

AGENDA

Housing Opportunities Action Council

Governing Board

Wednesday, December 7, 2016

1:30 PM – 3:00 PM

Council Meeting Room

Time	Presenter	Topic / Notes
1:30 pm 15 min	Co-Chairs and Program Manager	Introductions Program Manager report Review / Acceptance of October minutes
Governing Board members present: Co-Chair Biff Traber, Co-Chair Anne Schuster, Lt. Dan Duncan, Chris Hawkins, Corrie Latimer, Tabitha Ciulla (for Karen Rockwell), Bettina Schempf, Kevin Weaver, Paula Grace, Maratha Lyon, Julie Manning, Jennifer Moore, Jim Moorefield, Brad Smith, Andrea Myhre, Kari Whitacre, Chris Quaka, Letetia Wilson		
Community members present: Sara Hartstein, Tatiana Dierwechter, Kelly Locie, Parker Williams, Judy Ball, Greg Olson, Jen Chen, Bill Glassmire, Susanna Wright, Jake Rodriguez, Deborah Hobbs, Bill Bouska, Matt Gordon, Bob Stebbins, Elizabeth Sollie (incomplete list)		
Nomination of Paula Grace to the Leadership Committee; motion by Julie, second by Jim—passes with one abstention (Paula abstains)		
Lead Admin report: <ul style="list-style-type: none"> - Spent a lot of time with Health Department; managing communications hand-off - Meeting with Leadership Committee members - Next, scheduling meetings with Governing Board members; will be asking for individual perspective(s) on issues, challenges, resources - Uniformly positive experience over the past month - Top identified priorities: cold weather 2017 and beyond (Andrea Myhre forming a work group); goals & metrics for ten-year plan; researching other communities; leverage & extend existing energy Motion to accept Oct minutes made by Julie, seconded by Martha; passes unanimously		
1:45 pm 20 min	Paul Bilotta, Benton County Community Development Director	Presentation: Buildable lands inventory / zoning
BLI is a macro look at demand over next 20 year time period. This update was completed closer to the end of the regular review period. Since about 2000 (large enrollment increase at OSU, etc.) there have been significant changes in the community that have impacts.		
Two deficiencies identified: <ul style="list-style-type: none"> - High density, multi-family: need additional 12 acres - Mixed-use commercial: Employment / professional office 		

By state law, these two areas must be resolved before the plan can be approved. Work will be done to identify the inventory. City Council's intent is to reconcile sooner rather than later, although the timeline for completion is up to the City. The current planning horizon is 2016 – 2026.

BLI looks at Urban Growth Boundary, not City Limits. There is fast growth in development as opposed to annexation. Challenge exists to balance housing, green space, etc.

In 2036, projection estimates ~70,000 people. This projected growth won't fit within city limits. This figure is based on standardized methodology from Portland State University; reviews factors such as employment, roll downs from the County, etc. There are breakouts of population demographics within the PSU forecasts that are beyond what can be reviewed in this meeting.

Any land that's currently under a "planned development" is not considered part of the BLI.

There is currently about 700 acres of industrial acreage in excess of need.

Observation: The Retreat project added ~ 1,000 but did not impact the vacancy rate (latent student demand absorbed what the Retreat made available).

Question regarding annexation / litigation—Jefferson has pending litigation with LUBA which may inform Corvallis approach.

Question: How do you encourage developers to build affordable housing? Must be a partnership with respect to financing, acquiring parcels, urban renewal, etc.

Question: How many units are needed to meet projected growth? Estimated 3600 units identified in BLI, but there may be other factors that drive that number.

New pre-approval process (Fire Dept.) allowing for sheltering additional people in severe inclement weather.

Action: Share Fire Department policy on HOAC website

Action: Post BLI and Urbanization docs to website as resources

2:05 pm 10 min

Tatiana Dierwechter / team

Mid-point planning process update

Work-to-date: focus on inventory of community partners touching homelessness / housing in some way. Realizing value of the mapping partners, as a resource, beyond informing the project team.

Will begin Key Informant Interviews shortly. Asking for success stories, and to engage with direct service clients for first-hand perspective.

Action: Share copy of draft map to website, as it becomes available (a legend for categories will be helpful). First round distribution to HOAC membership for review/comment.

Comprehensive data snapshot work nearing completion. Will bring additional information next month on Key Informant Interviews. Will be working with Jake / 211info for updates.

Key Informants identified from current TYP; polled HOAC Governing Board and brainstormed other key stakeholder organizations. Request from the field for a heads up in advance of the meeting, so that organizations can prepare (data, etc.) for best use of time. Interviews estimated to complete by end of January.

Action: Send Jake Rodriguez' contact information to the Governing Board

The team continues to work on a variety of tools / documents to help visualize the work. Stay tuned!

2:15 pm 10 min	Martha Lyon	Cold Weather Shelter (CWS) Collaboration update
<p>First public forum held in November with good attendance; time was made to conduct table breakout discussions.</p> <p>Each forum will focus around a theme; there are a number of topics previously identified.</p> <p>Men's shelter update: "gloriously boring"</p> <p>Trends: larger number of sicker individuals, than in previous years (9 EMT visits). Capacity for the shelter is 40; have already hit 41 clients one night; this is a little earlier in the season due to early cold(er) weather. One gentleman has taken it upon himself to walk around ...</p> <p>Women's shelter update: more clients than prior year, but less connected to the cold weather.</p> <p>Men's shelter can (more easily) flex capacity than can the women's shelter.</p> <p>Many opportunities exist to volunteer:</p> <ul style="list-style-type: none"> ○ Food service ○ Helping client check-in <p>Julie Manning: One item identified in discussion leading up to opening of both shelters, was to provide additional health assessments, assistance in accessing health services. Samaritan Health is providing RN / Navigator from Internal Med Clinic – 2 hours each Wednesday and Friday – at the Corvallis Day-time Drop-in Center.</p> <p>Staff can manage up to 8 clients in each 2 hour block. A total of 38 clients have been served.</p> <p>A number of them have Primary Care Providers, but may not be accessing services in the Clinic setting. The convenience and accessibility at the CDDC location has been very positive. In some cases, clients have completed paperwork to come under primary care.</p> <p>Services are basic health assessment and navigation services.</p> <p>Staff have noted this has been a very positive experience overall.</p> <p>Matt Gordon noted that the Health Dept has reached out with a request for space to provide a similar service; Matt suggested they connect with SHS to coordinate services.</p> <p>Locating clients into primary care homes is critical; many clients in this demographic are institution-adverse, so building this trust is key for continuity of care.</p> <p>Community Outreach provides two medical respite beds. COI's medical clinic is another resource, serving OHP patients and Veterans.</p>		
2:25 pm 10 min	Andrea Myhre	SMART Team update
<p>No meeting. Anticipate several proposals to bring forward to the Board over the next several months.</p>		
2:35 pm 10 min	Jim Moorefield	Funding Team update
<p>No meeting.</p> <p>Oregon legislature will launch in February. Governor's budget was released. Emergency housing assistance is included in Oregon Housing Alliance policy agenda, and there are base funds +2.5% proposed in new budget.</p>		

Housing Alliance draft policy agenda was hoping to increase those resources by \$10M, and their lobbying efforts will continue. Of note: proposal to close facility in Junction City, which may have local impacts.

Housing Lobby Day: 3/22; a second meeting 5/18

Action: March 22 is the regularly scheduled HOAC Governing Board meeting - may coordinate with Housing Lobby Day. Review in January Leadership meeting.

2:45 pm 15 min	Public Comment
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COI is offering a free vaccination clinic on 12/23 from 8:30 – 12 noon. Limited number available.

COI received their annual donation from Zumiez; they have variety of coats, blankets, and other cold weather gear available. See COI for details. Jackson Street Youth Services also has cold weather gear available.

Regarding AST—we've had update and discussion in prior meetings about the current status / function of the team. Request to pin this for future (additional) conversation.