

FINAL APPROVED MINUTES
AFFORDABLE HOUSING ADVISORY COMMITTEE
CITY OF DELRAY BEACH

MEETING DATE: August 11, 2022

MEETING PLACE: 1st FLOOR CONFERENCE ROOM

1. CALL TO ORDER

The meeting was called to order by Andrea Stewart-Bruton, Board Co-Chair at 6:01 PM.

2. ROLL CALL

A quorum was present.

Members present, Kristyn Cox (Entered meeting at 6:08pm), Allen Zeller, Deborah Davis Walker, Andrea Stewart -Bruton, Angela Burns, Serena Spates, Commissioner Ryan Boylston, Ali Levin, LaToya Boone

Absent Richard Kasser , Edmee Morin-Kougoucheff

Staff Present Lawonda Warren, Ferline F. Mesidort, Ellen DeLima

3. APPROVAL OF AGENDA

Motion to approve the October 13, 2022, AHAC Agenda was made by Commissioner Boylston and seconded by Mr Zeller, all voted in favor.

Motion Carried 9-0

4. APPROVAL OF MINUTES

Motion to approve the June 9, 2022, AHAC Committee minutes made by Commissioner Boylston and seconded by Ms. Burns, all voted in favor.

Motion Carried 9-0.

5. PUBLIC COMMENTS: None

6. OLD BUSINESS –Development Services Update:

Ordinance No. 10-22 Summary: Removed ‘the step’ for maximum permissible rents was adopted on May 17th. Ordinance No. 20-22, which amends regulations in the MROC zoning district, will go before the Commission for 2nd reading/adoption on August 9th. We do not know yet if they will request postponement to allow staff to modify the required income levels/percentages that are currently adopted.

Development Services heard the news that Island Cove had their groundbreaking last week, so that’s some very exciting news.

7. NEW BUSINESS

a. Current Workforce Housing Communities – Staff explained the number of communities/single family homes that currently have workforce housing covenants tied to them and therefore are deed restricted. There are currently seven (7) rental communities that offer workforce housing units. There is one (1) purchase community that offers workforce housing units for purchase. There is one (1)

single family home and one (1) townhome that are workforce housing units for purchase. All together there are 299 workforce housing units being monitored within the City of Delray Beach.

b. Discussion on Role of AHAC group – Mr. Zeller commented that one of the roles of the AHAC group is to monitor and change the incentive strategies as needed and to change the LDRs to expand the zoning districts in the City for sale and for rent. He commented that incentives should include Very Low, Low and Moderate income units.

8. DISCUSSION CONCERNING NEXT MEETING AGENDA – Future Meeting Schedule

Ms. Cox suggested a letter be drafted by staff and approved by the AHAC Chair requesting the approval of meeting monthly. The things to include in the letter to explain the need is the State of Affordable Housing, Incentives Strategies and LDR updates. The committee is recommending body to the Local Housing Assistance Plan (LHAP).

Ms. Cox made a motion to meet monthly beginning with the next meeting scheduled for October 13, 2022 with management approval. Ms. Burns seconded. All voted in favor.

Motion Carried 9-0

9. MEMBER COMMENTS: Commissioner Boylston commented the Florida Housing Coalitions yearly Affordable Housing Conference will take place August 29 through August 31st and he will give a recap at the next AHAC meeting.

Ms. Cox asked for information on the Housing Study and any information concerning affordable housing in the past.

10. ADJOURNMENT

Mr. Zeller made a Motion to adjourn the meeting at 7:08PM and Ms. Burns seconded the motion. All voted in favor.

Motion Carried 9-0

Affordable Housing Advisory Committee
August 11, 2022, Meeting Minutes

The undersigned is the Secretary of the Affordable Housing Advisory Committee and the information provided herein is the minutes of the meeting of said Affordable Housing Advisory Committee on August 11, 2022, which minutes were formally approved and adopted by the Board on October 13, 2022.

ATTEST:



CHAIR



ADVISORY BOARD LIAISON

NOTE TO READER: If the minutes you have received are not completed as indicated above, this means they are not the official minutes of the Affordable Housing Advisory Committee. They will become official minutes only after review and approval, which may involve some amendments, additions, or deletions.