

Housing Advisory Board of Clackamas County

MEETING MINUTES - FINAL

Wednesday, January 4, 2023 from 3:00 - 4:00 PM

- 1) Roll Call - Everyone – (5 min)
- 2) Project Turnkey main project right now; community meeting
  - a. Project Turnkey – Fill in huge gap for Medium/Transitional Shelters; from street/shelter into voucher/permanent housing. 45-90 day stays. Not night to night shelter. All services offered. Partnering with Sheriff's – they are very involved with this.
    - i. Funds through the State of Oregon, to purchase by and large hotels. Pairing those funds: received allocation earnings on Metro bonds, around \$4MM, Metro oversight committee wants it to go to Rapid PSH.
    - ii. Funding: State of Oregon – acquisition. Ongoing operations through SHS.
  - b. Across from KP in Clackamas. Community engagement challenging; striving to show Project Turnkey has benefits and is an asset to neighbors and community.
    - i. Public presentations:
      1. January 9
      2. January 18
        - a. Can make comments online.
- 3) Welcome/Introductions
  - a. Word on the Street
    - i. Hillside Park: Received congressional funding in the amount of \$4MM.
    - ii. City of Milwaukie: Inaugural Construction Excise Tax – predevelopment funding
      1. HA/HP received \$1.7MM
  - b. Approval of Meeting Minutes
    - i. 05-04-2022
    - ii. 07-06-2022
    - iii. 09-07-2022
    - iv. 11-02-2022
      1. SD: makes motion to approve.
      2. PR seconds.
      3. All members approve the four sets of notes.
- 4) HACC Look Back and Ahead
  - a. 2022 Year in Review
    - i. Year in Review
      1. January: Hillside Park Developer Solicitation released
      2. February: Good Shepherd Village construction financing closed
      3. March: HACC's Public Housing repositioning plan approved by Board
      4. April: Related NW selected to develop Hillside Park
      5. May: Maple Apartments construction financing closed

- 6. June: Molalla Apartments construction financing closed
  - 7. July: Tukwila Springs Opened
  - 8. August: Hillside Manor converted to permanent financing
  - 9. September: Marylhurst Commons construction financing closed
  - 10. October: Fuller Station Opened
  - 11. November: Hillside Park Section 18 Application submitted to HUD
  - 12. December: Hillside Park awarded \$4MM from Congressionally Directed Spending and \$1.7MM from City of Milwaukie's Construction Excise Tax Funds
    - ii. Tukwila Springs
    - iii. Fuller Road Station
    - iv. Good Shepherd Village
  - b. 2023 Look Ahead
    - i. Maple Apartments
    - ii. Molalla Apartments
    - iii. Marylhurst Commons
    - iv. Hillside Park
    - v. Lake Grove Project
      - 1. Developer Solicitation RFPQ end of January 2023.
  - c. County Housing Bond Progress
    - i. Exceeded total production goal; 25% allocation still to spend.
  - d. HACC Portfolio
    - i. Scattered Sites Repositioning
      - 1. Preserve a portion on a community land trust model.
      - 2. Will seek Metro funding.
    - ii. Clackamas Heights
    - iii. Oregon City View Manor
      - 1. Not situated well for dense housing.
  - e. Supportive Housing Services 2022 - Year in Review
    - i. Project Turnkey
  - f. Legislative Updates
    - i. OHCS Director Bell requested \$775M for agency.
- 5) Board Members' Input related to the Housing Advisory Board?)
- a. Commissioner at large with larger Board; will try to advocate for in 2023.
  - b. Questions to HAB members:
    - i. What would Board Members like to:
      - 1. Learn more on?
      - 2. Discuss as a group?
    - ii. How would Board Members like to advocate for more housing?
    - iii. Any other general feedback, goals, areas of improvements, etc., related to HAB?

Next Meeting: Wednesday, March 1, 2023 from 3:00 - 4:00 PM  
 Location: Zoom