

CITY OF DODGEVILLE HOUSING AUTHORITY

Monthly Regular Board Meeting
100 E. Fountain Street
Dodgeville, WI

April 10, 2024, 10:00 a.m.
In Person Meeting – Dodgeville City Hall
& Virtual

Join Zoom Meeting

Meeting ID 871 7367 9351
Passcode: Dodgeville

- Certification of Public Notice and Approval of Agenda
- Approval of Minutes from March 13, 2024
- Financials
 - ✓ March
- Program updates
 - ✓ Status of program
 - ✓ PIC Monitoring – High Performing!
- Other Business
 - ✓ WRRP Landlord Grant update
 - ✓ Quarterly
 - Policies
 - Management Contract
 - Five Year Plan
 - Admin Plan
 - ✓ Board Positions
- Next meeting
 - ✓ Scheduled - May 8, 2024
- Motion to Adjourn.

Dodgeville Housing Authority (DHA) Minutes, March 13, 2024

Present at Dodgeville City Hall: Commissioners Terry Edwards, Jeff Thomas, Jeff Grayson, and John Ziehr. Present via Zoom: Representing Allegiant Property Management, Cindy Knutson, and Commissioners Patricia Rock, Tom DeVoss and Gretta Stilson.

Chairman Edwards called the meeting to order at 10:18 a.m. Tom DeVoss made the motion, Gretta Stilson second, to approve the Certification of Public Notice and Agenda. Motion passed unanimously. Terry Edwards presented the minutes from the February 14, 2024 meeting. John Ziehr made the motion, Gretta Stilson second, to approve the minutes as presented. Motion passed unanimously. Cindy Knutson presented the financial report for February, 2024. Gretta Stilson made the motion, Jeff Thomas second, to accept the report as presented. Motion passed unanimously. Cindy additionally informed the board that she is submitting to HUD our year-end financial report. A copy of this report will be provided to DHA.

Program Updates:

- Cindy Knutson provided the Housing Choice Voucher program update. DHA currently has 60 lease-ups, up one from the time of last month's review. There are 21 potential clients on the waiting list with seven briefings scheduled to be held in Dodgeville on March 14, 2024.
- Cindy reported that the most recent PIC Monitoring rating was 100%. All recertifications are in the system and we are in compliance.

The following was reviewed under New Business:

- Chairman Edwards informed the board that the terms of Commissioners Grayson, DeVoss and Rock will be ending in April. Whoever is elected Mayor of Dodgeville on April 2nd will need to fill these upcoming vacancies.
- Commissioner Grayson informed the board that the City of Dodgeville is currently being audited and DHA has provided auditors the requested financial information.

The following was reviewed under Old Business:

- The commissioners did their final review and edits of the information sheet and application for the proposed Residential Rental Rehabilitation Grant Program. The commissioners agreed to move forward with the program. Patricia Rock, Gretta Stilson, and Jeff Thomas have agreed to constitute the working group of commissioners to implement and operate the program with selected assistance from Allegiant Property Management. The working group will report to the board monthly. Letters will be sent to all landlords who serve DHA's Housing Choice Voucher program clients, giving them information and an opportunity to participate. Applications will be processed on a first-come, first served basis until December 31, 2024 or until all available funds are exhausted.

The next meeting of DHA will be held Wednesday, April 10, 2024 at 10:00 a.m. at Dodgeville City Hall, with a Zoom option available. There being no further business, John Ziehr made the motion, Patricia Rock second, to adjourn the meeting at 11:08 a.m. Motion passed unanimously.

Respectfully submitted,
Terry Edwards, Acting Secretary

Dodgeville Housing Authority
Balance Sheet
As of March 31, 2024

	Mar 31, 24
ASSETS	
Current Assets	
Checking/Savings	
Cash - Merchants	
1120.04 · Cash - Unrestricted	35,227.18
1120.05 · Cash - Restricted	1,992.64
Total Cash - Merchants	37,219.82
Total Checking/Savings	37,219.82
Total Current Assets	37,219.82
Other Assets	
WRRP Grant Project	
WRRP - BMO CD x6594	10,000.00
WRRP - BMO CD x8063	24,609.38
WRRP - BMO Money Market	21,416.08
WRRP - Fund Balance	-55,336.23
WRRP - Revenue - Interest	-689.23
Total WRRP Grant Project	0.00
Total Other Assets	0.00
TOTAL ASSETS	37,219.82
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	
2111.00 · A/P - Vendors & Contract...	2,655.20
Total Accounts Payable	2,655.20
Total Accounts Payable	2,655.20
Total Current Liabilities	2,655.20
Total Liabilities	2,655.20
Equity	
Retained Earnings	32,385.62
Net Income	2,179.00
Total Equity	34,564.62
TOTAL LIABILITIES & EQUITY	37,219.82

Dodgeville Housing Authority
Profit & Loss YTD Comparison
March 2024

	Mar 24	Jan - Mar 24
Ordinary Income/Expense		
Income		
Operating Revenue		
3410.00 · Revenue - HUD Gra...	27,170.00	77,948.00
3410.01 · Revenue - HUD Ad...	3,319.00	10,100.00
Total Operating Revenue	30,489.00	88,048.00
Total Income	30,489.00	88,048.00
Gross Profit	30,489.00	88,048.00
Expense		
Administration		
4190.01 · Office Expense	65.00	185.00
4195.00 · Management Fees	2,655.20	8,080.00
4395.00 · Membership Fees	0.00	70.00
Total Administration	2,720.20	8,335.00
HAP		
4715.01 · HAP Occupied Units	25,452.00	76,027.00
4715.04 · HAP Utility	647.00	1,507.00
Total HAP	26,099.00	77,534.00
Total Expense	28,819.20	85,869.00
Net Ordinary Income	1,669.80	2,179.00
Net Income	1,669.80	2,179.00