

McMinnville Affordable Housing Task Force

Minutes from the April 1st Meeting, McMinnville Civic Hall

Attendees:

Scott Chambers (President Headwater Investments)

Sheryl Hill (Citizen at Large)

Elise Hui (Executive Director, Housing Authority of Yamhill County)

Martha Meeker (City Manager)

Kellie Menke (City Councilor)

Doug Montgomery (City Planning Director)

Alan Ruden (Councilor)

Jeff Sargent (Executive Director Yamhill County Action Partnership – YCAP)

Absent due to scheduling conflicts: Remy Drabkin (Councilor), Howie Harkema (Former Director of the St Barnabas Soup kitchen / President, COMPASS Center) and Darrick Price (Executive Director, Community Home Builders)

Guests: John Lautenbach, Board Member for the Yamhill County Gospel Rescue Mission

John Lautenbach updated the Task Force on the expansion of the Rescue Mission facilities and added the Mission is reviewing ways to also help those who will not give up drugs. Currently, the first part of the expansion, which will be an emergency shelter, is awaiting the completion of the environmental assessment. In the meantime, community support for the initiative continues to grow with many companies cutting prices for materials or donating their time towards construction.

The Task Force then addressed proposed Charter language drawn up by the subgroup formed at the last meeting. After discussion, it was decided to delineate what short, mid and long term meant with short term equating to within the year, mid-term equating to 1 to 2 years and long term equating to 3 years or longer. Also, “Affordable Housing” was set at 80% or below of median income and the group decided any discussion of a construction excise tax should be held off until a full needs assessment could be completed. For the short term, inclusionary zoning was added to the list of actions to be pursued by the year’s end. Membership was set at two Councilors, two builders, two members from the non-profit or housing sector, one member of the City’s Planning Department, one member of the business community and one member from the banking or finance community with an emphasis on banking. Terms should be three years and initial terms would be staggered. Members would be appointed by the Council with advice from the Task Force. Finally, the group desired a better understanding of what “Neighborhood Stabilization” entailed.

The Task Force next discussed the need to find land as a priority and the need to gain a better understanding of the effects from recent legislation changes affecting affordable housing.

