

AGENDA

Affordable Housing Roundtable Meeting #5

National Rural Electric Cooperative Association
July 11, 2005 | 4:00 – 6:00 pm

4:00 **Agenda Review**

Bill Potapchuk will review the draft agenda.

4:10 **On Site | Off Site | Monetizing: Making Choices**

Based upon our last meeting, we need to develop what applicants commit to in the Safe Harbor model, on site units, off site units, a monetary contribution or some combination. We will begin with a briefing by Ken Aughenbaugh on current County policy regarding off site units. We will then break into small groups, asking each group to develop a viable proposal. The small groups will make reports to all of us and we will then discuss the various proposals.

5:15 **Next Steps | Planning for July 19 Meeting and Beyond**

We will discuss the strategy for building an agreement and whether we need longer meetings, small groups or both in the coming weeks.

5:45 **Final Briefing for the Public Forum**

We will review various responsibilities for the Public Forum.

6:00 **Adjourn**

WORKSHEET

On Site | Off Site | Monetizing: Making Choices

TASK: The task for your small group is to develop a viable proposal for the applicant's contribution to affordable housing in the safe harbor model. That model means that there is a predictable contribution to affordable housing based upon a formula. We are working with the idea that in the safe harbor approach, the applicant will agree to a certain form of contribution and changes to that form would be negotiated with the County.

In this task, we are working on what the applicant would agree to contribute – on-site units, off-site units, a financial contribution, or some combination.

Our conversation last week generated a number of criteria for consideration, including:

- What approach maximizes the number of units?
- What approach maintains socioeconomic diversity in our neighborhoods?
- If we are thinking about off-site, should we think about distance of the off site units from the proposed development or distance from the corridor, include the whole county, or _____?
- How might the approach link to the goal of preservation of existing units?

Please go as far as you can in developing a viable proposal. Be prepared to present your idea(s) back to the group.