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| Present: | **Voting Board Members:**  Craig Volwiler- Finance Sector  Mike Rizzitiello, City of College Place, Chair  Jay Potts, City of Prescott  Elizabeth Chamberlain, City of Walla Walla  Randy Hinchliffe, City of Waitsburg  TJ Espinoza, Realtor  Juli Reinholz, Faith-Based  Kathy Covey, Service Provider  Christy Krutulis, Education | VETERANS VACANT-Dawn Avery  Renee Rooker, WWHA  Andrea Weckmueller-Behringer, Transportation  Norrie Gregoire, Corrections/Safety  LEGAL VACANT  Anne-Marie Zell-Schwerin, DV shelter  Tim Meliah, Youth Services  HOSPITAL VACANT  Greg Tompkins, BOCC |
| **Non-Voting Participants:** Catherine Veninga, Paul Knox, Beth Doglio, Meghan DeBolt  DCH Staff: Sam Jackle | | |

**Quorum Present –** Yes

**Welcome:** Anne-Marie nominated as temporary Chairperson by Renee; Kathy seconded. All were in favor. Went around the virtual room for introductions.

**New Members:** Renee moves to approve, Craig seconds the recommendation that Christy Krutulis join as a voting member of the Council on Housing. All were in favor.

**Approval of March 25, 2021 Minutes:** Andrea motioned to approve, Juli seconded, all were in favor. One abstention from new member.

**Guest Speakers RE: HB1590 and HB1070 – Beth Doglio & Paul Cox:** HB1590 - increase of 1/10th of 1% sales tax; housing for 60% AMI and below and behavioral health money. Several counties have already passed this revenue tool via public vote or councilmanically. On a timeline, the earliest to see revenue coming into the community would be January 2022. Ordinance would need to be passed by October 15th. HB1070 expanded the use of HB1590 funds. Discussion around the needs and challenges. Potential interest to explore this possibility for our community. The funding from HB1590 typically refers to rentals. Going up to 60-80%AMI is more workforce housing. The larger the supply is, the more the price should come down on other market rate housing. More stock is needed. Further discussion regarding shortage of land to develop on. Commissioner Tompkins shared that the county is working with community development on some of the challenges surrounding land development. *See PPT presentation attached for more info shared by guest speakers.*

**Housing Needs Assessment (Elizabeth Chamberlain):** Market rate housing and 60%AMI below housing stock needed. Need to strategically look at UGA and how we partner on these matters. Project planning working on joint planning commission presentations with consultant (instead of trying to hit four different planning commissions); estimated timing is June. After this, will go into review process. Requested grant extension from Commerce through the fall; likely won’t take that long, but unlikely to meet June deadline.

**Community Land Trust/Common Roots (Rachel Elfenbein):** Founding board of directors has been elected and have held first meeting. Continuing to move forward with applying for grants. Work session planned with Walla Walla City Council for 4/26 at 4 p.m. Presentation to Port of Columbia economic steering committee Tuesday, May 4th.

**ERAP and T-RAP Update:** Kathy Covey shared that 3/17-4/22 BMAC has expended all the ERAP funds ($264,232), approximately 80 households – these funds went directly to landlords. Average household payment was $2,820 during this period. Payments were made in a timely manner with existing staff. Two new staff hired to help with T-RAP, waiting list is being built. Commerce working on updates based on changes made by Treasury. Subcontract is almost ready. City of Walla Walla and the County plan to apply for additional CDBG-CV funds for subsistence payments (includes rent, mortgage, and utility assistance).

**Other Business**: SB5160 – will have significant impact on tenant-landlord relations, need for landlord and tenant education. Still awaiting Governor changes and could see some changes made to it. NW Justice Project will likely offer an educational opportunity on the bill soon. Targeted study on subsidized, supportive housing, etc. – county looking into a behavioral health impact study, which may include this info on housing. Need to avoid duplication, but there is also a desire to ensure that there is a collaboration. Discussion around comprehensive list(s) of resources available in Walla Walla County and a need for more streamlined communication and collaboration on this.

**Adjournment:** 3:00 p.m.