

# Metropolitan Housing Trust Fund Commission Minutes

August 22, 2017

2:00 PM – 4:00 PM

Sonny West Conference Center, 1st Floor

700 Second Avenue South

Nashville, TN 37210

Commission Attendees: A. Bodenhamer, L. Kuhlman, C. Sledge, C. Ferrell, K. Friskics-Warren, G. Emmanuel

Staff: M. Mansa, A. Harris, C. Elliott (Legal), C. Harkey (Legal)

- I. A video of Rev. Bill Barnes preceded the business of the meeting.
- II. Minutes approved.
- III. Monthly Financial Report.  
Site inspections expense will be included in the next couple of months.  
Housing Navigation software is also an additional cost that is currently under consideration.
- IV. Old Business
  - a. NeedLink & Rooftop Presentation: \$1.8M provided for prevention against eviction; Needlink's annual budget is \$400k for utility assistance (formerly Big Brothers); Financial Assistance Coalition; \$75k allocated in FY2017-2018; Case management to stay in housing; Rooftop (\$300-325k annual budget; \$125k in emergency assistance) Average amount of assistance--\$300 in 2012 and \$420 in 2017; maximum \$500; Focus: Large Families; housing for mentally ill; Section 8/MDHA income based housing Mortgage/Utility assistance; Catholic Charities—focusing on families at or below 30% AMI; Referrals from nonprofit organizations; MDHA/Coordinated Entry System (CES) only works on homelessness and not those on the verge; Not enough structural efficiency for clients (lack of transportation, phones, etc); CoC NOFA 2017—deficiencies was that there was not a prevention component in the application; Coordinate with referral agencies to ask for one pipeline...send everyone to Needlink 2 days a week (visit with 2 social workers); shared database; warm handoff to assisting agency; resource counselors; Needlink—89% of clients still housed; Rooftop—56% in same home one year later (106 households/\$1M saved by these services); Financial resources: private donations, churches, government referrals (MDHA), MSS Issues with funding: One time allocation for emergency services; Outside of the existing scope and will not allocate funding at this time; Annual set aside for emergency assistance; expand the scope; Existing ordinance spells out “to create” of affordable housing options; Discuss with the Metro Action Commission about opportunities for funding emergency assistance. Metro Community Partnership Fund allocation just with NeedLink (\$42,800)—not sure of where it is in process; Staff will make a recommendation to the Commission after additional research and information
  - B. Fall 2017 Round Maximum Funding Award  
Spring Round—the maximum threshold of each application (expand from \$1.5M to \$2M)  
Staff recommendation: set aside for the smaller nonprofits (\$500k);  
Diverse communities; strategy  
Friskics-Warren moved, Sledge seconded to increase threshold to \$2M

- V. Public Comment period  
What can NOAH do to make sure that the \$10M be permanent? What can NOAH do to help with affordable housing efforts?  
North Nashville—communities have been marginalized without input
- VI. Commissioner Arnett Bodenhamer  
Commissioner Bodenhamer introduced James Allen Simmons as a MDHA representative on HTF Commission.
- VII. Fall 2017 Round Awarding Points Based on Geography/Location  
Scoring—TOD (on a high capacity corridor); within the Promise Zone (HUD designation); in a middle or upper income census tract
- VIII. Adjourn