

**Affordable Housing Advisory Committee
Meeting Summary**

December 14, 2007

Advisory Members/Alternates present: Conrad Egan and Jim Scott, Co-Chairs; Mary Ann Beall, Marlene Blum, Herb Cooper-Levy, William Hanks; William Lauer; Carol Hawn, Michael Scheurer; Pamela Barrett, Michelle Krockner and Pam Gannon. Also present: Tony Griffin, County Executive; Verdia Haywood and Rob Stalzer, Deputy County Executives and David Ellis, Coordinator of Strengthening Neighborhoods/Building Communities, DSMHS. Other FCRHA Commissioners in attendance: John Litzenberger and Ron Christian.

The meeting was called to order by Co-Chair Conrad Egan at 9:16 a.m.

Safe Housing/County Strike Team Presentation

Rob Stalzer, Deputy County Executive, provided a presentation on the goals and structure of the Code Enforcement Strike Team and its progress to date. After his presentation, a discussion ensued and Rob Stalzer and David Ellis responded to questions from the Committee members.

Status Report on Countywide Effort to Prevent and End Homelessness

Verdia Haywood, Deputy County Executive, provided a presentation on the countywide effort to End Homelessness. After his presentation, Verdia Haywood responded to questions from the Committee members.

Update on Acquisition of the Wedgewood Apartments

John Payne, Acting Deputy Director for Real Estate, presented a brief report on the acquisition of Wedgewood Apartments located in the Braddock District.

Rex Peters, Associate Director for Real Estate and Acquisition, provided a synopsis on how Wedgewood was acquired and the steps involved. Co-Chairs Conrad Egan and Jim Scott praised the staff and the leadership of Chairman Connolly and Supervisor Bulova.

Briefing on the New Fairfax County Workforce Housing Policy

John Payne made a presentation on the new Fairfax County Workforce Housing Policy recently adopted by the Board of Supervisors. Fred Selden, Department of Planning and Zoning, responded to questions raised by the Committee members.

Jim Scott reported there were 2-3 workforce developments in the Merrifield area which included 5% ADU's. He also noted there are currently no ADU's in the Tysons Corner area and suggested the Comprehensive Plan be amended to model the Merrifield plan countrywide.

Fred Selden noted that the High-Rise Panel did recommend allowing workforce housing in commercial and industrial districts and that portion of the recommendations has not yet been addressed.

Committee Member Jerry Hopkins moved the motion that the Committee recommend to the Board of Supervisors that the Merrifield ADU model be applied countywide. The motion was seconded and unanimously approved. Subsequently, Fred Selden noted that the Merrifield Plan does not set a percentage of units to be affordable/workforce. Gerry Hopkins then amended his motion to include 5% as affordable/workforce housing. The amended motion passed unanimously.

Outcome of VHDA Qualified Allocation Plan (QAP) Changes on Affordable Housing Preservation

Paula Sampson, Director, Department of Housing and Community Development, presented the issue related to the Virginia Housing Development Authority policy on tax-exempt “bond burning” and the newly adopted point system to be used by VHDA in scoring applications for low income housing tax credits. She noted the negative financial impact on the Olley Glen project.

Jerry Hopkins, Committee Member, spoke as a VHDA Board Member, commented that not all VHDA members are of the same mind on these issues, and that the VHDA Board was concerned about allocating scarce resources.

Co-Chair Jim Scott suggested a letter of support be sent on behalf of the Board of Supervisors. The Committee requested a draft letter be prepared for consideration at the next Advisory meeting in March.

Staff was directed to prepare a draft letter to the Board of Supervisors, recommending that the Board ask that VHDA reconsider its position on the “*bond burning*” issue. Staff was also asked that the draft letter be ready for consideration at the next Advisory Committee meeting in March 2008.

Other Business

Co-Chair Jim Scott noted the Affordable Housing Advisory tracking system is currently in place.

Jerry Hopkins announced that Chesterbrook opened on November 1, 2007 and the dedication would take place on February 10, 2008 at 2:00 pm.

Paula Sampson announced that the construction of the Glenwood Mews Magnet Housing had been completed. Fifteen units will be used as Magnet Housing for medical workers and nurses in partnership with Inova and Habitat for Humanity had purchased two units.

Next Meeting

March 28, 2008 – 9:00-12:00 pm
Government Center, Rooms 9 & 10

The meeting adjourned at 11:59 am