



AGENDA
CLALLAM COUNTY
HOUSING SOLUTIONS COMMITTEE
223 East 4th Street, Room 160
Port Angeles, Washington
September 1, 2023 – 9 a.m.

Housing Solutions Committee meetings will also be available virtually at:

If you would like to participate in the meeting via Zoom audio only, call 253-215-8782 and use meeting ID: 731 249 7453 and passcode: 08816

If you would like to participate in the meeting via Zoom video conference, visit <https://zoom.us/j/7312497453> and passcode: 08816

This meeting can be viewed on a live stream at this link:
<https://www.clallamcountywa.gov/669/Live-Archived-Meetings-Online>

Public comment and questions can be directed to the Housing Director at 360-417-2478 or timothy.dalton@clallamcountywa.gov

CALL TO ORDER, PLEDGE OF ALLEGIANCE, ROLL CALL

REQUEST FOR MODIFICATIONS/APPROVAL OF AGENDA

PUBLIC COMMENT – Please limit comments to three minutes

APPROVAL OF MINUTES

- August 4, 2023

OLD BUSINESS

- **Low Income Housing Goals, Priorities and Projects**
- **Grant – Connecting Housing Infrastructure Project – Habitat for Humanity**

NEW BUSINESS

- **Grant - Pathway to Removing Obstacles to Housing – HUD Infrastructure Projects**
- **Potential Land Acquisition – affordable and attainable apartment units**
- **Infrastructure Meeting – Workforce Housing Meeting**
- **Commerce 2022 - 1406/1590 Reporting**

REPORTS AND PRESENTATIONS

- Director Report
- Community Update

PUBLIC COMMENT – Please limit comments to three minutes

NEXT MEETING DATE – October 6, 2023 at 9 a.m.

ADJOURNMENT

Housing Solutions Committee

Draft Minutes

August 4, 2023



CLALLAM COUNTY HOUSING SOLUTIONS COMMITTEE MINUTES of August 4, 2023

MEETING OF THE HOUSING SOLUTIONS COMMITTEE (HSC)

Chair Christy Smith called the meeting to order at 9 a.m., Friday, July 7, 2023.

Present were Collen McAleer, Colleen Robinson, Caleb McMahon, Sharon Maggard, Shawn Washburn, Sarah Martinez, Cheri Tinker, Gregory McCarry, Rod Fleck, Mike Sivia, Cheri Tinker and Wendy Sisk.

Excused: Randy Johnson, Leslie Bond, Nathan West, Kathy Morgan, Bruce Emery, Shawn McCourt, and Glenn Ellis were excused.

CALL TO ORDER, PLEDGE OF ALLEGIANCE, ROLL CALL

REQUEST FOR MODIFICATIONS/APPROVAL OF AGENDA

ACTION TAKEN: Rod Fleck moved to approve the agenda as presented, Greg McCarry seconded; motion carried.

PUBLIC COMMENT –

James Taylor, Port Angeles – commented on the fact we need to be thinking bigger (creating 500-unit tracts) and looking at areas in West Port Angeles with large land tracts in R9 zoning and infrastructure for future growth of both affordable and attainable housing.

Christy Smith, Port Angeles – commented on United Way of Clallam County is seeking volunteers for help with Port Angeles Housing Authority's Self Help build out in Forks, they have four people signed up for Friday August 18th and no one yet has signed up for Friday August 25th.

APPROVAL OF MINUTES

- Minutes – July 7, 2023

ACTION TAKEN Rod Fleck moved to approve the minutes with two corrections Sarah Martinez was excused absent and a grammatical correction in the first sentence, Sharon Maggard seconded motion; motion passed unanimously.

REPORTS AND PRESENTATIONS

1. Low Income Housing Goals, Priorities and Projects

Christy outlined that the group of affordable housing developers have been meeting, and everyone is currently in the planning stages of development. Tim talked about both a Housing Needs Assessment and the need to be building in a three-pronged approach with planning, site preparation and building. We need to be planning with the purpose that we're not always behind the curve with housing. Sharon Maggard with Serenity House is working State Homeless Plan five-year plan including housing stock, homeless population, and housing rental. It was part of CLG contract. This report is Sharon is working on a survey using Survey Monkey and outlined it to the planning people with the Housing Solutions Committee, it was requested to include deadline. There was discussion larger building within UGA, including Commerce's Connecting Housing Infrastructure Project (CHIP) which has 55.5 million for housing with 25% to be allocated to 80% of AMI or below and projects. Commerce will be having a webinar on Aug. 22nd discussing the application process for CHIP funding. Discussion talked requirement with prevailing wages and SEPA. Tim also discussed the Overlook at Sequim and the process contacting the owners.

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MINUTES of August 4, 2023
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2. Workforce –

- Mobile Homes Park (MHP) and Sequim overlay district for MHP for Comp Plan, discussion outlined the fees associated with lot lease and HOA cost. It was talked about the lack of bank loan on MH after it's been moved. There was also discussion concerning credit on smaller sized houses.
- Pre-designed homes – discussion about the packaged houses

3. DIRECTOR'S REPORT

- Sequim Realtor Association meeting – talked about the realtor tour – homes started at \$560k.
- Overlook at Sequim – discuss about cost associated with funding.

4. COMMUNITY UPDATE

- Colleen Robinson – reported a Wine Gala for Habitat for Humanity at the 7 Cedars at Dungeness August 12th from 12-4 and they will have a ribbon cutting for their last Habitat home in Port Angeles on Saturday August 5th.

NEXT MEETING DATE

- Next meeting is scheduled for September 1, 2023, at 9 a.m.

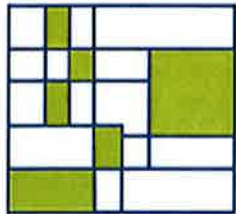
ADJOURNMENT

- Meeting concluded at 9:50 a.m.

Housing Solutions Committee

Pathways to Removing Obstacles for Housing HUD Grant

PATHWAYS TO REMOVING OBSTACLES TO HOUSING (PRO HOUSING)



PRO HOUSING

Pathways to Removing Obstacles

Overview:

Communities nationwide are suffering from a lack of affordable housing, and housing production is not meeting the increasing demand for accessible and available units in many urban and rural areas, particularly areas of high opportunity.

Pathways to Removing Obstacles to Housing (PRO Housing) supports communities who are actively taking steps to remove barriers to affordable housing, such as:

- Barriers caused by outdated zoning, land use policies, or regulations;
- Inefficient procedures;
- Gaps in available resources for development;
- Deteriorating or inadequate infrastructure;
- Lack of neighborhood amenities; or
- Challenges to preserving existing housing stock such as increasing threats from natural hazards, redevelopment pressures, or expiration of affordability requirements.

HUD is issuing a Notice of Funding Opportunity (NOFO) under the authority of the Consolidated Appropriations Act, 2023 (Public Law 117-328, approved December 29, 2022) (Appropriations Act), which appropriates \$85 million for competitive grant funding for the identification and removal of barriers to affordable housing production and preservation. Congress has directed HUD to undertake a competition using the Community Development Block Grant (CDBG) statutory and regulatory framework. HUD will be accepting applications for PRO Housing grants to identify and remove barriers to affordable housing production and preservation.

Grantees may use awards to further develop, evaluate, and implement housing policy plans, improve housing strategies, and facilitate affordable housing production and preservation. Eligible applicants are local and state governments, metropolitan planning organizations (MPOs), and multijurisdictional entities.

[FY 23 PRO Housing Quick Summary](#)

Notice Of Funding Opportunity:

The preview of the NOFO and application package materials can be viewed here:

- Federal Register notice for [preview](#)
- [FY 23 PRO Housing NOFO](#) (Preview Copy)
- [Lobbying Form](#)
- [HUD 424-CBW](#)
- [HUD 424B](#)
- [Disclosure Update Report](#)
- [SF 424](#)
- [SF LLL](#)

The application deadline is October 30, 2023, at 11:59pm ET (8:59pm PT) on [Grants.gov](#).

You are encouraged to review the application requirements and begin assembling your application promptly as the application must be shared for community input.

The PRO Housing NOFO and application materials are available on this website as a preview, pending receipt of the OMB Approval Number required under the Paperwork Reduction Act. HUD is making this preview available to allow interested applicants to review the preview of the NOFO, submit questions, and prepare applications. HUD will not accept applications during the preview period. However, during this preview, interested applicants may submit questions on the NOFO preview to the following email address: CDBG-PROHousing@HUD.gov. HUD intends to publish the NOFO on [grants.gov](#) and allow submission of applications September 2023. Once it becomes available, the link will be provided on this page.

This NOFO preview is subject to change. While HUD does not intend to make substantive changes at this point, applicants should consider the NOFO published on [Grants.gov](#) to be the official version.

NOTE: The full application package must be downloaded through www.grants.gov. The CFDA number is 14.023.

PRO Housing Related Materials :

- [FY 23 PRO Housing Finding of No Significant Impact \(FONSI\)](#)
- [FY 23 PRO Housing NOFO FAQ](#)
- [FY 23 PRO Housing List of Priority Geographies](#)

Who is Eligible to Apply:

- State Governments
- County Governments
- City or Township Governments
- Metropolitan Planning Organizations
- Multijurisdictional Entities

PRO Housing NOFO Webinars:

HUD is providing a series of webinars with a specific focus on the PRO Housing NOFO and application requirements. These one-hour webinars were designed for interested PRO Housing applicants. Latter webinars in the series address Frequently Asked Questions (FAQs) and inquiries received in the CDBG-PROHousing@hud.gov mailbox.

Live webinar dates and access links are provided by each webinar below. Follow the prompts to connect audio by computer or telephone. If you have issues, contact Webex Support: 888-793-6118. The recording will be posted here after the live webinar.

- **FY 23 PRO Housing NOFO Walkthrough Webinar**
 - View webinar [recording](#). Read the [transcript](#).
- **FY 23 PRO Housing NOFO Appendix/Regulations Webinar**
 - Live Webex webinar: **August 10, 2023, 3:00pm ET (12:00pm PT)**. To join the conference, go to: <https://ems8.intellor.com/login/848663>
- **FY 23 PRO Housing NOFO Data Resources and Tools Webinar**

- Live Webex webinar: **August 17, 2023, 3:00pm ET (12:00pm PT)**. To join the conference, go to: <https://ems8.intellor.com/login/848664>
- **FY 23 PRO Housing NOFO FAQs Webinar**
 - Live Webex webinar: **August 24, 2023, 3:00pm ET (12:00pm PT)**. To join the conference, go to: <https://ems8.intellor.com/login/848665>

General FAQs:

Q: What does PRO Housing stand for?

A: Pathways to Removing Obstacles to Housing

Q: How much funding has Congress designated?

A: \$85 million

Q: When are applications due?

A: The Application due date will be listed in grants.gov. All applications should be submitted no later than 11:59pm Eastern Time (8:59pm Pacific Time) on the stated deadline.

Q: I'm an individual. Am I able to apply?

A: No. This announcement does not fund individuals. Eligible applicants include State governments, County governments, City governments or townships, multijurisdictional entities, and metropolitan planning organizations.

Q: Where do I submit my application?

A: The NOFO will be published on Grants.gov and all applications must be submitted to grants.gov to be eligible for review.

Q: Is the PRO Housing NOFO currently previewed on this site the same NOFO that will be available on www.grants.gov in September?

A: This NOFO preview is subject to change. While HUD does not intend to make substantive changes at this point, applicants should consider the NOFO published on Grants.gov to be the official version.

Q: Where can I learn more about barriers to affordable housing that may be present in my community?

A: The [Barriers to Affordable Housing](#) webpage hosts resources where applicants learn more about barriers and take trainings associated with addressing barriers.

There is also a link to the barriers clearinghouse tool to further assist applicants who wish to apply.