

OPEN MEETING MINUTES

**WAUKESHA COUNTY
TEMPORARY CHAPTER 980 COMMITTEE MEETING
September 18, 2019**

Members Present: Antwayne Robertson, Jason Popp, Jason Fruth, Erik Weidig

Members Absent: Angela Serwa, Bill Seymour, Dale Shaver

Staff Present:

Guests: Jim Landwehr

The meeting was called to order by Chair Antwayne Robertson, Director WCDHHS, at 10:31 a.m. with a quorum of the Committee present.

Motion to approve the minutes of the September 10, 2019 meeting by Fruth, second by Weidig
Motion carried 4-0.

On September 12, Robertson received an updated property list from Parks and Land Use adding six properties. He forwarded same to the five housing vendors on September 13. Robertson will receive a new listing update this afternoon from Landwehr and forward it to the vendors.

On September 16, Robertson met with HHS staff to assign someone to perform rental property searches. Popp has also assigned administrative staff to perform same searches. Any rental properties identified will be forwarded to Landwehr to conduct the mapping.

Robertson has received guidelines from Serwa on the state's position as to how and where to identify rental property. These guidelines were also forwarded to Weidig. Based on the state's guidelines, there is a very narrow focus, which does not include multi-families and only includes duplexes and/or single family dwellings.

Robertson will be in attendance at the September 24 hearing.

Landwehr explained a new software that searches rentals, and indicated he could add criteria such as maximum monthly rental cost to the rental search. Landwehr added they usually gather a good address string from Apartments.com. Weidig stated to be less concerned about rental price than purchase price; the key is finding a property that a landlord is willing to rent. Weidig advised not to use monthly rent as a limiting factor. Also to include townhouses in addition to duplexes in the search. Weidig indicated that once properties are identified outside the buffer zone, have a dialog with landlords about entering into a lease. The Chapter 980 Committee would only check with authorities to notify neighbors after a landlord agrees to enter into a lease.

Robertson stated that he would consult with Serwa and develop a script for a dialog with landlords. Popp has experience talking with landlords regarding renting to persons on supervised release and will make himself available to meet face-to-face with any identified landlords.

Robertson reported that he outreached to the Southeast Health and Human Services Directors and the responses were they are also struggling to locate housing. Racine County has hired a broker and that has not been successful. In addition to similar struggles with other Wisconsin counties, Waukesha struggles with the requirement of properties under the price point of \$200,000 – there simply are not many at that price in Waukesha County.

Weidig stated that he will contact the County Executive's Office to request a meeting to give an update and broach the subject where the county would agree to purchase from a vendor and contract for landlord services. This would likely cost more than \$200,000.

Weidig reported reaching out and having conversations with colleagues in the world of real estate regarding the challenges the committee is facing. One real estate attorney colleague has a potential client that rents to this class of citizen and has expressed semi-interest. This landlord has been given Weidig's contact information, and Weidig will report to the committee if he makes contact.

Weidig reported that at the motion hearing on Tuesday, September 24, the filed motion for extension of time to submit the Chapter 980 Committee's report to Department of Health Services will be addressed. It has been temporarily granted pending the September 24 hearing. Yesterday Weidig received motion for joinder and damages filed on behalf of Mr. Waite by the Public Defender. Weidig has until Friday, September 20 to respond. Per Weidig, the Temporary Chapter 980 committee continues to do an assertive job seeking housing and the court will look favorably on the efforts made, but that will not last forever. Weidig will continue to advocate for the county. Weidig continues to check with Spaeth on any legislative changes.

Popp has sent criteria information for the DOC Program Support Supervisor who will be assisting in the rental search. This supervisor may have a landlord that has rural properties and has worked with challenging renters before. If they find any viable properties, Popp will forward. There was a discussion on which properties to forward to Landwehr for the property search. It was recommended to track all property search activities. Popp will give Landwehr the Program Support Supervisor's email address to authorize access to the allocation software.

Discussion regarding what happens if the property does not work out; if Waite does not cooperate with supervised release requirements. Also discussed the common occurrence of last minute drop out by landlords, after pressure from neighbors.

There is a Police Chiefs' meeting on October 2 at 9:00 a.m. at the Village of Mukwonago Police Department and the Temporary Chapter 980 Committee will provide an update.

Robertson moved to adjourn, second by Weidig at 10:58 a.m.

Minutes respectfully submitted by Julie Bartelt.

Minutes approved: *Antwayne Robertson*, Chair

Date: 10-02-19