



Meeting Minutes - Draft

City Council

City Hall
601 4th Avenue E
Olympia, WA 98501

Information: 360.753.8244

Tuesday, October 17, 2017

5:30 PM

Council Chambers

Study Session

1. ROLL CALL

Present: 5 - Mayor Cheryl Selby, Councilmember Jessica Bateman, Councilmember Clark Gilman, Councilmember Julie Hankins and Councilmember Jeannine Roe

Excused: 2 - Mayor Pro Tem Nathaniel Jones and Councilmember Jim Cooper

2. BUSINESS ITEM

2.A [17-1049](#) Review of Draft Administrative and Finance Plan for the Olympia Home Fund

Community Planning and Development Director Keith Stahley reviewed the draft Administrative and Finance Plan for the Olympia Home Fund.

He noted the Ad Hoc Committee on Housing Affordability (AHCCHA) met on October 2 and provided feedback and minor revisions to the draft plan.

In summary, the plan is comprised of 17 items:

1. Move people off the street and into appropriate housing.
2. Well-run emergency shelters and day centers.
3. Siting: effective access and use while minimizing the impacts.
4. Vulnerability Index.
5. Leverage: Maximize the number of quality affordable housing units.
6. Dedicated account created by ordinance that is separate from the City's general fund.
7. Department of Housing and Urban Development (HUD) generated income levels.
8. HUD definitions and guidelines.
9. Projects located outside the bounds of Olympia may be considered if housing and services would benefit Olympia's most vulnerable residents.
10. Awards will be allocated through an annual application process.
11. CDBG funds will be awarded separately and may be used for non-housing related activities.
12. Units will be available to households at 60% AMI for not less than 30 years.
13. Eligible fund recipients include for profit, not for profit and governmental agencies.
14. Sale of a project during the loan term requires City consent.
15. Advisory Committee.

16. Functional zero.
17. Eliminate homelessness as we know it in our community.

Mr. Stahley discussed funding sources and the corresponding State code, RCW 82.14.530, that outlines how funding can be spent. He also reviewed key dates, revenue projections, breakdown of ten year projects and program income and potential geographic limits.

Mr. Stahley shared reporting criteria, which would be similar to the way Community Development Block Grant activity is reported. He also discussed the development of an advisory board including purpose and membership.

AHCOHA Chair, Councilmember Hankins noted the Committee created a plan that can really work to meet the community's needs.

Councilmembers asked clarifying questions.

City Manager Steve Hall discussed options for moving forward. The Council gave direction for staff to bring approval of the Administrative and Financial Plan and a resolution placing the Home Fund measure on the ballot to the October 24 City Council meeting.

The study session was completed.

3. ADJOURNMENT

Meeting adjourned at 6:33 p.m.