



## July 2009

Each month UEDA sends out an electronic bulletin to all current members, which features shorts articles and a list of upcoming events and activities of interest to our members. It is intended to be a quick and easy way for you to gain insight into the UEDA Community, and is also available at our website on the "UEDA News" page. We hope you find this membership service informative and useful!

### Join us for the Summer UEDA Community Development Brown Bag! Friday, July 31st at Noon

You've seen them – they're all around. Payday Lenders. Title Loan Stores. Innocuous looking storefront businesses, right? WRONG. Make sure you know what you're getting yourself into! Payday lenders, check-cashing stores and Title Loan services can have serious impacts on individuals, families and neighborhoods. **Want to know more about these products and alternatives?** Join us on Friday, July 31<sup>st</sup> for a discussion. Our guests will be James Maloney, Chairman of Cardinal Bank, a branch of Mitchell Bank which is operated by the students of South Division High School, and Jenny Dandridge of the Federal Deposit Insurance Corporation. The FDIC is testing new financial products including small dollar loans for the unbanked.

Where: Nonprofit Center of Milwaukee Conference Room, 2819 West Highland Avenue (parking available in lot)  
Bring: Your lunch! We'll bring assorted beverages.

**PLEASE RSVP to Julia O'Connor at 414-430-4711 or [trriage444@gmail.com](mailto:trriage444@gmail.com).**

We look forward to seeing you! Want to know more in advance? Visit [www.mitchellbank.com](http://www.mitchellbank.com) and [www.fdic.gov/SmallDollarLoans/](http://www.fdic.gov/SmallDollarLoans/)

## UEDA COMMUNITY NEWS

- **The Office of Policy Development & Research (PD&R) recently updated the "Guide to HUD USER Data Sets."** The Guide briefly describes each of 20 data sets maintained and kept current by PD&R, and includes the website address, release information, format(s), and the relevant timeframe for each data set. The new Guide to HUD USER Data Sets can be downloaded at [www.huduser.org/datasets/pdrdatas.html](http://www.huduser.org/datasets/pdrdatas.html), or a print copy can be ordered by calling 800-245-2691, option 1. Both versions are available free of charge.
- **What's really behind that tempting CD rate? Maybe you should ask.** The FDIC has received inquiries and complaints about certain companies advertising above-market interest rates for FDIC-insured Certificates of Deposit (CDs). Some of these ads display the FDIC logo or state "FDIC Insured." Many of these companies are not FDIC-insured banks. Rather, they are insurance or financial service companies that sell non-insured financial products. The small print in the ads may state that the company is not an FDIC-insured financial institution. For more information please go to the FDIC Consumer Alerts website: <http://www.fdic.gov/consumers/consumer/alerts/index.html>
- The Office of Affordable Housing Programs is pleased to announce a new publication on **Green Building**. You can access this model guide by clicking here: [Green Building](#) or you can contact COMMUNITY CONNECTIONS, P.O. Box 7189, Gaithersburg, MD 20898-7189, Telephone: 1-800-998-9999. The primary purpose of this guidebook, **Building ENERGY STAR New Homes and Incorporating Energy Efficiency and Green Building Practices into HOME-Funded Affordable Housing**, is to provide technical and operational guidance to HOME participating jurisdictions (PJs), community housing development organizations (CHDOs), and subrecipients to help them develop ENERGY STAR qualified homes. This guidebook discusses the benefits of improved energy efficiency in housing; describes what the ENERGY STAR qualified home label means; describes what a PJ and its local development partners must do to meet ENERGY STAR standards; and identifies other actions that PJ can take to improve building performance in affordable housing. This guide book also describes how to incorporate energy efficiency into rehabilitation activities and presents green building practices that may be incorporated into affordable housing activities.
- **The Impacts of Foreclosures on Families and Communities: A Primer.** The foreclosure crisis is now having dramatic effects throughout America. In mid-2008, recognizing that this phenomenon was still quite new, the Open Society Institute asked the Urban Institute to scan available research to document what we know about: (1) the way foreclosures impact families; (2) how foreclosures affect communities;

and (3) the efforts now underway, or being suggested, to address the crisis, focusing on actions at the local level. This brief summarizes a longer report and the results of this review. Access here: [Full Brief](#)

## NONPROFIT NEWS

- **Marketing company creates grant program for non profits:** Ascedia, Inc., a Milwaukee-based web design, web programming and internet marketing company, recently announced that they will expand its outreach program, called beCause, to include a matching grant program for non-profit and cause-based organizations. Under the new matching grant program, cause-based organizations can apply for a partial or full budget grant match, up to \$20,000 per organization, for web development, internet marketing, training, and other web related services provided by Ascedia. Through the beCause program, Ascedia plans to donate \$200,000 in services to cause-related organizations in calendar year 2009. Organizations can apply for the program by visiting <http://because.ascedia.com> or by contacting Amy Hoekman at: 414.292.3220.
- **Is your organization looking for building materials and/or home goods?** Perhaps you all are planning some kind of renovation or new building project in the near future. The program is called Framing Hope. It is The Home Depot's newest product donation program, coordinated by Gifts In Kind International. This program will provide your organization with ongoing donations from your local Home Depot store of all sorts of items from the Home Depot inventory. Your organization would need to be willing to pick the donations up from the store, as well as have a place to store the items. Visit [www.giftsinkind.org/homedepot/](http://www.giftsinkind.org/homedepot/) to learn more about this wonderful program.
- **The annual audit, a fact of life for many nonprofits,** isn't always free of complications. Pre-audit preparation is the easiest way to guarantee a smoother process at the fiscal year-end. Efficient engagements are ones in which nonprofit executives ask the following: What process should my organization have in place to prepare more proactively for the audit? How can we best integrate audit compliance requirements with organizational efficiencies? The following suggestions will help you to create efficiency in the compliance and auditing process, sparing your staff and your audit team unnecessary delays and headaches that could cloud your financial picture and add costs to the fee set in your CPA's engagement letter. Click here to [read more...](#)

## SMALL BUSINESSES / ENTREPRENEURS

- **House bill would bring 200 solar manufacturing jobs to Wisconsin.** The U.S. House of Representatives later today is expected to approve the Energy and Water Appropriations Act for fiscal year 2010, which contains a \$500,000 provision to allow the University of Wisconsin-Milwaukee to use new cutting-edge nanotechnologies recently invented at UWM in the development of new types of solar cells that could be produced at a fraction of the cost of today's solar cells and be at least as efficient or even more efficient. -If approved, UWM estimates that the project will create about 200 new jobs in Wisconsin and ultimately could revitalize some of the foundry and molding industries in Wisconsin and other states. The UWM provision was secured by U.S. Rep. Gwen Moore (D-Milwaukee). [Read more...](#)
- **High-speed trains will be built and operate in Wisconsin** **New high-speed trains will not only operate in Wisconsin.** They will be built here. Wisconsin Gov. Jim Doyle today announced an agreement with the Spanish train manufacturer Talgo to put two Talgo high-speed trains into service in Wisconsin and to establish new train assembly and maintenance facilities in the state. The rail car assembly plant will support the delivery of Talgo trains throughout the country. Wisconsin will purchase two, 14-car train sets for \$47 million. The agreement provides an option to buy two additional train sets if the state is successful in securing federal American Recovery and Reinvestment Act funding for the extension of passenger rail service from Milwaukee to Madison. [Click here to read more...](#)
- **Own It, Grow It, Do It!** The Wisconsin Women's Business Initiative Corporation (WWBIC) encourages the people of Wisconsin to explore entrepreneurship, provide the tools to run more successful businesses, finance their ventures, and help them take control of their personal finances. WWBIC is offering business education and financial awareness classes to help you realize your potential and follow your dream. Yes We Can! For example, **every Wednesday from 1:45-3:45PM, you can sign up to receive a FREE business assessment** and gain a thorough understanding of financing options available to you for business start-up or expansion. To set an appointment or to learn more about this class and other WWBIC services, please contact Ryan Broderick at 414-263-5450 or visit our website at [www.wwbic.com](http://www.wwbic.com).
- **Business Owners!** The first Tuesday of every month, WWBIC holds a **Small Business Discussion Circle**. Talk with an expert in an informal group setting about business classes, assistance programs,

and information exchange. Explore a wide range of business topics. No Fee to attend – the next one is **Tuesday, August 4<sup>th</sup>**, held at the WWBIC-Milwaukee office, 2745 N. Dr. Martin Luther King Jr. Drive.

## UPCOMING EVENTS

- **Wednesday, July 29, 9:00 to 11:00am: Recruiting the Next Generation of Leaders Dialogue:** Don't have time to read Peter C. Brinckeroff's latest Book, *Generations: The Challenge of a Lifetime for Your Nonprofit*. The clock is ticking. Is your nonprofit ready? Boomers are leaving the workplace. How do you relate to and recruit GenX and GenY employees, volunteers and donors? Come learn what Peter states are the next challenges for nonprofits and create action steps to position your nonprofit for the next generation of leaders. This workshop is designed for board directors and executive directors. Attention: With one full registration, we invite you to bring other team members at a reduced fee for this workshop. Presenter: Yolonda Glover, Organizational Development Consultant, Nonprofit Center of Milwaukee. Fee: \$40; \$25 Nonprofit Center members and CDBG agency attendees. Reduced fee: \$30; \$15 Nonprofit Center members and CDBG agency attendees, to sign-up for this session please call 414-344-3933.
- **Wednesday, August 5, 9:00 am to Noon: Rewarding Employees: Pay, Benefits and Perks.** Session 4 of the Human Resources Summer School Series...compensation issues seem to provide the most significant source of frustration for employers. How do you know what is a fair wage? Where do you go to find out? When do you give salary increases and how much? This session will provide you with resources and training to help your organization deal with compensation design and issues. Presenter: Dennis Anderson, SPHR, CCP, Director, Executive Compensation Consulting Services, MRA, The Management Association. Fee: \$75; \$50 Nonprofit Center members & CDBG agency attendees. To register, call the Nonprofit Center at (414) 344-3933.
- **Wednesday, August 12, 9:00 am to Noon: Designing an Employee Performance Management System.** Session 4 of the Human Resources Summer School Series...your strategic plan provides direction for your organization to be effective, to improve, and possibly to grow in delivering its services and accomplishing its mission. The performance management system plays a similar role for individual employees. The purpose of this course is to provide participants with the knowledge and tools to design and structure a performance management system. The focus will be on aligning the performance management system with the requirements of your organization. Presenter: Mary Voelker, Ph.D., SPHR, Consulting On Change. Fee: \$75; \$50 Nonprofit Center members & CDBG agency attendees. To register, call the Nonprofit Center at (414) 344-3933.
- **Thursday, August 13, 11:00 am to 1:00 pm: I AM an Effective & Engaged Board Member.** What are the characteristics and responsibilities of an effective and engaged board member? Are you a current board member? If so, you are responsible to invest your time, talents and treasures into the mission of that organization. In this session you will learn the standard principles of board development and governance. You will assess your board member effectiveness, review the roles and responsibilities of boards of directors, and understand the principles for good governance and ethical practice. Presenter: Yolonda Glover, Organizational Development Consultant, Nonprofit Center of Milwaukee. Light lunch will be provided. Fee: \$40; \$25 Nonprofit Center members and CDBG agency attendees. **Attention:** With one full registration, we invite you to bring other team members at a reduced fee (30; \$15 Nonprofit Center members and CDBG agency attendees) for this workshop. To register, call the Nonprofit Center at (414) 344-3933.

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This bulletin is a service for our members. If you would like to know how you can become a UEDA Member, contact us at the phone number below or visit our website's membership page for details.

*If you have a suggestion for an upcoming UEDA Member Bulletin, please contact Kristi Luzar, Program Manager, at [Kristi@uedawi.org](mailto:Kristi@uedawi.org).*

### Questions or Suggestions? CONTACT US AT:

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