

Blaine County Housing Authority

Special Meeting Minutes

Wednesday February 18, 2020
Blaine County Annex
219 First Avenue South, Hailey, ID

Members Present:

Nate Hart, *Chair*
Liz Keegan, *Vice Chair*
Mason Frederickson, *Treasurer*
Chase Hamilton

Absent: Sabina Gilbert

Staff:

Nathan Harvill, *Executive Director*
Ann Sandefer, *Program Administrator*

1. Call to Order and Roll Call

BCHA Board Chair, Commissioner Nate Hart called the Regular Monthly Meeting to order at 5:38p.m. Roll call was taken by Ann Sandefer. Mason Frederickson, present, Sabina Gilbert, absent, Chase Hamilton, present, Nate Hart, present, Liz Keegan, present.

2. Agenda Review - None

3. Comments from the Partner Organizations & the Public - John David, resident suggested to the Board an idea to subsidize available rentals as a short-term solution for housing. Rather than building, create a pool from donations to sponsor families with direct payment to a landlord/owner. Discussion ensued.

4. Comments from Liaisons from Elected Bodies - Dick Fosbury, Blaine County Commissioner and County liaison to BCHA commented that from Blaine Counties perspective, he was pleased with the ARCH project that will be completed. Blaine County has one lot in Carey under evaluation for the best way to get a family into a house there. Commissioner Fosbury further noted he has been following the progress with KETCH I and KETCH II coming online as well as letting the Board know he will keep us posted on progress on a mixed-use development at Eccles Ranch.

5. Discussion/Action Items

A. Presentation of 2019 Audit Findings by Dennis Brown, Workman & Associates

Dennis Brown noted that in his opinion, the financial statements present fairly. The Board was presented with copies of the independent auditor's report.

B. Request for Information Lift Tower Lodge Site review of received submissions, discussion of potential next steps
Nathan Harvill, Executive Director presented an overview of the 4 submissions that were received. The Board was pleased with the response and a timeline for RFP's will be a longer discussion at a later time.

C. Community Housing Guidelines Update, Review, Discussion, Possible Action

Nathan Harvill, Executive Director presented a brief update of feedback from the City of Ketchum on proposed changes to the Guidelines. Discussion ensued; no action taken.

6. **Commissioner Reports** - Nate Hart, Chairman reported he attended a Hailey City Council meeting last week which centered on discussion of ADU's. Liz Keegan, Vice Chair reported she would like to include information about BCHA's Foundation in the next edition of The Giving Guide as she feels it's a good resource. She attended a meeting at the Advocates and was given a tour of their new Transitional Housing and office, reporting that it was a nice template and was built for 5.5 million.
7. **Consent Agenda**
 - A. Approval of January 15, 2020 BCHA Annual Meeting Minutes
 - B. Approval of January 15, 2020 BCHA Quarterly Meeting MinutesCommissioner Mason Frederickson moved to approve the Consent Agenda and Minutes, as presented, Commissioner Liz Keegan seconded. No further discussion, motion passed unanimously at 7:07 p.m.
8. **Staff Reports**
 - A. Receive and file Executive Director's Report for January 2020
 - B. Receive and file Program Administrator's Report for January 2020
 - C. Receive and file Financial Reports for January 2020
9. **Announcements – Calendar of Upcoming Meetings & Events**
 - A. March 11, 2020, BCHA Special Meeting, Ketchum City Hall, Ketchum (if needed)
 - B. April 15, 2020, BCHA Regular Meeting, Blaine County Annex, Hailey
 - C. May 20, 2020, BCHA Special Meeting, Blaine County Annex, Hailey
10. **Executive Session (if required)** – Idaho Code 74-206 (1) to discuss, ~~(a) hiring, (b) personnel (c) acquiring interest in real property, (d) records disclosure, (f) pending litigation, or (i) pending claims~~
Commissioner Chase Hamilton moved to enter into Executive Session pursuant to Idaho Code 74-206 to discuss (f) pending litigation, Commissioner Liz Keegan seconded. Roll call vote was taken; Chase Hamilton, yea, Sabina Gilbert, absent, Mason Frederickson, yea, Liz Keegan, yea, Nate Hart, yea. The BCHA board moved into Executive Session at 7:22 p.m.
Commissioner Nate Hart moved to exit Executive Session; Commissioner Chase Hamilton seconded. The motion passed unanimously. The BCHA board exited Executive Session at 7:58 p.m.
11. **Action Item** – None
12. **Adjournment** – Commissioner Nate Hart adjourned the meeting at 8:00 p.m.

Respectfully Submitted by

Approved by

Ann Sandefer
BCHA Program Administrator

Nate Hart
BCHA Chair