

**AFFORDABLE HOUSING ADVISORY COMMITTEE  
BUILDING SERVICES CENTER – 700 NW 19 AVENUE  
CONFERENCE ROOM  
MONDAY, March 11, 2013 – 8:30 A.M. Minutes**

**Cumulative Attendance**

<b>Committee Members</b>	<b>Attendance</b>	<b>7/12 through 6/13</b>	
		<b>Present</b>	<b>Absent</b>
Amanda Spangler-Bartle, Chair	P	6	0
Roosevelt Walters, Vice Chair	P	4	2
Jason Crush	P	4	2
Bradley Deckelbaum	P	5	1
Margie Alexander	A	3	3
Peter Henn	P	3	3
Jonathan Jordan	P	5	1
Edwin Parke	P	6	0
Rebecca Jo Walter	A	5	1
Brian Poulin	P	5	1
Kevin Borwick	P	3	0

At this time, there are 11 appointed members to the Board, which means 6 would constitute a quorum. There were eight (8) members present.

**Staff**

Jonathan Brown, Housing and Community Development, HCD  
Avis Wilkinson, Liaison, Housing Program Supervisor, HCD  
Patricia L. Smith, Secretary III

**Roll Call/Determination of Quorum**

Chair Amanda Spangler-Bartle called the meeting to order at 8:38 a.m. Roll was called and it was noted that a quorum was present.

**Communication to City Commission**

**Motion** made by Mr. Walters and seconded by Mr. Poulin that staff review City Owned Properties list as it is this Board's belief that many of these properties are well suited for affordable housing and that a strategy be developed to make properties well suited for same available for disposition to a qualified bidder for affordable housing. Qualifications will be determined by whatever competitive process the City deems appropriate.

Discussion ensued.

The Board felt that if any of the properties are sold the funds should go back into Housing & Community Development to be used for affordable housing. It was

determined by the Board that a Commission Agenda Memo would be needed in addition to this communication.

In a voice vote the **motion** passed unanimously.

### **Approval of Minutes- January 14, 2013**

**Motion** was made by Mr. Poulin, seconded by Mr. Crush, to approve the minutes of the January 14, 2013 Meeting. In a voice vote, the **motion** passed unanimously.

### **Review GIS MAP of 47 Affordable Housing Properties**

Chair Spangler-Bartle asked Mr. Brown to update the Board on the 47 Affordable Housing properties that were previously identified. Mr. Brown stated that the Board had requested that the 47 City owned identified properties be plotted on a map in order to be able to see where these lots are located within the City. He stated that at one point the City was looking to dispose of the lots that were suitable for affordable housing however he does not believe any properties have been disposed of in the last year.

Chair Spangler-Bartle asked the Board what they foresaw for these properties going forward and if this Board would like to make a recommendation to the City on a strategy for some of the properties. It was noted that liquidating these would be beneficial to the City because the maintenance would no longer be required. The Board discussed the possibility of giving the property to a developer specifically for affordable housing.

The Board further discussed the parameters that a recommendation should include, such as home ownership rental, low income rental, lease purchase, restricted to non-profits or all developers, etc.

The Board discussed which lots they might definitely identify to the Commission to be a part of the recommendation.

It was stated that if the Board requests both surplus dollars and affordable housing for the surplus properties they might not get as much traction. However, if this Board recommends that it believe's that many of the properties can work for affordable housing and requests an RFP be prepared for the ones that work for affordable housing which would be determined by the market.

The Board discussed how they might get the City Manager on board with their idea and decided that one of the members would schedule to meet with him prior to the next AHAC meeting.

For this section of the minutes please refer to page 1 **Communication to City Commission** (removed as determined by Acting Chair Walters)

### **Review of the 2013-2016 Local Housing Plan (LHAP)**

Ms. Wilkinson updated the Board on the LHAP Plan and stated that it is scheduled to go before the Commission in April. She also noted that there is currently no budget for this plan.

### **Downtown Development Authority (DDA) Presentation Update**

Chair Spangler-Bartle noted that there was a presentation made before the DDA, however no follow-up has been requested to further discuss affordable housing units in the downtown area. The City had requested flex units but to date we do not know where those units are or if they have even been built. The DDA is now requesting more units from the County who is asking the same question – where are the existing flex units/affordable housing units.

Chair Spangler-Bartle stated that since what currently exists is a voluntary program there is currently no way to track the information. The Board previously recommended a mandatory program or an Inclusionary Zoning Affordable Housing Program. This way oversight and tracking would be required. Chair Spangler-Bartle further stated that a meeting with the DDA and Broward Housing Council is needed in order to move forward. Chair Spangler-Bart

### **Communications to City Commission**

See page 1 of the minutes

### **Agenda Topics for Next Meeting**

Update on requirements for flex units and voluntary set-asides for affordable housing.

Discuss the pictures prepared by planning interns.

### **Other Business**

None

### **Good of the Order**

None

**Adjournment**

There being no further business to come before this Board, meeting adjourned at 9:30 a.m.