

Minutes of the
HOME Board Meeting
December 19, 2024

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

Staff: Kristin Silva, Christina Brockish, Debbie Narus

Absent: Mark Groose, Jay Schreurs, Jay Shambeau, Maria Watts,

Guests: Melissa Songco, Habitat for Humanity

1. The meeting was called to order via Teams by Deb Sielski, Chairperson, with a quorum of the Board present at 10:07 am via Microsoft Teams Meeting 414-435-2078 Conference ID# 902 923 530#.
2. The Board Chair led the Pledge of Allegiance.
3. On a motion by Kris Deiss and seconded by Christine Howard the minutes from the November 21, 2024, HOME Board meeting minutes were unanimously approved.
4. No public comments. Staff comment - Congress hasn't passed the budget for 2025—we are operating under a Continuing Resolution which expires on December 20, 2024. Our HUD Representative visited Waukesha County and toured Habitat for Humanity projects and Family Promise of Waukesha County.
5. Kristin Silva presented the updated Financial Status report. The Core program demand has increased.
6. The demand for the core Rehab program has increased. On a motion by John Kannard and seconded by Christine Howard, the request to move \$100,000 from the Purchase/Rehab budget to the Rehab budget was unanimously approved.
7. The demand for the core DPA program has increased. On a motion by Kris Dies and seconded by John Kannard, the request to move \$100,000 from the unallocated budget to the DPA budget was unanimously approved.
8. Habitat for Humanity Fort Atkinson Project Application – The Executive Committee rated the project, and it scored an 80/100. The project was recommended by the Executive Committee to the HOME Board. Project terms were discussed and include the approval of the full \$200,000 project request. Terms: \$130,000 will be provided in the form of a grant to Habitat for Humanity, where \$65,000 will be forgiven at close for each unit. The homeowner will receive a \$35,000 Downpayment Assistance type loan. Of the \$35,000, \$15,000 will be repayable to Waukesha County at the time of sale of the property, the remaining \$20,000 will be reduced by \$4,000 for every five (5) years the homeowner remains in the home. On a motion by Kathleen Schilling and seconded by

Christine Howard, the Habitat for Humanity Fort Atkinson Project Application and terms of the project were approved by unanimous vote.

9. 2025 HOME Calendar was reviewed.
10. The proposed 2025 Slate of Officers was discussed. On a motion by Russell Kutz and seconded by Duane Paulson, the 2025 Slate of Officers was unanimously approved.

2025 Slate of Officers

Chairperson: Christine Howard

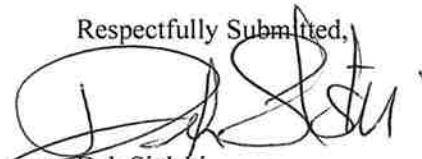
Vice Chairperson: John Kannard

Secretary: Kathleen Schilling

Treasurer: Kris Deiss

11. On a motion by Kris Deiss and seconded by Kathleen Schilling, the meeting was adjourned at 10:37 am.

Respectfully Submitted,



Deb Sielski