

PUBLIC MEETING NOTICE

CHIPPEWA COUNTY HOUSING AUTHORITY

MONDAY, SEPTEMBER 26, 2022

**THE MEETING WILL FOLLOW DIRECTLY AFTER THE SECTION 8 INFORMAL
HEARING WHICH BEGINS AT 3:30 P.M.**

**THE MEETING WILL BE HELD IN ROOM 016, CHIPPEWA COUNTY COURTHOUSE
711 N. BRIDGE ST., CHIPPEWA FALLS, WI**

1. Call to Order
2. Roll Call
3. Members of the Public Wishing to be Heard
4. Consent Agenda
(Unless separation of an item is requested, all will be adopted in one motion)
 1. Approve the Agenda
 2. Approval of the Minutes of the August 15, 2022 Meeting
 3. Schedule next meeting date – October 24, 2022
5. Reports:
 1. Section 8 Housing Choice Voucher Award
 2. Update on 102 McKnight St. Stanley
 3. Regional CDBG Program Monitoring
 4. Update on Hope Village Project and Grant Monitoring
 5. Schedule Annual Hearing Regarding 5-Year PHA Plan
 6. Executive Director Employment Review
6. Business Items:
 1. Approval of the Financial Reports for August 2022
 2. Resolution 2022-07: To Sell 102 McKnight St. Stanley
7. Agenda Items for Future Consideration
8. Adjournment

Cc: County Media, County Board Chairman, County Clerk and County Administrator

Persons needing additional accommodations should contact Jessica Oleson-Bue at 715-726-7933.



Equal Opportunity

This Institution is an Equal Opportunity Employer and Housing Provider

**PUBLIC MEETING MINUTES
CHIPPEWA COUNTY HOUSING AUTHORITY (CCHA)
MONDAY, AUGUST 15, 2022 AT 3:30 P.M.
ROOM 016 OF THE CHIPPEWA COUNTY COURTHOUSE**

1. CALL TO ORDER

Hull called the meeting to order at 3:33 p.m.

2. ROLL CALL

Members present: Danielson, Hull, Jankoski, Kingenberg and McGill

Members absent: none

Others present: Oleson-Bue, Pat Jankoski

3. MEMBERS OF THE PUBLIC WISHING TO BE HEARD

None.

4. CONSENT AGENDA

Klingenberg and Jankoski made a motion to approve the meeting agenda, minutes of the July 25, 2022 meeting as printed, and schedule the next meeting for September 26, 2022. Motion carried with all present voting aye.

5. REPORTS

1. Rental Housing – Affordability Standards: Oleson-Bue referenced the written report and noted that she was surprised to see so many different rent limits for various affordable housing programs. McGill stated the information is helpful for initial conversations with developers around affordable housing. Oleson-Bue stated that she is willing to provide additional information or support as needed, and noted that the Authority's locally established payment standards would be a good reference because a low-income person could utilize a housing choice voucher to receive a rental subsidy at any qualifying unit where rent plus any tenant-paid utilities fall within those standards.

2. Update on Results of TBRA Monitoring: Oleson-Bue referenced the documents that were included in the meeting packet and explained the steps taken by the Authority to resolve the two findings and administer the program in accordance with the program requirements.

3. Update on Hope Village: Oleson-Bue stated that the final walk-through of the community center building will take place on 8/16/22 with the contractor. Oleson-Bue stated that the sidewalks and concrete pads for the tiny houses are in place and the infrastructure work is moving quickly. Oleson-Bue stated that the Authority's staff member, Valerie, has been on site conducting interviews with the workers to monitor the federal wage rate requirements throughout this project. Oleson-Bue stated that Hope Village is conducting an open house on 8/22/22 at 5:30 p.m. and encouraged anyone to attend if they are interested. Jankoski inquired about the amenities within the community center building and Oleson-Bue stated that there is a shared kitchen, dining area, three bathrooms with showers, laundry machines, a bathroom that can be accessed from outside, two offices and a conference room that will be set up with computers for the tiny house guests to have online access to completing applications for employment and other community resources.

6. BUSINESS ITEMS

1. Approval of the Financial Reports for July 2022: Oleson-Bue referenced the financial reports and called attention to the unused TBRA administrative funds that were returned to United Way of the Greater Chippewa Valley. Jankoski asked if the Authority received any other funding for the TBRA program and Oleson-Bue stated that Rutledge Charities has continued to provide support for this program and that she did not apply for another United Way grant this funding cycle since the Authority is working with the Family Support Center for case management services at no cost to the Authority and the United Way funds were previously used to support paid case management services through the Career Development Center –

Outreach Office. McGill and Danielson made a motion to approve the financial reports for July 2022 as presented. Motion carried with all present voting aye.

2. Resolution 2022-06: To Increase the Inspection Fee for Home Repair and Homebuyer Programs:

Discussion included the inspection fee amounts that other regional administrators are charging for the CDBG program. Oleson-Bue noted that when this information was collected in 2019, the Authority had the lowest inspection fee, and that the current fee is not adequate to cover the cost of the inspectors time in conducting inspections and writing bid specifications. Oleson-Bue noted that the proposed fee increase is expected to be adequate for 4-5 years, at which time it will need to be revisited as salary and benefit costs generally increase every year. Jankoski and Klingenberg made a motion to approve resolution 2022-06. Motion carried with all present voting aye.

7. AGENDA ITEMS FOR FUTURE CONSIDERATION

Hull called for agenda items for future consideration. Oleson-Bue stated that the employment review for the executive director would be on the agenda for the September meeting. Jankoski stated that he would like an update on the new construction home in Stanley, as he has noticed that there has not been much construction occurring over the past couple of weeks.

8. ADJOURNMENT

Jankoski and Danielson made a motion to adjourn at 4:05 p.m. Motion carried with all present voting aye.

Respectfully Submitted,

Certified:

9/26/2022

Jessica Oleson-Bue
Executive Director/Secretary to the Commission

Chuck Hull
Chair

Date

**Attachment to the Agenda of the September 26, 2022 Meeting
Chippewa County Housing Authority (CCHA) Commission Meeting**

Reports:

1. **Section 8 Housing Choice Voucher Award:** HUD awarded 4 new Housing Choice Vouchers to CCHA on 8/29/22. Across the nation, HUD allocated \$200 million for new vouchers and utilized a formula to determine distribution of these funds. HUD has been focusing on special purpose vouchers (such as VASH, Mainstream, Foster Youth to Independence, etc.) in recent years and so it was unusual to receive a new allocation of "regular" vouchers. These vouchers do not have any additional criteria that must be met by the applicant family but HUD is encouraging PHAs to provide vouchers to survivors of domestic violence or individuals who are homeless or at risk.
2. **Update on 102 McKnight St. Stanley:** The construction is moving along and the contractor requested the third of five total payments for the project. The most recent payment request was for the rough in of electrical and plumbing, insulation, and HVAC work. Windows have been back-ordered but are now expected to arrive the week of 9/19/22. The countertops and cupboards have been ordered and our Building Inspector is working on making final flooring and light fixture selections. We are still expecting completion on or before 12/31/22. We have accepted an offer to purchase on this home, contingent upon Commission approval.
3. **Regional CDBG Program Monitoring:** We received a monitoring notice from the State for the Regional CDBG program. We have not yet received the results of the monitoring, but the following items were submitted for review prior to the 9/9/22 deadline:
 - Grant Agreement, Amendments, and Award Letters
 - Section 3: Local Employment and Training Efforts
 - Copy of Previous Monitoring Letters
 - MBE/WBE Compliance Documents
 - Six Project Files
4. **Update on Hope Village Project and Grant Monitoring:** The Hope Village CDBG project is nearing completion. The community center is completed with the exception of some final punch list items, pending the final inspection determination of DSPS. The infrastructure work is well underway - the concrete and bio infiltration pond are completed. Asphalt, street lighting, and electrical to the tiny houses are in progress. We still need fencing and painting/stripping of asphalt. The project is scheduled to be substantially completed by 10/1/22.

We received a monitoring notice from the State for the CDBG CV grant. We must submit an extensive self-monitoring checklist on or before 9/22/22 and we have been working through the checklist to ensure that all required items are in the administration files. After we submit the self-monitoring checklist, then the State will request additional documentation to be reviewed during the desk monitoring.

Hope Village is kicking off the public launch of their capital campaign on Thursday, October 6th at 5:30 p.m. at the Heyde Center for the Arts in Chippewa Falls. The capital campaign is to raise funds for the construction of 28 units of affordable housing on the project site.
5. **Schedule Annual Hearing Regarding 5-Year PHA Plan:** In previous years, we have changed or combined the November and December meetings since the 4th Monday of these months

fall near the Thanksgiving and Christmas holidays. We need to publish notice at least 45 days in advance of the December meeting for our annual hearing. Typically we have held the annual hearing on the same day of the regular Commission meeting with the annual hearing to begin at 3:30 p.m. and the Commission meeting to immediately follow. I'm proposing we combine the November and December meetings for 2022 and hold the meeting on Monday, December 12th, 2022 OR Monday, December 19th, 2022.

6. **Executive Director Employment Review:** I have been spending time taking notes on what is going well and challenges/goals that I am working toward for discussion with the Commission at this meeting. This conversation will serve as the annual executive director review and will not be tied to any increased pay or compensation.

Business Items:

1. **Approval of the Financial Reports for August 2022:** The August financials are included in the meeting packet.
2. **Resolution 2022-07: To Sell 102 McKnight St. Stanley:** We have accepted an offer to purchase in the amount of \$251,000, which is the full listing price. We are estimating the final cost of the project to be approximately \$75,000 - \$90,000 higher than the listing price, but we are restricted on the maximum sale price allowed (based on the funding source) for a single family new construction home. The difference between the cost of the project and the sale price of the home is considered a development subsidy for the creation of affordable housing to make available to low- to moderate-income homebuyer.

RESOLUTION 2022-07

Resolution to Sell 102 McKnight St., Stanley, WI

The undersigned being the only members of the Board of Commissioners of the Chippewa County Housing Authority (the "Housing Authority"), do hereby adopt the following resolutions by written consent:

WHEREAS the Housing Authority is the owner of the property located at 102 McKnight St., Stanley, WI 54768 (the "Property"); and

WHEREAS the Housing Authority has accepted a residential offer to purchase agreement to purchase the Property for the amount of \$251,000.00.

THEREFORE BE IT RESOLVED that the Housing Authority approves the sale of the Property in the amount of \$251,000.00 (the "Transaction")

BE IT FURTHER RESOLVED that the Housing Authority grants authorization to the Executive Director to execute the Transaction documents on the Housing Authority's behalf and to execute and deliver any and all documents, instruments or agreements contemplated by, or necessary or required in order to effectuate, the foregoing.

Dated this 26th day of September 2022

Chuck Hull, Chairman

Colleen Danielson, Commissioner

David Jankoski, Vice Chairman

Art Klingenberg, Commissioner

Ronald McGill, Commissioner

9:29 AM

09/20/22

Accrual Basis

NEW Chippewa Co Housing Authority
Profit & Loss Budget Performance
August 2022

	<u>Aug 22</u>	<u>Budget</u>	<u>Apr - Aug 22</u>	<u>YTD Budget</u>	<u>Annual Budget</u>
Ordinary Income/Expense					
Income					
700 · Administrative Fees-715	3,312.58	2,925.00	24,929.02	24,750.00	76,400.00
704 · Interest Income-712	1,108.71	291.67	3,231.28	1,458.35	3,500.04
705 · Donation income-715	0.00	10,000.00	8,592.44	10,000.00	10,000.00
715 · Other Revenue-715	200.00		200.00		
731 · TBRA Admin-715	0.00	666.67	1,645.54	3,433.34	8,100.03
738 · Admin Income-715	46,220.09	21,102.08	83,584.48	156,685.40	510,344.96
Total Income	50,841.38	34,985.42	122,182.76	196,327.09	608,345.03
Gross Profit	50,841.38	34,985.42	122,182.76	196,327.09	608,345.03
Expense					
909 · Contract Service-973	481.80	525.01	3,406.05	3,525.05	7,200.12
910 · CCHA Per Diem-973	0.00	0.00	315.00	420.00	1,680.00
911 · Salaries-911	30,741.13	33,966.75	174,586.84	162,583.75	383,855.00
912 · Audit Fees-912	2,625.00	4,069.00	2,625.00	4,069.00	8,138.00
915 · Employee Benefits-915	18,305.46	13,948.67	64,813.81	72,004.10	176,427.04
916 · Other Operating-Admin-916	-252.24	2,754.50	4,490.51	8,635.00	20,844.00
943 · Maintenance-Contract Costs-973	0.00	175.00	1,697.10	2,425.00	8,300.00
961 · Insurance Expenses-961	0.00	45.83	0.00	229.15	1,049.96
962 · Other General Expenses-962	1,979.76	16.67	3,060.91	83.35	200.04
973 · CDBG CV Motel Payments	-3,978.45		-8,840.00		
9999 · Suspense AC Will Clear	0.00	0.00	0.00	0.00	0.00
Total Expense	49,902.46	55,501.43	246,155.22	253,974.40	607,694.16
Net Ordinary Income	938.92	-20,516.01	-123,972.46	-57,647.31	650.87
Other Income/Expense					
Other Expense					
999 · Capital Replacements	0.00		0.00		400.00
Total Other Expense	0.00		0.00		400.00
Net Other Income	0.00	0.00	0.00	0.00	-400.00
Net Income	938.92	-20,516.01	-123,972.46	-57,647.31	250.87

RECEIPTS AND DISBURSEMENTS

STATEMENT ENDING AUGUST 2022

	TOTAL	General Management Account	VISION Account	HCRI Programs Account	Section 8 Account	Federal Programs Account
BALANCE	\$2,561,251.13	\$476,831.16	\$10,648.17	\$327,526.96	\$373,609.59	\$1,372,635.25
RECEIPTS	\$378,057.75	\$79,590.69	\$0.00	\$5,351.12	\$189,831.57	\$103,284.37
DISBURSEMENTS	\$285,397.86	\$86,702.25	\$73.73	\$64.94	\$192,937.30	\$5,619.64
BALANCE	\$2,653,911.02	\$469,719.60	\$10,574.44	\$332,813.14	\$370,503.86	\$1,470,299.98
Math check	\$2,653,911.02					
				First Time Homebuyer		Rental Rehab
				Tax/Mortgage		Lease Purchase
				HELP loans		Self-Help
						First Time Homebuyer
						YouthBuild
Certified:						
			9/26/2022			
			Date			
Chairman						

10:07 AM

09/20/22

Accrual Basis

NEW Chippewa Co Housing Authority GENERAL MANAGEMENT Account QuickReport

As of August 31, 2022

Type	Date	Num	Name	Memo	Amount	Balance
112 - Cash Restricted						476,831.16
112.10 - NW Bank						476,831.16
112.1 - General/Mgmt						476,831.16
Check	08/01/2022	State Tax	WISCONSIN DEPT OF REVENUE	State tax - 6/30/22 period	-2,254.82	474,576.34
Deposit	08/02/2022			Deposit	1,820.00	476,396.34
Deposit	08/02/2022			Deposit	25,119.90	501,516.24
Deposit	08/02/2022			Deposit	225.00	501,741.24
Check	08/03/2022	Fed tax	Internal Revenue Services	941 Fed Tax Deposit for 7/28/22 payroll	-4,674.72	497,066.52
General Journal	08/11/2022	payroll		Net Pay	-14,067.56	482,998.96
General Journal	08/11/2022	payroll		EE HSA - Pretax	-395.00	482,603.96
Check	08/11/2022	16136	SFM The Work Comp Expert	Policy #152900.101	-8,564.00	474,039.96
Check	08/11/2022	16137	MENARDS EAU CLAIRE EAST	Acct # 30530491 Inv # 92904, 93218, 94440	-255.39	473,784.57
Check	08/11/2022	16138	MENARDS EAU CLAIRE WEST	Acct # 30110389 Inv # 51568	-34.41	473,750.16
Check	08/11/2022	16139	Innovative Office Solutions LLC	Cust # NB21557 Inv # IN3890563	-49.57	473,700.59
Check	08/11/2022	16140	CliftonLarsonAllen LLP	Acct # 095-204423 Inv # 3337672	-5,250.00	468,450.59
Check	08/11/2022	16141	Chippewa Valley Lawn Care	Lawn care	-1,154.32	467,296.27
Check	08/11/2022	16142	Securian Financial Group	Policy # 002832L & 76038	-327.05	466,969.22
Check	08/11/2022	16143	HOUSING AUTHORITY ACCOUNTING S...	July services	-1,267.96	465,701.26
Check	08/11/2022	16144	Jacobsons Hardware	Acct # 68400	-18.65	465,682.61
Check	08/11/2022	16145	Bauman Associates, Ltd	Client # 50694000 Inv # 116106	-660.00	465,022.61
Check	08/11/2022	16146	LUCAS ENDRES	July 2022 cleaning for County K & Northland	-375.00	464,647.61
Check	08/11/2022	16147	VALERIE PRUEHER	July mileage	-36.72	464,610.89
Check	08/11/2022	16148	RICK D ENDRES	July mileage	-289.28	464,341.61
Check	08/11/2022	16149	Janette Jacque	July mileage	-49.98	464,291.63
Check	08/11/2022	16150	WAHA DISTRICT 6	Annual dues	-10.00	464,281.63
Check	08/11/2022	16151	Laura Rushmann	Reimbursement	-9.37	464,272.26
Check	08/11/2022	16152	Andy Clay	7/1 - 7/31/22 Inspections	-1,618.00	462,654.26
Check	08/11/2022	16153	GFL Environmental	Cust # UE-424052 Inv # UE242682	-176.40	462,477.86
Check	08/11/2022	16154	L.E Phillips Career Dev Center	Customer # CHIAUT Motel Voucher	-215.85	462,262.01
General Journal	08/11/2022	GL23038		Vision salaries & benefits - deposit	73.73	462,335.74
Check	08/12/2022	Def Comp	WISCONSIN DEFERRED COMP PROGR...	DEF COMP for 8/11/22 payroll	-823.00	461,512.74
Deposit	08/16/2022			Deposit	7,982.68	469,495.42
Deposit	08/16/2022			Deposit	1,302.74	470,798.16
Deposit	08/16/2022			Deposit	9,692.28	480,490.44
Deposit	08/16/2022			Deposit	225.00	480,715.44
Check	08/17/2022	Fed tax	Internal Revenue Services	941 Fed Tax Deposit for 8/11/22 payroll	-4,689.24	476,026.20
Check	08/22/2022	ACH	State of Wisconsin Health Insurance	September 2022 Health Insurance	-12,426.98	463,599.22
Deposit	08/23/2022			Deposit	100.00	463,699.22
Deposit	08/23/2022			Deposit	6,204.21	469,903.43
Deposit	08/23/2022			Deposit	1,819.01	471,722.44
Deposit	08/23/2022			Deposit	24,166.94	495,889.38
Check	08/23/2022	ACH	Verizon Wireless	Acct # 442197098-00001	-94.28	495,795.10
Check	08/25/2022	WRS	WISCONSIN RETIREMENT SYSTEM	WRS Contribution for July 2022	-5,678.16	490,116.94
General Journal	08/25/2022	payroll		Net Pay	-13,961.08	476,155.86
General Journal	08/25/2022	payroll		EE HSA - Pretax	-395.00	475,760.86
Check	08/26/2022	Def Comp	WISCONSIN DEFERRED COMP PROGR...	DEF COMP for 8/25/22 payroll	-823.00	474,937.86
Deposit	08/30/2022			Deposit	450.00	475,387.86
Deposit	08/30/2022			Deposit	225.00	475,612.86
Check	08/31/2022	State Tax	WISCONSIN DEPT OF REVENUE	State tax - 7/31/22 period	-1,413.25	474,199.61
Check	08/31/2022	Fed tax	Internal Revenue Services	941 Fed Tax Deposit for 8/25/22 payroll	-4,648.21	469,551.40
Deposit	08/31/2022			Deposit	184.20	469,735.60
Check	08/31/2022	ACH Fees	NORTHWESTERN BANK	ACH Fees August	-16.00	469,719.60
Total 112.1 - General/Mgmt					-7,111.56	469,719.60
Total 112.10 - NW Bank					-7,111.56	469,719.60
Total 112 - Cash Restricted					-7,111.56	469,719.60
TOTAL					-7,111.56	469,719.60

10:11 AM

09/20/22

Accrual Basis

NEW Chippewa Co Housing Authority

VISION Account QuickReport

As of August 31, 2022

Type	Date	Num	Name	Memo	Amount	Balance
112 · Cash Restricted						10,648.17
112.10 · NW Bank						10,648.17
112.15 · Vision						10,648.17
General Journal	08/11/2022	GL23038		Vision salaries & benefits - payment	-73.73	10,574.44
Total 112.15 · Vision					-73.73	10,574.44
Total 112.10 · NW Bank					-73.73	10,574.44
Total 112 · Cash Restricted					-73.73	10,574.44
TOTAL					-73.73	10,574.44

10:12 AM

09/20/22

Accrual Basis

NEW Chippewa Co Housing Authority

HCRI Account QuickReport

As of August 31, 2022

Type	Date	Num	Name	Memo	Amount	Balance
112 - Cash Restricted						327,526.96
112.10 - NW Bank						327,526.96
112.11 - HCRI-No post account						327,526.96
112.114 - RL Homebuyer/Homeowner Asst						123,597.69
Payment	08/09/2022	536188	Davis, Shannon and Betty	payoff 8/9/2022	5,000.00	128,597.69
Total 112.114 - RL Homebuyer/Homeowner Asst					5,000.00	128,597.69
112.112 - HCRI-Admin RL						55,691.90
Total 112.112 - HCRI-Admin RL						55,691.90
112.111 - HCRI-Activity RENTAL/SEC.DEP						148,237.37
Check	08/11/2022	16155	Stephanie Hester	Refund of TRIP payment	-64.94	148,172.43
Deposit	08/16/2022			Deposit	272.12	148,444.55
Deposit	08/23/2022			Deposit	79.00	148,523.55
Total 112.111 - HCRI-Activity RENTAL/SEC.DEP					286.18	148,523.55
Total 112.11 - HCRI-No post account					5,286.18	332,813.14
Total 112.10 - NW Bank					5,286.18	332,813.14
Total 112 - Cash Restricted					5,286.18	332,813.14
TOTAL					5,286.18	332,813.14

09/20/22

SECT 8

Section 8 Account QuickReport

As of August 31, 2022

Type	Date	Num	Name	Amount	Balance
1111 - Northwestern Bank					373,609.59
1111.1 - ADMIN ACCOUNT					317,333.99
Deposit	08/01/2022			19,412.00	336,745.99
Check	08/11/2022	26896	CHIPPEWA COUNTY HOUSING AUTHORI...	-24,166.94	312,579.05
Check	08/31/2022	ACH Fee	NORTHWESTERN BANK	-29.35	312,549.70
Deposit	08/31/2022			34.57	312,584.27
Total 1111.1 - ADMIN ACCOUNT				-4,749.72	312,584.27
1111.2 - NW CHECKING					41,830.55
Check	08/01/2022	Rent Checks	RENT CHECKS	-140,173.00	-98,342.45
Deposit	08/01/2022			136,220.00	37,877.55
Check	08/01/2022	26876	RENT CHECKS	-2,056.00	35,821.55
Check	08/01/2022	26877	RENT CHECKS	-101.00	35,720.55
Check	08/01/2022	26878	RENT CHECKS	-382.00	35,338.55
Check	08/01/2022	26880	RENT CHECKS	-38.00	35,300.55
Check	08/01/2022	26881	RENT CHECKS	-548.00	34,752.55
Check	08/01/2022	26882	RENT CHECKS	-176.00	34,576.55
Check	08/01/2022	26883	RENT CHECKS	-206.00	34,370.55
Check	08/01/2022	26884	RENT CHECKS	-311.00	34,059.55
Check	08/01/2022	26885	RENT CHECKS	-920.00	33,139.55
Check	08/01/2022	26886	RENT CHECKS	-850.00	32,289.55
Check	08/01/2022	26887	RENT CHECKS	-225.00	32,064.55
Check	08/01/2022	26888	RENT CHECKS	-600.00	31,464.55
Check	08/01/2022	26889	RENT CHECKS	-27.00	31,437.55
Check	08/01/2022	26890	RENT CHECKS	-2,760.00	28,677.55
Check	08/01/2022	26891	RENT CHECKS	-1,400.00	27,277.55
Check	08/01/2022	26892	RENT CHECKS	-39.00	27,238.55
Check	08/01/2022	26893	RENT CHECKS	-348.00	26,890.55
Check	08/01/2022	26894	RENT CHECKS	-401.00	26,489.55
Check	08/01/2022	26895	RENT CHECKS	-253.00	26,236.55
Check	08/01/2022	26874	RENT CHECKS	-745.00	25,491.55
Check	08/01/2022	26875	RENT CHECKS	-887.00	24,604.55
Payment	08/09/2022	5020	Perry, Jennifer / Hazelton, Travis - F	50.00	24,654.55
Payment	08/09/2022		Balsiger, Martino f	37.00	24,691.55
Payment	08/23/2022	1191	ERDMAN, LYNN f	37.00	24,728.55
Deposit	08/23/2022			18,800.00	43,528.55
Total 1111.2 - NW CHECKING				1,698.00	43,528.55
1111.5 - Mainstream HAP					-4,029.00
Check	08/01/2022	Rent Checks	RENT CHECKS	-12,952.00	-16,981.00
Deposit	08/01/2022			13,380.00	-3,601.00
Check	08/01/2022	26879	RENT CHECKS	-58.00	-3,659.00
Check	08/01/2022	26890	RENT CHECKS	-466.00	-4,125.00
Payment	08/09/2022		AUDORFF, CLAYTON f	218.00	-3,907.00
Total 1111.5 - Mainstream HAP				122.00	-3,907.00
1111.6 - Mainstream Admin					-3,457.36
Deposit	08/01/2022			1,643.00	-1,814.36
Check	08/11/2022	26897	CHIPPEWA COUNTY HOUSING AUTHORI...	-1,819.01	-3,633.37
Total 1111.6 - Mainstream Admin				-176.01	-3,633.37
1111 - Northwestern Bank - Other					21,931.41
Total 1111 - Northwestern Bank - Other					21,931.41
Total 1111 - Northwestern Bank				-3,105.73	370,503.86
TOTAL				-3,105.73	370,503.86

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Type	Date	Num	Name	Amount	Balance
113 · Federal Funds-NW Bank Acct					1,372,635.25
115 · Shop Checking Account					40,402.55
115.1 · ACTIVITY					37,843.93
Total 115.1 · ACTIVITY					37,843.93
115.2 · ADMIN					2,558.62
Total 115.2 · ADMIN					2,558.62
Total 115 · Shop Checking Account					40,402.55
113.79 · LHR					44,688.22
Total 113.79 · LHR					44,688.22
113.82 · LHC					22,183.28
Payment	08/02/2022	2123	Bruyette, Sharon - Birch Rental 3%:Bruyette, Sharon Le...	281.91	22,465.19
Deposit	08/02/2022			29.09	22,494.28
Payment	08/02/2022	2122	Bruyette, Sharon - Maynard Rental 3%:Bruyette, Sharon...	272.49	22,766.77
Deposit	08/02/2022			38.51	22,805.28
Total 113.82 · LHC					622.00 22,805.28
113.799 · LHC/LHR Admin					155.59
Total 113.799 · LHC/LHR Admin					155.59
113.994 · TBRA					-7,751.84
113.089 · 2021 Activity					-3,648.00
Check	08/01/2022	Dir Dep	TBRA RENT CHECKS	-3,411.00	-7,059.00
Deposit	08/23/2022			4,828.00	-2,231.00
Total 113.089 · 2021 Activity					1,417.00 -2,231.00
113.088 · 2021 Admin					0.00
Deposit	08/23/2022			482.80	482.80
Check	08/31/2022	ACH Fees	Northwestern Bank	-2.40	480.40
Total 113.088 · 2021 Admin					480.40 480.40
113.097 · 2020 Activity					-6,128.62
Deposit	08/02/2022			5,048.62	-1,080.00
Total 113.097 · 2020 Activity					5,048.62 -1,080.00
113.096 · 2020 Admin					-507.06
Deposit	08/02/2022			504.86	-2.20
Total 113.096 · 2020 Admin					504.86 -2.20
113.091 · 2016 ACTIVITY					2,531.84
Check	08/11/2022	10425	L.E Phillips Career Dev. Center	-284.00	2,247.84
Total 113.091 · 2016 ACTIVITY					-284.00 2,247.84
Total 113.994 · TBRA					7,166.88 -584.96
113.952 · REV LOAN NSP					117,102.41
Payment	08/09/2022	536185	Davis, Shannon & Betty 90607:Deferred	18,491.00	135,593.41
Payment	08/09/2022	536185	Davis, Shannon & Betty 90607:Current	37,908.25	173,501.66
Deposit	08/09/2022			146.85	173,648.51
Check	08/11/2022	10423	Davis, Shannon & Betty 90607	-19.24	173,629.27
Payment	08/16/2022	3719	Dukart (Eternick), Dan & Cora 90605:Current - 5%	275.54	173,904.81
Deposit	08/16/2022			247.46	174,152.27
Payment	08/16/2022	2162	Bohman,Daniel and Tina 90602:Current - 5%	348.42	174,500.69
Deposit	08/16/2022			151.58	174,652.27
Total 113.952 · REV LOAN NSP					57,549.86 174,652.27
113.957 · Revolving loan Admin NSP					23,239.20
Total 113.957 · Revolving loan Admin NSP					23,239.20
113.81 · Other non revolving loan					44,673.02
Deposit	08/09/2022			90.00	44,763.02
Deposit	08/09/2022			146.00	44,909.02

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Type	Date	Num	Name	Amount	Balance
Check	08/11/2022	10424	Shannon and Betty Davis	-1,863.00	43,046.02
Deposit	08/16/2022			170.00	43,216.02
Deposit	08/16/2022			127.00	43,343.02
Deposit	08/16/2022			240.00	43,583.02
Deposit	08/16/2022			130.00	43,713.02
Deposit	08/23/2022			275.00	43,988.02
Deposit	08/30/2022			260.00	44,248.02
Total 113.81 · Other non revolving loan				-425.00	44,248.02
112.1 · RENTAL REHAB					6,411.90
112.16 · Rev. Loan Admin					4,242.42
Total 112.16 · Rev. Loan Admin					4,242.42
112.14 · Revolving Loan					2,169.48
Payment	08/09/2022	2054	Marsh, Ariel 5%	391.25	2,560.73
Deposit	08/09/2022			6.75	2,567.48
Payment	08/09/2022	2742	Venzke, Donald - 245 Pine 3%	196.14	2,763.62
Deposit	08/09/2022			11.02	2,774.64
Total 112.14 · Revolving Loan				605.16	2,774.64
Total 112.1 · RENTAL REHAB				605.16	7,017.06
113.110 · RL Special Projects Account					11,095.60
Total 113.110 · RL Special Projects Account					11,095.60
113.70 · HOME Revolving Loan Accounts					1,090,475.32
113.87 · Home Revolving Loan Funds					878,766.26
Payment	08/02/2022	995311	Klenke, Melissa 5%:HOME Funds	139.95	878,906.21
Deposit	08/02/2022			70.05	878,976.26
Deposit	08/02/2022			746.11	879,722.37
Payment	08/09/2022	4363	Svoma, Kris - 5%:current	260.95	879,983.32
Deposit	08/09/2022			179.20	880,162.52
Payment	08/09/2022	1231	Weycker, Jessica & Drangstveit, Jerid 5%	379.41	880,541.93
Deposit	08/09/2022			49.59	880,591.52
Payment	08/09/2022		Wozniak, Katie:2nd loan	254.56	880,846.08
Deposit	08/09/2022			145.44	880,991.52
Payment	08/09/2022	1280180748	Kreuser, Richard & Bernice	4,845.00	885,836.52
Check	08/11/2022	10426	City of Cornell	-40.00	885,796.52
Payment	08/16/2022	995312	Klenke, Melissa 5%:HOME Funds	145.57	885,942.09
Deposit	08/16/2022			64.43	886,006.52
Payment	08/16/2022	28203025702	Hale, Shauntia 5%:Current Portion	426.82	886,433.34
Deposit	08/16/2022			203.18	886,636.52
Payment	08/16/2022	2013	Garrett, Brian C. & Denise J 5%:Current Loan	403.03	887,039.55
Deposit	08/16/2022			76.97	887,116.52
Payment	08/23/2022	6658	Isham, Diane E 5%:2nd Loan	230.05	887,346.57
Deposit	08/23/2022			10.95	887,357.52
Payment	08/23/2022	10083	Jepson, Lori:Jepson, Lori 5% Current	573.51	887,931.03
Deposit	08/23/2022			151.49	888,082.52
Deposit	08/30/2022			320.00	888,402.52
Payment	08/30/2022	995313	Klenke, Melissa 5%:HOME Funds	129.76	888,532.28
Deposit	08/30/2022			80.24	888,612.52
Payment	08/30/2022	10017	REITAN, JOHN & TARA 5%:CURRENT	281.01	888,893.53
Deposit	08/30/2022			215.99	889,109.52
Total 113.87 · Home Revolving Loan Funds				10,343.26	889,109.52
113.86 · Clark Co - HOME RLF					141,592.00
113.862 · Clark Co - HOME - Activity					127,432.80
Payment	08/30/2022	34544	Powers, Nicole	21,540.00	148,972.80
Total 113.862 · Clark Co - HOME - Activity				21,540.00	148,972.80
113.861 · Clark Co - HOME - Admin					14,159.20
Total 113.861 · Clark Co - HOME - Admin					14,159.20
Total 113.86 · Clark Co - HOME RLF				21,540.00	163,132.00
113.72 · Self/Help					-37.59

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Type	Date	Num	Name	Amount	Balance
113.77 · Admin					71,554.52
Total 113.77 · Admin					71,554.52
113.70 · HOME Revolving Loan Accounts - Other					-1,399.87
Total 113.70 · HOME Revolving Loan Accounts - Other					-1,399.87
Total 113.70 · HOME Revolving Loan Accounts				31,883.26	1,122,358.58
113 · Federal Funds-NW Bank Acct - Other					-20,040.00
Deposit 08/31/2022				262.57	-19,777.43
Total 113 · Federal Funds-NW Bank Acct - Other				262.57	-19,777.43
Total 113 · Federal Funds-NW Bank Acct				97,664.73	1,470,299.98
TOTAL				97,664.73	1,470,299.98