

**Minutes of the Affordable Housing Council (AHC) Meeting**

**Tuesday, August 11, 2020**

2:30-4:00

Virtual via WebEx and

Facebook Live on Frederick County Boards and Commissions Facebook page

**MINUTES OF MEETING**

Call to Order: Chairperson Kimberly Ashkenazi called the meeting to order at 2:42 after some delay with connecting to Facebook Live. Ryan Trout, DHCD, reviewed virtual meeting protocol and gave instruction on how to connect and make comments on Facebook Live.

Roll Call was taken by Diane Bill, calling members names and presence noted by audible confirmation by attendees.

Members Present: Angie Liddiard, Bruce Zavos, Diane Bill, Hugh Gordon, Jason Wiley, Kandy Alexander, Kimberly Ashkenazi, Malcolm Furgol, Mark Long, Mary Ellen Mitchell, Patricia Galloway

Members Absent: Linda Duckett

Public Officials/Staff Liaisons Present: Jessica Fitzwater, County Council Member; Derek Shackelford, City Alderman; Mark DeOcampo, City CAO; Robin Inskip, County Finance; Milton Bailey, Director DHCD; Ryan Trout, DHCD; Christine Kay, Citizens Services; Monica Bearden, Deputy CAO

Visitors Present: Alan Feinberg, Diana Fulchiron, Veronica Henry, James Baker, Roger Sobkowiak, Jodie Ostoich, Theresa Wyatt

Minutes for February 1, 2020 and March 10<sup>th</sup>, 2020 meetings: A move to approve the minutes was made by Mark and seconded by Malcolm. They were unanimously approved

Agenda: A motion to approve today's agenda was made by Malcolm and seconded by Mark. It was unanimously approved.

Outgoing Chairperson: Kimberly Ashkenazi made remarks as the outgoing chairperson. She thanked the dedicated board members who served with her while she was chairperson for two years, welcomed the new executive committee, and commended the various public officials and staff, non-profit leaders and community members for participating with the AHC.

Report of the Nominating Committee: The nominating committee presented a slate of candidates for the executive committee. Mark Long- Chairperson, Hugh Gordon- Vice Chairperson and Diane Bill-secretary. Kimberly made a motion to take a vote on the presented slate. Malcolm seconded the motion. The slate was unanimously approved.

Incoming Chairperson: Mark Long, newly appointed chairperson, made remarks and restated the mission of the affordable housing council. He noted that the AHC is especially important during the challenging era of Covid-19. Mark also made a motion to nominate Kandy Alexander to the executive committee as per bylaw Article VI A.1. It was seconded by Angie. Motion was unanimously approved.

Update on MPDU-PIL Review Committee: Ryan reported that the MPDU-PIL fee is still being reviewed. A committee was organized consisting of 18-20 persons from throughout the county connected to the housing community. The group has met twice, discussing the role of affordable housing and MPDU in the community. It will meet again next week. Bruce asked about the time frame for presenting to the council. Ryan stated that 6-12 months was the original time frame and it seemed as if the committee should be able to adhere to that.

RFP updates: Milton stated that copies of the RFPs for two county owned properties, distributed by the office of procurement, had been sent to council members. Organizational meetings have occurred and will happen again later in the month to address developers concerns. A decision should be made in late September. Bruce commented that there was a lot of interest from national developers for the RFPs and that the county and city should take advantage of this by finding more sights, opportunities and credits to encourage affordable housing development. Mark asked Milton for a LIHTC update as well. Milton stated that 12 applications were submitted. Four dropped out, ultimately leaving 8 to be submitted to Jan Gardener. There is a possibility of one additional project. All are very strong, competitive projects.

City Housing Authority update: Angie stated Catocin View contract is closed and renovation underway. Construction will take approximately 16 months. There will be 76 units available when complete. Original residents will be invited back first with remainder of units given out via housing choice voucher waiting list. South Street Center is moving forward and will consist of 150 units of intergenerational housing. Construction should begin in the first quarter of next year.

Committee Meetings: Mark addressed the issue of restarting the Systems, Policy, and Education committee meetings. The conveners restated their missions and said that they will reach out to their committee members to get the ball rolling again. Mark suggested that each committee could meet via zoom to move forward.

Eviction Prevention Programs: Christine Kay, Division Director of Citizen Services, reported that the county is partnering with the [Religious Coalition For Emergency Human Needs](#) for this program. To date, \$700,000 worth of rental assistance applications were submitted. The applications were reviewed and \$300,000 was approved as eviction prevention monies. \$100,000 have been disbursed so far. Funds have been received from both federal CARES act and state CDBG monies for this program. Christine stated CARES money will be spent down first because of an earlier expiration date. Discussion focused on a need to ensure equity when disbursing funds, getting the word out to qualified people about the program, legal aid for eviction assistance and use of 211 for informing people in need of housing funds.

Liaison Reports:

**Milton Bailey, DHCD Director:** More info at the next meeting regarding LIHTC projects. Due date is September 9<sup>th</sup>, 2020.

**Council Member Jessica Fitzwater:** Discussed “Rethinking Homelessness” webinar information. Mainly new modeling for eviction prevention and targeting resources to help people with highest need during Covid-19. Announced she is working on a draft bill focusing on rent freeze and preventing landlords from assessing late fees.

**City Alderman Derek Shackelford-** City is using Affordable Housing reserve fund to help people who may not qualify for assistance programs but still need help because of Covid-19.

**Mark DeOcampo, City of Frederick Mayor’s Office-** The city has utility assistance program for help during Covid-19 and is being funded through CDBG fund. Eileen Barnhardt has left city CBDG administration. Her job description will be reevaluated and position filled in coordination with the new FCAA housing division staffing.

Vacancy on AHC: Mark stated that there is one council position to be filled. Information has been in the newspaper and is also on Frederick County Government website.

Public Comment:

**Jodie Ostoich, Interfaith Housing Alliance:** Happy to report that IHA has collected 96% of rent during Covid-19. She credited affordable housing availability helping to keep front line workers in their homes. IHA was a recipient of Covid Collaborative funds which they used to help 10 families with rental assistance.

Council Member Comments:

Mary Ellen- Housing Frederick is releasing a study in October. The study focuses on the economic impact non-profits have on housing in the five Western Maryland counties.

Malcolm- The Frederick County 2020 Census self-response rate is just over 75%, surpassing the last census. Stuff the Bus is happening to give children school supplies. United Way will have a new ALICE report in September. Four home buyers are graduating from the homebuyer program. Hugh- encouraged Jodie to share her information with the public via FNP

Meeting was adjourned at 4:16

Next Meeting will be September 8<sup>th</sup>, 2020 at 2:30.

Submitted by Secretary, Diane Bill