



Portland Housing Bureau

Mayor Ted Wheeler • Director Shannon Callahan

Portland Housing Advisory Committee

August 06, 2019

3:00 – 5:00pm

Portland Housing Bureau

421 SW 6th Ave., Ste 500.

Portland OR, 97007

August 6, 2019 Meeting Overview

Members Present: Diane Linn, Sarah Stevenson, Fernando Velez, Stef Kondor, Cameron Herrington, Jessica Ledesma

Members Absent: Hannah Holloway, Nate McCoy, Felicia Tripp, Ramsey Weit, Shannon Singleton, Maxine Fitzpatrick

Staff Present: Molly Rogers, Jessica Conner, Matthew Tschabold, Shannon Callahan, Dana Ingram, Dory Van Bockel, Mike Johnson, Bobby Daniels

Guest: Tia Williams – Mayor’s Office

<i>Agenda Topic</i>	<i>Key Topics Covered</i>	<i>Recording Time</i>
Roll Call	<ul style="list-style-type: none"> Roll call was taken and recorded Introduced new committee member – Jessica Ledesma from Beam Development 	00:00:00 – 00:02:57
Public Testimony	<ul style="list-style-type: none"> None 	00:03:00 – 00:03:12
Director’s Update	<p>Shannon Callahan</p> <ul style="list-style-type: none"> Introduced Thuan Doung, PHB’s new Equity & Inclusion Manager Rental Registration Fee update: <ul style="list-style-type: none"> \$60 annual flat fee structure recommended by Rental Services Commission and other National Jurisdictions that have rental registration fees Council to vote whether to formerly adopt recommendation on Wednesday 8/7/19 Discussion regarding fee adjustments and data collection Public Hearing at IRCO regarding Relocation Assistance permanent administrative rules process Bond Opportunity Solicitation evaluation underway, announcement expected in mid-September Timeline for Metro Bond Solicitation Discussion around County IGA Wapato Funds Preview and timeline around Manufactured Dwelling Park Administrative Rules Dana Ingram provided an overview of the Home Retention Pilot Project 	00:03:13 – 00:30:45

<p>Open Discussion</p>	<ul style="list-style-type: none"> • Shannon Introduced Tia Williams from the Mayor’s office and new liaison to PHB • Conversation around Residential Infill and HB 2001 • Discussion about the Office of Community and Civic Life’s proposed code update from Chapter 3.96 	<p>00:30:50 – 00:43:25</p>
<p>Budget Preparation Announcement</p>	<p>Mike Johnson</p> <ul style="list-style-type: none"> • Budget Process changes - Opportunity for Input & feedback earlier in the process • Budget Kick-off in November 	<p>00:43:26 – 00:55:09</p>
<p>PHAC Bylaws Discussion</p>	<p>Jessica Conner</p> <ul style="list-style-type: none"> • Bylaws highlighted: <ul style="list-style-type: none"> ○ Frequency of meetings (minimum of 9 times per calendar year) ○ Term limits (8-year limit) ○ Removal & Resignation (appointed & removed by elected in charge) ○ Unexcused Absence Policy (3 unexcused absences in a 12-month period = removal) • Members shared their concerns of frequent absences causing a failure to achieve quorum. Matthew Tschabold shared a few options to overcome this – if it becomes an issue. • Amendment of Bylaws process • Continued conversation around tracking Committee Member’s attendance and accountability 	<p>00:55:10 – 01:15:30</p>
<p>DMWESB</p>	<p>Bobby Daniels</p> <ul style="list-style-type: none"> • Two programs used to implement the inclusion of minority women contracting: <ul style="list-style-type: none"> ○ Subcontractor Equity Program ○ Workforce Training & Hiring Program • Bobby presented some workforce statistics broken down by demographic • Explanation of the DMWESB goals and enforcement of those goals 	<p>01:15:32 – 01:25:10</p>
<p>IH Presentation & Discussion</p>	<p>Dory Van Bockel</p> <ul style="list-style-type: none"> • Background and overview • Base requirement of the program from the State – 20% of units in a building would be affordable at 	<p>01:26:35 – 01:54:19</p>

	<p>80% AMI or below. The City developed several options to meet the requirement:</p> <ul style="list-style-type: none"> ○ 10% of units at 60% AMI ○ Affordable units off site ○ Fee-in-lieu of providing affordable units ○ Reconfiguration based on number of bedrooms <ul style="list-style-type: none"> ● 2 & ½ years into the program and there are about 500 units in the permitted pipeline ● Inclusionary Housing Incentives <p>Matthew Tschabold</p> <ul style="list-style-type: none"> ● Inclusionary Housing and Permitting – Matt described what has happened since IH went into effect ● Breakdown of regional and other state permitting trends and how they relate to Portland ● A look at the rental housing affordability and Portland Households ● Next Steps: <ul style="list-style-type: none"> ○ Program adjustments ○ Upcoming IH Analysis 	
<p>Good of the Order</p>	<ul style="list-style-type: none"> ● Agenda topics that weren't covered will be added to the next meeting ● Cameron Herrington would like to see fewer items on the agenda or restructuring the agenda so that action items are on top ● Sarah Stevenson adjourned the meeting <p>Next Meeting: Tuesday, September 3, 2019</p>	<p>1:55:33 – 1:56:23</p>