

**Meeting Minutes of Accessible Housing Advisory Board
Wednesday, June 7, 2023, 7:30 a.m.**

Pursuant to the due call and notice thereof, a regular meeting of the Accessible Housing Advisory Board (AHAB) was duly held at the Sioux Falls Development Foundation Briefing Center – 200 North Phillips Avenue, Suite 101, on Wednesday, June 7, 2023.

1. Call to Order and Quorum Determination.

The regular meeting of the Affordable Housing Advisory Committee was called to order on Wednesday, June 7, 2023, at 7:35 a.m. by Chairman Jeff Nelson. There were sufficient members for a quorum.

A. Members Present:	Joan Franken Cynthia Mickelson Joe Kippley Marshall Selberg	Jeff Nelson Logan Penfield Bill O'Connor Kari Benz
B. Members Absent:	Kris Denevan Jim Schmidt	Aspen Thorstenson
C. City Staff Present:	Logan Penfield Jourdyn Brown	Sage Stansell Derek Mueller Shana Nelson
D. Others Present:	Michelle Erpenbach (SF Thrive) Kenley Lamberty (RASE) Mike Gray (SFDF)	

2. Approval of Minutes of May 3, 2023, Meeting

The minutes from the April AHAB Meeting were approved without changes.

Motion to Approve Minutes: Cynthia Mickelson

Second: Marshall Selberg

Motion carried unanimously.

3. Approval of Regular Agenda approved.

Motion to Approve the regular agenda: Kari Benz

Second: Cynthia Mickelson

Motion carried unanimously.

4. Public Input on Non-Agenda Item

Michelle Erpenbach gave a quick update on the Thrive Housing Action Team's efforts regarding the creation of a Housing Trust Fund.

5. Logan Penfield gave a presentation that was given on June 6th at City Council Informational. (Logan Penfield)

The update given was the same as documented and recorded at council. The overview was on the 2022 HUD CAPER.

6. August AHAB Tour Locations (Jourdyn Brown and Logan Penfield)

The board had opportunity to discuss the plans for the August AHAB Housing Tour and the projects to highlight.

7. Rental Rehab Overview (Derek Mueller)

Derek gave an overview of the Rental Rehab Program.

The program started in 2011 when SDHDA provided \$500,00, interest-free, FLEX funds for the purpose of rental housing rehabilitation within the Core-Incentive Area. The state expanded the program by \$100,000 and the city matched the total to increase it to \$1.2 million. The Rental Rehabilitation Program provides rental owners a 3% loan amortized over 8 years, to maintain and repair their properties within Sioux Falls City limits.

8. Housing Contract Updates

Logan Penfield gave an overview of the two pilot projects that the city entered into. First is with Habitat for Humanity on a project called "Troubled Buildings Initiative Agreement." That contract has been approved by council and all parties have signed.

The second is the project at 800 W. 10th Street with John Koch. That agreement has been signed and executed. Renovation has begun.

the neighborhood. If finalized, the agreement would see the house rehabilitated and price-restricted rental for ten years.

9. Minnehaha County Update (Kari Benz)

Kari gave an update on the Just Home Project with the MacArthur Grant. The project was awarded the full \$4 million that was applied for. The project partners are excited but they are not announcing until some final details are ironed out.

10. City Council Update

Councilor Marshall Selberg gave a quick update on the council's recent action. During May, there wasn't any additional action regarding the Homeless Task Force. Councilor Selberg did discuss the previous night's informational presentation.

11. General City of Sioux Falls Housing Updates (Logan Penfield and Shana Nelson)

Logan and Shana gave some additional updates on the 2023 and 2024 Action Plan projected timelines and upcoming process. Additionally, Kari and Logan shared with the board that the search for the Community Housing Coordinator was coming to a close.

12. Adjournment

Chairman Jeff Nelson adjourned the meeting at approximately 8:40 a.m.

Kari Benz, Secretary