

**COMPREHENSIVE PLAN COUNCIL COMMITTEE
MEETING MINUTES
WEDNESDAY, JUNE 11, 2018
10:30 AM
MUNICIPAL PLAZA B ROOM**

Members Present:	Councilmember Shirley Gonzales, Chair, <i>District 5</i> Councilmember Roberto C. Treviño, <i>District 1</i> Councilmember Rey Saldaña, <i>District 4</i> Councilmember John Courage, <i>District 9</i>
Members Absent:	Councilmember William Cruz Shaw, <i>District 2</i>
Staff Present:	Peter Zaroni, <i>Deputy City Manager</i> ; Verónica Soto, <i>Director of Neighborhood and Housing Services</i> ; Alicia K. Beckham, <i>Office of the City Clerk</i>
Others Present:	Lourdes Castro Ramirez, <i>Mayor's Housing Policy Task Force</i> ; Jim Bailey, <i>Mayor's Housing Policy Task Force</i> ; Noah Garcia, <i>Mayor's Housing Policy Task Force</i> ; Maria Antonietta Berriozabal, <i>Mayor's Housing Policy Task Force</i> ; Barbara Witte-Howell, <i>City and County Joint Committee on Elderly Affairs</i>

1. **Briefing update by the Mayor's Housing Policy Task Force.** [Peter Zaroni, Deputy City Manager; Veronica R. Soto, Director, Neighborhoods and Housing Services]

Councilmember Courage entered the meeting at this time.

Lourdes Castro Ramirez reported that Mayor Ron Nirenberg announced the formation of a new Task Force to develop a comprehensive and compassionate housing policy to expand affordable housing opportunities. She stated that the housing policy framework would align with SA Tomorrow efforts to create a strategic roadmap with the highest level of housing priorities. She noted that the Task Force would develop implementations and action plans to preserve affordable housing.

Ms. Castro Ramirez stated that housing cost were out pacing incomes. She noted that in the past 20 years the cost of housing had increased by 50% and that household incomes had not kept pace with the increased cost of housing. She added that 165,000 of San Antonio households were burdened with housing costs, illustrated by the facts that 21% were homeowners and 48% were renters.

Ms. Castro Ramirez stated that the Task Force received input and assistance from the Economic and Planning Systems, Local Initiatives Support Corporation, and National Association of Latino Community Asset Builders. She noted that there were five Technical Working Groups comprised of community members with expertise in different areas related to housing. She added that among the policy areas that the Technical Work Groups identified, the Task Force recommended the following Five Overarching Themes:

1. Invest in improving the housing eco-system, capacity, and accountability
2. Establish dedicated sources of funds for housing preservation and new construction
3. Restructure City Strategies for deploying housing funds to address overall housing needs

4. Protecting neighborhoods and mitigating displacement
5. Invest in efforts that improve the regulatory environment

Ms. Castro Ramirez reported that in June 2018 there would be a Community Plan Committee Input Meeting. She stated that the Task Force would finalize housing policy recommendations and it would go to the City Council B Session for review. She noted that in July 2018 the Task Force would issue Executive and Community Impact Reports. She added that a Comprehensive Report would be released for Council Consideration in August 2018.

Citizens to be heard

Chairperson Gonzales called upon Ms. Barbara Witte-Howell to speak.

Barbara Witte-Howell spoke in support of affordable housing for seniors without disabilities.

Councilmember Treviño stated that he would like for growth to occur in under developed communities without displacing residents.

Councilmember Courage stated that there were barriers to selling affordable homes, such as the cost of building codes and permits. He noted that he would like the City to incentivize development that encouraged affordable housing with Area Median Incomes lower than 80%. He added that he would like for affordable housing to be reclassified as workforce housing.

In response to Councilmember Saldaña, Maria Antonietta Berriozabal stated that implementation was an important aspect of identifying the Overarching Themes. Councilmember Saldaña stated that he was interested in housing as an essential element of development for the City.

Councilmember Saldaña exited the meeting at this time.

Chairperson Gonzales suggested that the City make housing a priority. In response to Chairperson Gonzales, Ms. Castro Ramirez stated that the recordings of the community meetings were online. Chairperson Gonzales inquired if the private sector was involved in helping with affordable housing. Ms. Castro Ramirez replied that the City could assist private developers with incentives to produce more affordable housing.

No action was required for Item 1.

Adjourn

There being no further discussion, the meeting was adjourned at 12:57 p.m.

Respectfully Submitted,

Shirley Gonzales, Chairperson

***Alicia K. Beckham,
Office of the City Clerk***

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