

I. CALL TO ORDER

Chair Nancy Backus called the virtual meeting to order at 1:00 pm.

a. ROLL CALL/ESTABLISHMENT OF QUORUM

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

Other attendees: JC Harris, Alternate City of Des Moines; Sarah Bridgeford, City of Federal Way; Caia Caldwell, Master Builders Association of King and Snohomish County (MBAKS); Jennifer Anderson, MBAKS; Trish Abbate, SKHHP; Angela San Filippo, SKHHP; Eric Lane, City of Des Moines; Hannah Bahnmler, City of Renton; Marty Kooistra, HDC; McCaela Daffern, King County; Merina Hanson, City of Kent; Minnie Dhaliwal, City of Tukwila; Dafne Hernandez, City of Covington; Patience Malaba, HDC.

II. REVIEW AGENDA/AGENDA MODIFICATIONS

Addition of SKHHP website under New Business, item V(e).

III. APPROVAL OF OCTOBER 23, 2020 MINUTES

Brian Wilson made a motion to approve the October 23, 2020 minutes as presented. Sunaree Marshall seconded the motion. Amendment provided by Mark Santos-Johnson on reference to statement of support of workforce housing in targeting 0-30% AMI, not just people experiencing homelessness. Amended motion passed unanimously (10-0).

IV. OLD BUSINESS

a. Resolution 2021 State legislative priorities

Angela San Filippo reviewed the state legislative priorities discussed at the October meeting, including statewide Just Cause to create consistency across the state with regard to information, education and regulation; advocating for additional resources to address the economic impacts of COVID-19 (eviction prevention and rental assistance); increase and preserve affordable housing through investment into the housing trust fund (\$250 million from the capital fund); increase state resources to prevent and end homelessness through increasing the document recording fee.

Proposed amendment to section 3 to include SKHHP staff shall work with other organizations with shared legislative priorities to advocate, testify, or otherwise promote this legislative agenda.

Traci Buxton expressed concern that these regulations could override local ordinances and abstained.

Joseph Ciamomo shared that his council has not yet shared feedback with him and subsequently he abstained.

Dana Ralph made a motion to approve Resolution 2020-06, Brian Wilson seconded. Motion passed (8-0) with majority support, no opposition, and two abstentions.

b. Update on draft SHB 1406 Interlocal Agreement.

San Filippo provided an update on the draft SHB 1406 Interlocal Agreement. Document is currently under legal review with the City of Auburn, next step will be to review with subgroup of jurisdictions. Efforts being made to move forward as quickly as possible while ensuring thorough accuracy and compliance so that cities can begin to allocate 1406 funds.

V. NEW BUSINESS

a. Third Quarter Progress Report

San Filippo reviewed the third quarter progress report including the adoption of SKHHP workplan; draft interlocal agreement; culmination of the subregional housing needs assessment; continued coordination and advocacy engagement with grant opportunities and philanthropic investments, outreach & education (representation that SKHHP staff provide at regional forums to provide voice for South King County)

b. Grant update and agreement with HDC

San Filippo reviewed the opportunity with Microsoft philanthropies to apply for grant funds for SKHHP to establish a housing capital fund as well as create marketing materials to encourage investment opportunities. SKHHP is partnering with HDC on submittal of the grant because HDC of their partner and advocacy role and because they have the necessary 501c3 status that is required to receive the funds from Microsoft. SKHHP is exploring obtaining 501c3 status through these grant funds to enable SKHHP to directly apply for and receive funds like this in the future.

Next steps include HDC submitting the grant proposal SKHHP's behalf. With the passage of Resolution 2020-07 Mayor of Auburn will be able to execute an agreement with HDC for the administration of grant funds.

Nancy Backus, Brian Wilson, Mark Santos-Johnson, and Angela San Filippo met with Microsoft Philanthropy staff and HDC. Wilson commented that interest in South King County will be strengthened as a result of this collaboration and that the meeting was focused on relationship building. Microsoft has previously focused heavily on Bellevue and this creates an opportunity for investment in South King County. Microsoft reiterated that they have a great deal of interest. Backus commented that they stopped short of saying SKHHP will be a recipient but implied that funding was more probable than not, and it is in their best interest to expand south and SKHHP is a perfect organization for them to provide some capacity funding via HDC.

Ralph commented that it is encouraging that these conversations are happening, she met with Jim a long time ago and at the time Microsoft was focusing on East King County but indicated a desire to spread funding countywide, hopefully that commitment is coming to fruition.

Santos-Johnson made a motion to approve Resolution 2020-07, Brian Davis seconded. Clarification provided by Buxton regarding the creation of a 501c3 in that SKHHP would remain a joint board but would create a 501c3 that the Executive Board would manage. Motion passed unanimously (9-0).

c. HDC Membership

San Filippo reviewed the ways HDC continues to be a strong SKHHP partner and how SKHHP benefits despite not being an HDC member. Membership would formalize SKHHP's partnership with HDC as they continue to convene south county groups, quarterly membership meetings, and advocacy efforts. HDC membership would begin 2021. Dues are \$640, with a small increase for 2021. SKHHP's miscellaneous budget section would cover the dues. There are also savings in travel budget because of COVID. Membership benefits will extend to each of the member cities.

Santos-Johnson commented that he strongly recommends this as HDC has been a wonderful partner and we will all benefit from this. Santos-Johnson made a motion to approve HDC membership and Buxton seconded the motion. Motion passed unanimously (9-0).

d. December meeting and 2021 meeting schedule.

Backus opened a conversation about whether or not to hold the next Executive Board meeting currently scheduled for 12/18. Buxton suggested canceling or rescheduling for earlier in the month. Tom McLeod suggested canceling the meeting and made a motion to suspend the December meeting altogether and resume meetings in January 2021. Buxton seconded the motion. Motion passed unanimously (9-0).

e. SKHHP website.

Trish Abbate introduced the edits and additions she is making to the SKHHP website. Executive Board members were asked for permission to include names, bios, and photos and there were no objections.

VI. EDUCATIONAL ITEM

a. MBAKS Housing Toolkit.

Jennifer Anderson (janderson@mbaks.com) and Caia Caldwell (ccaldwell@mbaks.com) provided an overview of the Master Builders Association's Housing Toolkit. The MBAKS believes that building housing can and will help our region recover economically from the COVID-19 crisis.

The toolkit includes suggestions on how to create more housing without legislative action. There are 37 actionable items, including details about plexes, online permitting, and fee simple townhomes. Fee simple townhomes are easier to finance than condominiums because the individual also owns the lot. Townhomes also provide a transition zone between higher density and single family homes.

UPDATES/ANNOUNCEMENTS

Buxton announced Des Moines had planned a 5k gobble wobble to collect food bank donations and while they can no longer gather and run together, they are still collecting food at Harpers Studio.

VII. NEXT MEETING – January 22, 2020

VIII. ADJOURN

Backus adjourned the meeting at 2:15 pm.