial Status report. The Core programs continue to be slow, especially DPA. Woodside Prairie is complete; they just need to do their final draw. Kristin is working on the HOME-ARP contracts, they are more difficult than anticipated and a Technical Assistance call is scheduled with HUD National to occur in the upcoming weeks.
6. Kristin Silva explained the need for a NRSA boundary analysis. UW Waukesha would prepare the analysis. If any changes are recommended after the analysis, they would be included in the Con Plan for 2025-29. On a motion by Duane Paulson and seconded by Christine Howard the board unanimously approved allocating up to \$10,000.00 to the NRSA boundary analysis project.
7. Kristin Silva informed the Board no public comments were received regarding the 2024 Annual Action Plan. On a motion by Christine Howard and seconded by John Kannard, the 2024 Annual Action Plan was unanimously approved.
8. Kristin Silva explained that the Lutheran Social Services (LSS) Tenant Based Rental Assistance contract expired on June 30, 2024, and requested the board grant an extension through September 30, 2024, and grant additional funds of \$62,129.00. On a motion by John Kannard and seconded by Duane Paulson, the extension of the Lutheran Social Services Tenant Based Rental Assistance contract was unanimously approved.
9. Kristin Silva discussed the recent Request for Proposal for the Tenant Based Rental Assistance Program. Hebron Housing Services is the selected provider, and their services will begin on September 1, 2024, with a 5-year contract that will be reviewable annually. Hebron Housing Services, Inc. will be required to provide a 25% match. On a motion by Duane Paulson and seconded by John Kannard the acceptance of a new Tenant Based Rental Assistance provider was unanimously approved.

10. Kristin Silva discussed the progress of the 2025-2029 Five-Year Consolidated Plan and 2025 Annual Action Plan being developed in conjunction with Mosaic. Melissa from Mosaic will present updates at the September Board meeting.
11. On a motion by Christine Howard and seconded by John Kannard, the meeting was adjourned at 10:33 am.

Respectfully Submitted,



Deb Sielski