



## Affordable Housing Taskforce

February 18, 2022, 2pm

Join Zoom Meeting <https://us02web.zoom.us/j/89005771825>

Meeting ID: 890 0577 1825

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### Agenda

**Charge:** The Affordable Housing Taskforce was empaneled by the County Administrator for the purpose of informing the Board's actions and policies to improve housing affordability across Pima County.

- Highlight success stories, and identify evidence-based and promising practices that should be considered in Pima County
- Make recommendations that will meaningfully increase availability of affordable housing within metro and rural Pima County
- Identify public/private collaborative pathways to improve housing affordability
- Recommend a new charter for the Pima County Housing Commission that will strengthen the Board's role in housing affordability

- I. **Welcome:** Tom Litwicki, CEO of OPCS & Task Force Chair, 2:00pm
- II. **Roll Call:** Carla Blackwell, Co-Chair
- III. **Facilitator Introduction:** Tom Litwicki, CEO of OPCS & Task Force Chair – Tom introduced Angie Donelson and her team as facilitators of the taskforce.
- IV. **Introductions and Overview:** Angie Donelson, PhD., AICP – the team bios are in the meeting packet

Angie Donelson, PhD, AICP - Angie assists local, regional and state governments, industry associations, and nonprofits in planning, implementing and evaluating affordable housing, community development and economic development strategies and programs. She specializes in data analytics, outcomes-oriented program evaluation and multi-stakeholder facilitation.

Robin Breault, PhD - Robin is the co-founder of LeadLocal. LeadLocal partners with organizations to facilitate emergent design processes. LeadLocal's inclusive design methodologies are derived from participatory action research, systems thinking, design thinking and equity redesign models. The approach centers local funds of knowledge and lived experience.

Tod Newman, Data Analytics - Tod Newman is a 20+ year resident of Southern Arizona who specializes in data analytics and artificial intelligence. He has over twenty years of experience in applying advanced data techniques to unique problems as an Engineering Fellow at Raytheon as

well as in his own private data analytics practice, Santa Cruz River Analytics. At Raytheon he leads R&D efforts and serves as the lead of the corporate technology council for artificial intelligence and machine learning (AI&ML). He developed Raytheon's corporate AI&ML certification program, including two eighteen-hour boot camps and a capstone process. He has coached over 800 students

Lizbeth Perez, Project Documentation –Lizbeth Perez was born in Oceanside after her parents relocated from Salinas, CA where they arrived after emigrating from Michoacán, Mexico. She has lived in the Southwest, and is most recently from Yuma, AZ.

- V. **Taskforce Survey Review:** Angie Donelson and Dr. Robin Breault, Angie presented the results from the member survey.

What must this taskforce as a group accomplish by the end of May?

- a. Begin to prioritize
- b. Create effective strategies and goals
- c. Evaluate and recommend best practices
- d. Establish governance

From your perspective, and leveraging your expertise and experience, what approaches, ideas or solutions should we explore?

- a. Consider what is feasible, viable, practical
- b. Build more and improve access to affordable housing
- c. Mitigate impacts on most vulnerable
- d. Consider different approaches by need – no “one size fits all”

- VI. **Breakout Sessions:** Life Maps and Small Group Conversations; Taskforce and Guests were randomly assigned breakout rooms with the intent of doing a round robin introduction to share individual life roadmap; craft a group resume; list the team's top 5 experience or expertise that is collectively offer; develop a mission statement: We care about X, so we are here to do Y. Members and guests then reported back to the large group about their breakout discussions

Group #1 - Proposed Draft Mission Statement: Because we care about creating a vibrant and inclusive economy, we want to engage all sectors and stakeholders to achieve safe and affordable housing for all members of our community. The answer relies on all sectors (public sector; nonprofit and for profit development community, and property owners) doing our part to achieve the goal. It won't happen if we're not working together. Resume decades of experience in all aspects of housing creation across public, private and nonprofit sectors, including building, managing, policy work, etc.

Group #2 - Top five experience/expertise: Representing following industries 1. Home builder 2. Landlord, 3. Behavioral Health, 4. Public Sector/Government Housing and Community Development, 5. Elected Official- Constituent Services. Mission Statement: We care that every resident in Pima County has access to safe, stable housing that they can afford, especially considering those who are experiencing homelessness, those who want to attain rental housing and homeownership opportunities and those on the verge of losing stable housing. We are here to develop immediate short-term solutions and long-term strategies that will ensure we have sustainable housing for all.

Group #3 - 42 Years housing experience, nonprofit, consult and real estate; 29 years of healthcare experience with focus and care for social determinants of health; 202/811 consultation; housing for older populations; 23 years' real estate and housing development. "We care about people, place and community and we are here to ensure we have equitable systems and access to sustainable, safe, sanitary and affordable housing for all."

Group #4 - Resume: direct experience with low/middle income constituents and their experience in housing; community land trust experience - afford housing tool; real estate experience - deal structuring and financing of housing and multifamily projects; economic development experience - working with companies to identify why they choose regions the expand and relocate to. Mission: We care about promoting home ownership through a variety of diverse housing options as well as embracing higher density and we are here to help do that in a comprehensive way that breaks down some of the silos that exist in our community. Homelessness and Homeless Prevention, Advocacy, Home Ownership,

VII. **Taskforce Roadmap:** Angie Donelson, PhD, AICP (1.5 hour meetings starting March, remains virtual)

VIII. **Adjourn,** 3:00pm

Next meeting is March 4, 2022 at 2pm to 3:30pm

*Zoom Etiquette: Taskforce Members Only – Please raise your hand while others are speaking – Public in attendance feel free to enter questions in the chat – Please mute your microphone when not speaking – Overall we are here to help others in Pima County*

*All meetings will be recorded and available upon request*

Please email [Cassie.Lundin@pima.gov](mailto:Cassie.Lundin@pima.gov) if you are unable to log into the meeting.

## Affordable Housing Task Force – Homework

- Complete survey for availability on March 1<sup>st</sup> or March 3<sup>rd</sup> focus group meeting with facilitator and their team
- Review outcomes mapping processes for examples of the type of process work we will be doing to produce recommendations to meaningfully increase availability of affordable housing within metro and rural Pima County. Feel free to email [angie.donelson@gmail.com](mailto:angie.donelson@gmail.com) with your questions! (Slide deck in meeting packet)
  - Outcomes: Changes or benefits that occur in the short, intermediate and long-term as a result of your program(s) or initiative(s) efforts. These can occur at various levels (stakeholders, participants, neighborhoods, policy environment, etc.) and be directed across place.
  - Short term outcome–Initial change, or the learning that occurs; changes in knowledge, awareness, attitudes, opinions, aspirations, motivations and skills.
  - Medium term outcome–Intermediate change, or the action that occurs; changes in decision-making, behavior, practices, or policies.
  - Long term outcome–Change in one’s status or conditions. Long-term outcomes are often referred to as impact. These can be changes in economic, civic, social or environmental conditions.