



**Baltimore City's Housing Meeting Minutes**  
**Monday, October 21st**  
**3:00 PM – 4:30 PM**

**1. Welcome/Introductions**

- Director of Housing , Ahmna Khan, introduced Guest Speaker Councilmember Ryan Dorsey to the Committee.

**2. Guest Speaker- *Councilmember Ryan Dorsey***

**a.) Discussion of Abundant Housing Act (Bill 22-0285)**

- Councilmember Dorsey discussed his support for The Abundant Housing Act. This document was sent to the committee prior for review. The Abundant Housing Act is designed to address the housing shortage by encouraging the development of more housing units, particularly in urban areas. The act aims to streamline the permitting process, reduce zoning restrictions, and incentivize the construction of affordable and market-rate housing. It emphasizes increasing housing density near transit, supporting mixed-use developments, and prioritizing sustainability in construction.
- Councilmember Dorsey linked historical segregation issues to the Abundant Housing Act, which he supports. He explained that the act aims to address the housing crisis by increasing housing supply, particularly in urban areas that have historically been underdeveloped or restricted by exclusionary zoning. Councilmember Dorsey concluded that the Abundant Housing Act has the potential to dismantle some of the systemic barriers that have perpetuated housing segregation in Baltimore and could lead to more equitable and inclusive communities.
- Councilmember Dorsey expressed enthusiasm about reintroducing the bill in the upcoming term and requested a letter of support from the committee. He also invited members to testify in support when the time comes. Tim Wiens encouraged committee members to consult their teams/organizations on supporting the bill and assured Ryan of MIH's commitment to collaborating on housing issues, affirming our shared vision and eagerness to continue working together.

**3. DHCD Updates- *Deputy Director, Chelsea Hayman***

- Chelsea Hayman provided an update on the DDA DHCD rent subsidy program, sharing that currently, eleven participants are housed, eleven are searching for housing, and two have passed background checks and are awaiting program authorization. She also discussed recent changes to the Violence Against Women

Act (VAWA), highlighting that new federal guidance impacts HUD 811 and other HUD-funded programs. This guidance mandates that properties assisted through these programs must have an emergency transfer plan for tenants who need to relocate due to domestic violence or safety concerns. The update, effective as of September, requires that tenant selection plans include new emergency transfer and self-certification forms for VAWA participants. Chelsea expects to collect the updated forms from all HUD 811 properties within the next few months, ensuring compliance by updating tenant selection plans on the program's website.

#### **4. Mainstream Voucher Updates- MIH Consultant, Diane Dressler**

- Diane Dressler discussed that in August, HUD issued a PIH notice updating guidelines for mainstream vouchers, which are designated for individuals with disabilities. This notice extends the initial voucher search time from 60 to 120 days, with the option for a 90-day extension as a reasonable accommodation, allowing more time for disabled individuals to secure housing. Another major change is the removal of residency preferences, meaning housing authorities must now issue mainstream vouchers to eligible applicants outside their jurisdiction.
- Additionally, housing authorities may now establish separate waiting lists for mainstream vouchers, allowing them to better identify and prioritize applicants, such as those who are homeless or at risk of institutionalization. Authorities can also receive direct referrals from partner organizations, which will streamline access for priority populations. A list of housing authorities offering mainstream vouchers will be shared to aid in distribution across housing committees.

#### **5. Inclusionary Housing Coalition Updates-**

- Valerie Crosby updated on recent town hall meetings for Baltimore's comprehensive master plan, where the inclusionary housing committee and community members provided feedback on housing policies. The committee has been working to fill vacancies on the inclusionary housing board and is amplifying awareness through social media campaigns. In September, the committee reviewed the inclusionary housing bill's oversight and regulations, while the Community Development Network recognized members for their contributions to housing initiatives at its annual event on October 7.
- Ongoing priorities include supporting a regional housing planning process, compliance checks on new developments, and researching benefits for voucher holders in upcoming projects, with efforts underway to assist them in applying for new housing opportunities.

- Andy Krauss responded with concerns about the delayed implementation of inclusionary housing legislation, noting that two bills passed in December and signed by the mayor in January were supposed to take effect in July, but as of mid-October, remain unimplemented. He expressed frustration over the lack of progress, particularly after an informational hearing that left many discouraged. Krauss suggested political factors might be contributing, as the mayor, having won reelection, appears less urgent in pushing the legislation forward, while Nick Mosby, who lost his reelection bid, now has limited influence as a “lame duck” official. To advocate for implementation, Krauss organized a media briefing before the hearing, which gained coverage from the Baltimore Banner, Baltimore Afro, WYPR, and the Baltimore Sun. These outlets highlighted the committee's frustrations and the broader impact of housing issues on public health and equity in Baltimore City.

#### **6. Baltimore City Housing Committee Member Updates- None**

#### **7. Upcoming Events/Trainings - None**

**8 Action Items for Committee Members:** There will be a debriefing on the Abundant Housing Act/Discussion in this committee in regard to writing a letter of support for this bill at our next meeting.

**Next Meeting – Monday December 9<sup>th</sup> at 3pm**