

I. CALL TO ORDER

Chair Nancy Backus called the virtual meeting to order at 1:00 pm. Backus introduced SHHP Program Coordinator, Trish Abbate.

a. ROLL CALL/ESTABLISHMENT OF QUORUM

Executive Board members present: Chair Nancy Backus, City of Auburn; Vice-Chair Brian Wilson, City of Burien; Joseph Cimaomo, City of Covington; Traci Buxton, City of Des Moines; Sarah Bridgeford, Alternate City of Federal Way; Dana Ralph, City of Kent; Sunaree Marshall, King County; Mark Hoppen, City of Normandy Park; Mark Santos-Johnson, City of Renton; Tom McLeod, City of Tukwila.

Other attendees: Marty Kooistra, HDC; Dafne Hernandez, City of Covington; Minnie Dhaliwal, City of Tukwila; Hannah Bahnmler, City of Renton; McCaela Daffern, King County; Merina Hanson, City of Kent; Caia Caldwell, Master Builders Association of King and Snohomish County (MBAKS); Jennifer Anderson, MBAKS; Kent Hay, City of Auburn; Robin Corak, MSC; Eric Lane, City of Des Moines; Trish Abbate, SKHHP; Angela San Filippo, SKHHP.

II. REVIEW AGENDA/AGENDA MODIFICATIONS

No modifications to agenda.

III. APPROVAL OF SEPTEMBER 25, 2020 MINUTES

Joseph Cimaomo made a motion to approve the September 25, 2020 minutes as presented. Dana Ralph seconded the motion. Clarification provided by Sunaree Marshall on reference to CDC nationwide eviction moratorium rather than state moratorium. Motion passed unanimously (10-0).

IV. OLD BUSINESS

a. SKHHP position on city rental housing policies.

Angela San Filippo introduced the changes that were made to the proposed resolution in response to feedback received at the last meeting.

Discussion on referencing specific policies and recognizing landlords as stakeholders.

Brian Wilson made a motion to approve Resolution 2020-05, Tom McLeod seconded. Motion passed unanimously (10-0).

b. Affordable Housing Committee (AHC) Draft Shared Revenue Principles.

San Filippo introduced the draft AHC shared revenue principles, she went over the purpose, how they will be used, and the next steps for providing feedback before they are brought to a vote by the AHC at their November 13 meeting.

Traci Buxton suggested the principles would be strengthened by using 'will' statements throughout rather than 'should.' Also, suggested relegating authority to King County and what King County will do, or AHC as appropriate, rather than what the state, federal, local governments should do.

Marshall provided context on AHC, King County has 3 seats out of 19. The AHC was set up intentionally as a regional recommending body. The format of the document mirrors other recommendations the committee has put out to date.

Backus expressed hesitation with 'should' language and suggested using 'encouraged to' instead because should suggests unfunded mandates.

Mark Santos-Johnson supports the addition of workforce housing for households at 30% or less of area median income. Suggestion to add 'to the greatest extent possible' to the end of principles 2a because of the regressive nature of 1590.

San Filippo will send suggestions to King County staff, expectation that the AHC will vote on the shared principles on November 13.

c. 2021 State legislative priority discussion.

San Filippo reviewed the state legislative priorities briefly discussed at the October meeting. She also introduced an increase in the document recording fee for consideration.

Discussion on tax-increment financing (TIF) and desire for structure that does not contribute to gentrification. Discussion on the increase in the document recording fee and what is meant by significant. Marshall provided a brief overview of the document recording fee and how the funds are distributed. The surcharge is currently \$62 and is split between the state and County where the fee is generated. The increase in the fee would increase funds for local homeless housing and assistance.

Agreement from the Board to bring back a resolution at November's meeting on all of the state legislative priorities as presented.

d. Draft SHB 1406 Interlocal Agreement discussion.

San Filippo provided summary and overview of the draft SHB Interlocal Agreement, a key step in providing the mechanism for cities to pool 1406 funds with SKHHP.

Discussion on contributing full amount of 1406 funds versus a portion and what it means to be a regional partner, and whether funding decisions should be weighted based on proportion of funds pooled with SKHHP.

Marshall indicated that even though the County isn't pooling 1406 funds timeliness and readiness of projects should be considered, not just whether projects are within a city that is pooling funds. Also, likelihood that County will contribute and partner through other funds/resources.

Discussion on how SKHHP can encourage partners to pool and promote full pooling of funds. Mark Hoppen brought up challenges for smaller cities with weighting decisions, preference for unilateral partnership. Funded projects should be based on merit and not how much money comes from each participating city.

Discussion on the benefit of showing forward momentum to jurisdiction partners and also to the state on how these funds will be used. General agreement to encourage all cities to participate fully in pooling SHB 1406 funds, SKHHP will move forward with this interlocal agreement for all cities that are prepared to pool SHB 1406 funds and provide the opportunity for other cities to sign on as they are prepared to do so. Decision-making for allocating pooled funds will reflect equal voting opportunity for all SKHHP Board members. Funding allocation will be decided based on merits of the project or program regardless of whether it is located within a jurisdiction that is participating in the interlocal agreement.

V. GRANT PROPOSAL

San Filippo provided a brief summary of the grant proposal and turned it over to Santos-Johnson. Housing Development Consortium (HDC) will submit grant request to Microsoft for establishing

capital fund and establishing separate nonprofit structure. In the long term this will help to significantly expand housing capital funds through philanthropic investment. Also included in the proposal is Microsoft's help in hosting philanthropic forums. Expression of gratitude to Microsoft for their help and working with us to make subregional efforts more impactful.

VI. EDUCATIONAL ITEM

a. Auburn homelessness outreach program

Nancy provided introduction to Kent Hay and Auburn's program for homelessness outreach. Hay provided background on his work in Redmond and how those efforts have been duplicated. The model is built on compassionate accountability. His background includes probation officer in King County district court and federal probation court, mental health counselor at Monroe prison, and case manager at Valley Cities. The homeless outreach program in Auburn bridges social service and criminal justice fields.

His philosophy is to have people come to the table and make it difficult for people to accept being homeless in Auburn. He spends a lot of time in the field meeting people where they are. He partners with King County Department of Community and Human Services (DCHS), coordinated entry, Law Enforcement Assisted Diversion (LEAD), YWCA, and local churches. Auburn has a camping ordinance, the goal is to get people inside. The approach is services first through making contact, offering help, and treating people like human beings. There are no parameters in terms of specific population groups, no boundaries or limits on what they can do.

Auburn's program includes 48 hour notice and offer of help, consistent with the Boise case if there is a place for them to go for shelter they are moved. People may be housed in other cities but he continues to work with them. Many programs have compassion but not accountability, in Auburn if people decide they don't want to move out of homelessness they cannot stay in Auburn.

Auburn is also building a community court system, if people aren't willing to participate there is structure in the court system. The goal is to create enough discomfort to do something different.

Working with churches to implement safe parking programs. They have housed 10 people, about 2 people per month since Hay started. He also helps with paperwork and getting people services, a lot of work on the ground before and during getting people housed.

Backus said the effort doesn't stop at housing, and the approach is working for Auburn. They are bringing back compassion that some residents have lost and she stressed the importance of accountability. Hay said they are striving toward equity and justice in community and not having one set of standards some community members and a different set for another part of the community.

Marshall restated some of the challenges and indicated this is one of the reasons the County provides so many resources toward permanent supportive housing and giving people privacy and dignity of having their own space. There are many reasons why people refuse shelter, in many cases housing first is not enough. Living outside is already very uncomfortable.

b. MBAKS Housing Toolkit – delayed to next meeting.

VII. UPDATES/ANNOUNCEMENTS

VIII. NEXT MEETING – November 20, 2020

IX. ADJOURN

Backus adjourned the meeting at 3:05 pm.