



METROPOLITAN HOUSING TRUST FUND COMMISSION AGENDA

Members Present: L. Kuhlman, G. Emmanuel, K. Friskics-Warren, J. Simmons,
J. Schmitz

Members Absent: C. Ferrell, C. Sledge

Staff Present: A. Brown (Mayor's Office Housing), M. Amos (Metro Legal)

I. Welcome

- a. This meeting constituted essential business. Friskics-Warren motioned to approve;
Schmitz seconded. Unanimous approval.

II. Electronic Meeting Rules Notice

- a. Governor's Executive Order 71 – Virtual Commission meetings approved through
February 27, 2021.

III. Review and Approval of Minutes

- a. Friskics-Warren motioned to approve; Simmons seconded. Unanimous approval.

IV. Project Progress and Financial Update

- a. Financial Update
 - i. Brown notified Commission that the 2022 financial budget will be set up after
the Director of Housing's return.
 - ii. Both extension requests from January for Round 4 AHR and Round 5 Fifteenth
Ave Baptist were passed in Council. Brown notified both grantees of their new
contract dates.

b. Project Progress

- i. Round 5: Habitat made a final draw on 12 homes and submitted use and occupancy certificates for the Park Preserve neighborhood in Northeast Nashville.
- ii. Round 7: Living Development Concepts completed the footing, framing and foundation in a second draw for a home in North Nashville.

V. Public Comment (via Q+A feature)

VI. New Business

a. Grant Application Summary

i. Reviewer Recommendation Review

1. Brown gave an overview of the review process including scoring and notified Commissioners again of review team participants.

- a. Scoring was cumulative, unweighted based on reviewers combined average scores and added to the objective criteria points.

- b. Reviewers were Toni Shaw of THDA, Angela Harrel of MDHA, Joan Fleming of Citizen's Bank, Jody Moody of Mathew's Company, and Gina Emmanuel, Chair of the Housing Trust Fund Commission.

ii. Overview of Reviewer Recommendations for Application Process

1. Commissioners were told that the review team had recommended to award 6 of the 10 proposals received totaling 7,407,278, 358 total units, leveraging a total of 97,692,470. Brown

then went through an overview of each application received including those that were recommended to award and decline.

2. Commissioners were concerned about awarding Affordable Housing Resources given their contract breach that was addressed in January. Because they were not barred from this round of funding, Commissioners agreed to move forward with the consideration of their award without consideration given to their contract breach. They did note, however, that future applications should address this with negative points.
3. Commissioners noted that there was less funding available than requested, and this is reflected in the reviewer award recommendations.

iii. Vote

1. Emmanuel motioned to approve the reviewer recommendations to award Habitat for Humanity, Affordable Housing Resources, Mending Hearts, Inc., Samaritan Recovery Community, Be a Helping Hand Foundation, and Urban Housing Resources and decline Woodbine Community Organization, Transitional Housing and Work Programs of Davidson County, Project Return, Inc., and Living Development Concepts. Sledge seconded. Unanimous approval.

b. 2020 Annual Report Draft Review

- i. Commissioners requested a more updated dashboard of information that could be updated more than annually. Brown confirmed that this was in the staff plan

for Barnes and will be updating things like the grant software to retrieve more updated data.

1. Emmanuel noted that more information about the breakdown of AMI in each mapping area along with more detailed information about unit counts would tell a more holistic story.
 - ii. Friskics-Warren mentioned that time for strategic planning would be needed and suggested finding a time in the fall to meet in person to discuss next steps for the fund.
 - iii. Emmanuel motioned to approve report, Kuhlman seconded. Unanimous approval.
- c. Extension Policy Discussion
- i. Postponed until March Commission meeting on 3/30/2021.

VII. Announcements

- a. Hannah Davis returned 03/01/2021
- b. Brown mentioned that grantees should expect a data request for previously funded Barnes units.
- c. Grant Extension Request Form Draft
 - i. [Link to review](#)

VIII. Adjourn

The Barnes Housing Trust Fund
<http://barnes.nashville.gov>

Metro Housing Trust Fund Commission <http://www.nashville.gov/Government/Boards-and-Committees/Committee-Information/ID/123/Housing-Trust-Fund-Commission.aspx>