

**Curry County Housing Committee
Minutes from July 7, 2021 meeting**

Agenda and Meeting Minutes:

1. Call to Order / Roll Call / Pledge of Allegiance

The meeting was called to order at 2:07pm

Members present include: Becky Crockett, Connie Hunter, Janece Payne, Adam Briggs, Cora Rose, David Barnes, David (D'Allen) Nedervelt, Samuel Strom, Lauren Paulson, Mary Rowe, Lauren Farmer, Ty Downing

Members of Public: Cameron McVay, Starla Paris, Linda Lee, Renee Kolen, Sam Engel, Stephanie Hadley

2. Public Comment

Mary Rowe - Would like to see the housing committee apply for ARP Funding for a housing grant writer which housing coordinator Mike Lehman said is a big need that should be addressed.

Meeting ordinance requires staff liaison to take the meeting minutes. Recommends County and Commissioners amend the ordinance so the group may elect a Secretary and a Vice-Chair.

Committee members to submit to the agenda items at the end of each meeting, standard practice and has been requested to include in future meetings.

Requested revisit and revote whether this group just focuses on workforce housing or all housing as opportunities arise.

Linda Lee, Deacon at St. Timothy's Episcopal Church - Comment regarding concern about the need for affordable housing. There is a desperate need for several tiers of transitional housing. Clearly need reasonably priced housing units for healthcare workers, food industry workers, essential service providers; there is a great need for workers but zero availability of housing for new hires. Suggests a three prong approach which includes, utilize Adam Brigg's research for buildable properties for appropriate rentals, gather the names of 2-3 developer/construction companies to talk about developing Section 8 units; then speak with the City/County about reduced permit costs and expedite processes, as well as using grant money. Not a shelter; this would be voucher required housing so the concept would appeal to the wallets of all three components: developer, builder and City/County officials. All to be led by a proven successful model of Housing First.

Janece Payne - Agenda items that have been discussed at the last meeting are not included in the next meeting.

3. Order of Business

Becky Crockett - New committee member: Lauren Farmer has been appointed to the committee.

Shared role of housing coordinator position: Mike Lehman and Stephanie Hadley

Grant Application: Coos-Curry County Needs Assessment. Carolyn Johnson agreed to put personal time in to submit this grant, submitted on June 30th.

Meeting minutes will be available for the last meeting after Becky reviews them.

4. American Rescue Plan Funds - David Barnes, County Treasurer

- Current cycle has approx. \$2.2 million ARP dollars
- \$711k has been committed to the sheriff's department for new communication system
- A suggested plan outlined by a Commissioner allocated \$255k towards housing in Curry County.
- Dollars are not set in stone, besides the communication system. If the committee has a proposal or project in mind the recommendation is to submit them at the next meeting.
- There is a seven member panel being created to provide suggestion/guidance to the Board of Commissioners; Board of Commissioners have final say on how those dollars are spent.
- After much discussion, it was determined by the group that a spin off work group be formed to create a proposal to take to the ARP Committee. Committee feels \$225k is not sufficient for housing efforts.
 - Adam - motion to propose to put forth a housing proposal via a work group of how funds will be allocated in order to put in front of the Board of Commissioners, and ARP Committee. Mary - second motion
 - Unanimously voted to pass motion. David Barnes abstained from voting.
- Becky - Suggested that because of the time sensitive manner, the committee focuses on forming the work group and getting feedback from the committee.
 - Janece - motion to form a sub-committee to work on the proposal which consists of 3-6 members of the housing committee. Lauren Farmer - second motion
 - Unanimously voted to pass motion.
- Work Group:
 - Adam, Mary, Connie, Lauren Paulson, Ty Downing; Cora Rose (second half due to availability)
 - Work needs to be completed before next meeting 8/13
 - Samuel - motion for Adam, Mary, Connie, Lauren Paulson, Ty Downing, Cora Rose (second half due to availability) to make up the work group. D'Allen - second motion
 - Unanimously voted to pass motion.
- Committee suggestions for work group:
 - Mary & Janece - recommends Adam for the point person for this group.
 - Adam - purchase of real property, turnkey, multi family, and property acquisition. Grant writer before project manager. Property for Section 8 vouchers. Most simple path is to purchase existing properties that are habitable.
 - Ty Downing - Proposes the focus is around workforce housing.
 - Mary - Group should be open to any kind of housing; turnkey makes sense.

- Becky - What will be acceptable to the Board of Commissioners? Priority from the Board of Commissioners has been towards workforce housing.
- Sam - How is workforce housing currently being defined with this group? Becky to follow up with what has been decided by the committee.

5. Available properties for housing:

- Becky - County has done research of what is potentially available.
 - 28 acre site that has been leased to the Elk River Corporation for housing - already under lease agreement.
 - 34 acre site - across from the high school in between Port Orford and Langlois.
 - Brookings -County doesn't own much property that is beneficial for housing; but they do own .61 acre site that is next to a property that is 130 acre that is owned by State Parks; and it does lend itself to a multi-family development. Inside of Brookings, surrounding Harris Beach rest area.
- Becky - State owned properties:
 - Small sliver of land near public access area near OR/CA border.
 - 130 acre as noted above that is owned by State Parks.
- Becky - Private Land Properties
 - 4 private owners have approached Becky to team up on a project for workforce housing, people to remain confidential at this point..
 - Borax property development is at least five years out.

6. Additional agenda item:

- Becky - Very busy with land use applications so she is transitioning support to Stephanie and Mike to help facilitate the Curry County Housing meetings.
- Stephanie - Introduction of meeting support, Mike and Stephanie to support Connie in meeting facilitation.

Requested agenda items for next meeting:

- Mary - Discuss workload discussion and nominations of internal appointments of Officers for Secretary & Chair
- Mary - Determine if this group works on just workforce housing or all types of housing as opportunities arise
- Adam - Robert's Rules refresher request at the next meeting
- Ty - Discussion of creating a Housing Action Team for Curry County

Next Meeting August 13, 2021 @ 2pm

Adjournment @ 4:26pm