



CLALLAM COUNTY HOUSING SOLUTIONS COMMITTEE MINUTES of October 6, 2023

MEETING OF THE HOUSING SOLUTIONS COMMITTEE (HSC)

Chair Christy Smith called the meeting to order at 9 a.m.

Present were Christy Smith, Colleen McAleer, Colleen Robinson, Caleb McMahon, Shawn Washburn, Sarah Martinez, Cheri Tinker, Rod Fleck, Leslie Bond, Rachel Anderson, Nathan West, Greg McCarry, Bruce Emery, Mike Sivia and Wendy Sisk.

Excused: Randy Johnson, Sharon Maggard, Shawn McCourt, Kathy Morgan, and Glenn Ellis were excused.

CALL TO ORDER, PLEDGE OF ALLEGIANCE, ROLL CALL

REQUEST FOR MODIFICATIONS/APPROVAL OF AGENDA

ACTION TAKEN: Colleen McAleer moved to approve the agenda, Caleb McMahon Seconded, motion passed.

PUBLIC COMMENT –

James Taylor, Port Angeles – Mr. Taylor commented on new proposed fees for Port Angeles housing development and the impact they would have on infill projects and they would not work for attainable workforce housing. Mr. Taylor stated that there is not enough infill that could be done to impact the housing shortage, we need to be looking at providing more infrastructure to zones on the west side to increase land to develop.

APPROVAL OF MINUTES

- Minutes – September 1, 2023

ACTION TAKEN Colleen McAleer moved to approve the minutes, Greg McCarry seconded motion; motion passed unanimously.

OLD BUSINESS

1. Grant – Connecting Housing Infrastructure Project – Habitat for Humanity

- The City of Sequim is working with Habitat for Humanity on this grant infrastructure for Habitats 52-unit project on Brownfield Rd and Sequim Avenue.

2. Grant - Pathway to Removing Obstacles to Housing – HUD Infrastructure and Zoning Projects

- This grant would be better served for the City of Port Angeles in that an entity would need to have a relationship established with HUD and the grant while it stated no match required, the more money a community had the higher it would rate on funding opportunities.

3. Infrastructure Meeting – Workforce Housing Meeting

- Discussion revolved around minutes provided regarding the cities of Sequim, Port Angeles, and Forks. The Workforce housing committee will keep working on infrastructure projects for the creation of affordable and attainable housing. Rod Fleck talked about challenges out in Forks and trying to get people to do things. Sarah Martinez talked about the need for advocacy knowing we can't force people to

NEW BUSINESS

- **Cottage Villages** – Tim presented couple of options with regards to cottage villages and seeing a lot of communities are looking at these little housing tracks as alternative solutions to increasing the

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immediate need for housing with manufactured alternative to prevailing wage in regular affordable multifamily development. Mike Sivia talked about the cottage village in Seattle at Sandpoint and the location which left a lot to be desired.

- **Community Land Trust** – Commissioner Ozias forwarded Tim and Christy an article from MSRC discussing Community Land Trusts (which was included in the Committee packet this month as another alternative for affordable housing and keeping projects at a percentage of area median income. The article talked about Methow Land Trust in Okanagan Valley. Tim said there as quite a bit of discussion at Housing Washington concerning these land trust, Nathan commented on the fact that single family homes are putting an unsustainable burden on city infrastructures, and we really need to be changing the way we look at development. The Olympic Housing Land Trust was talked about, and Tim is trying to contact Jesse Thomas who is Executive Director to see if he could come a talk about their project, or maybe contact Jefferson County Commissioner Kate Dean to see if she would like to speak about it. Tim took an opportunity to discuss a meeting he and Greg McCarry attended in Jefferson County where the Community Land Trust model was discussed with Habitat of Jefferson County moving to this sort of format for their future developments. It was during this discussion Nathan West took an opportunity to outline Port Angeles’ upcoming building fee structure and the benefit it will have on affordable housing. An observation Nathan has seen is that cities can no longer afford to build only single family homes at taxpayer expense.

DIRECTOR REPORT

1. Department of Commerce – Kirsten Jewell will be attending the November meeting to present Housing overview and answer questions. Christy thought it would be wise to extend our November meeting by a half hour to 10:30.

COMMUNITY REPORT –

1. Karlana Braily, Washington Department of Commerce Community Engagement and Outreach talked about Kirsten Jewell’s visit for November’s HSC meeting. Karlana also spoke about Commerce Director Fong will be visiting the Peninsula in November.
2. Colleen McAleer reported attending North Olympic Legislative Association and Jefferson County Commissioner Kate Deans suggested NOLA and our three legislators pursue expanding Limited Areas of More Intensive Rural Development (LAMIRD) which did not go over very well.
3. First Friday Artwalk is this evening and Blue Whole Gallery is having a fund raiser for OLYCAP’s Sequim Warming Center.
4. Serenity House is having a Fund raiser on November 27th at the Fields Art Center from 5-7pm see their website for more information.
5. Charisse Deschenes report Sequim City Council has directed city staff to work with county staff on an Interlocal Agreement for 1590 funds and they will have a draft ready shortly.

NEXT MEETING DATE

- Next meeting is scheduled for November 3, 2023, at 9 a.m.

ADJOURNMENT

- The meeting concluded at 10:10 a.m.