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BALTIMORE CITY DEPARTMENT OF HOUSING
AND COMMUNITY DEVELOPMENT

AFFORDABLE HOUSING TRUST FUND COMMISSION MEETING

417 E. Fayette Street
8th Floor
Baltimore, MD 21202
(Also Virtual)

Tuesday, September 26, 2023

BEFORE: KATE EDWARDS, Acting Chairman

MEMBERS PRESENT:

- MATT HILL
- TISHA GUTHRIE
- CATHERINE STOKES
- VERNADINE KIMBALL
- STACI GRIFFIN
- RAMSEY HARRIS
- AMY MCCLAIN

Proceeding recorded by electronic sound recording;
transcript produced by Free State Reporting, Inc.

1 Also Present:

2 STEPHANI ESTRADA, Program Manager, Affordable Housing
Trust Fund, DHCD

3 CAROLYN WATSON, Community Aide/Administration, Affordable
4 Housing Trust Fund, DHCD

5 TAMMY HAWLEY, Communications, DHCD

6 PAUL STANFORD, Director of Grants
DHCD

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P R O C E E D I N G S

(6:13 p.m.)

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ACTING CHAIRMAN EDWARDS: So hello everybody.
I'm going to call us to order for the Affordable Housing
Trust Fund Commission meeting for September 26, 2023.
Today I will be sitting in for President Daniels, and
chairing the meeting.

I am going to start with our roll call.

So President Daniels is not in attendance
today.

Tisha Guthrie.

COMMISSIONER GUTHRIE: Present.

UNIDENTIFIED SPEAKER: Hi.

ACTING CHAIRMAN EDWARDS: Hello.

UNIDENTIFIED SPEAKER: Hello.

ACTING CHAIRMAN EDWARDS: Bree Jones.

UNIDENTIFIED SPEAKER: We don't see her on
line.

ACTING CHAIRMAN EDWARDS: And just so that
everybody is aware today, we did adjust to have a hybrid
meeting. So we're doing both an online meeting along

1 with in-person. This was scheduled originally for an
2 in-person meeting, but we've added a hybrid person for
3 some of our commissioners who were not able to attend in
4 person.

5 So I think Bree is not here today.

6 Matt Hill.

7 UNIDENTIFIED SPEAKER: He's sick.

8 No, he's here.

9 No, he's here.

10 Oh, okay.

11 ACTING CHAIRMAN EDWARDS: He's here I know. I
12 just saw him come up, but I didn't hear him, but, okay.

13 UNIDENTIFIED SPEAKER: He is.

14 COMMISSIONER HILL: Yeah, I'm present.

15 ACTING CHAIRMAN EDWARDS: Okay.

16 COMMISSIONER HILL: Can you hear me now?

17 ACTING CHAIRMAN EDWARDS: Yep.

18 UNIDENTIFIED SPEAKER: Yes.

19 ACTING CHAIRMAN EDWARDS: Ramsey Harris.

20 COMMISSIONER HILL: All right, thanks.

21 ACTING CHAIRMAN EDWARDS: Thank you.

1 Ramsey Harris.

2 COMMISSIONER HARRIS: Present.

3 ACTING CHAIRMAN EDWARDS: Iletha Joynes.

4 Not online is she?

5 Vernadine Kimball.

6 COMMISSIONER KIMBALL: Here.

7 ACTING CHAIRMAN EDWARDS: Catherine Stokes.

8 COMMISSIONER STOKES: Present.

9 ACTING CHAIRMAN EDWARDS: Anthony Williams.

10 Oh, sorry. Excuse me.

11 Stacy Griffin.

12 COMMISSIONER GRIFFIN: Here.

13 ACTING CHAIRMAN EDWARDS: Erika Fox.

14 Amy McClain.

15 COMMISSIONER MCCLAIN: Present.

16 ACTING CHAIRMAN EDWARDS: All right. So we --

17 COMMISSIONER HARRIS: Oh, I knew I heard an

18 echo. My --

19 (Simultaneous comments.)

20 COMMISSIONER HARRIS: Way to utilize

21 technology.

1 ACTING CHAIRMAN EDWARDS: So we do have a
2 quorum today.

3 UNIDENTIFIED SPEAKER: All right.

4 ACTING CHAIRMAN EDWARDS: So that's great. So
5 I'm going to move forward with our agenda.

6 The first item is the August meeting summary.
7 Everybody please take a moment to review the summary, and
8 then we'll be looking for a motion to approve the August
9 meeting summary. All of the Commissioners should have a
10 copy of it either virtually through e-mail or copies for
11 those in person.

12 (Pause.)

13 ACTING CHAIRMAN EDWARDS: All right. Everybody
14 ready?

15 COMMISSIONER MCCLAIN: I motion that we accept
16 the meeting summary.

17 ACTING CHAIRMAN EDWARDS: Okay. We'll take a
18 vote or everyone in agreement say aye.

19 COMMISSIONERS: Aye, aye, aye.

20 ACTING CHAIRMAN EDWARDS: Any opposed say nay.

21 All right. Okay.

1 (Simultaneous comments.)

2 ACTING CHAIRMAN EDWARDS: An 'i' instead of a
3 'y'. Okay. Please note that Staci Griffin's name should
4 be spelled with an 'i' at the end rather than a 'y'. You
5 want to -- in the future, and update it for this one.
6 Okay.

7 Aside from that correction, the motion carries
8 to approve the minutes, the summary, the meeting summary
9 for August.

10 All right. So moving on our next item is DHCD
11 updates. So Stephani will be giving us updates.

12 MS. ESTRADA: All right. Stephani Estrada,
13 program manager, and we are going to go through DHCD's
14 updates for August.

15 (Simultaneous indiscernible aside comments.)

16 MS. ESTRADA: Okay. We're going to do DHCD
17 updates. We're going to go through the Trust Fund
18 revenue, the commitments and expenditures, and the Trust
19 Fund activity.

20 First is our August revenue that came in is
21 \$522,950.63. Total collected to date is 76,220,589. We

1 have a total of 7 million -- I may need glasses --
2 \$7,884,489. That does include the City's contribution
3 that -- we do not have the correct number yet, but that
4 is what we should be receiving for FY '24 is 7 million.

5 So in this slide it talks about the City's
6 contribution which is 7 million. And hold on. I think
7 we are at 8, 800,000. I'm sorry. I didn't put that on
8 there.

9 Total to date of the tax revenue that we
10 received is \$50,970,585. And City's contribution will be
11 25,250,000 if we received the 7 million this year.

12 These are the commitments and expenditures, and
13 this does include FY '21, '22, '23, and '24, and these
14 are the amounts that have been allocated, the amounts
15 that have been awarded, and what has been expended to
16 date.

17 Next this is the total projects that we have
18 awarded, which is 49, 49 projects. 32 have gone through
19 due diligence and terms negotiations. 23 have had grants
20 agreements sent to them for review. 18 have been sent to
21 audit review. 18 have been approved by audit. BOE

1 requested 18. 16 of them have been approved. And 10 are
2 in disbursement.

3 New Construction NOFA, Rounds 1, 2, and 3, and
4 4 are in the middle of deal structuring, presenting
5 agreements to BOE for approval, and preparing for
6 settlement.

7 Round 5. We are preparing the Rental NOFA for
8 public comment. This will launch mid-fall, and run for
9 two weeks. And then we'll do, like, a workgroup to
10 discuss any of the changes or comments, and if we want to
11 make any changes to the NOFA. The launch date for the
12 Rental NOFA for FY '24 has not been determined yet.

13 Community Land Trust, Single-Family Home
14 Ownership NOFA, Round 1, 2, and 3, are in the middle of
15 deal structuring. We're presenting agreements to BOE and
16 preparing for settlement. Community Land Trust, Rental
17 NOFA, Round 1, we're in the middle of deal structuring.
18 The operating NOFA, Round 1, all agreements have been
19 approved by the BOE, and they are in disbursement.

20 The Operating NOFA, Round 1, application opened
21 August the 29th. The Pre-Proposal Conference was held

1 September the 6th. Deadline for the application
2 submissions is October 6, 2023. CLT applicants can
3 request up to 100,000.

4 Community Land Trust, Single-Family
5 Homeownership NOFA, Round 4, is a rolling NOFA. It
6 opened on June 30th. DHCD made up to 4 million
7 available. Community Land Trust projects can request up
8 to a million. The NOFA will run until June 30, 2024, or
9 until the funds run out. No applications have been
10 submitted yet. We have been in conversations with SHARE
11 Baltimore, who is working with a couple CLTs to help them
12 with their submissions.

13 The Long-Term Voucher Program. DHCD sent out a
14 report to all commissioners with detailed information
15 about two options for long-term voucher programs called
16 the Moving on Program, and Project Based Vouchers.

17 DHCD will continue to work with the workgroup
18 to finalize the decision on which program the Affordable
19 Housing Trust Fund will fund.

20 We would like to create a specific workgroup to
21 dedicate their time to help with this. So we actually

1 just want some of you guys to volunteer, and it just be
2 that set group that works on the Voucher Program.

3 The workgroup has a meeting set for this
4 Friday, on the 29th, at 11 a.m., with Baltimore Regional
5 Housing Partnership to talk about how to administer it.
6 You guys can send me a message if you want to attend. We
7 only can have five commissioners there to avoid it being
8 a quorum.

9 The Commission Bylaws. A draft is with
10 Biltmore City's Legal Department. We will send the draft
11 to the commissioners after Legal approves it. We would
12 like to establish a Commission Bylaws Procedure
13 Workgroup, and that could be like an ongoing. So first
14 is the -- get the bylaws set and approved by the
15 Commission, and then as time go on, if we want to add any
16 additional things. And that doesn't have to be like a
17 monthly thing. This could possibly be like a quarter;
18 quarterly the group meets to talk about some of the
19 different rules that we may want to establish.

20 So after review by the Commission, like I said,
21 we can add or make Commission approved changes to

1 finalize the bylaws.

2 And Inclusionary Housing is still the same. We
3 don't have any updates. Again, it expired on June 30th,
4 and we are still waiting for updates on that.

5 And commissioner nomination updates. We also
6 do not have any updates on this. There's two positions
7 that is open. I'm actually going to figure out who we
8 need to talk to in the Mayor's Office that if you guys
9 have any suggestions of commissioners of where they can
10 send their information to.

11 UNIDENTIFIED SPEAKER: What is -- I'm sorry.
12 I'm -- point of -- question.

13 UNIDENTIFIED SPEAKER: Yeah, no, we're here.
14 Thanks. For the two openings --

15 MS. ESTRADA: I do know, like, the continuum of
16 care provision. So the homeless position, and then the
17 last one I'm not sure but --

18 COMMISSIONER HARRIS: I think it's the renter
19 at 30 percent.

20 MS. ESTRADA: Think it's renter at 30?

21 COMMISSIONER HARRIS: Yeah.

1 MS. ESTRADA: Okay. I will confirm that
2 information, and, like I said, I'm going to figure out
3 who the contact person is in the Mayor's Office to -- if
4 you guys have suggestions on tell them to send their
5 information to them.

6 So, yeah, so questions. Yeah, Tisha.

7 Oh, I'm sorry, I'm sorry -- on hold.

8 COMMISSIONER HARRIS: Commissioner Guthrie.

9 COMMISSIONER GUTHRIE: With regards to the
10 monthly update around Inclusionary Housing, there are a
11 couple of us who are in the workgroup with, with council
12 people. I'm wondering if it would be helpful if maybe
13 next month, and moving forward, if we provided like a, a
14 brief update.

15 MS. ESTRADA: Yes, please, please, yes.

16 ACTING CHAIRMAN EDWARDS: The workgroup that is
17 continuing to meet and update on what those discussions
18 are?

19 UNIDENTIFIED SPEAKERS: Um-hmm, yeah, yeah.

20 MS. ESTRADA: Yeah, that can't hurt to give us
21 information on it because we're not -- I don't get any

1 information on it. So, yeah.

2 ACTING CHAIRMAN EDWARDS: Matt is saying that
3 he cannot hear whoever is speaking. The proposal -- I'll
4 repeat it. The proposal was to have an update from those
5 who are working on the workgroup for the Inclusionary
6 Housing Workgroup, and then regular update on the
7 discussions that are occurring with that Workgroup. I
8 think that we could add that to the agenda. I guess that
9 would be at the agenda setting meeting, add that as an
10 item.

11 MS. ESTRADA: Yeah, okay.

12 Any other questions?

13 COMMISSIONER HARRIS: This is Commissioner
14 Harris. Thank you. Relative to this workgroup that's
15 connected -- that's meeting with BRHP on Friday, again,
16 this is relative to the Long-Term Voucher Program, right?

17 MS. ESTRADA: Yes, um-hmm.

18 COMMISSIONER HARRIS: And so do we have any
19 commissioners thus far that we know of that will be
20 attending that meeting?

21 MS. ESTRADA: Yes. Matt and Tisha --

1 COMMISSIONER HARRIS: Okay.

2 COMMISSIONER HILL: -- will be attending. So

3 --

4 ACTING CHAIRMAN EDWARDS: And I'll attend as
5 well.

6 MS. ESTRADA: I keep forgetting. Okay. Staci,
7 you would like to? Okay. So that's --

8 COMMISSIONER HARRIS: That's five.

9 MS. ESTRADA: Five.

10 COMMISSIONER HARRIS: Okay. Then I don't have
11 to attend. Okay.

12 ACTING CHAIRMAN EDWARDS: That's Matt, Tisha,
13 me. You're going to -- so there's four.

14 MS. ESTRADA: Yeah, four.

15 ACTING CHAIRMAN EDWARDS: I mean, we don't have
16 to have five but --

17 COMMISSIONER HARRIS: Well, I, I --

18 (Simultaneous comments.)

19 COMMISSIONER HARRIS: -- like to it's too --
20 can you -- I don't -- I've got potentially a conflict at
21 11:30, but I, I was --

1 MS. ESTRADA: Okay.

2 COMMISSIONER HARRIS: -- interested in --

3 MS. ESTRADA: So for this I would like for the
4 commissioners that are volunteering that your
5 understanding that this is going to be a ongoing. You're
6 going to be set to be in this group. We're just setting
7 it for a certain amount. Not rotating it out how we
8 regularly rotate it out.

9 COMMISSIONER HARRIS: Um-hmm.

10 UNIDENTIFIED SPEAKER: Yeah.

11 MS. ESTRADA: This particular workgroup is
12 going to be -- we want to just set it. So because if you
13 come to one, and we got information then --

14 COMMISSIONER HARRIS: Right.

15 MS. ESTRADA: -- a new person comes next week.
16 They don't have --

17 UNIDENTIFIED SPEAKER: Yeah.

18 MS. ESTRADA: -- the information that --

19 UNIDENTIFIED SPEAKER: That's true.

20 MS. ESTRADA: -- was there. So --

21 COMMISSIONER HARRIS: Are the meetings going to

1 be monthly, same time, same, like --

2 MS. ESTRADA: Yeah.

3 COMMISSIONER HARRIS: -- the last Friday of
4 each month at 11 a.m.?

5 MS. ESTRADA: No, no, no, no. We normally do
6 like a workgroup meeting like once -- I think it's
7 Tuesday, like, the second --

8 ACTING CHAIRMAN EDWARDS: But I think that if
9 we had an established --

10 MS. ESTRADA: Yeah, we --

11 ACTING CHAIRMAN EDWARDS: -- group of who wants
12 to, then we could work with you guys --

13 MS. ESTRADA: Right.

14 ACTING CHAIRMAN EDWARDS: -- to come up with a
15 time --

16 MS. ESTRADA: Yeah.

17 ACTING CHAIRMAN EDWARDS: -- that works for
18 everybody. And I will say that I am -- I've been part of
19 the discussions. I'm interested in continuing, but I
20 don't have to. Like, if, I would open up that spot if
21 there was another --

1 MS. ESTRADA: Yeah.

2 ACTING CHAIRMAN EDWARDS: -- that spot if there
3 was another commissioner that wants to join so that we
4 don't have that over --

5 MS. ESTRADA: Okay.

6 ACTING CHAIRMAN EDWARDS: -- quorum issue.
7 Because I'll get the information --

8 MS. ESTRADA: Yeah, yeah, yeah.

9 ACTING CHAIRMAN EDWARDS: So --

10 MS. ESTRADA: Okay. So yeah.

11 ACTING CHAIRMAN EDWARDS: You don't have to
12 answer now if you --

13 MS. ESTRADA: Yeah. You could --

14 (Simultaneous comments.)

15 ACTING CHAIRMAN EDWARDS: -- think on it.

16 MS. ESTRADA: Yeah. Not put pressure on you
17 right now, but send me a message and then --

18 COMMISSIONER HARRIS: But essentially the
19 workgroup is going to help decide which of the two
20 options for the Long-Term Voucher Programs that AHTF will
21 fund or --

1 ACTING CHAIRMAN EDWARDS: Or to, like, put
2 together a report that can come to the Commission --

3 MS. ESTRADA: Yes.

4 ACTING CHAIRMAN EDWARDS: -- for consideration.

5 MS. ESTRADA: Yeah.

6 ACTING CHAIRMAN EDWARDS: Okay.

7 MS. ESTRADA: Because you all are going to vote
8 on it.

9 ACTING CHAIRMAN EDWARDS: Okay.

10 MS. ESTRADA: It's not just going to be the
11 workgroup --

12 (Simultaneous comments.)

13 ACTING CHAIRMAN EDWARDS: -- recommendation.

14 MS. ESTRADA: Yeah.

15 COMMISSIONER HARRIS: Well, I guess I'm -- that
16 was going to be my next question. So will just -- the
17 workgroup vote or the, the vote will include all the
18 commissioners?

19 MS. ESTRADA: Absolutely.

20 COMMISSIONER HARRIS: Okay.

21 MS. ESTRADA: You're going to get all the

1 information that we're doing in the workgroup. We're
2 going to report it to the Commission.

3 COMMISSIONER HARRIS: Staci will represent us
4 well.

5 COMMISSIONER GUTHRIE: I'm wondering if during
6 the workgroup we can maybe either keep minutes or record
7 the session.

8 MS. ESTRADA: Absolutely.

9 COMMISSIONER GUTHRIE: So that other
10 commissioners who might not be able to make it or can't
11 commit to that time --

12 UNIDENTIFIED SPEAKER: Yeah. That will be
13 good.

14 COMMISSIONER GUTHRIE: Will be able to watch.
15 And then e-mail whatever ideas, brainstorming they made.

16 UNIDENTIFIED SPEAKER: Sure.

17 (Simultaneous comments.)

18 COMMISSIONER GUTHRIE: -- willing to do that.

19 COMMISSIONER HARRIS: -- I was going to say who
20 is going to take minutes but --

21 MS. ESTRADA: Yeah, no, we --

1 ACTING CHAIRMAN EDWARDS: -- I'm definitely
2 okay with doing --

3 (Simultaneous comments.)

4 MS. ESTRADA: That's on me. That's our minutes
5 recording technology.

6 (Simultaneous comments.)

7 MS. ESTRADA: Okay. All right, Matt.

8 ACTING CHAIRMAN EDWARDS: Commissioner Hill.

9 MS. ESTRADA: You can unmute yourself.

10 COMMISSIONER HILL: Great. Thanks. Can you
11 hear me okay?

12 ACTING CHAIRMAN EDWARDS: Yes.

13 MS. ESTRADA: Yes.

14 COMMISSIONER HILL: Okay, great. So the, the
15 -- sorry. I'm just (indiscernible) the -- the rent
16 supplement or voucher program, whatever we're calling it,
17 on the slide show it says that the six million or so has
18 been allocated or awarded, I think, right? And I think
19 we should just change that to be clear that because we
20 don't really have a -- the bucket's been created, but we
21 don't have a program yet. And so I don't that my ability

1 to allocate to a specific, you know, programs. But I
2 would just -- it's a small thing, but I think it, it will
3 help maybe focus us that this is a significant amount of
4 money, and we need -- and I appreciate DHCD is not a --
5 it's not a reflection of you all. It's just I'm glad
6 we're bringing a lot more focus to this because it's a
7 really important program for folks, particularly, I
8 think, who are homeless is the goal here. So I'm glad
9 we're, we're doing that.

10 Along those lines I wasn't sure about the
11 revenue for 20 -- for, for year-to-date so far. If that
12 includes the seven million from the City, from the, the
13 bonds or whatever, and not the tax, the surtax --

14 MS. ESTRADA: It does.

15 COMMISSIONER HILL: I mean -- it does. Okay.

16 But --

17 MS. ESTRADA: You see the 800 --

18 (Simultaneous comments.)

19 COMMISSIONER HILL: -- but particularly --

20 MS. ESTRADA: -- and 84,000.

21 ACTING CHAIRMAN EDWARDS: So you've only gotten

1 884,000 so far?

2 MS. ESTRADA: Yeah.

3 COMMISSIONER HILL: That's what I was going to
4 say. We've gotten more than that haven't we? I think
5 we've had that in one month like it was June or something
6 we had like 884.

7 MS. ESTRADA: Well, June goes for FY '23.

8 COMMISSIONER HILL: Oh, I'm sorry. I was
9 thinking calendar year. My bad.

10 MS. ESTRADA: Yeah. Sorry.

11 COMMISSIONER HILL: And then let's see, what
12 were the other two things? Oh, I know. So I put this in
13 an e-mail, and I'm happy to look at the charter, and we
14 need to do some sort of audit --

15 MS. ESTRADA: Yes.

16 ACTING CHAIRMAN EDWARDS: Yes.

17 COMMISSIONER HILL: -- on the charter. I think
18 it's been -- okay. Is there a plan for -- have you
19 (indiscernible)?

20 MS. ESTRADA: Yeah. We are interviewing
21 accountants, outside accountings now, to process that,

1 yes.

2 COMMISSIONER HILL: Okay, great. Do you have
3 an expected timeframe for, for making that decision?

4 MS. ESTRADA: Well, hopefully, it's by October.
5 We really would like to have it done by October. So,
6 yes, we're pushing along.

7 COMMISSIONER HILL: Okay, great. Thank you.
8 And then -- what was the other thing? Oh, so I, I'm a
9 little bit concerned about this, the three strikes rule,
10 in the, the Community Land Trust NOFA. I know that's not
11 probably the right terminology, but it just -- it helps
12 me to remember what we're talking about is that if a
13 Community Land Trust already has three active awards they
14 can't apply for a fourth.

15 MS. ESTRADA: Right.

16 COMMISSIONER HILL: My understanding from
17 talking with folks from SHARE that that's going to be a
18 real, real hindrance to the long-term sustainability --
19 how long development takes. And so I would suggest that
20 -- we already have some sort of workgroup set for October
21 10th, and I would like to invite SHARE to come to that to

1 talk a little bit further about their business plan, and
2 the effect of this three strikes rule, and whether or not
3 that's something the Commission may want to consider
4 revisiting.

5 MS. ESTRADA: Okay, yes. Yeah, I saw your e-
6 mail earlier.

7 Amy, I think that's a good idea. Definitely
8 they can --

9 (Simultaneous indiscernible comments.)

10 COMMISSIONER MCCLAIN: -- Stephani.

11 COMMISSIONER HILL: Thank you.

12 MS. ESTRADA: Huh?

13 COMMISSIONER HILL: We haven't had any
14 applications for that NOFA.

15 UNIDENTIFIED SPEAKER: Point of order --

16 COMMISSIONER HILL: So I don't --

17 (Simultaneous indiscernible comments.)

18 UNIDENTIFIED SPEAKER: Point of order.

19 I've got to leave it you because I don't know.

20 Go ahead, Kate.

21 ACTING CHAIRMAN EDWARDS: So I think that we

1 should move that to the agenda setting meeting. I think
2 that -- I don't have a problem with the idea of it. I
3 think we should talk about it at the agenda setting
4 meeting.

5 MS. ESTRADA: Oh, right. It's not a part of
6 the agenda.

7 ACTING CHAIRMAN EDWARDS: Yeah.

8 MS. ESTRADA: Okay. I (indiscernible) I'm
9 sorry.

10 Yes, Matt, that's not a part of the agenda, but
11 you definitely can bring it up at the agenda setting
12 meeting.

13 COMMISSIONER HILL: Okay. So you're going to
14 -- you don't want me bringing this up even though we're
15 not into new business, right? Or should I repeat myself
16 when we --

17 MS. ESTRADA: No.

18 COMMISSIONER HILL: -- get to the new business
19 part?

20 COMMISSIONER STOKES: You need to take Robert's
21 Rules of Order training.

1 ACTING CHAIRMAN EDWARDS: We'll do another
2 refresher. We know you missed the training. So it was
3 just kind of a discussion on the side here that we're
4 supposed to be following the agenda, and this is outside
5 of the agenda. But we have the agenda setting meeting
6 specifically to talk about items that we want on the next
7 agenda. So I think we should bring it up at the agenda
8 setting meeting.

9 MS. ESTRADA: Okay.

10 COMMISSIONER HILL: Just to be clear. I am
11 fine with brining it up at the agenda setting meeting,
12 but I do think it's appropriate in the full Commission
13 public meeting to bring up issues of concern with how
14 things are going with different programs, suggesting the
15 Commission focus on those things going forward. I don't
16 know if that's right now, during DHCD's update, or if I
17 should bring that up in the new business thing. But I do
18 think it's appropriate --

19 MS. ESTRADA: So but it would be in front of
20 the public Commission meeting in the next meeting because
21 you're going to bring it up in the agenda setting

1 meeting, and then it's going to come to the table in that
2 meeting.

3 ACTING CHAIRMAN EDWARDS: Yeah. So when we did
4 this refresher course on the Robert's Rules of Order that
5 was one of the items that we talked about was that in
6 these meetings we should talk about items that are put on
7 the agenda ahead of time so that all the commissioners
8 know ahead of time that those are going to be the items
9 that we discuss at the meeting. So --

10 MS. ESTRADA: So that everybody can have an
11 informed --

12 ACTING CHAIRMAN EDWARDS: I was just trying to
13 bring some order to our meeting. So it's not a big deal.
14 We just want to make sure that in the future we know that
15 we want to put the items on the agenda to discuss for the
16 next meeting, and then we'll discuss them at the meeting.
17 So that people just have a heads up that that's going to
18 be an item on the agenda.

19 UNIDENTIFIED SPEAKER: May I?

20 ACTING CHAIRMAN EDWARDS: Yes.

21 UNIDENTIFIED SPEAKER: And, Matt --

1 COMMISSIONER HILL: And -- go ahead. I'm
2 sorry.

3 UNIDENTIFIED SPEAKER: And, Matt, just the
4 other, the other thought too is that it will allow us to
5 be better prepared to have meaningful conversation. And
6 so that to the extent that there is information that can
7 be compiled and shared with the commissioners before the
8 meeting then we can do so. So I think, but to your
9 point, your brainstorming about what we could address,
10 and so it's really not the time to have a meaningful
11 conversation about that issue, but to note it as
12 something for future discussion. And so not to --

13 COMMISSIONER HILL: Right.

14 UNIDENTIFIED SPEAKER: Right.

15 ACTING CHAIRMAN EDWARDS: That's fine. So,
16 yeah, thank you for adding it, and we're just working
17 through trying to get ourselves kind of in a rhythm with
18 the meetings. So that's all.

19 COMMISSIONER HILL: I apologize. I think my,
20 my -- I, I don't want to belabor this, but I do think
21 it's appropriate either now when we're talking about

1 DHCD's report and looking at the Community Land Trust
2 NOFA, and saying, hey, wait a second, we haven't got any
3 applications yet. Maybe we should drill down, and try to
4 think about why, and getting more information on that. I
5 do think that's appropriate. And then there is usually a
6 new business section on the agenda. And so, again, this
7 is not only for discussion purposes, but if I should wait
8 for that section, that's fine, but I do think we, we can
9 bring out new topics that were not part of the preset
10 agenda. Even through I'm not conceding that, that
11 (indiscernible) that far off from the agenda.

12 ACTING CHAIRMAN EDWARDS: Okay. Thank you,
13 Commissioner Hill.

14 COMMISSIONER HILL: Thank you.

15 All right, any discussion items for the item
16 that we're -- we're on the Commission Q&A dialog,
17 correct?

18 MS. ESTRADA: Um-hmm.

19 COMMISSIONER GRIFFIN: I think we need another
20 Robert's Rules because I think that that is the part that
21 was confusing at Robert's Rules, right? If you have a

1 question about what's on here --

2 UNIDENTIFIED SPEAKER: Exactly.

3 COMMISSIONER GRIFFIN: -- at the time. So I --
4 and I think we -- and I was there --

5 (Indiscernible simultaneous comments.)

6 ACTING CHAIRMAN EDWARDS: And we do say that we
7 would do another one because we do think that we need to
8 drill down on it a little bit more, and some of the
9 commissioners weren't able to be there. So we definitely
10 will reschedule another one of those.

11 (Simultaneous comments.)

12 ACTING CHAIRMAN EDWARDS: -- yeah, even me.
13 I'm a little awkward with it too. So it's -- all of us
14 are learning.

15 COMMISSIONER GUTHRIE: I mean to Matt,
16 Commissioner Hill's and Commissioner Griffin's point,
17 when we're presented with information it would seem in
18 alignment with proper protocol that we could discuss it
19 as opposed to getting information, having to sit on it,
20 and then talk about if we're going to have -- if it's
21 going to be part of a next agenda. I think that was kind

1 of what Matt was saying, I guess. I mean Commissioner
2 Hill.

3 COMMISSIONER MCCLAIN: I was interested in
4 helping with the bylaws, and I think we can flesh some of
5 this out in bylaws -- conduct of meetings or such. And
6 so I --

7 MS. ESTRADA: Yeah. So please send me a
8 message if you want to be on the bylaws group. Just send
9 me a message --

10 COMMISSIONER HARRIS: Yeah, and I think --

11 MS. ESTRADA: -- great.

12 COMMISSIONER HARRIS: Oh, I'm sorry.
13 Commissioner Harris. One of the things I think was made
14 clear by the facilitator during the Robert's Rules of
15 Order training was when we can -- I think this was kind
16 of cloudy this piece here, but what was clear was when we
17 can kind of --

18 UNIDENTIFIED SPEAKER: Take action --

19 COMMISSIONER HARRIS: -- interject or object,
20 if you will, to a motion that's being carried, and then
21 present a new subject for discussion to counter the

1 previous motion and so forth. And I think in some ways
2 what we're talking about now we do need more clarity
3 around. If we can kind of for the first time bring up
4 something, I guess, new to be considered from a motion
5 carrying perspective, why can't we have an opportunity to
6 discuss new business or important new topics to the table
7 that aren't on the agenda?

8 ACTING CHAIRMAN EDWARDS: Right.

9 COMMISSIONER HARRIS: So I think we've got
10 clarity in one area, but we don't have clarity in this
11 area.

12 ACTING CHAIRMAN EDWARDS: Yeah. And I think
13 the way -- now we're just kind of -- but I think the way
14 that the, the Robert's Rules were -- was set up the way
15 it was taught to us was didn't really allow for this kind
16 of open --

17 COMMISSIONER HARRIS: Right.

18 ACTING CHAIRMAN EDWARDS: -- discussion and
19 dialog. It was more like the meetings are set up for
20 motions on specific items.

21 COMMISSIONER HARRIS: Right.

1 ACTING CHAIRMAN EDWARDS: And we're supposed to
2 just discuss those items. But that's not how we've been
3 really running the meetings. So I think it's just
4 figuring out what works best for us, and working on that
5 with the bylaws, I think, is a way to --

6 COMMISSIONER HARRIS: Because, I guess, my
7 thought is from a technicality perspective if
8 Commissioner Hill really wanted to could he present a new
9 motion, and talk about a new topic as a counter to --

10 MS. ESTRADA: No, not with the motion for --

11 COMMISSIONER HARRIS: Right. So --

12 MS. ESTRADA: -- what's happening on the
13 agenda.

14 COMMISSIONER HARRIS: Exactly.

15 ACTING CHAIRMAN EDWARDS: Right.

16 MS. ESTRADA: Yeah.

17 COMMISSIONER HARRIS: That was my understanding
18 too, but I mean, I guess, we've got other questions to
19 get clarification on to ensure that we're --

20 MS. ESTRADA: So I don't think he's wrong with
21 like the new business. Maybe in the other business.

1 It's like, all right, we, we -- I would like to bring
2 this up in the next meeting, and then end it. But like
3 going further into it, and then trying to do a motion on
4 it, I think that has to wait until the next meeting.

5 COMMISSIONER HARRIS: The next meeting. Okay.

6 MS. ESTRADA: And then so we're going to bring
7 up the three strike rule in the next meeting, and then if
8 he has like a motion on that, fine. But it allows you
9 all to be prepared to be able -- if a motion comes about
10 in that meeting.

11 ACTING CHAIRMAN EDWARDS: Yeah. I mean, I
12 think even the way we title the agenda item is Commission
13 Q&A and dialog with DHCD. That's pretty open. That's
14 the way it's described is that we're having a
15 conversation back and forth. So that's not really set up
16 to have like --

17 MS. ESTRADA: Yeah.

18 ACTING CHAIRMAN EDWARDS: -- specific agenda
19 items that you do motions on and stuff like that. So --

20 MS. ESTRADA: But I think it's for -- the
21 dialog Q&A is for DHCD updates. So what I present to you

1 --

2 COMMISSIONER HARRIS: That specific content.

3 (Simultaneous comments.)

4 COMMISSIONER HARRIS: -- content. Right,
5 right.

6 MS. ESTRADA: Yeah.

7 COMMISSIONER HARRIS: And not to deviate from
8 that content.

9 MS. ESTRADA: Yeah.

10 ACTING CHAIRMAN EDWARDS: Right. But --

11 MS. ESTRADA: Not to --

12 (Simultaneous comments.)

13 ACTING CHAIRMAN EDWARDS: -- what he was
14 bringing up was related to the Community Land Trust.

15 MS. ESTRADA: Yes, um-hmm.

16 COMMISSIONER HARRIS: Well, yeah. That's what
17 I'm saying, we've got some technicalities here, right.
18 So I would agree with Commissioner Griffin that
19 another --

20 MS. ESTRADA: Yeah.

21 ACTING CHAIRMAN EDWARDS: Yeah. I think we

1 need another training.

2 MS. ESTRADA: Definitely we need another
3 training.

4 ACTING CHAIRMAN EDWARDS: And we need to work
5 on our bylaws.

6 COMMISSIONER MCCLAIN: And I think the big
7 thing we came away with was that the resolutions, the
8 motions should be presented to the Board before we
9 gathered for the meeting. So we have time to think about
10 it, and kind of consider it. Rather than in the moment
11 or when first presentation at the meeting.

12 ACTING CHAIRMAN EDWARDS: Commissioner Hill,
13 you still have your hand up. Did you mean to or did you
14 just not put it back down? Do you have another item?

15 Okay.

16 COMMISSIONER HILL: I think I lowered it, yeah.
17 And --

18 ACTING CHAIRMAN EDWARDS: It's lowered now.

19 COMMISSIONER HILL: -- agree that -- I don't
20 want to belabor this, but, yeah, I agree (indiscernible)
21 questions now, but in the new business, I do think it's,

1 it's appropriate for me to raise, hey, I'd like to find
2 out more about this. I think we should look into this.
3 And, hey, let's talk about it at the next meeting.

4 MS. ESTRADA: Yeah. I think that's fine. I
5 think in the new business. I think it's okay in the new
6 business because then it just kind of sets us up for the
7 agenda setting meeting too.

8 COMMISSIONER HARRIS: Right, right, right.

9 MS. ESTRADA: But just staying in the order of
10 the agenda.

11 COMMISSIONER HARRIS: Right.

12 ACTING CHAIRMAN EDWARDS: All right. So is
13 there any more dialog, Q&A, or should we move on to the
14 public comment?

15 MS. ESTRADA: Yeah. DHCD updates, or are we
16 okay?

17 ACTING CHAIRMAN EDWARDS: All right. So the
18 next --

19 COMMISSIONER GUTHRIE: This is Commissioner
20 Guthrie. I'm sorry. I'm --

21 ACTING CHAIRMAN EDWARDS: Okay.

1 COMMISSIONER GUTHRIE: I'm wondering if anyone,
2 or maybe we can talk about this during one of our
3 workgroups, if there -- anyone has any ideas of how we
4 can get the commissioners more engaged and coming to the
5 meetings even virtually.

6 UNIDENTIFIED SPEAKER: That's part of the
7 bylaws.

8 COMMISSIONER HARRIS: I was going to say I
9 think that was going to be a bylaw item to make it, like,
10 mandatory for, for certain percentage of mandatory
11 attendance. I think we talked about that during the --

12 COMMISSIONER GUTHRIE: There's that, but that's
13 not really what I'm talking about.

14 COMMISSIONER HARRIS: Okay.

15 COMMISSIONER GRIFFIN: I don't think
16 Commissioner Hill can hear you. Tisha, can you speak
17 louder.

18 COMMISSIONER GUTHRIE: Oh, I'm sorry,
19 Commissioner Hill. I'm just -- my comment was I'm
20 wondering if we can maybe at one of our workgroup
21 meetings brainstorm around how we can get more

1 commissioners coming to meetings, attending meetings.
2 And I understand we're going to talk about possibly
3 including a required attendance percentage or whatever
4 within the bylaws. But even before we get to that stuff,
5 that's -- without entering into, like, some kind of
6 punitive measures. Just like what some people may think
7 may be the barrier, and how we can approach it. So that
8 was kind of the mindset I was at.

9 ACTING CHAIRMAN EDWARDS: Okay. All right.
10 Commissioner any other dialog?

11 I'll move into the public comments period. Do
12 we have any public comments?

13 MS. ESTRADA: Nobody's in here.

14 ACTING CHAIRMAN EDWARDS: We don't have any --

15 COMMISSIONER HARRIS: Five participants, is
16 that including the panelists?

17 MS. ESTRADA: That's all us.

18 ACTING CHAIRMAN EDWARDS: Yeah.

19 COMMISSIONER HARRIS: Okay.

20 MS. ESTRADA: That's us.

21 ACTING CHAIRMAN EDWARDS: All right. So having

1 no public commentary, we'll move on to other business.

2 MS. ESTRADA: Yes. And so at other business,
3 Matt, that's when you come in, and Tisha, you too.

4 ACTING CHAIRMAN EDWARDS: I don't think they
5 have to repeat themselves again this time, but I guess
6 this would be the point where we would talk about those
7 things that were kind of --

8 MS. ESTRADA: Yes.

9 ACTING CHAIRMAN EDWARDS: -- outside of the
10 dialog specifically about the PowerPoint.

11 MS. ESTRADA: The PowerPoint, yes.

12 ACTING CHAIRMAN EDWARDS: Okay. All right.
13 Any other items that we haven't already discussed?

14 COMMISSIONER KIMBALL: Maybe the parking.

15 ACTING CHAIRMAN EDWARDS: The parking?

16 COMMISSIONER KIMBALL: Yes.

17 ACTING CHAIRMAN EDWARDS: For these meetings?

18 COMMISSIONER KIMBALL: Yes.

19 ACTING CHAIRMAN EDWARDS: When they're held in
20 our city buildings. We could find out about getting
21 parking passes. I know that for like --

1 MS. ESTRADA: I think they will give --

2 ACTING CHAIRMAN EDWARDS: -- for the CHAP
3 commission hearings they do give them passes. So we
4 should check about how that is done, and if we can do
5 that.

6 MS. ESTRADA: Yeah. We were researching that.

7 ACTING CHAIRMAN EDWARDS: I mean, we've been
8 rotating, but they haven't always been here. So
9 sometimes they're out in other communities' spaces where
10 it's not needed, but we can find out for --

11 MS. ESTRADA: Okay.

12 ACTING CHAIRMAN EDWARDS: -- when it's in a
13 city building if we can get those passes.

14 COMMISSIONER STOKES: Or you could just park in
15 the parking lot, right?

16 ACTING CHAIRMAN EDWARDS: The -- cobblestone
17 one?

18 COMMISSIONER STOKES: Um-hmm.

19 ACTING CHAIRMAN EDWARDS: I've never done that.

20 (Simultaneous comments and laughter.)

21 COMMISSIONER GUTHRIE: Commissioner Guthrie.

1 Kind of along the same lines of commissioner engagement.
2 I'm wondering Commissioner Kimball can attest to this.
3 In the beginning like the first iteration of the
4 Commission we really did some community outreach to
5 inform the public about the meetings. I'm wondering if,
6 again, during one of our workgroup meetings we can
7 revisit strategies to get the, the public at large a
8 little bit more informed and engaged, and get some more
9 attendance to the meetings.

10 MS. ESTRADA: Yeah. Because if you guys -- in
11 the beginning where you guys -- and Tammy just talked
12 about that in some of the earlier meetings there was a
13 larger community show up. Whatever your strategies was.

14 COMMISSIONER KIMBALL: We need to do that
15 again. Commissioner Kimball. I would like to see us go
16 back into the neighborhoods. I'd like to see that happen
17 because there are so -- excuse me -- I would like to see
18 us go back in the communities. I wanted to say a safe
19 spot. But I would like to see us go back into the
20 communities to different recreations and churches, things
21 of that nature. We need to do this because if they can't

1 come to us, we need to go to them, and they need to be a
2 part of this procedure so they won't be -- citizens
3 always say, well, the people downtown make all the
4 decisions for us. And that bothers me. It bothers me a
5 lot because the people at City Hall we put them there.
6 If they don't do their job, they got to go. Okay. So
7 what is a democracy? We need to teach that. And we
8 could start with this Housing Commission to teach what
9 democracy is, and they should be a part of listening to
10 it. We need to go into these communities, and their --
11 the recreations, like I say, churches, anywhere we can
12 have a gathering of people.

13 MS. ESTRADA: Yeah. And that's something --
14 we have a section in the bylaws around the community --

15 COMMISSIONER KIMBALL: Right.

16 MS. ESTRADA: -- acknowledging the community.
17 And what I ask is that you guys let us know, like, in
18 advance on where you want to have the meetings, and
19 contacts helps us greatly.

20 COMMISSIONER KIMBALL: Okay.

21 MS. ESTRADA: Because its multiple times that

1 we have got suggestions, and then when we reach out they
2 don't want us there; especially if there's no police,
3 security.

4 COMMISSIONER KIMBALL: That's right.

5 MS. ESTRADA: And that's a cause. And so -- so
6 that would be helpful if you guys have contacts. Like
7 Tisha is the last one who (indiscernible) that was
8 perfect. Contact came through right at the last minute,
9 and that was just perfect. So if you guys --

10 UNIDENTIFIED SPEAKER: (Indiscernible).

11 MS. ESTRADA: Yes. That helps us greatly.

12 COMMISSIONER KIMBALL: And why can't we have
13 police there? Why not?

14 UNIDENTIFIED SPEAKER: You have to pay.

15 COMMISSIONER KIMBALL: You have to pay the
16 police --

17 UNIDENTIFIED SPEAKER: Oh, yeah.

18 COMMISSIONER KIMBALL: -- to --

19 ACTING CHAIRMAN EDWARDS: Yes, ma'am.

20 ACTING CHAIRMAN EDWARDS: I mean, because
21 there, there would probably be an -- I don't know how it

1 works, but you have to pay for security --

2 MS. ESTRADA: Yeah. Because you --

3 (Simultaneous comments.)

4 ACTING CHAIRMAN EDWARDS: They can't be doing
5 just on us.

6 COMMISSIONER HARRIS: Yeah, it's a detail.
7 It's an additional detail.

8 MS. ESTRADA: Yeah. They're going to be there
9 for a couple hours. So you have to pay them for their
10 time, but -- and that's at the facilities that require
11 it. So, like, some of the schools that you all kind of
12 reached out to us for, like, (indiscernible) I think you
13 sent --

14 ACTING CHAIRMAN EDWARDS: Yes. They're not
15 necessarily open after hours.

16 MS. ESTRADA: Yeah. They're not open after
17 hours, and they want you to have security there, which
18 makes sense. I don't think it's a bad thing. But the
19 Community Center is a little bit more easier to get in,
20 and they don't require it. So --

21 COMMISSIONER HARRIS: Correct.

1 COMMISSIONER GUTHRIE: Commissioner Guthrie.
2 Maybe during one of our workgroup meetings we can kind of
3 come up with a list of locations.

4 MS. ESTRADA: Absolutely --

5 COMMISSIONER GUTHRIE: Send out an e-mail, and
6 start to develop a list of options.

7 UNIDENTIFIED SPEAKER: It would be good to see
8 where we've done it, and kind of map it out --

9 (Simultaneous comments.)

10 UNIDENTIFIED SPEAKER: Maybe have an engagement
11 workgroup.

12 ACTING CHAIRMAN EDWARDS: Yeah. There we go.
13 We can have another workgroup. So now there are three
14 workgroups.

15 MS. ESTRADA: And I would like that --

16 UNIDENTIFIED SPEAKER: How many --

17 (Simultaneous comments.)

18 ACTING CHAIRMAN EDWARDS: Three is good to
19 start with. Let's try and see if we can get people to
20 come to those regularly. An engagement workgroup, a
21 long-term voucher workgroup, and a --

1 UNIDENTIFIED SPEAKER: Bylaws.

2 ACTING CHAIRMAN EDWARDS: -- bylaws workgroup.

3 MS. ESTRADA: Bylaws and procedures.

4 ACTING CHAIRMAN EDWARDS: Everybody please sign
5 up for a workgroup. I think every commissioner should
6 commit to signing up for one of those workgroups.

7 (Simultaneous comments.)

8 ACTING CHAIRMAN EDWARDS: Yeah, in the bylaws
9 we need to -- I think there --

10 MS. ESTRADA: Yeah.

11 ACTING CHAIRMAN EDWARDS: -- was something
12 about --

13 MS. ESTRADA: It was some side workgroups.

14 ACTING CHAIRMAN EDWARDS: Yeah.

15 MS. ESTRADA: So and we'll work with your
16 schedules. Like whichever one you guys choose to be on,
17 we'll just work within --

18 (Simultaneous comments.)

19 ACTING CHAIRMAN EDWARDS: Just really want to
20 have some consistent people on each of these to keep
21 working on it because we have this kind of ad hoc

1 workgroup meeting, but we don't ever know who is
2 necessarily going to show up for that.

3 COMMISSIONER HARRIS: Right.

4 MS. ESTRADA: Yeah.

5 ACTING CHAIRMAN EDWARDS: And it's hard to have
6 a consistent conversation --

7 MS. ESTRADA: Right.

8 ACTING CHAIRMAN EDWARDS: -- to really dig into
9 some items if we don't have the same people coming each
10 time.

11 MS. ESTRADA: Yeah.

12 COMMISSIONER HARRIS: Yeah.

13 ACTING CHAIRMAN EDWARDS: Which we kind of have
14 the same people, but it's always me, Tisha, and Matt, and
15 we can't be doing everything.

16 UNIDENTIFIED SPEAKER: I was wondering is there
17 only four because --

18 (Simultaneous comments.)

19 MS. ESTRADA: We might merge that, you know,
20 the workgroup. Well, but then again, no, because that's
21 the voucher.

1 ACTING CHAIRMAN EDWARDS: We might not need the
2 general workgroup meeting anymore.

3 MS. ESTRADA: Right.

4 ACTING CHAIRMAN EDWARDS: Just need these
5 workgroups for now.

6 MS. ESTRADA: Just that -- separate --

7 UNIDENTIFIED SPEAKER: That will hopefully move
8 us to having some set motion -- agenda items based on
9 these workgroups, and setting up to have these reports
10 that we're talking about so that we can vote on items
11 that are actually -- have been discussed in the
12 workgroups.

13 COMMISSIONER MCCLAIN: It will make our
14 meetings more substantive.

15 ACTING CHAIRMAN EDWARDS: Yes. And then once
16 we have items on those then we could move on to starting
17 some new workgroup. So once we've figure out the long-
18 term voucher thing then a new workgroup could be started.

19 COMMISSIONER HARRIS: Yeah. I would agree with
20 --

21 UNIDENTIFIED SPEAKER: Amy.

1 COMMISSIONER HARRIS: What's your name?

2 COMMISSIONER MCCLAIN: Amy.

3 COMMISSIONER HARRIS: Commissioner Amy.

4 COMMISSIONER MCCLAIN: That's what I'm going to
5 make my kids call me when I get home.

6 COMMISSIONER HARRIS: I mean, in that, not that
7 I'm complaining that we fly through these meetings, trust
8 me but --

9 UNIDENTIFIED SPEAKER: Double-parked out front.

10 MS. ESTRADA: Over there by the Mayor.

11 COMMISSIONER HARRIS: Right. I'm in the
12 (indiscernible). But to that point, I think our meetings
13 probably would rightfully so run a little bit longer
14 because there'd be more content to discuss, and we'd be
15 more engaged.

16 UNIDENTIFIED SPEAKERS: Yeah, yes, yeah.

17 COMMISSIONER HARRIS: We're all making time to
18 make sure that we're here. I think it needs to be time
19 well spent.

20 ACTING CHAIRMAN EDWARDS: And I think it could
21 possibly lead to helping with the item you were talking

1 about with the --

2 COMMISSIONER HARRIS: Right.

3 ACTING CHAIRMAN EDWARDS: -- commissioner
4 engagement and --

5 COMMISSIONER HARRIS: Commissioner engagement.

6 ACTING CHAIRMAN EDWARDS: -- maybe the reason
7 we're having trouble with commissioner engagement
8 sometimes is because people aren't feeling like they have
9 a substantive --

10 COMMISSIONER HARRIS: Yeah.

11 ACTING CHAIRMAN EDWARDS: -- role to play.

12 (Simultaneous comments.)

13 ACTING CHAIRMAN EDWARDS: I mean, today is
14 good, yeah.

15 UNIDENTIFIED SPEAKER: Yeah.

16 ACTING CHAIRMAN EDWARDS: What did you say?

17 COMMISSIONER STOKES: We have 11 right now?

18 ACTING CHAIRMAN EDWARDS: We have 11, I think.
19 No. We would have 10 if we were missing 2, right?

20 COMMISSIONER KIMBALL: That's right.

21 ACTING CHAIRMAN EDWARDS: So 10 -- we have 8

1 today --

2 MS. ESTRADA: No, I think it's 11.

3 UNIDENTIFIED SPEAKER: Oh, it is? I think --

4 ACTING CHAIRMAN EDWARDS: -- how do we have two
5 empty spots?

6 UNIDENTIFIED SPEAKER: Right.

7 MS. ESTRADA: Because it's a total of 13.

8 ACTING CHAIRMAN EDWARDS: Oh, there's 13 total?

9 (Simultaneous comments.)

10 MS. ESTRADA: Yeah.

11 ACTING CHAIRMAN EDWARDS: So today actually
12 turned out to be a good day --

13 MS. ESTRADA: It did.

14 COMMISSIONER HARRIS: Yeah.

15 ACTING CHAIRMAN EDWARDS: -- for attendance.

16 MS. ESTRADA: Yeah.

17 ACTING CHAIRMAN EDWARDS: Just need to --

18 MS. ESTRADA: And I really think it's maybe
19 like two commissioners that -- when I think of it off the
20 top of my head, that hasn't been engaging as much. But I
21 think, I think you guys do okay.

1 UNIDENTIFIED SPEAKER: Oh, thank you.

2 (Simultaneous comments.)

3 COMMISSIONER GUTHRIE: Oh, speaking of using
4 the time, and being productive, and I'm just wondering if
5 we want to just bring to the space right now, and discuss
6 it during the agenda setting meeting the -- what we
7 usually do around this time of the year when we get close
8 to the holiday season we have one more -- we have actual,
9 but we're just going to be virtual, if we're going to
10 combine the November and December meetings?

11 MS. ESTRADA: And, I guess, it will be -- it
12 may be earlier in November.

13 UNIDENTIFIED SPEAKER: We usually do it
14 earlier.

15 ACTING CHAIRMAN EDWARDS: Or early December?

16 (Simultaneous comments.)

17 ACTING CHAIRMAN EDWARDS: -- between the two.

18 MS. ESTRADA: Yeah. Because I won't get the
19 revenue report early in November. So, yeah, early
20 December would be great.

21 ACTING CHAIRMAN EDWARDS: Somewhere around

1 first or second week of December.

2 UNIDENTIFIED SPEAKERS: Yeah, yeah.

3 ACTING CHAIRMAN EDWARDS: Okay. All right.

4 Are we done with other business? Any other items?

5 Okay. Well, then is there a motion to adjourn?

6 COMMISSIONER STOKES: I make a motion to
7 adjourn.

8 UNIDENTIFIED SPEAKER: Second.

9 ACTING CHAIRMAN EDWARDS: Okay. All those in
10 favor say aye.

11 UNIDENTIFIED SPEAKERS: Aye.

12 ACTING CHAIRMAN EDWARDS: Any opposed?

13 All right. I adjourn the meeting.

14 (Whereupon, at 6:59 p.m., on September 26,
15 2023, the meeting was adjourned.)

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C E R T I F I C A T E

This is to certify that the foregoing transcript in the matter of:

AFFORDABLE HOUSING TRUST FUND COMMISSION MEETING

BEFORE: Kevin Daniels, President

DATE: September 26, 2023

PLACE: Baltimore, Maryland, and also virtual

Represents the full and complete proceedings of the aforementioned matter as reported and reduced to typewriting by Free State Reporting, Inc.



Roland Thomas Bowman, III
Reporter