

# MINUTES

## Interlocal Housing Task Force

February 6, 2017

The meeting was called to order by Chair Zacharia Levine at 1:00

### New Business

- Elect Chair and Vice Chair – Zacharia Levine requested to pass on the duties of Chair of the IHTF to Amy Weiser, Moab City. All agreed. Zacharia will become Vice Chair.
- A secretary was not elected. For the time being, Amy and Zacharia will continue to take notes and formalize them as minutes to share with respective Council's once a month.
- County Update-

Zacharia shared update on Assured Housing Policy. Legal review done. Recommendation was to conduct an economic study to show an essential nexus and establish the set aside %, incentives and payment in lieu.

- Other idea that came out of legal review was the idea of an affordable housing overlay. Basically, any property within the overlay would be required to develop to high density, 20-30 units/acre and provide a certain percent as affordable.
- The IHTF agreed to explore the idea further. Zacharia and Amy to bring maps to the next meeting to look at areas in the City and County where this might be the most effective. All agreed that the respective Council members and Planning Commissioners would have to be behind the idea or it won't have the political will needed to pass. Needs to be very targeted in its scope and address impacts to infrastructure, transportation etc...
- Rachel Moody felt that the overlay could be a good compromise with the development community and residents, cautioned that there will still be pushback from the community. Emily Niehaus expressed concerns about enforcement and annual reporting.
- City Update-

Amy informed the group that the Affordable Housing Plan is on the City Council's 2-14-17 agenda for adoption. Talked about recent development applications that have had trouble getting approved in the City. Expressed concerns about NIMBY when it comes to apartments and affordable housing. Group discussion followed on not using the term NIMBY. Emily Niehaus cautioned being careful not to villainize anyone. Rachel Moody suggested starting a campaign for YIMBY's!

### Member Updates

- Community Rebuilds – two new groundbreakings! Panel discussion this evening at 6:30 at the MARC on the History of Low Carbon Building. April panel on permaculture, May panel on solar.
- Land Trust – working on a website and a logo. Emily Niehaus now a board member of the trust.

### Announcements

- Affordable Housing Summit end of March with Black Oak Development group

### Next Meeting

3-6-17 - 1:00-2:00 Grand County Council Chambers

- Tasks for 2017
- Continued discussion on overlay idea