
SEATTLE HOUSING AUTHORITY
REGULAR BOARD BRIEFING
MEETING AGENDA

LOCATION Seattle Housing Authority, Jesse Epstein Rm, First Floor, 190 Queen Anne Ave N

DATE Monday, January 9, 2017 8:00 am – 9:30 am

BOARD ATTENDEES Emily Abbey, Vice-Chair David Moseley
Ahmed Abdi Zachary DeWolf
Dr. Paula Houston Jermaine Smiley
Deborah Canavan Thiele, Chair

DISTRIBUTION SHA Board of Commissioners; Cabinet

8:00am - Commissioner Roll Call

AGENDA:

1. 8:05am – Yesler Terrace Update Stephanie Van Dyke
2. 8:20am – Quarterly Litigation Report James Fearn
3. 8:30am – Voucher Utilization Report Cynthia West Setel
4. 8:35am – 2017 State Legislative Report Lisa Wolters
5. 8:55am – SHA Board Briefing/Meeting Structure Debbie Thiele

Board Chair Debbie Thiele opened the meeting at 8:04 a.m.

Commissioners Abdi, DeWolf, Houston and Smiley were absent from the Briefing.

MEETING NOTES

Review 1/17/17 Regular Board Meeting Agenda and Updates

2017 State Legislative Report

Intergovernmental Relations Director Lisa Wolters presented to the Board the legislative report **for Washington State in relation to SHA's list of legislative priorities that could potentially affect** the agency and the residents it serves. For 2017, the agency priorities included an increase of capital investments in affordable housing, Breakfast after the Bell (nutritional meals to children to increase learning), protecting programs that serve the most vulnerable, legislation preventing income discrimination, authorizing a local Real Estate Excise Tax REET option (to fund affordable housing), and implementation of the 1115 Medicaid Waiver.

Yesler Terrace Quarterly Update

Development Director Stephanie Van Dyke reported to the Board the ongoing activity and construction taking place at Yesler Terrace. SHA has been working on the long-term strategy on Yesler to keep projects on task for SHA construction, as well as private construction projects. Most of the streets are completed. Construction documents are complete for the New Yesler Neighborhood Park, with the land donated to Seattle Parks Department and the request for bids advertised in the Daily Journal of Commerce. Raven Terrace was completed in 2016, and Hoa Mai Gardens is well underway and currently on schedule; **the use of a "Model Unit"** is set to be completed prior to final project completion to help with lease-up. Red Cedar site work will begin in the first quarter of 2017 and building construction will start the second quarter of 2017 with completion scheduled for late 2018. Vulcan is well underway on Batik on Block 2 and will be completing the pedestrian pathway in conjunction. We will be closing on Block 3 and 4 with Vulcan, with construction beginning within the next 4-5 months, and Mill Creek Residential project on Block 5.2 is in the permitting phase.

Quarterly Litigation Report

General Counsel James Fearn reported on pending litigation involving Seattle Housing Authority. Two new cases were mentioned; one lawsuit involving a motor vehicle collision and another lawsuit regarding an ADA complaint filed at the Seattle Office of Civil Rights.

Monthly Voucher Utilization Report

Housing Choice Voucher Director Cynthia West Setel reported the voucher utilization increased in all areas this month, with an overall increase of .6% from November to December 2016. The department has been increasing their emphasis in exploring different methods of serving more residents and process improvement through LEAN training.

SHA Board Briefing and Meeting Structure

Board Chair Thiele touched on agenda structure for the Board Briefings and Meetings, possible changes to the Briefing time, as well as commissioner interest in attending a Board Retreat soon. Commissioner Moseley weighed in on his thoughts. Mr. Lofton expressed in an effort to make the meetings as constructive and as meaningful as possible, there may be some confusion as to the intent of the Briefings, and of the Meetings. This brought about the need to differentiate between them and present materials accordingly. This item will be readdressed among the Commissioners that were not in attendance.

Board Chair Thiele adjourned the meeting at 8:56 a.m.

Secretary-Treasurer