

Minutes
Volusia County Affordable Housing Advisory Committee
Hope Place Cafeteria, 1340 Wright St., Daytona Beach
Wednesday, July 28, 2021 at 2:00 p.m.

Board Members

Anne B. Evans, Chair
D.J. Lebo, Vice-Chair
Waylan Niece, Secretary
Tony Cassata
Mark Billings
Allen E. Harrell
Margaret Peggie Hart
Susanne I. Odena
Billie Wheeler

Housing and Grants Administration Staff

Dona Butler, Community Services Director
Carmen Hall, Community Assistance Director
Diana Phillips, Community Services Operations Manager
Corry Brown, Housing Projects Coordinator

Call to order: Chair Evans called the meeting to order at 2:00 p.m.

Roll Call: Corry Brown called the roll. Allen Harrell and Waylan Niece were not present. Chair Evans confirmed that Waylan had notified staff ahead of time of his inability to attend physically and that he was listening in online. D.J. Lebo was not present at the time of roll call, but she arrived at 2:10 p.m. All other members were present and there was a physical quorum.

Item 1 – Previous Meeting Minutes

A motion was made by Sue Odena to approve the minutes from the June 2nd meeting with the resolution mentioned in the minutes attached. The motion was seconded by Billie Wheeler and passed unanimously.

Item 2 – AHAC Report – Affordable Housing Incentive Strategies

Chair Evans reminded the AHAC that today's discussion would be related to Strategies A and I. She called attention to the report of incentive strategy status provided, mentioning that the report shows the changes and accomplishments that have been made related to the recommendations made by the AHAC in the past. She noted that it is not bad to let a recommendation stand.

The Chair started the discussion of Strategy A by reviewing the description, the last set of recommendations made and the current status. Sue Odena discussed the real estate market, changes in square footage of homes over time and the need for additional affordable housing in Volusia County. The board discussed the permitting process and the need to distinguish between what the county has control over and what is in the hands of cities. Mark Billings recommended that the county develop a communication plan on their affordable housing process. After further discussion the board added a recommendation that the plan be distributed to all municipalities so they are aware and can use the same process if they choose and that utility service maps be included if available. The board concluded discussion of Strategy A by stating that there would be two recommendations

made for the strategy in the Incentive Report:

1. The county should develop a communication plan on their affordable housing process, including applicable maps.
2. The communication plan on the county's affordable housing process should be published and distributed to all municipalities.

The Chair started the discussion of Strategy I by reviewing the description, the last set of recommendations made and the current status. Discussion ensued regarding the need for using eco-friendly materials and methods when developing housing. D.J. Lebo sated that the Recommendation 1 made in the prior review is good, but would be better without the word adversely in it. Additionally, the board discussed the need to remain open minded to plausible alternatives during the regulatory review process. The board concluded discussion of Strategy I by stating that there would be three recommendations made for the strategy in the Incentive Report:

1. The regulatory review process (regarding environmental policies, procedures, ordinances, regulations, plan provisions, etc.) should continue to be implemented to identify actions that could affect the cost of living.
2. During the regulatory review process, the county should look for eco-friendly, cost-effective alternative materials and methods.
3. A report on the implementation of the revised regulatory review process should be reviewed triennially by the Affordable Housing Advisory Committee.

The Chair reminded the board that the next meeting would be discussion of Strategy G and that Strategy E had already been addressed when the AHAC supported the accessory dwelling structure ordinance approved by Volusia County Council in July.

Items for staff discussion

Carmen Hall, Community Assistance Director, discussed the county's Affordable Housing Initiative letting the AHAC know where and when they can attend.

Adjournment

The meeting was adjourned at 2:48 p.m.

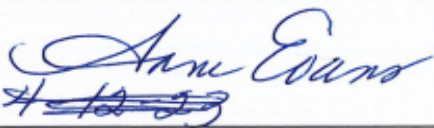
Accepted by:



Waylan Niece, Secretary

10-6-21

Date


~~4-12-23~~

Anne Evans, Chair

4-12-23

Date