

Affordable Housing Task Force Construction Alternatives Subcommittee Meeting

Recap of Meeting on Thursday, February 3, 2006
Tampa Housing Authority
9:00 a.m. – 11:00 a.m.

The Affordable Housing Task Force Construction Alternatives Subcommittee convened at 9:00 a.m. on Thursday, February 3, 2006. The following were present:

MEMBERS
Earl Pfeiffer, Homes for Hillsborough (Co-Chair) Jerome Ryans, Tampa Housing Authority (Co-Chair) Sylvia Alvarez, Commissioner Castor Appointee Sheila Lopez, Catholic Charities James McDaniel, Mayor of Plant City Appointee
*Not in attendance
STAFF
Reginald Windham, HC Strategic Mgt. Initiatives Jennifer Bass, USF Jim Walter Partnership Anne Lockwood-Williamson, Shimberg Center, University of Florida Manny Rivero, USF Jim Walter Partnership Michael Rowicki, HC HCCE Jean M. Hanebury, USF Jim Walter Partnership
INTERESTED PARTIES
Migdalia Figueora, Bay Area Legal Services

The meeting began with introductions. After the introductions, the minutes from the January 26th meeting were approved. Earl then briefed the group on what his “game plan is for the subcommittee.

The group then began discussing issues that the subcommittees will consider. Those issues were as follows:

- Jerome Ryans reminded the group of the need for CRAs to make the recommendations work.
- Possibly need a co-chair meeting before Feb 20th
- Manny Rivero recommends a public meeting before the final report is distributed.
- The issue of cost needs to be addressed.
- Need to take the message to Counties, schools, and faith-based organizations.
- Look at impact fees and expanding the homestead exemption

The group then began to expand the list of recommendations. Recommendations were as follows:

- Make homes more energy efficient such as the Energy Star Homes”
- Create a CO-OP or entity that can purchase materials and supplies for the Non-profits at a reduced price.
- Explore the option of Lease Purchasing
- Mixed use development, Commercial-Institutional
- Full Funding of Sadowski
- We should take a regional approach to affordable housing
- Look at alternative construction – Modular, Panelized, Manufactured
- Consider floating a \$200 million bond for affordable housing
- Reevaluate impact, connection, permitting, and other fees for affordable housing
- Continue the affordable housing committee
- Create a one stop shop for affordable housing
- Make land use and comprehensive plans available for affordable housing

The group agreed to meet again on the following date, time, and location.

- Thursday, February 9, 9:00 – 11:00 a.m., Housing and Community Code Enforcement

The group adjourned at 11:05.