



METROPOLITAN HOUSING TRUST FUND COMMISSION MINUTES

May 26th, 2019 2-4pm

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

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

- I. **Welcome by Chair**
- II. **Electronic Meeting Rules Notice:** Chair read the electronic meeting rules notice and took a voice vote in approval from every commissioner. Unanimous approval.
- III. **Monthly Financial Report + Project Progress:** Staff presented an update on projects that submitted draws. Draw requests in the past month included: Rebuilding Together Nashville, Dismas House, Our Place Nashville
- IV. **Public Comment Period via QA Feature:**
 - a. Question regarding the potential for a set aside for small nonprofits in the upcoming Fall RFP
- V. **New Business**
 - a. FY21 Barnes Budget proposal
 - i. Councilman Sledge shared about the FY21 budget process and the timeline for budget developments. The Metro Council is slated to vote on a budget June 16, 2020. Most budgets have proposed a \$10m funding allotment for Barnes. Additional amendments are still pending.
 - ii. Property tax freeze availability – Attendees are encouraged to spread the word about the property tax freeze option for qualifying residents.
 - b. FY21 Potential Barnes Grant strategy

- i. Return of Impounded Funds – Reminder that the first \$5m that is deposited into the Barnes account is obligated to the impounded grants that were previously approved by the Commission on December 3, 2019.
 - ii. Fall RFP schedule – Depending on the budget process and the Commission’s strategic planning process, the RFP process will begin in early Fall with a target award announcement date of early December. This mirrors the process of the FY20 RFP process and aligns with the Commissions goals to award funding as soon as possible to support affordable housing development.
 - iii. Process for application revisions – Davis is reviewing the applications in conjunction with feedback from previous review committee members in order to continually strengthen the RFP.
 - iv. Set asides and THDA grant opportunity regarding tornado – Davis updated the commission regarding the tornado data analysis that is ongoing to determine the affordable housing rehabilitation needs throughout the county. There are 1097 owner occupied homes that sustained damage of varying levels. The Long-Term Recovery Group is working now to determine the extent of that damage and calculate the financial total of the impact. THDA has a program to support these efforts. Funds are available up to \$500,000 and must be matched by the municipality. Barnes is applying for these funds to possibly release with the fall RFP.
- c. Reminder of Audit resolution
 - i. As a reminder, all audit findings have been addressed and submitted to the audit committee for review.
 - d. Strategic Planning update

- i. Date discussion with Commissioners – ideally the session could be held in place of the July meeting in order to move up the RFP schedule. Commissioners support this strategy. They are available for July 28th date. Davis will check with the facilitator to confirm availability.
- e. Staffing
 - i. Commissioner Friskics-Warren discussed the one-year review of Davis in her role as Affordable Housing Program Manager. The one-year mark was January 28th. Chair is working to reach the Mayor’s Office Chief of Staff to discuss this process.

VI. Announcements

- a. Reminder of Census

VII. 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>