

**COMMISSIONERS' MINUTES
KITTITAS COUNTY, WASHINGTON
COMMISSIONERS AUDITORIUM
SPECIAL MEETING**

THURSDAY

9:00 A.M.

DECEMBER 22, 2016

Board members present: Vice-Chairman Paul Jewell and Commissioner Laura Osiadacz. Absent: Chairman Obie O'Brien.

Others: Mandy Buchholz, Deputy Clerk of the Board; Susan Grindle, CEO HopeSource; and 7 members of the public.

SPECIAL MEETING

HOPESOURCE PROPOSAL

COMMISSIONERS

At 9:02 a.m. Vice-Chairman Jewell opened a Special Meeting to consider the Affordable Housing Funding Application from HopeSource for Spurling Court. He noted that Chairman O'Brien would be absent from the discussion as he was not participating in funding decisions relating to HopeSource due to any potential conflicts of interest.

Commissioner Jewell stated that the Board had previously met on 12/19/2016 to consider the proposal from HopeSource. He explained that at the conclusion of the meeting the Board wanted to take some additional time to consider the proposal and allow the Homelessness and Affordable Housing Committee time to provide feedback.

Commissioner Osiadacz read an e-mail from Nancy Goodloe, Homelessness & Affordable Housing Committee member who indicated she had no comments. At the time of the meeting she needed additional information about the Vouchers referenced in the document since she didn't remember them being in the first proposal, however John Raymond, COO HopeSource had clarified the information for her. Ms. Goodloe also indicated that Mr. Raymond assured her that it was the first proposal and the vouchers are for eligible disabled homeless persons and that they are good for 20 years.

Commissioner Jewell stated that the proposal is before the Board and questioned if Commissioner Osiadacz had any comments and asked the public if there was anyone wanting to speak. Commissioner Osiadacz stated she did not have anything to add at this time.

Kathy Tierney, Attorney NWJP provided documents and reviewed them. She questioned if the proposal was for the residents of Shady Brook. Commissioner Osiadacz explained that this project is not necessarily the answer to Shady Brook. Ms. Tierney expressed concern regarding the RFP Process on the County Website being from 2009 and stressed that the County needed to create a new process. She stated that it needs to be planned and competitive. She expressed concerns with whether or not the HopeSource grant writer is capable of preparing a grant that can compete with the other submissions. She expressed concerns with the AMI qualifications. Commissioner Jewell reminded Ms. Tierney that the AMI qualifications are Federal and not qualifications that we locally have any control over.

Milt Johnston, Citizen questioned if the project would be in the city limits and if so, how many acres. Susan Grindle, CEO HopeSource stated that it is just less than 4 acres. Commissioner Jewell stated that it's a private seller and is already in escrow and that is all that they currently know.

Stan Blazynski, Citizen read and submitted a letter for the record. He felt that until HopSource can justify the high cost of construction, no public funds should be allocated for the proposed project.

Susan Grindle, CEO HopeSource stated that the funds are private as are the investors. The Grant will be submitted by Shelter Resources and they are extremely accomplished. She stated that the County is being asked for \$500,000.00 to be committed to the application which had to be committed to by mid-December 2016 or the project would be delayed for a minimum of two more years.

Milt Johnston, Citizen applauded the work that the County and HopeSource are doing. He stated that he knows how badly affordable housing is needed in Kittitas County.

Commissioner Osiadacz moved to dedicate \$500,000.00 to the Application that HopeSource has submitted and direct. Staff to prepare enabling documents in the form of a Resolution. Commissioner Jewell seconded. He stated that the need for affordable housing is a well known problem in Kittitas County and he is willing to see how this process goes and if the application moves forward. Motion carried 2-0.

Meeting adjourned at 9:44 a.m.

KITTITAS COUNTY COMMISSIONERS

DEPUTY CLERK OF THE BOARD


Mandy Buchholz

KITTITAS COUNTY, WASHINGTON


Paul Jewell, Vice-Chairman