

# AGENDA

Housing and Human Services Advisory Board (HHSAB)  
October 14, 2021 from 6:30 PM-8:30 PM

*This will be a digital meeting. Members of the public may participate electronically in the meeting or by telephone. Call in number: 888 788 0099. Zoom link:*  
<https://a2gov.zoom.us/j/91975125449?pwd=cnpCWnZLWmtiSFllUmxsL2dZRR3lNUT09>

1. Convene Meeting (Anna Foster, Chairperson) \_\_\_\_\_ 6:30pm
2. Introductions / Welcome \_\_\_\_\_ 6:35pm
3. Public Comment \_\_\_\_\_ 6:40pm
4. Approval of Agenda **(ACTION)** \_\_\_\_\_ 6:45pm
5. Approval of Minutes from Sept. 9, 2021 \_\_\_\_\_ 6:50pm
6. Business \_\_\_\_\_ 7:00 pm

- a. Update from Ann Arbor Housing Commission Executive Director Jennifer Hall–

Public land for affordable housing – update on various sites including status and timing.

- b. Prop C policy development for non-City entities or projects

Last month the HHSAB brainstormed several topics. Staff met with Jennifer Hall and

Andre Watson now working with AAHC, to organize topics into an educational series for

2022. Below are the suggestions for topics and timing. Staff welcomes HHSAB

members to assist with some of the coordination of the series.

Topic	Month	Speakers/Guests (all tentative)
History of public and affordable housing <ul style="list-style-type: none"><li>History of federal funding</li><li>Impact on segregation and impact over time</li></ul>	January	National Speaker for overarching themes. Jennifer Hall for local changes related to Public/affordable housing
Local Market Discussion <ul style="list-style-type: none"><li>University of Michigan Impact over time</li><li>Impacts on business related to worker attraction and retention, commuting</li></ul>	February	Local market experts including realtor, etc.
Sustainability, Density, Planning & Zoning <ul style="list-style-type: none"><li>Interrelation between sustainability, density and affordability</li></ul>	April	Missy Stultz, Brett Lenart, Marc Norman

<ul style="list-style-type: none"> <li>• Tension of additional costs for green features, and affordability</li> <li>• Where parking falls in topics above</li> </ul>		
Homeownership models <ul style="list-style-type: none"> <li>• Tools and models available and related goals (access, wealth creation, etc)</li> <li>• Includes cooperatives, Habitat, CLTs or similar, etc</li> </ul>	March	Habitat for Humanity, CEDAM speaker, Andre Watson
Affordable Housing Development <ul style="list-style-type: none"> <li>• Funding types</li> <li>• Differences between acquisition and rehab and new construction</li> <li>• Mission drive and for-profit developers</li> <li>• What drives decision-making? <ul style="list-style-type: none"> <li>○ PSH and other support services</li> <li>○ Tenant mix – family, seniors, individuals (homeless, reentry, substance abuse, etc)</li> </ul> </li> </ul>	May	Marc Norman, Aubrey Patino, Beth (AAHC)
Affordable Housing Financing (Part I) <ul style="list-style-type: none"> <li>• Walk thru the development deal and construction of a smaller acquisition and rehab</li> <li>• Walk thru the development deal of a mid-sized new construction project</li> </ul>	June	Jennifer Hall, AAHC Wendy Carty Saxon – Avalon
Affordable Housing Financing (Part II) <ul style="list-style-type: none"> <li>• How to operationalize what we've learned?</li> <li>• What are the priorities?</li> </ul>	July	All hands on deck Marc Norman, Jennifer Hall, Wendy Carty-Saxon, Aubrey Patino
Draft Prop C policy	August	Staff

- The packet includes the current Affordable Housing Fund Policy, and the initial Council guidelines related to Prop C.

## 7. Updates

- CERA Updates \_\_\_\_\_ (Teresa Gillotti)
  - [www.washtenaw.org/3421/CERA](http://www.washtenaw.org/3421/CERA)
- Coordinated Funding Update \_\_\_\_\_ (Teresa Gillotti)
  - Five community sessions were held during August with about 150 different participants. Information on all sessions, including background materials, zoom recording of the presentation and meeting summary available at <https://www.washtenaw.org/3422/New-HumanServices-Partnership-Planning>

8. City Council (Council Member Update) \_\_\_\_\_ 8:00 pm
9. General Updates \_\_\_\_\_ 8:15 pm
10. Public Comment \_\_\_\_\_ 8:20 pm
11. Adjournment (**ACTION**) \_\_\_\_\_ 8:30 pm

**Next meeting:** November 11, 2021 at 6:30 p.m.

**Location:** Virtual