Howard County Housing Committee Meeting Minutes

September 8, 2022 3:30 PM

Hybrid meeting

**Present**: Jill Berry, Katie Irhke-Collins, Dorothy Plantz, Matthew Plantz, Mackensie Kisiel, Bita Dayhoff, Diane Dressler, Erin Ashinghurst, Pat Sylvester, Marge Gold, Sandra Corbin, Sarah Hochbaum, Sharonda Huffman, Tim Wiens, Andy Krauss, Terri Bradford

# Welcome and Review of Minutes

* Tim opened the hybrid meeting.

1. Arc of Howard County
   1. Katie welcomed everyone to the Arc and the meeting.
2. Introduction to Potential New Howard County Committee Members
   1. Bita Dayhoff
      1. Welcome! She is honored to join our committee. Lived in Howard county for a long time. Member of CAC to provide housing, food, & utility assistance for those in need. After retiring from the CAC she joined L&F as a realtor to help people become homeowners.
      2. Sandra Corbin – of Humanim. Her heart is in the group housing part of Humanim.
3. Review of minutes from the July 12th meeting and updates
   1. No updates to minutes emailed out.
4. Enterprise Community Development – Ranelagh Court
   1. Mackenzie Kisiel
      1. Contact info: [mkisiel@ecdcommunities.org](mailto:mkisiel@ecdcommunities.org); 410-230-2118
      2. Enterprise is committed to making an impact in Howard County.
      3. Roslyn Rise Update
         1. Demolition began May 2022. Construction grading began August 2022. Completion of the first building expected January 2024.
      4. Ranleagh Court
         1. Near Harpers Farm Rd and Little Patuxent Parkway. This is a great location that is close to the hospital and town center.
         2. Existing: 41 TH and stacked flat units that are small, aging inefficient and difficult to maintain, inaccessible and lack amenities & community spaces.
         3. Redevelopment vision: 4 story elevator served building with 82 units. Preserve existing unit types (same number of 3 and 4 bedrooms) as well as adding 1 and 2 bedroom units. They will be modern, high quality, green/energy efficient, ADA/UFAS accessible and amenity rich.
            1. Larger units, in unit washer/dryer, new appliances, class A finishes, outdoor patio, dog park, playground, walking paths (all ADA accessible), club room afterschool homework space, fitness center, business center, 5 UFAS units, 100% visitable. Security with keyed access and cameras. She will need to research if the playground itself is actually ADA accessible. [Fair housing act design manual](https://www.huduser.gov/publications/pdf/fairhousing/fairch2.pdf#:~:text=Accessible%20and%20Usable%20Public%20and%20Common%20Use%20Areas...covered,24%20CFR%20100.205%202%20PART%20TWO%3A%20CHAPTER%202) can provide suggestions/descriptions of items.

A suggestion was made to include social gatherings in some of the space descriptions to encourage people gather and create a sense of community. Enterprise has a community engagement team that will look at the residents and design spaces for the population that will be living there.

Another suggestion was to be sure to have tables, countertops, storage, chairs with and without arms, countertop microwave, W/D not stacked, etc. that is accessible for people in wheelchairs or those with ambulating problems. Low pile carpet or no carpet at all.

A suggestion was made to make the development look less like a fortress and more inviting from Little Patuxent Parkway.

* + - * 1. At or below 50% AMI will be 38%; up to 80% AMI will be 43% and market rate will be 20% of the units.
        2. They want to ask for additional funding through Department of housing and community development. They also want to start a pilot. Project is currently in predevelopment. Financial closing anticipated Q3 2023 and 18 month construction period ending Q3 2025.
        3. The 5 UFAS units must be offered first to people with disabilities. The UFAS units do not currently have to be specifically designated by % of AMI. They have 29 vouchers at the property not attached to the UFAS units.
        4. Pat pointed out the 10% of the units should be UFAS units when presenting these ideas to the county to be in compliance with the Howard County Housing Opportunity Master Plan. She also encouraged them to take Weinberg and HUD 811 vouchers and attach them to the accessible units.
        5. 37 households are being relocated.
      1. Tim asked Mackenzie to let the committee know what types of support they could provide to help with their advocacy efforts with the County.

1. MIH Statewide Funding and Advocacy Priorities
   1. Next steps
      1. Tim shared the MIH FY23 Statewide Funding and Advocacy Priorities document with the committee.
         1. Correction in #1 – it should read $1600 per person **monthly** (not annually).
         2. Note: this list is not rank ordered.
         3. We are hopeful to get all of the Arc’s support and to get the support the Arc Maryland.
         4. One on one meetings with county council folks in Howard (and other counties) and individuals who use the services/resources are powerful.
         5. Tim will present this document to Bernie Simons. Tim will also send the document to Secretary Beatty as well.
2. The Housing Opportunities Trust Fund for Howard County
   1. Report on next steps
      1. The advisory committee should hopefully be formulated and meet in October. They’re hopeful to get NOFA (notice of funding available) on the street in November.
3. Updates
   1. Accessible units are coming to the Marlow district in downtown Columbia.
   2. Matt Cupow would be good to interview. Contact info: Son412@aol.com
4. Future Agenda and Meetings
   1. Aging in place.
   2. Next meeting: November 17 at 3:30 pm virtually.
      1. Invite Guy Guzzone to this meeting.

**Meeting Information**

**In person**:    The Arc of Howard County 11735 Homewood Rd, Ellicott City, MD 21042

**Zoom Meeting**:

<https://us02web.zoom.us/j/84120129766?pwd=NUdmN0p6SnhlUXpFdzh5bk5LaHFnUT09>

Meeting ID: 841 2012 9766

Passcode: 607208

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