



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-5000

OFFICE OF PUBLIC AND INDIAN HOUSING

January 17th, 2025

SENT VIA EMAIL

Board of Commissioners
c/o Charlotte Hayslett, Chair
Housing Authority of the City of Milwaukee
809 N. Broadway
Milwaukee, WI 53202

Re: Recovery Agreement and Sustainability Plan

Dear Commissioners:

This purpose of this letter is to transmit the draft Recovery Agreement (Agreement) to be executed between the Housing Authority of the City of Milwaukee (“HACM”) and HUD, because of a designation of Troubled by HUD’s Real Estate Assessment Center (“REAC”) on April 19th, 2024 for the fiscal year ending December 31st, 2022. Thank you for your cooperation in negotiating the terms of the Agreement.

The Agreement is a binding contract required by federal statute that delineates performance requirements, reporting requirements, and statutory recovery benchmarks, implemented by regulations found at 24 CFR §902.75(d). One of the terms of the Agreement requires the HACM to engage residents and other community stakeholders to develop a Sustainability Plan that identifies place-based solutions, steps, and resources to support the agency’s recovery. HUD has initiated the process by developing a draft Sustainability Plan.

The Agreement must be executed 15 days following issuance of this draft, unless further extended by HUD. Failure to execute this Agreement with HUD may be a basis for a determination of substantial default by HUD under section 6(j)(3)(A) of the Housing Act of 1937 as amended and implemented by regulations found at 24 CFR 907.3(b)(1).

In accordance with state law, the Mayor of the City of Milwaukee serves as the appointing authority for the Board of Commissioners. The Mayor has been notified of the requirement for HACM to execute this Agreement with HUD.

We look forward to working with the HACM to recover and achieve sustainable performance. If you have any questions about the Agreement, please contact me at shirley.wong@hud.gov or (202) 246-2362. Thank you for your ongoing assistance in this matter.

Sincerely,



Shirley Wong
Director
Office of Public Housing

Enclosure

WI002 HACM 2025 Recovery Agreement 1-17-25

WI002 2025 PHARS Sustainability Plan 1-17-25

cc:

Charlotte Hayslett, Chair of Board of Commissioners
Housing Authority of the City of Milwaukee

Karen Gotzler, Vice-Chair of Board of Commissioners
Housing Authority of the City of Milwaukee

Jackie Burrell, Commissioner
Housing Authority of the City of Milwaukee

Ald. Sharlen Moore, Commissioner
Housing Authority of the City of Milwaukee

Irma Yépez Klassen, Commissioner
Housing Authority of the City of Milwaukee

Kenneth Barbeau, Interim Secretary-Executive Director
Housing Authority of the City of Milwaukee