

## Community Development Authority of the City of Stevens Point Minutes

Meeting Date: October 26, 2011

Board Members Present: Mr. Andrew J. Halverson, Chairman; Mr. Hans Walther, Mr. Dave Cooper, Mr. Paul Adamski, Ms. Marge Molski, Mr. George Hanson

Board Member(s) Not Present: None

Also Present: Mr. Michael Ostrowski, Director of Community Development; Mr. Michael Morrissey Interim Executive Director CDA; Ms. Donna Bella, Chief Financial Officer CDA; Ms. Laurie Grube, Occupancy Specialist CDA; Mr. John Niedbalski, Maintenance Supervisor CDA; Ms. Mary Kampschoer, Resident Services Coordinator CDA; Mr. Mike Wiza, Fourth District Alderperson.

The meeting, held in the Dining Room of the Hi-Rise Manor, was called to order by Mr. Adamski at 4:30 pm.

Mr. Morrissey called the roll. The members listed above were in attendance.

Agenda item #3-- Approval of the October 11, 2011 meeting minutes. Mr. Walther noted that he was not in attendance of the October 11, 2011 meeting. Chairman Halverson moved to approve the minutes. Mr. Hanson seconded the motion. Motion carried 4-0.

Agenda item #4—Discussion of Hand Gun Policy—RuderWare Presentation by Mr. Dean Dietrich. Mr. Dietrich gave a presentation regarding the new concealed carry laws which go into effect November 1, 2011. Discussion ensued regarding the possibility of posting signs that would not allow concealed carry on CDA property(s), employee restriction on concealed carry, Mr. Niedbalski asked that the personal safety be considered for himself and Ms. Mary Kampschoer who are required to go on inspection into the homes of residents. Mr. Adamski questioned what the insurance company's view would be on allowing/not allowing concealed carry. Chairman Halverson asked for resident feelings on the issues. The group in attendance was split on the issue. The Agenda was tabled for further consideration.

Agenda item #5—Discussion and possible action on the CDA Investment Policy. Mr. Morrissey indicated that he had met with Baird and John Schlice; he then referred to the City of Stevens Point Investment Policy dated March 1976 and included in the Board members packet. Mr. Adamski mentioned that the policy should be adapted every year. Mr. Morrissey noted that he and the Chairman Halverson would be meeting with Baird Thursday, October 27, 2011. This Agenda item was tabled.

Agenda item #6-- Discussion and possible action on the CDA ADRC-Nutrition Program Reorganization at the Hi-Rise. Another Public Hearing at the Hi-Rise Manor had just taken place regarding the possible closing of the Hi-Rise Meal site. Mr. Morrissey referred to the memo from Janet Zander, ADRC Director and Joni Smith, Nutrition Program Director. Chairman Halverson discussed the possibility of the CDA Board reaching out officially and financially in support of the program continuing for the residents of the Hi-Rise Manor. Ms. Kampschoer spoke about the "Older Americans Act" stating that we must have a majority of elderly people taking part in the program in order to qualify, she indicated that she had inquired about a possible waiver for the Hi-Rise Manor. Chairman Halverson motioned for CDA financial support

of the program along with pursuing other methods of support/donation, 2<sup>nd</sup> by Mr. Adamski. All Ayes, nays none. Motion carried.

Agenda item #7 Discussion and possible action on the implementation of a Smoking Policy at Hi-Rise Manor and Edgewater Manor. Mr. Morrissey discussed the greater risks of fire from smoking; including personal injury and property damage. Mr. Morrissey referred to the document included in the Board Members packet titled Smoking Policy. Mr. Morrissey stated that he feels there would be no adverse effects on occupancy and that it would be a positive marketing point if the building had a no smoking policy. Chairman Halverson referred to Mr. Niedbalski regarding the damage and extra costs associated with the turnover of a smokers apartment. Mr. Adamski inquired about the possible benefits to the insurance premium if a policy is in place. Attending residents spoke regarding the change. Chairman Halverson asked for the attending residents to show hands in favor of a No Smoking Policy and then he asked for a show of hands in opposition to a No Smoking Policy. The vote was split nearly ½ for, ½ against. The Agenda was tabled.

Agenda item #8- Discussion of CDA By-Laws. A copy of the By-Laws for the Community development Authority of the City of Stevens Point were included in the Board packets and referred to for review. The By-Laws are from 1978; consensus was a need for an update. The Executive Director shall present an updated draft at the next Board meeting. Ms. Molski expressed her disappointment that the Bi-Laws are so outdated.

Agenda item #9- Discussion and possible action on CDA owned agency passenger vehicle(s). Resolution #81-6 was referred to as the policy from 1981 regarding the agency's Ford Focus automobile that was in the past used almost solely by Mr. Jim Hamilton, Mr. Hamilton was allowed to take said vehicle to and from work, storing the vehicle overnight at his home due to being "on call". It was questioned by Mr. Morrissey to what use the board would like to see for this automobile. Ms. Kampschoer spoke of the uses an agency car is needed for. The board was in agreement that the agency car would be retained for the use of employees; it is be parked in the city lot on Briggs Court over night and made available during the work day for employees on company business. The Resolution #81-6 is in need updating and the insurance on the vehicle should be reviewed.

Chairman Halverson made mention of an exit interview with Mr. Morrissey to take place October 27, 2011.

Chairman Halverson congratulated the Board on the newly acquired property of the CenterPoint mall.

  
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Chairman  
  
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Executive Director

11/22/2011  
Date  
11/22/2011  
Date

Minutes Submitted by: \_\_\_\_\_