

**AFFORDABLE HOUSING COMMITTEE
(AHC)**

8:30 a.m. Thursday, February 24, 2022



**Meeting was held solely via Zoom
AMENDED**

MEMBERS PRESENT:	MEMBERS ABSENT:	CITY STAFF:
Linda Bridge	Lisa Huval	Rick Giron
Elena Gonzales, Chair	George Maestas	Jessica Herrera
Matthew Loehman	Matthew Pinson	Amanda Lujan
Shawn Maden	Jolene Wolfley	Stacy Ruiz
Felipe Rael		
Guests:		

I. Call to Order and Introductions- Elena Gonzales, Chair

- The meeting was called to order at 8:33 am.

II. Changes/Additions to the Agenda

- ❖ Felipe Rael motioned to approve the agenda as presented. The motion was seconded by Linda Bridge and unanimously carried.

III. Approval of Committee minutes of September 23, 2021 and December 2, 2021 AHC Meeting.

- ❖ Felipe Rael motioned to approve the September 2021 AHC minutes as amended. The motion was seconded by Linda Bridge and unanimously carried with Linda Bridge abstaining.
- ❖ Linda Bridge motioned to approve the December 2021 AHC minutes as amended. The motion was seconded by Felipe Rael and unanimously carried with Felipe Rael abstaining.

IV. Committee Business

A. Committee Membership –

- Robert (Bob) Cialone has vacated his Housing Building Industry seat due to personal reasons.

- Matthew Loehman is a new member filling the position as a Person with Disabilities Advocate.
- Linda Bridge has served two terms and is termed out. This seat has to be filled with a representative of the Albuquerque Housing Authority. Dan Foster plans to fill the AHA seat.
- Elena Gonzales nominated Felipe Rael as the AHC Vice Chair. Felipe accepted the nomination to fill the seat for the 2022 year cycle.

❖ Elena Gonzales motioned to appoint Felipe Rael as AHC Vice Chair for the 2022 year cycle. The motion was seconded by Linda Bridge and unanimously carried.

AHC discussed keeping the AHC meetings at 8:30 a.m. on the 4th Thursday of every other month.

❖ Linda Bridge motioned to approve the *2022 AHC Meetings Schedule* to the 4th Thursday of every other month (odd months) of 2022 with the noted exception for conflicting holiday(s). The motion was seconded by Matt Loehman and unanimously carried.

B. Update on New Conflict of Interest Process for AHC

- The Conflict of Interest Certification must be completed annually and therefore, a new one will have to be signed in 2022.

C. DFCS Update on Workforce Housing Trust funds-

- Current balance of WFHTF is \$5,201,335, which is on the 2022 Annual Action Plan and includes the \$3.3 million of WHTF approved by the voters in November 2021.
- The City will be utilizing the WHTF to purchase the Sawmill Community Land Trust homes that were unable to be sold over the past several years due to the moratorium prohibiting units from being resold. The HOME funds from Sawmill's current City contract is being used for the homebuyer assistance in financing on the affordable units. Sawmill has had recent success by selling two homes and has several others anticipating closing in the next few months.
- Rick stated the WFHTF Annual Report is coming due and is asking Developers to send pictures of residents in addition to the pictures of the construction of developments. Rick plans to have the report ready for the AHC to review and approve at the next meeting.

D. DFCS Updates on Affordable Housing –

- Rick displayed the drafted 2022 Action Plan Presentation that was shown at the Public Hearing. The comment period is now open and expires on March 4, 2022.
- Cibola Loop RFP was cancelled due to a technical conflict with federal procurement requirements. However, DFCS is considering releasing a revised Cibola Loop RFP in the future.
- Scattered Site Housing RFP for several vacant lots in the Barelás Neighborhood will be out in the spring of 2022.

E. City Planning Updates on Projects that may relate to Affordable Housing-
No Representative present and no update received.

F. DMD Updates on Projects that may relate to Affordable Housing-

- DMD received \$650,000 from the State for affordable housing.
- Now is the beginning a new GO Bond Cycle in which the City receives several million towards affordable housing.

G. MFA Updates- No Representative present, no update received.

H. AHA Updates –

- Starting tomorrow will begin the 40 day public comment of the 5 year plan. All documents can be found on AHA website. No significant changes to the plan this year and welcome any comments.
- They are currently taking applications for project based vouchers.

I. Housing Lending Industry Updates-

- Elena stated NM is facing an affordability crisis for homeownership. Prices of homes have went up with the median price of a home being \$300,000 and rising interest rates. Homewise is working hard on utilizing state and local funds to help with these efforts.

J. Senior Citizen Advocate Updates- No Representative present, no updates received

K. People with Disabilities Updates-

- Matthew Loehman did not have a general update at this point. If anybody has any questions that he can research he would provide data.

V. Announcements:

- Felipe Rael stated GAHP is planning to have a virtual groundbreaking for its Hiland Plaza project which is tentatively scheduled for next Thursday.
- GAHP will have a ribbon cutting for the Luminaria project on March 30th.
- There will be a 3 day webinar for the Federal Home Loan of Dallas. Registration information will be found at the FHLB.com website.
- Elena Gonzales recognized the City's Office of Equity and Inclusion due to the availability of the public events that have been provided throughout the city. Homewise has attended these events and they are well received.
- Rick Giron thanked Amanda for helping the AHC by taking minutes for the past years.

VI. Summary Decisions: N/A

VII. Public Comments (if any guests are present) –

VIII. Next Meeting – March 24, 2022

IX. Adjourn

With there being no further business, the meeting was adjourned at 9:50 am.

Chairperson's Signature:	<p>DocuSigned by: <i>Elena Gonzalez</i> 2B953A3008E04CA...</p>
Prepared by:	<u> Amanda Lujan </u>