

AFFORDABLE HOUSING COMMITTEE

(AHC)

8:30 a.m. Thursday, July 25, 2019



Office of Neighborhood Revitalization

Large Meeting Room

700 4th Street, SW

Albuquerque, NM 87102

MEMBERS PRESENT:	MEMBERS ABSENT:	CITY STAFF:
Joan Costello	Linda Bridge	Rick Giron
Elena Gonzales; Vice Chair	Shawn Colbert	Amanda Lujan
Patricia Nie, Chair	Lisa Huval	
Felipe Rael	Mark Motsko	
	Diane Mourning Brown	
<u>Guests:</u>		

I. Call to Order and Introductions- Pat Nie, Chair

The meeting was called to order at 8:37 am.

II. Changes/Additions to the Agenda

There were no changes to agenda. The agenda was approved as presented.

I. Approval of Committee minutes of May 2019 AHC Meeting and May 2019 AHC Special Meeting.

The quorum was not met to approve minutes.

II. Committee Business

- A. Committee Membership** – Rick Giron provided updates on vacancies and new memberships. Karen Iverson with MRA will be appointed to fill seat vacated by Matthew Butkus. If any of the AHC members know somebody who is interested on joining the Affordable Housing Committee they can be directed to search AHC on CABQ.gov.
- B. DFCS Discussion on Conflict of Interest Policy and Certification** - Rick Giron provided the AHA members a conflict of Interest Certification and Policy packet.

The Conflict of Interest Disclosure is a Transparency requirement for the City of Albuquerque. All members present signed the form.

- C. **DFCS Updates on Affordable Housing- Current projects, Action Plan, Current RFPs, etc.** - Rick Giron stated the GAHP Inca Rehab project is underway and anticipated to be completed by December 2019. Catholic Charities/Generations at West Mesa is set to be completed by October 2019. Yes Housing/Nuevo Atrisco project is currently underway. Program Year 2019 Action Plan is approved and waiting on signed Grant Agreement. Two RFP's are done 1st is due August 2nd on Rental Housing/Affordable Housing. The 2nd RFP will be due on October 4th on Homeownership for Cibola Loop. The CDBG requirement is at least 51% homebuyers have to at or below 80% AMI and there can be some market rate units.
- D. **DFCS Updates on Workforce Housing Trust Fund- 2019 Report, Ordinance revisions, etc.** -Rick Giron stated that while the 2019 WFHTF Report should be completed by the end of the year, it should not be as challenging as before to complete. Elena asked for the excel spreadsheet showing contracts and available funds. Marti has retired but is sitting on the Add Hoc committee for the Brown Property. There will be an upcoming RFP for the Brown Property which was purchased with \$1.1 million of WFHTF.
- E. **MRA Updates on 4th & Coal, Railyards, De Anza Redevelopments-** No Representative present for update.
- F. **MFA Updates-** Shawn Colbert was not present for an update. However, Pat Nie stated six projects were awarded LIHTC (3 Rehab and 3 New Construction). None of the projects are in Albuquerque.
- G. **AHA Updates** – Linda Bridge was not present to provide update. However, Rick stated there was a ribbon cutting for Embudo Tower where an elevator was installed for ADA accessibility. The City of Albuquerque funded rehab on AHA public housing locations. Embudo Tower's was one of the location that utilized CoA's CDBG funds. AHA did an excellent job with this project.
- H. **DMD Updates on Projects that may relate to Affordable Housing-** Mark Motsko was not present to provide an update.

III. Announcements:

- Pat Nie mentioned the Wells Fargo Neighborhood Lift is fully committed. Elena mentioned them waiting on a few more closings and provided 350 loans statewide.
- Pat Nie stated Wells Fargo has announced an update on their Philanthropy Strategy next year. The Philanthropy will have three focus areas (Housing Affordability, Financial Health and Small Business Growth). The Housing Affordability will have the largest bucket of funds. The Housing will have a broad spectrum of rental housing, transitional housing and supportive housing.
- Pat Nie mentioned a Wells Fargo Nationwide Program called Veteran Wins where NM Veterans Integration Center applied and was awarded \$40,000 grant for rental assistance for their veteran populations.
- Felipe Rael stated the Federal Home Loan Bank closed loan for the Affordable Housing Funds are double the amount available. There is always opportunity for

homeownership on the competitive round and there is a lot on the set aside to balance out the homeownership and rental need.

IV. Summary Decisions: N/A

V. Public Comments (if any guests are present) -

VI. Next Meeting – Thursday, September 26, 2019.

VII. XI. Adjourn

With there being no further business, the meeting was adjourned at 9:29 am.

Chairperson's Signature: _____

Prepared by: _____ Amanda Lujan _____