

**OFFICIAL MEETING MINUTES
OF THE
COMMISSION ON AFFORDABLE HOUSING (CAH)
PALM BEACH COUNTY, FLORIDA**

JUNE 20, 2024

**THURSDAY
10:30 A.M.**

**100 S. AUSTRALIAN AVE
WEST PALM BEACH, FL**

MEMBERS:

Commissioner Mack Bernard
George "Adam" Campbell
Lynda Charles
Shirley Erazo
Corey O'Gorman
William "Elliott" Johnson
Ezra M. Krieg, Chair
Tim Kubrick
Amy Robbins, Vice Chair
Aquannette Thomas

COUNTY STAFF PRESENT:

Yvette Cueto, Planner II, Housing and Economic Development (HED)
Sherry Howard, Division Director V, HED
Carlos Serrano, Division Director II, HED

PRESENT VIA TELECONFERENCE:

Sheila Brown, Senior Planner, HED
Suzanne Cabrera, President & CEO, Housing Leadership Coalition (HLC)
Yvette Cueto, Planner II, HED
Tammy Fields, Assistant County Administrator
Lesley George, Housing Liaison, HED
Elizabeth Jo Miller, Senior Planner, HED
Roslynne Powell, Housing Program Coordinator, HED
Stefania Russell, Planner II, HED
Bill Zunamon, Vice President of Development, The NPR Group

ALSO PRESENT:

Natalie Keys, Valley Bank
Terri Murray, Partners for Housing

CLERK OF THE CIRCUIT COURT & COMPTROLLER'S OFFICE STAFF PRESENT:

Alyssa Berg, Deputy Clerk
Danielle Freeman, Deputy Clerk

I. Call to Order

The chair called the meeting to order at 10:33 a.m.

II. Roll Call

Present: Adam Campbell, Shirley Erazo, Ezra Krieg, Amy Robbins

Absent: Lynda Charles, Corey O’Gorman, Elliot Johnson, Tim Kubrick, and Aquanette Thomas

Via Teleconference: Commissioner Mack Bernard

(CLERK’S NOTE: Due to the absence of a quorum, no votes were taken.)

A moment of silence was observed in honor of Len Tyka, former CAH chair.

III. Approval of Remote Attendance

No vote was taken.

IV. Approval of Agenda

No vote was taken.

V. Approval of Minutes (May)

No vote was taken.

VI. Old Business

No old business was discussed.

VII. New Business

Article By Commissioner Weiss

Mr. Krieg provided an overview of Commissioner Gregg K. Weiss's article concerning the issue of parking spot requirements creating an obstacle to the development of affordable housing in Palm Beach County. He proposed that the item should be included in the CAH’s recommendations to the Board of County Commissioners (BCC).

Partners For Housing Presentation

See later in the minutes.

VIII. Member Comments

Mr. Serrano provided an update about the BCC's recent actions regarding the allocation of housing bond funds. He also discussed the status of the projects that had been conceptually approved by the BCC.

Ms. Howard stated that HED was collaborating with the developers of the Village of Valor and Judge Rodgers projects to pursue alternative funding sources. She also explained that staff was actively working with developers to advance the projects to the underwriting phase.

Discussion ensued regarding the time frame of the process from underwriting through completion of the projects.

Mr. Serrano noted that of ten out of the eleven conceptually approved projects were rental developments.

Ms. Howard stated that a discussion of the housing voucher rental assistance program would take place at the July 9, 2024, BCC meeting.

Mr. Krieg commended Commissioner Mack Bernard for his service on the BCC and for his advocacy regarding the housing bond.

(CLERK'S NOTE: The Partners for Housing Presentation was taken up at this time.)

Terri Murray, representing Partners for Housing, provided an overview of the organization's history, mission, and accomplishments from 2016 through 2024. She emphasized the importance of addressing the county's critical housing shortage while advocating for the individuals most in need.

Ms. Robbins inquired about the organization's strategies for attracting lenders.

Ms. Murray responded that the most effective approach had been to obtain lender sponsorships and memberships. She also mentioned that Partners for Housing had received a seed grant from the Community Foundation.

Mr. Krieg invited Partners for Housing to review the CAH's recommendations and provide input.

Discussion ensued regarding the time frame for drafting the CAH's recommendations report and submitting it to the BCC for approval.

Mr. Krieg provided an update regarding House Bill 1365, which concerned unauthorized public camping and public sleeping. He discussed the formulation of a strategic plan to help the County and municipalities mitigate issues arising from the legislation.

Ms. Fields stated that the BCC was scheduled to discuss the item at a future meeting.

Discussion ensued regarding the challenges presented by the newly enacted legislation.

Mr. Krieg noted that the 2,000 individuals without stable housing had been identified within the county.

Ms. Howard discussed the new countywide housing dashboard, which was designed to help residents locate affordable and workforce housing units.

In response to a request by Mr. Krieg, Mr. Serrano agreed that staff would provide the housing dashboard link to the CAH members.

IX. Adjournment

At 11:21 a.m., the chair declared the meeting adjourned.