



CITY OF REDMOND
Community Development Department

411 SW 9th Street
Redmond, OR 97756-2213

Phone **541-923-7721**
Fax 541-548-0706

www.ci.redmond.or.us

HOUSING AND COMMUNITY DEVELOPMENT COMMITTEE
MINUTES

October 20, 2017

Redmond City Hall, 411 SW 9th Street – Room 210, Redmond, Oregon

Members Present: Chair Whitney Swander, Vice-Chair Joni Powell, Suzanne Michaels, Geoff Wall
(*absent: Diana Barker, Steve Curley, Charlene Hunter; 2 vacancies*)

Youth Ex Officio: Vacant

City Staff: Katie McDonald, *Grants Coordinator/Assistant Planner*; Jason Neff, *Budget Manager*; Chief Dave Tarbet and Lt. Curtis Chambers, *Police Department*; Keith Witcosky, *City Manager*; Cameron Prow, *TYPE-Write II*

Visitor: Patty Wilson

Media: Dave Morgan, *RedmondNewsToday.com*

(Agenda items appear in the order discussed. The 3 digits after a motion title show the number of committee members voting in favor/opposed/abstaining.)

CALL TO ORDER – INTRODUCTIONS

Chair Swander called the regular meeting of the Housing and Community Development Committee (HCDC) to order at 3:08 p.m. with a quorum of members (4 of 7 filled positions) present.

CITIZEN COMMENTS

None.

APPROVAL OF MINUTES

1. September 5, 2017

Chair Swander postponed approval of the September 5, 2017, minutes based on Ms. McDonald's assertion that a quorum of members (5 of 9 possible positions) was not present.

DISCUSSION ITEMS

1. Public Safety Fee

Lt. Chambers presented (PowerPoint, Frequently Asked Questions sheet, postcard survey) the background, crime and workload statistics, and impact of population growth. His summary included staffing levels, call types, service area boundary and population, 2017 community survey results, and why more stable funding is needed to maintain and improve Redmond Police operations. The goal is to make Redmond the safest community in Oregon.

Mr. Neff discussed the City budget process, what 11 other Oregon communities charge, how the proposed \$6-per-month fee was determined, how it would be invoiced (on City utility bill), and that it would be dedicated to the Police Fund.

Lt. Chambers outlined benefits from the proposed public safety fee, public outreach plans, when the fee might be implemented, and next steps in the review process. He asked members to fill out and return the comment cards. HCDC feedback will be shared with Council in December 2017. He said HCDC members were welcome to share their concerns during the public comment section of Council meetings.

HCDC concerns included if the current officer ratio met national standards, rationale for asking \$6 per month, other revenue sources (City General Fund, federal grants), financial impact to multi-family housing projects, unintended consequences on affordable housing projects, how fixed-income residents will cover the additional cost, if water and sewer costs will increase at the same time this fee is imposed, public outreach options (Central Oregon Builders Association, other development groups), and potential of Redmond's expanding to include Eagle Crest.

Mr. Witcosky said if the population continued to grow as projected (750 people per year) Redmond could be at 65,000 by 2065. He invited RCAPP members to attend the townhall meeting.

2. Update RFP

Ms. McDonald reviewed progress on the Request for Proposals process and discussed the scope of the City's outreach efforts:

RFP issued for Housing and Infrastructure proposals.....	Thursday, October 12
Article in The Bulletin.....	Thursday, October 19
Required pre-application workshops	Tuesday-Wednesday, October 24-25
Proposals due by 4 p.m.....	Friday, November 3
Applicant presentation(s).....	Monday, November 6
HCDC recommendation, start 30-day public comment period	Friday, November 17
City Council public hearing	Tuesday, December 19

Chair Swander appointed herself, Ms. Michaels, and Mr. Wall to the Proposal Review Committee with Mr. Curley as an alternate if Mr. Wall has to withdraw.

HCDC concerns included whether the City would submit an application.

3. 2017-2018 Action Plan Update and Timeline

Notice of proposed project funding (\$144,000 approximately) and Amendment to 2017-2018 Annual Action Plan

Friday, November 17

City Council public hearing

Tuesday, December 19

4. State Housing Plan and Deschutes County Housing Profile

Ms. McDonald presented Deschutes County Demographic & Housing Profiles (source: Oregon Housing and Community Services, <http://www.oregon.gov/ohcs/pages/oshp.aspx>). She reported attending the October 19 Housing Works meeting with Chair Swander and Vice-Chair Powell.

Vice-Chair Powell said her book group discussed many of the topics presented at the Housing Works meeting. Everyone in her group knew someone who was having problems with housing.

Chair Swander said Oregon Housing and Community Services (OHCS) was seeking feedback from Oregon communities on the accuracy of their demographic data and the statewide housing plan. Discussion at the Housing Works meeting included interaction between housing and services, how service providers could overcome cultural and other barriers, and state policy breakdowns.

Ms. McDonald said Ken Travis, OHCS, felt the state was looking at barrier reduction holistically.

COMMITTEE COMMENTS

Ms. Swander reported COIC (Central Oregon Intergovernmental Council) recently submitted a grant proposal to the Oregon Department of Land Conservation and Development for a Regional Housing Needs Assessment. Mr. Wall said COIC received \$50,000 from Central Oregon Housing Council and \$4,000-\$5,000 from Housing Works. Total needed to fund the assessment is \$60,000.

Chair Swander requested staff e-mail a meeting reminder to assure a quorum of members attend the November 17 meeting.

STAFF COMMENTS

Ms. McDonald said the HCDC-recommended changes to density standards (removing triplexes and fourplexes from site design review) would be considered by Council in January 2018. The requested changes would become effective 30 days after being approved by Council.

Ms. McDonald emphasized the importance of having a quorum of HCDC members attend the November 17 meeting. Agenda topics will include Affordable Housing Tools and Plan (project scope and timeline), Assessment of Fair Housing (project scope; due October 2018), and a presentation by the Downtown Urban Renewal Advisory Committee. Vice-Chair Powell asked if members could attend meetings via telephone or Skype to meet quorum requirements. Ms. McDonald said she would check.

ADJOURN

Next meeting: Friday, November 17, 2017, 3 p.m.

With no further business, Chair Swander adjourned the meeting at 4:27 p.m.

APPROVED by the Redmond Housing and Community Development Committee and SIGNED by me this 15 day of December, 2017.

ATTEST:

/s/ Whitney Swander
Whitney Swander
Chair

/s/ Katie McDonald
Katie McDonald
Grants Coordinator/Assistant Planner