

**HOUSING REHABILITATION COMMITTEE MEETING
MARSHFIELD, WISCONSIN
MINUTES OF NOVEMBER 2, 2010**

Meeting called to order by Jim Benson at 4:00 PM in Room 109 City Hall Plaza.

PRESENT: Paula Jero, Ald. Gordon Earll, Pastor Bob Leshner, Jim Benson, Barb Larson, Janet Witt

ABSENT: Tom Hensler

ALSO PRESENT: Keith Strey, Finance Director City of Marshfield, Jason Angell, Director of Planning and Economic Development City of Marshfield

Jero presented the changes to the CDBG program effective 9/15/10. These changes were presented at a two day conference that Jero attended on behalf of the City of Marshfield. The first change is that the Work Write-up needs to be done by the same person that is doing the Housing Quality Standards Inspections. Inspections are currently being done by the Building Inspectors and they have also begun to do the detailed work write-up. This change allows for a detail job expectation for contractors. The second change is there is no equity threshold for approval/denial as far as the State is concerned. Negative equity is not the sole reason for denial, significant health and safety concerns should guide the committee's decision. As a result we have to do an inspection regardless of the equity in a house.

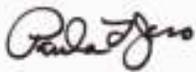
Jero presented a Subordination request for Loan # 2000-1. The homeowner is seeking a home equity loan from Marshfield Savings Bank to repair her foundation. Jero reminded the committee that obtaining a home equity loan for the sole purpose of rehabilitating their primary residence is one of the allowable reasons to subordinate a loan position. **HRC10-12 motion by Leshner, second by Larson to approve the Loan Subordination for Loan #2000-1. Vote is 5-0, motion carries.**

Jero presented a Work Write-Up for Loan Applicant #2010-19. This home had a significant portion of its foundation collapse in the heavy rains this fall. The homeowner obtained a home equity loan from Central City Credit Union to repair the collapsed section. The building inspection has noted that the other three wall of the foundation need to be rebuilt. The committee reviewed the work write-up from the building inspector and the bid of \$13,000 from the contractor. Jero noted that this is a very small house, thus the cost of the work can be done within the program's loan amount. **HRC10-13 motion by Larson, second by Witt to approve Loan Application #2010-19. Vote is 5-0, motion carries.**

The committee will not meet on November 18. Because of the holidays it was decided that their next meeting will be December 9th at 4:00 p.m.

Motion by Larson, second by Earll to adjourn at 4:45 p.m.

All 'Ayes' motion carried.



Paula Jero – Program Administrator