

# **CITY COMMISSION**

## **WORK SESSION MINUTES**

January 14, 2020

6:15 p.m.

---

**PRESENT:** Commissioners Chilton, Estrop, O'Neill, Rue and President Copeland. City Manager Heck. Community Information Coordinator Lough.

**GUESTS:** Tina Koumoutsos and Greg Womacks of Neighborhood Housing Partnership. Ian Maute of Buckeye Community Hope Foundation. Andy Hayes of Hucklebuck Designs.

---

### **HONORABLE COMMISSIONERS:**

Topics discussed at the work session held on Tuesday, January 14, 2020, were:

1. Greg Womacks and Tina Koumoutsos of Neighborhood Housing Partnership (NHP) presented information on the proposed development of Community Gardens II for senior housing. Ian Maute, presenting on behalf of the business development partner, Buckeye Community Hope Foundation, spoke on the tax credit funding application. Ms. Koumoutsos explained that NHP is requesting \$500,000 in HOME funds of which \$168,000 would repay the city's current lien on the property at the time of closing. The proposed second phase of the development at the same site as Community Gardens Phase 1 would include 28 units with a community building. A second site which was the former location of Schaefer Middle School on North Burnett Road would have 32 one-bedroom units. Phase 1 contains all two-bedroom units and it has been determined the need for one-bedroom units to qualify for Section 8 housing vouchers is greater than additional two-bedroom units. Phase 2 totals 60 units with nine handicapped-accessible units with three levels of income assistance. The application for tax credit funding will be submitted February 2020 with results announced May 2020. If successful, construction would begin the first quarter of 2021.

Mr. O'Neill asked if there is a waiting list for these units. Ms. Koumoutsos stated there is a short list in comparison to 500 waiting for the first phase of development. Ms. Koumoutsos commented the current units are filled as soon as one becomes available. Mr. Maute added market research indicates the new units will be supported and filled quickly.

Dr. Estrop commented on the quality of the plan and stated that development is another effort in addressing the Commission's goal of housing.

Ms. Koumoutsos praised the city staff's assistance with the projects, and added the proposed community room is proposed with solar-powered energy sources. Dr. Estrop added information on a committee of volunteers has formed looking at projects utilizing alternative energy sources.

Mrs. Chilton asked for an explanation of the rent assistance based on the Area Median Income (AMI). Ms. Koumoutsos indicated assistance is adjusted by a family's household income. Utility allowances are also available.

2. Val Lough, the city's Community Information Coordinator, and Andy Hayes from Hucklebuck Designs presented a review of the City's Branding Campaign which will use a cohesive design for all forms of communication with the public. A tagline "Forward Together" will be used with a new logo design for all city departments, the website, and written communication. The process of choosing a brand and tagline included input from the internal staff and external agencies.

Mr. Rue complemented the efforts of everyone involved and commented that the overall look is clean and not overwhelming. Dr. Estrop agreed.

Mrs. Chilton asked if the city seal would remain as part of the official communications and identity, and Ms. Lough assured commissioners that the city seal would remain.

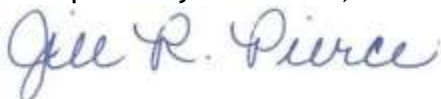
3. On motion of Dr. Estrop, seconded by Mrs. Chilton, the meeting adjourned.

Yeas, Mrs. Chilton, Dr. Estrop, Mr. O'Neill, Mr. Rue and Mr. Copeland.

Yeas 5, Nays 0.

Adj. 6:47 p.m.

Respectfully submitted,



Jill R. Pierce  
Clerk of the City Commission