

Countywide Housing Affordability Taskforce (CHAT) Meeting Notes

March 7, 2008

Members Names: Seth Fleetwood, Co-Chair; Terry Bornemann, Co-Chair; Mayor Bromley; Charlotte Eastman-Pros; Derek Long; John Shorthill; Hart Hodges; Larry West; Nancy Larsen; Gary Reid; Ted Mischaikov; Jon Soine; Paul Schissler; Ralph Black; Gail de Hoog; John Harmon; Barbara Brenner; and Stan Snapp

Members Absent: Mayor Bromley and Barbara Brenner

Staff Present: David Cahill, Gary Williams, Samya Lutz, and Heather Aven

Guests: Tom Beckwith and Steve Price represented the consulting team

Terry Bornemann called meeting to order at 9:00 am

1. Approval of Notes

None to approve.

2. Discussion

There was a discussion about how the matrix that Ted and John sent to the group could work if the different tools were plugged into it. John H. suggested picking those tools that are most likely to succeed and include those at the top of the report. Ralph agreed that removing the existing programs that are currently working from the conversation, would help to focus the group on deciding which other tools should be included in the final report.

A discussion took place as it relates to a committee being formed that would oversee the monetary resources. It was stated that this group would be responsible for distributing the resources based on a set of criteria that should be established by the taskforce. Some criteria could include: number of homes that could be developed or purchased, It was also determined that the committee should be long-running, with the flexibility to change those things that don't work for them from year to year.

Jon S. gave an update on what is happening in the legislature as it relates to infrastructure financing for public works funds, as well as, a review of the public works project list.

Different agencies voiced how many homes they build a year, and discussed how 2 million dollars would make a difference for them. This discussion was similar to the one that took place on 2-22-08.

Tom led discussion on the part of the report that he distributed.

He explained that chapter 5 contains a list of things that could be done, excluding things that are currently being done by all cities. He recapped the previous meetings and commented that the elected officials are going to be interested in the method the Taskforce has suggested to bridge gap financing, how the resources will be

distributed amongst the housing programs, and inclusionary zoning with the criteria for offsets included.

There was discussion about how specific items in the report should be. There was consensus within the group that exact dollar amounts (for gap financing), and determining the neighborhood density could be getting too specific; however, the tools used to accomplish the goals should be outlined in the recommendation report.

John H. suggested including statements in the recommendation report that focus on the Taskforce wanting “to promote cottage housing”, and to “ensure the regulations are workable to allow practical implementation”.

Jon S. stated that regulation and cost of regulation has been brought up time and time again, but does not seem to become part of a discussion.

There was a discussion about how specific the report should be to the Councils, as it relates to the City and County Staff personnel implementing the ideas of the Taskforce. It was suggested that the Taskforce spend some time on considering the implementation strategies of those tools they are recommending, so that the same thing that happened to the 1990 report, does not happen to this one. Gail suggested using the Seattle Housing Levy as a model.

HART HODGES MOVED TO ALLOW TOM BECKWITH TO WRITE A DRAFT RECOMMENDATION DETERMINING THE ROLE OF THE HOUSING TRUST FUND COMMITTEE BASED ON THE SEATTLE HOUSING LEVY. SECONDED. VOTE: ALL AYES

The group talked about each member prioritizing the tools so there could be some consensus about which ones should be part of the primary recommendations. There was discussion about the criteria that could be used including: the matrix that Ted and John worked on, look at them based from a “cost” perspective, use the matrix that Tom Beckwith provided the Taskforce in 11/ 2007, or choosing whatever method the individual member deemed necessary. The group decided to choose their TOP 5 tools and send to staff by a date to be determined.

JOHN HARMON MOVED TO HAVE THE MATRIX THAT WAS ISSUED TO THE TASKFORCE IN 11/2008 MODIFIED TO HAVE A SCOREBOX AND DISTRIBUTED TO THE MEMBERS SO THAT THEY CAN CHOOSE THE TOP 5 TOOLS AND SEND THEIR CHOICES INTO STAFF. SECONDED. VOTE: 14-1 (MISCHAIKOV, OPPOSED)

3. Next Meeting’s Agenda (3/28/08)

- Review the priorities of the group based on the Top 5 that were submitted to staff.

4. Public Comment

- None

Adjourned: 10:58 am