



**Minutes  
Housing Trust Fund Advisory Board  
March 8, 2010**

Minutes for Housing Trust Fund (HTF) Advisory Board held on Monday, March 8, 2010, 6:30p.m., in Hatton Hall, 34 East 7<sup>th</sup> Street Building B, Tempe, Arizona.

**HTF Advisory Board Members Present:**

Kolby Granville  
Shane Graser  
Todd Marshall  
Kevin Kaesberg  
Myra Jefferson  
Neil Calfee

**HTF Advisory Board Members Absent:**

Stanley Nicpon

**Council Members Present:**

None

**City Staff Present:**

Craig Hittie, Community Development/Housing Services

**Members of the Public Present:**

Ryan Dobbs  
Chauncey Gammage, Jr.  
Kurt Creager, ASU Stardust Center for Affordable Housing  
Tony Bradley, Arizona Multi-Housing Association

**The meeting was called to order at 6:32 PM by Board Chair, Todd Marshall**

**Agenda Item 1- Public Comment**

No public comments

**Agenda Item 2- New Board Member Welcome** (Todd Marshall, Chair)

- Agenda items #2 and #3 were discussed in reverse order.
- Todd Marshall welcomed new Board member, Neil Calfee, to the Advisory Board.
- Neil Calfee discussed with the group his previous background as a City of Tempe employee. Specifically, he discussed his experience as a Community Development Deputy Manger and his engagement with several affordable housing initiatives and funding sources.
- Neil expressed his appreciation for the appointment and his desire to assist in moving forward the Board's mission and goals.

**Agenda Item 3- Acceptance of January 11, 2010 Meeting Minutes** (Todd Marshall, Chair)

- January minutes were approved unanimously.

**Agenda Item 4- Stardust Foundation Discussion** (Kurt Creager, Executive Director)

- Kurt Creager initiated his presentation with a brief background into the Stardust Center's role in affordable housing.
- Kurt reviewed several case studies of innovative affordable housing projects that utilized a wide variety of funding sources.
- Lastly, Kurt reviewed with the Board several considerations that should be noted moving forward with the administration of a Housing Trust Fund.
- Kurt's entire presentation is available in greater detail in Attachment A.

**Agenda Item 5-Housing Trust Fund Advisory Board Continuing Discussion of Board Goals**  
(Group Discussion)

- Todd Marshall opened the discussion of Agenda item #5 with a review of the Board's 3 previously discussed HTFAB's stated goals:
  1. Educate the Community in the benefits of affordable housing
  2. Recommend a funding target goal
  3. Recommend a dedicated funding source for HTF
- In order to allow for each Board member the opportunity to review a written version of these goals, Kolby Granville requested the further discussion of these goals be tabled until next month's Board meeting.
- Todd Marshall agreed to move discussion of these items to the next HTFAB meeting. In addition, Todd stated that he will email each Board member the HTFAB's mission statement and a copy of the goals to be discussed prior to the next meeting.

**Agenda Item 6- Future Agenda Items** (Group Discussion)

- Discussion of the 3 previously mentioned Goals
- Discussion of the City's current and/or previous affordable housing developer incentives

**Agenda Item 7- Future Meeting Date and Time**

- Todd asked for input from the Board members regarding the 6:30 PM meeting time and after some discussion, the Board agreed to move the start time for the next meeting to 6:00 PM.
- Date for the next HTFAB meeting scheduled for April 12, 2010.

**Agenda Item 8 Adjournment**

- Board Chair adjourned the meeting at 8:15 PM.

Prepared by: Craig Hittie  
Reviewed by Todd Marshall