

NOAH Affordable Housing Task Force Meeting Minutes

January 19, 2020

Present: Kay Bowers, Irene Boyd, Martha Carroll, Andreos Chunaco*, Paulette Coleman, Nancy Colowick, Regena Davis, John and Natasha Deane, Caroline Erickson, Patricia Finney, Dawnyell Fletcher, Christine Hart, Cindy Howell-Steele, D. Elizabeth Jesse, Teresia Knight*, Kevin Liu*, Mandy Garman, Pat McDonald, India Pungarcher*, Monica Rainey, Molly Richard*, Susie Ries, Ric Rose and Jim Zralek.

* First time attendees

I. Welcome and Preliminaries

- a. The meeting was called to order at 3:05pm by Monica Rainey and opening prayer offered by Susie Ries.
- b. Dawnyell Fletcher offered to take minutes and Natasha Dean volunteered to be timekeeper.
- c. Introductions of name and affiliation were done, with first time attendees first.

II. Update on December 17 Action on Barnes Fund and Meeting with Mayor Cooper

- a. It was a cold night but about 100 people showed for the rally. There was good media coverage and several councilmembers showed. Additionally, there were lots of emails and calls to the mayor's office.
- b. Prior to the rally, Mayor Cooper called a 3:15 meeting with Mike Hodge, Monica Rainey, Susie Ries, Kay Bowers, Brandon Plunkett (Kay's for-profit partner), Hannah Davis (Barnes Fund Affordable Housing Program Manager), Ben Eagles (Sr. Advisor in Mayor's Office), Lindsay Krinks (Open Table) and Jackie Sims (PATHE).
- c. Kay explained to the mayor how New Level Community Development was counting on the money from the Barnes Fund to secure financing for their project and that they would lose \$32K New Level has invested if the deal falls through. The closing date to purchase the property is January 27th.
- d. Mayor says metro is obligated to pay back the impounded money first, which includes that withheld from the Barnes Fund.
- e. Kay asked for a commitment letter for the project. However, Metro has been unable to provide an adequate letter because, according to Kevin Crumbo, Metro finance director, they are not allowed to use any language that sounds like a guarantee.

III. Working Group Reports

- a. State Government working group
 1. Met from 2-3pm and were able to get everything accomplished that they planned.
 2. Tennessee Housing Development Agency (THDA) Conference will be held March 11th and 12th. They plan to have members from the group attend.
 3. Plan to work with Kay Bowers to connect with Tennessee Affordable Housing Coalition (TAHC).
 4. Paulette Coleman plans to invite John Ray Clemmons, Tennessee State Representative, to discuss housing policies.
- b. Local Government working group
 1. Discussed systems and processes to manage information and human resources.
 2. Possible orientation from director of planning department.
- c. Education & Outreach
 1. Andreos Chunaco provided education on Open Table, specifically highlighting the need for housing for those with income levels at 30% or below of AMI.

2. Co-chairs Monica Rainey and Susie Ries will be making the presentation using the powerpoint that Elizabeth Jesse created. It will be held at 7:00 PM, Wednesday, January 22nd at First Unitarian Universalist Church, 1808 Woodmont Blvd.
3. Requests were made for invitations to speak at other NOAH congregations.

IV. Reports on Visits to Metro Council Members

- a. Nancy Colowick provided an update regarding power one-on-ones.
- b. Several districts remain with no volunteers to visit their Council members.

V. Update on Riverchase

- a. Martha Carroll updated on progress with the project. See attached.

VI. Minutes Approval

- a. Approved with 1 correction. Elizabeth Jesse attended the meeting but was missing from the list of those present.

VII. Announcements

- a. NOAH Executive Committee and Co-chairs will meet with the Mayor on January 28th.
- b. John Ray Clemmons's is proposing a bill to expand property tax assistance that will take into consideration cost of living in each particular area of the state.
- c. Susie Ries recommended books to read from the recent race, equity and awareness workshop attended by NOAH task force chairs and leaders:
 1. *White Fragility: Why it is so Hard for White People to Talk about Racism*, by Robin Diangelo
 2. *So You Want to Talk About Race* by Ijeoma Oluo
 3. *Democracy in Chains: The deep history of the radical right's stealth plan for America* by Nancy MacClean
 4. *The Color of Law: A forgotten history of how our government segregated America* by Richard Rothstein
 5. *Waking Up White, and finding myself in the story of race* by Debby Irving
 6. "Thirteenth" a documentary about the 13th amendment to the constitution was also recommended.
 7. It was suggested that we create a "Resource" area on our website.
- d. AHTF End-of-Year Report was shared for all to review and to provide feedback as necessary.

VIII. Evaluation

- a. Might be helpful to move breakout sessions to the start of the meeting to help with transition and start 30 minutes earlier. Plan to try this next meeting.
- b. Suggested that minutes be presented and approved at the top of the meeting.
- c. Suggested that more time be allowed for discussion with the whole group following the breakout sessions.

Next Affordable Housing Task Force Meeting:

February 16th, 2:30-4:30 PM at Eastwood Christian Church

Minutes submitted by Dawnyell Fletcher