



City of Milwaukee

P.O. Box 324
Milwaukee, WI 53201-0324

Meeting Minutes

HOUSING AUTHORITY

CHARLOTTE HAYSLETT, Chair

Karen Gotzler, Vice Chair

Irma Yepez Klassen, Jackie Burrell, and Ald. Sharlen Moore

Friday, April 25, 2025

1:00 PM

Lincoln Court
2325 South Howell Avenue, Milwaukee, WI

Public Listening Session

The mission of the Housing Authority of the City of Milwaukee (HACM) is to foster strong, resilient and inclusive communities by providing a continuum of high-quality housing options that support self-sufficiency, good quality of life, and the opportunity to thrive.

Call to Order

Meeting called to order at 5:00 p.m.

Chair Charlotte Hayslett opened the meeting by acknowledging the Lincoln Court Resident Council, represented by President Kylie Burk, Vice President Barb Valley, Secretary Tinamaerie Turner, Treasurer Amanda Trepanier and Sargent-at-Arms Karen Knack, for hosting the Board of Commissioners. She acknowledged the Lincoln Court Manager, Crystal Walton, Assistant Manager Raeyven Williams and staff, and the HACM / Travaux team, including staff from Information Technology, Central Maintenance, Community Services and the Executive Office, for all of their hard work.

Roll Call

Present: 4 - Gotzler, Yepez Klassen, Moore, Hayslett

Excused: 1 - Burrell

1. [R13583](#) PUBLIC LISTENING SESSION REGARDING THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT'S PUBLIC HOUSING ASSESSMENT SYSTEM SUSTAINABILITY PLAN, FOR THE PURPOSE OF RECEIVING COMMENTS AS REQUIRED BY THE U. S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

The Listening Session is an opportunity for the public to provide input to the Board; for the Board to receive that information for their consideration. Persons who wish to comment may do so in person, via eComment on the internet, and via mail.

Those wishing to speak in person should register in person at the meeting and will be called in the order in which they signed up. As a

courtesy to others and to ensure the widest breadth of input, all speakers will be limited to speak for two minutes.

Those wishing to provide written comment in person may provide the comments to the staffer who is also registering speakers, and those comments will be shared with the Board of Commissioners.

Those wishing to provide written comment via mail should send their correspondence to: Attention Public Comment - Sustainability Plan, Housing Authority of the City of Milwaukee, P.O. Box 324, Milwaukee WI 53201-0324. In order to be included in the information provided to the Board of Commissioners on this topic, all written comments regarding the Sustainability Plan must be received by no later than April 23rd. Written comments received before April 15th may be shared with the Commissioners prior to the April 17th Public Listening Session.

Those wishing to provide comment via the internet must do so prior to 11am the day of the Board Meeting, by visiting the City's eComment system and accessing this agenda, once made available, at <http://milwaukee.legistar.com/calendar>. After 11am the day of the Board Meeting, no further comment will be able to be taken via the internet for the meeting.

Sponsors: THE CHAIR

Attachments: [HACM 2025 Sustainability Plan](#)
[HACM 2025 Recovery Agreement](#)

Ken Barbeau, HACM's Interim Secretary-Executive Director, summarized the Sustainability Plan, provided with the agenda, and stated that the purpose of the public listening session was to hear comments from residents, participants, and the public.

No interested persons signed up to provide a two-minute comment during the Sustainability Plan and Recovery Agreement Public Listening Session.

2. [R13584](#)

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Seven interested persons provided a two-minute comment during the general Public Listening Session. A summary of each person's comment follows.

Mr. Nelson – Arlington Court, RO Vice President: Requested to have the previous site management team reinstated to Arlington Court. He stated that the former site managers did a great job and helped to resolve many issues. Now that they are gone, some residents are acting out because there is no one to hold them accountable.

Ms. Valley – Lincoln Court, RO Vice President: Requested updated mailboxes and a better way to receive and send packages. She stated that the mailboxes are too small and outdated. There is no good way to receive a package at the building and residents have to slide outgoing mail under the mailroom door and hope it doesn't get mixed in with the debris on the floor.

Ms. Dupriest – Highland Gardens: Stated that the current site management is unprofessional and indifferent to the residents. She stated that there are wild things going on in the building that need attention – like residents throwing parties in the Community Room and propping the doors open to the public and collecting a fee.

Mr. Sawyer – Highland Gardens, RO President, RAB: Brought to the Board's attention a third-party vendor who is not in line with the new HACM attitude and who seemingly wants to become involved with the Resident Advisory Board, but is not a resident. He stated that the previous Board was informed about the issue a year ago and that he has contacted the U.S. Department of Housing and Urban Development regarding the situation.

Mr. Terrill Litt – Cherry Court, RO President, RAB: Inquired about the funds for Resident Organizations (RO) because it seems as if the funding is at a standstill and that the Resident Organizations are being eliminated.

Ms. Nelson – Arlington Court, RO President: Mentioned that the current site managers at Arlington Courts are rude, not engaged with the residents and need more training.

The managers won't come to the window or answer resident questions. Requesting the previous site management team come back to Arlington Court.

Ms. Binns – College Court, RO President: Commented that the real subject is the negligence of HACM and its abuse of government funds. Residents are being told that there is no funding, but the residents didn't abuse the funds.

Adjournment

There being no further business, Commissioner Moore made a motion to adjourn the meeting at 1:58 p.m. Commissioner Yepez Klassen seconded the motion. There being no objection, the motion carried.

Meeting minutes prepared by: Patricia Dee and T. Larson

Upon reasonable notice, efforts will be made to accommodate the needs of persons with disabilities through sign language interpreters or auxiliary aids. For additional information or to request this service, contact the Housing Authority ADA Coordinator at 286-5824, (FAX) 286-0833, (TDD) 286-3504 or by writing to the Coordinator at PO Box 324, Milwaukee, WI 53201-0324.

Persons engaged in lobbying as defined in s. 305-43-4 of the Milwaukee Code of Ordinances are required to register with the City Clerk's Office License Division. Registered lobbyists appearing before a Common Council committee are required to identify themselves as such. More information is available at <http://city.milwaukee.gov/Lobbying>.

Be hereby notified that three (3) members of the Crucible, Inc. Board of Directors may be present at the meeting of the HACM Board of Commissioners, as some members serve on both boards. While a quorum of the Crucible, Inc. Board may be present at the HACM meeting, they will not exercise the responsibilities, authority, or duties vested in the Crucible, Inc. Board of Directors.