

CITY OF ORLANDO HOUSING TASK FORCE
City Clerk's Office Conference Room

October 25, 2006

Members Present: A. Wayne Rich, Chairman
Anthony Martin
Craig Ustler
Owen Beitsch
Ed Carson

Members Absent: Bob Ansley
Sandra Hostetter
Judith Kojisars
Joyce Savage-Gaston

Staff Present: Lelia W. Allen, Housing Director
Karen Consalo, Assistant City Attorney
Kevin Tyjeski, Chief Planner

Guest: David VanGelder

Chairman Wayne Rich called the meeting to order at 8:45 a.m. Mr. Rich stated that the Task Force did not have a quorum at the time, but members were on their way. He began the meeting by reporting on his presentation before the City Council at their October 16th Workshop. He reported that the council members engaged him in a lively discussion indicating that there was no question in his mind that the full council is on top of the issue of attainable housing. He indicated that the Council agreed to allow the Task Force until December 15th to wrap up its work. He indicated that the council members understand the difficulty of the problem and that he had told them that "there are no silver bullet" solutions.

He shared that Commissioner Lynum had inquired if the Task Force will make a recommendation to have an Inclusionary zoning policy. She indicated that is something that she supports. Mr. Rich responded that the jury is still out on that issue. He told her that it will probably be included in

the report in some shape or form, but ultimately it is something that the Task Force will have to grapple over.

The Community Land Trust was another issue that was raised by the Council. He shared that the council members understand that there is not much money available to fund new initiatives, so the Task Force will rely on innovative thoughts and ideas to put before their consideration.

With respect to the Interim Housing Policy that Mr. Rich delivered to the City Council, the Council agreed to take it under advisement. He shared with the Council that if they did not act on it now, it will be submitted again as a part of the final report.

Mr. Rich indicated that city staff had been busy trying to schedule committee meetings so that the Task Force can meet its December completion date. He asked that all members try to pen those dates on their calendars. Lelia Allen also shared that staff is asking the Task Force members to dedicate the entire day on December 13th. The morning will offer an opportunity for the subcommittees to report their individual recommendations. During the afternoon, the entire Task Force will review, discuss, and formulate its final recommendations. Subsequently, the report will be sent out for compilation. It is anticipated that a meeting will be called in January for a review of the draft report and a presentation and formal submission to the City Council in February.

Mr. Rich asked staff to include discussion of the Linkage Fee and Density Bonus reports, that were prepared for the City by RERC, for discussion at the November 8, 2006 Task Force meeting. The two (2) subjects will also be discussed by each the Finance and Development subcommittees.

The Task Force reviewed the mission and definition that it approved at October 4th. Discussion ensued concerning the number of units that the Task Force will recommend that should be delivered utilizing the polices and incentives that are recommended. Staff provided members with information provided by the Florida Housing Finance Agency, which indicates that the City of Orlando needs an addition 7,824 units by the year 2010. The Task Force discussed that number in comparison with the number of City residential building permits issued over the past 4 years. Not wanting to recommend a precise number, the Task Force recommended a goal of 25% of the build permits will be attainable housing units for each year through

the year 2011. The Task Force believes that goal will result in the development of 1200 – 1500 new units each year.

Mr. Rich asked Karen Consalo to develop a broad outline of the provision of HB1363 and provide it to the Task Force before its next meeting.

Ed Carson joined the meeting creating a quorum.

Mr. Rich recapped the previous discussion items for Mr. Carson. Mr. Rich asked for a motion to approve the minute of the October 11th Task Force meeting. Motion was made by Owen Beitsch and seconded by Craig Ustler. In addition, a motion was made by Owen Beitsch to adopt a goal of having 25% of the housing units permitted by the City of Orlando be within the attainable range by the end of 2011. Craig Ustler seconded the motion. Motion carried.

There was no further business and the meeting was adjourned at 10:00 a.m.