

**CDC Public Hearing – GO Bond Funding
January 7, 2010**

Speaker	Affiliation	Comments	Staff Response
Kim Penna	College Houses	Here advocating for extremely income persons. Supports investment in the Americorp housing coops. It is shared equity or zero equity cooperative housing. Would give housing to Americorp volunteers who work in the community.	
	Travis Co. Americorp project	Supports the development of an aast side coop for Americorp volunteers (handout). All are in the lowest income brackets and need housing to continue to serve the community. A coop would provide an economic alternative to using government aid. Americorp would recruit from within Austin. The coop and its assets will eventually be turned over to the community.	
Melody		She is here advocating for citizens who have serious mental issues. These persons are consistently left out when discussing housing considerations. Serious mental health issues are the leading cause of disability in ages 15-44. Safe, affordable housing is required for these individuals to stabilize and move forward. 30 percent of the prison population have serious mental issues, and cycle through hospitals and jails. Chronically ill persons are frequently mental ill. There is no support from the government for the care and housing these people who need.both housing and services.	
Spencer Durand		Would like to see GO funds go to where it's needed the most, to those at 30 percent and below MFI. All housing should be accessible and close to transportation and services.	
Brycon Smith	ADAPT of Texas	ADAPT represents very low income	

		persons. Would like to see the funds stay focused on the needs of these persons.	
Michael Willard	Habitat for Humanity	Wanted to highlight the successes of the bond program. Thinks the 60 for rental 40 for homeownership split has worked. Habitat has received 2.4 million in funding to help reach these goals. Habitat serves 25-30 percent MFI. He encourages long-term affordability, and geographic dispersion. Habitat will build 75 units with the funds received. The Market Study-surveys reflected that the most requested option was homeownership. Habitat addressees that need.	
Gavino Fernandez	LULAC	He has received complaints from persons trying to access the homes built with federal dollars. AHFC adds additional criteria that makes persons ineligible. This defeats the whole purpose of the programs. A person was denied because they owe a bill to Brackridge. The remaining amount of funds should be invested in providing housing to senior citizens and those physically challenged. Geographic dispersion should be equitable.	
Elisa Montoya	Que	She has concerns about delivery of services for applicants for affordable housing. AHFC has requirements that deny services. A Brackenridge bill, or bad credit can disqualify a person. Code enforcement has started coming to homes and telling the owners their houses need to be up to code. They turn to AHFC, but because they have a lien they can't qualify for services. Question: Ha some of the problems been because they don't have clear title? Response: Yes, but if they have liens, bills or a late utility bill they will be denied. Question: What has code enforcement found? Response: Electrical, plumbing, non-permitted	

		<p>building, gas meter location, roofing, foundation problems. Question: Has anyone looked into grandfathering?</p> <p>Response: This did go before Council, but so far there has been no action. Question: Does code enforcement suggest ways for the homeowners to seek services?</p> <p>Response: Yes, they are referred to AHFC and MHMR. She has submitted a list to Council Member Martinez of people that need emergency home repair. Question: Have any of the folks on that list called Urban league, Habitat, Hands On Housing?</p> <p>Response: Yes. Question: Have those persons already gone through the Holly program and other organizations? Response: Yes When Holly started was a grant, now it is a loan. Roofing costing more than the \$5,000 limit. She is in the process of developing a proposal to expand Holly to \$10,000.</p>	
Richard Troxell	Housing the Homeless	<p>There are people who are working full-time and are homeless. Minimum wage is not an affordable wage. He is advocating for a living minimum wage, a worker's Motel that would be a pathway for people to get out of homelessness. It should be in proximity to the downtown area.</p>	
Helen Varty	Front Steps	<p>Supports Americor and a housing coop. The Housing First program supports moving people into housing before you require them to get a job, stabilize their meds, and get clean and sober. It entails not losing their housing if they relapse. It is succeeding, people are getting better, and it's cost driven. There persons, frequent service users, are the repeat users of services, hospitals, EMS, and jails. Question: How is the program funded in areas where its successful?</p> <p>Response: The program does not exist</p>	

		in Texas. There is one in Austin starting. The various places have developed different housing streams, such as a tax in Dade Co. Florida added to restaurant bill; fees on various things. Different in all places.	
Francie Ferguson	HousingWorks	The Organization helped develop GO bonds program to target citizens who are the working poor. Results have been very good; it has allowed groups to expand their capacity. There have also been some successes in geographic dispersion. Advocates funds continue to be used for rental and homeownership, with primarily rental. Proposes the applications be PDF'd and posted on the web. Underwriting should be documented in a more specific way, and a policy is needed on when AHFC will share ownership.	
Stuart Hersh		We can promote housing that is S.M.A.R.T.™, or the stupid housing of past years. Austin should always get 40 years of affordability by tying funds to other federal grant sources- and bringing the funding together. Ten percent of rental units should service . . . (I had to leave the room)	
Kathy Stark	Austin tenants' council	Need more housing for 50 percent and below MFI. Need as much as we can get. Housing should be spread in all parts of town accessible to jobs. We need long term affordability, and should build on what we've done. Don't attach services to the housing. If person has manager and landlord separate, and not be same person who provides services, if they are having problems one or the other does not suffer. A lot of people with bad credit or a criminal history can't access quality housing, need way to get those people housing	
Kelly Weis	People Trust	Thank commissioners we need all types of housing for all types of	

		<p>people in Austin. We need safe housing, and shared equity housing. Advocates that 40 percent stay with homeownership.. Leave 40 percent to homeownership. Austin is losing its working and middle class. Losing them to the suburbsw. We are about 10,000 short to serve this population. It is still, however, the single best way for most people to build wealth, especially very low income. (I had to leave the room.)</p>	
Eline Perez	PeopleFund	<p>Tjhere is a need for 50-80 percent MFI housing. Working class segment needs housing also. Wants the continued allocation of GO bonds to got o homeownership specifically 50-80 MFI</p>	
Stephen Moore	UT professor of Architecture; Austin community design center	<p>Advocating for ally flat initiative. It is currently a partnership including the Govalley GNDC. About, 3,000 units are able to be built at this time in that area. Could be used to address housing needs. Includes both sustainability and affordability. Austin should bring all players to develop a comprehensive policy for develop. Question: cost per square footage? Response: different depending on site cost.</p>	
Mark Rogers	Austin CHDO Roundtable	<p>Thanks for success so far. The Logic Model-looks at how things were and proposes things be more flexible. 40-60 split should remain, but should have flexibility to shift funds to where they are needed. After 12-months, whatever funds not being used be freed up to be used where they are needed. After 18-months the 20 percent of Council funds should also be made flexible. As a GNDC representative – affordability being tied to the funds-very important. However, the process caught non-profits by surprise - keep open dialogue between Roundtable and staff.</p>	

Isabele Hedrick	CHDO Roundtable and Blackland CHDO	Have a dire need for housing for the lowest income persons. Wants to see GO bonds as normal funding stream, is looking to future bond elections.. Wary of funds being spent for too narrowly defined groups. Increase transparency.	
Janice Coline	Citizen	Need a more efficient use of housing stock that exists and that will be built. Applicants are only required to qualify the first time when they originally apply. If start to make more than would qualify, they are not required to leave to make room for another low-income person. There is no limit or restriction on future earnings. Provision should be made for a restriction.	
Ramone Villareano	peopleTrust	Affordability – housing prices increasing. -Supports current method of funding, but not opposed to the Roundtables suggestions.	
Sabino Renteria	Citizen	Affordability is a constant pressure especially in East Austin. Advocate for affordable rental units. There are waiting lists for affordable housing units. Should sell the Millenium Center instead of using housing money to pay back the loan.	
Gus Pena		Affordability has gotten worse. Build affordable rental units so people can get back on their feet. This town has become unaffordable.	