

AFFORDABLE HOUSING COMMITTEE (AHC)
THURSDAY, JANUARY 16, 2025 8:30 A.M.



The meeting was held via Zoom : <https://cabq.zoom.us/j/87147924988>

Meeting ID: 871 4792 4988 +12532158782,,87941805305# US (Tacoma) +13462487799,,87941805305# US (Houston)

George Maestas, Chair

Dan Foster, Co-Chair

Joseph Montoya

Judith Gray

Shawn Maden- Absent

Michelle DenBleyker

Laura Chavez

Chloe Caswell-Absent

Miriam Hicks

Judy Madewell

I. Call to order-

- Meeting was called to order at 8:32am

II. Review and approval of agenda for January 16, 2025-

- Motion to approve by Dan, second motion by Michelle all in favor motion passed and approved.

III. Review and approval of minutes from November 21, 2024

- Correction to remove Judith Gray from last meeting as present to absent,
- Motion to approve by Miriam, second motion by Dan.

IV. Committee Membership - Rick

- Conflict of Interest forms will be sent to committee members.
- Reviewed Boards & Commissions Leadership Guide, Training, Updates, and Linked Resources.

V. New Business – Rick

- 2025 Housing Forward Report Draft Updates- Legislation to Council in March 2025.
- Funding from 2023 received from City Council and Administration allocated for affordable housing initiatives.
- The report to show how the \$20 million of GRT local bond funds and \$3 million GF in the Housing Forward Fund was committed and/or expended in FY25: Sure Stay to Los Altos lofts conversion (\$6M); RFP- West Mesa Ridge-A (\$8M); Energy Efficiency for

City Apartments (\$1.5M); Beach Apartments Stair Rehab (\$3.5M); and RFP with MRA (\$3M).

VI. Old Business-

- None

VII. Public Comment (optional)

- Rebecca Price- Representing two of her construction companies called High Five Construction and Development and Emergency Housing (Non for Profit)
- Hoping to bring affordable housing to Albuquerque in 2025.

VIII. Committee Member Updates:

CABQ (HHH) – Joseph

- Administration approved request for the next Workforce Housing bond assurance of \$10 million (max allowed) with a recommendation that we raise it to \$20 million for the next cycle.
- Administration gave HHH 7 parcels of land that DMD currently has so that HHH can put out for affordable housing developments.
- HHH will release an RFI to see if there is interest in developing the 7 parcels.
- Contract with ICAST to weatherize City-owned affordable housing units.

CABQ (Planning) – Judith

- Anti-displacement tool box in the works opportunities to create new action, tools program, resources and connections.
- Substantial actions that Council took a week and a half ago will provide additional opportunities and remove some barriers for housing developments.

CABQ (DMD) – Shawn -Absent

CABQ/Albuquerque Housing Authority – Dan

- Projects under construction are La Plata and Veranda.
- Units for La Plata will be vacant in a month and Veranda has a dozen units done.
- Casitas del Camino wrapping up entitlements process and hopefully close the end of this quarter.
- Working in collaboration with City on Choice Neighborhood project.

Housing Lending Industry-George

- 4 % LIHTC applications intent to submit for Uptown Project.
- Intent to submit for rehab at Villa Hermosa in Albuquerque.
- 4 % applications in hand for St. Anthony Plaza, Casitas de Camino and West Mesa Ridge A.
- All of the 2025 9% LIHTC applications are due to housing New Mexico by noon on January 21st, 2025.

Housing Lending Industry – VACANT

Low and Moderate Income Advocate – Laura- Absent

Low and Moderate Income Advocate – Chloe-Absent

Not-for-Profit Housing Sector - Miriam

- Fajorito Senior well under way and on track for completing construction spring of 2026.
- Now having weekly project meetings with PNM to overcome delays in service present throughout multifamily development.
- Somos - working on due diligence to close financing on the project. Should start construction in Spring.
- Working with a new company, coUrbanize, for Neighborhood Engagement that helps bring greater availability of information about new multi-housing construction proposed a neighborhood.

Housing for People with Disabilities Advocate – VACANT

Senior Citizen Advocate – Judy-Absent

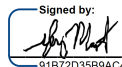
Other Comments- China Osborn- Guest

- Notice of Decision for RFP for Housing Conversion.
- One of the projects is the Wells Fargo Tower on Lomas and the other is Park Central Building corner of San Mateo and Central.
- The development agreements to hopefully go to council within the next few months.
- Working with Planning on being the pipeline for Planning's vacant land problematic property program.

IX. Adjournment

- Meeting adjourned at 9:50am.

Chairperson's Signature:

Signed by:

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Prepared by: Vanessa Laguna