

The Wisconsin Collaborative for Affordable Housing

2016

A Home for Everyone Conference: Housing Creates Community

Wednesday, July 13-Thursaday, July 14, 2016

Radisson Paper Valley Hotel

Appleton, Wisconsin

Register On-line at <http://ahomeforeveryone.events/>



CONFERENCE INFORMATION

Conference Site & Hotel Information

Radisson Paper Valley Hotel

<http://www.radisson.com/appleton-hotel-wi-54911/wiapprad>

333 W. College Ave.
Appleton, WI 54911

For reservations, call (800) 333-3333 or (920) 733-8000

Request overnight rooms under the room block “**WISCAP: A Home For Everyone Conference**” to obtain the negotiated reduced price room rate. Negotiated room rates: \$82 single / \$97 double. Deadline for the negotiated reduced price rate is **Thursday, June 23, 2016!**

Travelers Tip - Enter the hotel on College Avenue and unload luggage before entering the city-owned garage. The cost to enter the garage is \$2, so remember to have cash handy.

Registration

Registration is available on our website at:

<http://ahomeforeveryone.events/>

Early Bird Registration \$110, Standard Registration \$130

Scholarships

Please email Mark Bauman at mbauman@wiscap.org for a scholarship application. The application deadline is **Friday, June 17, 2016.**

Sponsorship & Exhibit Tables

For more information on becoming a conference sponsor or an exhibitor, please visit our website at: <http://ahomeforeveryone.events/>

Award Nominations

Award nominations for the Chuck Hill Award and the Collaborative Award can be made on our website at: <http://ahomeforeveryone.events/ahfe/awards/> nomination deadline is **Friday, June 17, 2016.**

CONFERENCE AGENDA

Wednesday, July 13, 2015

OPENING PLENARY

9:00 A.M. - 10:30 A.M.

From Plessy to Ferguson: Why Fair Housing Matters Now

George Lipsitz

As we approach the 50th anniversary of the Fair Housing Act, we have the responsibility to evaluate the degree to which housing discrimination still matters in shaping opportunities and life chances in this society. Five decades of litigation, legislation, education and mobilization have produced important victories, but residential segregation still stands at the center of a fully linked system of cumulative vulnerabilities in wealth, health, education and transportation. This presentation explores the ways in which the mass mobilizations that emerged in the wake of the killings of Michael Brown in Ferguson in 2014 and of Freddie Gray in Baltimore in 2015 need to be understood within the context of long histories of housing insecurity and injustice.

WORKSHOP SESSION A

10:45 A.M. - 12:00 Noon

Title	Description
Importance of Design in Affordable Housing <i>Ben Marshall, Gorman & Co.</i> <i>John Meissner, Options for Independent Living</i> <i>Monica Murphy, Disability Rights Wisc.</i> <i>Tim Radelet, Movin' Out, Inc.</i>	This session will review the importance of design in affordable housing from various perspectives, including agency, advocates, architectural and ultimate end user. We will also present some new ideas and trends in the marketplace.
Section 42/LIHTC: Innovation and Updates <i>Don Bernards, Baker Tilly Virchow Krause, LLP</i> <i>Jonathan Ehlke, TWG Development, LLC</i> <i>Dave Ginger, WHEDA</i> <i>Amanda Novak, CommonBond Communities</i>	The Low Income Housing Tax Credit program, enabled under Section 42 of the IRS Code, is the dominant affordable housing production tool in the country. Hear from industry experts about various project successes, challenges, innovations, policy changes and today's market dynamics.
Healthy Communities <i>Sharon Adams, Walnut Way Conservation Corp</i> <i>Sarah Grosshuesch, Adams Co. HHS</i> <i>Pam Guthman, Indianhead CAA</i> <i>Carmen Porco, Porco Consulting</i>	This session will discuss linking housing with external resources and institutions (universities, police, nonprofit, for profit etc.) to build mutually beneficial relationships in the larger community
What's Up, Fox Valley? <i>Debra Dillenberg, Appleton Housing Authority</i> <i>Karen Harkness, City of Appleton</i> <i>John Weyenberg, Greater Fox Cities Habitat for Humanity</i>	The Fox Cities shares its history with the famous magician Houdini, but don't expect any tricks as you attend this precursor to the bus tour. Examples will be presented of successful affordable housing developments and insight into smart community designs by bringing affordable housing and economic development together in creating vibrant neighborhoods. We will be sharing highlights and providing inspiration from "Rock the Block", Riverwalk Place, Union Square, Eagle Flats Development and many other unique and exciting projects.
Tips and Tools for Working with Clients with Mental Illness <i>Chris Lashock, Homeless Connections</i> <i>Brad Munger, Wisconsin DHS, Division of Mental Health & Substance Abuse Services</i>	Working with clients with mental illness can be challenging if you haven't had the right training. This session will focus on tips and tools you can use in everyday case management.
Impact of Homelessness on Youth <i>Tim Baack, Pathfinders Milwaukee, Inc.</i> <i>Wendy Henderson, Wisconsin DCF</i>	This workshop will explore the issue of unaccompanied youth: who are they, where are they, and how do we help them?
Overcoming Fair Housing Challenges with Homeownership <i>Rep. Scott Allen, Wisconsin State Assembly</i> <i>Kori Schneider Peragine, Metropolitan Milwaukee Fair Housing Council</i>	Homebuyers want good schools and safe neighborhoods. How do real estate professionals ensure that this doesn't result in racial steering and segregation? What role can municipalities play in marketing the diverse qualities of all neighborhoods?

LUNCHEON PLENARY & AWARDS PRESENTATION

12:15 P.M. - 1:45 P.M.

AWARD PRESENTATIONS

LOGO AWARD

Grace Kubeny, age 9, from Janssen Elementary School in Kimberly, WI will be recognized for her winning logo design. Grace will be presented with an award from Governor Scott Walker and the Collaborative for Affordable Housing and a gift certificate.



CHUCK M. HILL, SR. AWARD FOR HOUSING EXCELLENCE

Each year, the Wisconsin Collaborative for Affordable Housing honors someone who has impacted the world of affordable housing with the Charles M. Hill, Sr. Award for Housing Excellence through the creation or advocacy of affordable housing, programs for the homeless and other housing developments.

**Nomination for the Chuck Hill Award can be made
when you register at:**

<http://ahomeforeveryone.events/awards>

Deadline for nominations is Friday, June 17, 2016.

What's Going on in Working Wisconsin

Laura Dresser, Center of Wisconsin Strategy (COWS)

Drawing on two decades of research on the Wisconsin economy, Laura Dresser will provide an overview of trends and issues in wages, income, jobs, and poverty in the state. This is a chance to think about the broader economic context and how economic changes are reaching communities everywhere.

BUS TOUR: 2:00 P.M-4:45 P.M

Check out all the housing-related activities in the Fox Cities!

WORKSHOP SESSION B

2:00 P.M. - 3:15 P.M.

Title	Description
Development from a Local Perspective <i>Abby Attoun, City of Middleton</i> <i>Brad Elmer, Baker Tilly Virchow Krause, LLP</i> <i>Mo Hansen, City of Waterloo</i> <i>Susan Morrison, City of Madison</i>	Wisconsin includes communities small and large. At this session, we will hear from three local leaders about how they are using local resources, including TIF, to address affordable housing needs in their communities.
Recapitalization Strategies <i>Carol Keen, Astar, Cardinal Capital Management</i> <i>Scott Schoeneman, NeighborWorks Green Bay</i> <i>Philip Schultz, Horizon Management Services, Inc.</i>	Many rental properties need to be improved to serve the next generation; what options are available to preserve these properties and make improvements to bring them up to local standards and keep them marketable?
Racial Inequity and Housing <i>Joe Shumow, Reinhart Boemer Van Deuren S.C.</i>	During this session we will review recent studies of the inequalities that exist in Wisconsin, housing segregation and how housing policies and practices can increase inequality.
Community Building for Sustainability <i>Noel Halvorsen, NeighborWorks Green Bay</i> <i>Cheryl Renier-Wigg, City of Green Bay</i>	Learn how NeighborWorks Green Bay and the City of Green Bay have partnered to make sustainability a community focus through mobilization of neighborhood resources and stakeholder groups. Through Home and Life Workshops, community gardens and neighborhood associations, these partners are building a healthy and economically sustainable infrastructure.
Criminalization of Homelessness <i>Gai Lorenzen, Legal Action of Wisconsin, Inc.</i> <i>Beth Ann Richlen, Wisconsin Judicare, Inc.</i> <i>Heidi Wegleitner, Legal Action of Wisconsin, Inc.</i>	This session will provide a discussion on how to identify policies that criminalize homelessness, the impact of such policies and strategies for addressing those policies.
Trauma-Informed Care <i>Scott Webb, UW Madison, Dept. of Psychiatry</i>	What constitutes trauma informed care and how can it be implemented in my program, agency and community? This workshop will address these questions.
Fair Housing Complaints: An Analysis of Disability Cases <i>Margaret Bowitz, Metropolitan Milwaukee Fair Housing Council</i> <i>Monica Murphy, Disability Rights Wisconsin</i>	Over 100 fair housing complaints have been filed throughout the state in the past two years under federal and Wisconsin laws from at least 27 counties. A review of these and related actions and outcomes will be presented and discussed.

WORKSHOP SESSION C

3:30 P.M. - 4:45 P.M.

Title	Description
<p>Using Housing Choice Vouchers to Move to High-opportunity neighborhoods <i>Christine Klepper, Housing Choice Partners</i> <i>William Tisdale, Metropolitan Milwaukee Fair Housing Council</i></p>	<p>Allowing tenants to access private market housing in neighborhoods with great schools, access to employment and low crime is a primary intention of the Housing Choice Voucher Program (rent assistance or Section 8). Is this goal being realized? What more can be done?</p>
<p>ICA 2015 Report on the State of Homelessness <i>Jesse Dirkman, Institute for Community Alliances</i></p>	<p>This session will feature the Institute for Community Alliance’s report on homelessness in Wisconsin and discuss using system performance measures to gauge community progress on ending homelessness.</p>
<p>Housing and Energy Efficiency in the Fox Valley <i>Joe Nagan, Home Building Technology Services, LLC</i></p>	<p>Interested in energy efficient construction? An acclaimed residential building science expert and presenter will help the building community navigate the ins and outs of Wisconsin’s new energy code and energy efficient construction. This session is not to be missed for any organization building, retrofitting, or providing housing with low operating costs.</p>
<p>Weatherization: Leveraging Energy Efficiency Dollars <i>Phil Crow, Southwest CAP</i> <i>Amy Klusmeier, Wisconsin Division of Energy, Housing & Community Resources</i></p>	<p>Did you know weatherization program dollars can be used for leveraging housing program funds to assist low-income customers? This session will provide an overview of Weatherization Assistance Program providers, funding, eligibility, and allowable measures. Specific examples will be shared showing how weatherization and housing funds can be combined to improve the safety, comfort and efficiency of homes.</p>
<p>La Crosse Promise <i>Jerilyn Dinsmoor, La Crosse Promise</i> <i>Carolyn Gregerson, City of La Crosse</i></p>	<p>La Crosse has developed the La Crosse Promise to help revitalize downtown neighborhoods. This program links housing and education by providing an educational scholarship of up to \$50,000 to families that build, or significantly renovate an existing home in at-risk areas. The program is designed to create an infusion of education-minded families into areas of concentrated poverty, ultimately increasing school enrollment, while creating a mixed-income neighborhood. At this session, the details of the program will be described and discussed.</p>
<p>Housing and Education <i>Alexis Bourgeois, UW Madison, Dept. of Educational Leadership and Policy Analysis</i> <i>Lisa Hunt, Badger Elementary School</i> <i>William Spira, Augsburg Fairview Academy</i></p>	<p>The number of homeless children as reported by the schools has increased 118% since 2007/2008. We know that every time a child changes school, they lose 3-6 months of education. What are some innovative solutions being tried to help break the cycle for these children?</p>
<p>The Potential of Housing <i>Katie Haas, CommonBond Communities</i> <i>Greg Lamas, CommonBond Communities</i> <i>Belinda Pynenberg, NeighborWorks Green Bay</i></p>	<p>Housing has huge potential to create big change. It is the launching pad for many families. As housing managers and developers, we need to think beyond providing walls and a roof. We have a chance to provide people a home, security, safety and the opportunity to build wealth. We will hear from nonprofits who are doing housing and building community in new and different ways.</p>

EVENING RECEPTION AND AWARDS

5:00 P.M. - 7:00 P.M.

With Special Guest Antonio Riley, HUD Midwest Regional Administrator

Presentation of the FAIR HOUSING AWARD and the COLLABORATIVE AWARD

COLLABORATIVE AWARD

The Wisconsin Collaborative each year recognizes agencies for their collaborative work creating affordable housing opportunities in our communities. Please nominate a deserving project at the same time you register for the conference! This award will be presented at the evening Reception.

Network with housing professionals, meet with Exhibitors, and participate in award presentations. Participate in our reception activity for a chance to win door prizes. Hors d'oeuvres and a cash bar will be available.

Nominations for the Collaborative Award and can be made when you register at:

<http://ahomeforeveryone.events/awards>

Deadline for nominations is Friday, June 17, 2016.

CONFERENCE AGENDA

Thursday, July 14 2016

MORNING PLENARY

8:00 A.M. - 9:30 A.M.

The Role of HUD's Homeless and Mainstream Housing Programs in Ending Homelessness

Mike Roanhouse, Department of Housing and Urban Development, Washington D.C.

HUD provides federal funding in many forms to combat homelessness. This session will explore HUD's current goals for ending homelessness and will review programs that are being used across the country to get people the housing and services needed to obtain stable housing.

The Wisconsin Anti-Poverty Model

Rev. Dr. Carmen Porco

Rev. Dr. Carmen Porco will share his Model, dubbed the Wisconsin Anti Poverty Model by community leaders, that has been at work with great success for more than 40 years in low-income communities in Madison and Milwaukee, WI. The model integrates housing and services into one delivery system and hires residents for all the jobs it creates from management of the housing and services to maintenance. In these communities, Community Learning Centers have been built at each site; there is no achievement gap, the high school graduation rate is 99%, and there is a scholarship fund for residents to go on to higher education.

WORKSHOP SESSION D

9:45 A.M. to 11:00 A.M.

Title	Description
Housing on Tribal Lands <i>Jeff Ackley, Sokaogon Chippewa Housing Authority</i> <i>Russ Kaney, Wisconsin Council for Affordable & Rural Housing</i>	Developing housing on tribal lands can present many challenges and opportunities. Listen to experts on developing affordable multifamily housing on tribal lands discuss these issues. Hear about successful housing models.
Beyond the Mortgage Payment: Keeping Home Ownership Affordable <i>Todd Ovadal, Wisconsin Dept. of Revenue</i> <i>Dan Salm, Manitowoc Public Utilities</i> <i>Stephanie Stokes, Portage County Treasurer</i>	Property taxes, water rates, utilities and insurance are rapidly increasing. How can we keep home ownership affordable?
Emotional Intelligence in Housing and Services <i>Margaret Porco, Porco Consulting</i>	Developing emotional intelligence serves individuals in all industries, but is particularly pertinent to the multitude of roles and interactions that exist for those working with housing and services. This workshop will describe tools that can be used to make yourself and your organization more effective and dynamic in achieving goals and facing challenges.
Operating a Rehab Program <i>Kahya Fox, Habitat for Humanity La Crosse Area</i> <i>Kathy Kamp, Wisconsin Partnership for Housing Development</i>	This session is for anyone who operates or manages a homeowner rehab program and will address issues related to program rules. Bring your questions about rehab standards, income calculation, working with contractors and lead paint standards. We will discuss and come up with answers!
Landlord Tenant Law Update <i>Jay Koritzinsky, Koritzinsky & Karls Law Office</i>	Come hear about law changes resulting from state legislative action and changes that are expected because of HUD mandates about the selection process for rental housing.
Using SOAR to Increase Income for Your Clients <i>Kristi Bechtel, West CAP</i> <i>Chris Lashock, Homeless Connections</i> <i>Sarah Rodefor, NAMI Waukesha</i>	Add SOAR (SSI Outreach, Access & Recovery) to your case management toolkit to assist clients that have disabilities to increase their income.
Working with Landlords <i>Chris Tubridy, West CAP</i>	This session will discuss how to build partnerships with landlords in your community to obtain and maintain units for your clients.

REGISTER & PAY ONLINE

[http://
ahomeforeveryone.events/](http://ahomeforeveryone.events/)

WORKSHOP SESSION E

11:15 A.M. - 12:30 P.M.

Title	Description
Policies and Funding for Rural Housing <i>Donna Huebner, Rural Development</i> <i>Mike Olson, CAP Services</i> <i>Dave Schwobe, USDA Rural Development</i> <i>Dave Selleck, Inlanta Mortgage, Inc.</i>	This session will explore the policy, programs and funding levels for housing being developed and rehabilitated in rural Wisconsin. Our topics will include financing mechanisms for single family homes, apartments and the use of creative financing to get rural housing developed. We will also explore current policy that supports, or may get in the way of, developing additional rural housing.
Post-incarceration Housing Programs <i>Joe Sumner, ATTIC Correctional Services, Inc.</i> <i>Shawn Yeager, ATTIC Correctional Services, Inc.</i>	With the available resources from the Department of Corrections, how can communities and local agencies support the transition into housing for recently released persons?
Multi-Generational Housing	What is multi-generational housing and how does it work? Examples of projects that work and provide benefit to the community (Portland, Bridge Meadows) will be discussed.
Housing Authority Programs <i>Warren Jones, Housing Authority of Milwaukee</i> <i>Mary Pavek, Antigo Housing Authority</i> <i>Susan Van Houwelingen, Oshkosh/Winnebago Co. Housing Authority</i>	Various new programs—Rental Assistance Demonstration (RAD), Choice Neighborhoods, Low Income Housing Tax Credit (LIHTC), etc.— are being used by Public Housing Authorities (PHAs) to improve properties. We will hear from PHAs across the state who are taking advantage of these new programs.
Innovative Ways to Engage Community Leaders <i>Joseph Lindstrom, Nat'l Low Income Housing Coalition</i> <i>Joe Volk, Wisconsin Coalition Against Homelessness</i>	Housing advocates in Wisconsin struggle to bring attention to the great need for affordable housing. At this session we will review compelling data that points to the need for affordable housing and explore ways to engage community leaders in identifying solutions.
Alternative Approaches to Housing <i>Robert Bloch, Electronic Theater Controls</i> <i>Bill Boerigter, Baker Tilly Virchow Krause</i> <i>Brenda Konkel, Tenant Resource Center</i> <i>Dave Sheperd, WHEDA</i>	Tiny houses, container houses, mobile homes, manufactured housing—these are all being tried in an effort to create affordable housing. What works and what doesn't?
Building a Strong Local Homeless Coalition <i>Joe Mauthe, Housing Partnership of the Fox Valley</i> <i>Beth Ann Richlen, Wisconsin Judicare, Inc.</i>	How do you get diverse community perspective to help end homelessness? Learn from best practices in Wisconsin.

CLOSING PLENARY

12:30 P.M. - 2:00 P.M.

Update on Federal Housing Policy

Diane Yentel, President and CEO, National Low Income Housing Coalition

The latest information from D.C. on policies impacting affordable housing...

Special Workshop Sessions: Homeless and Affordable Housing

2:15 - 3:30 P.M.

Special Session 1: World Café: Innovations in Affordable Housing Finance

Special Session 2: The Evolution of HUD Homeless Programs and Open Listening Session with Mike Roanhouse, HUD