

**Greater Bridgeport Area Continuum of Care
Housing Committee
April 10, 2007**

Meeting Minutes

Attendance: Rose Christy – Co-Chair, Jim Bombaci – Co-Chair, Kate Kelly, Maxine Boykin, David Rich, Angie Staltano, Margaret Peabody and Tony Bonetti.

- I. Review of Minutes from March 14, 2007 Meeting
 - a. Follow-Up to Action Items:
 - i. Iranistan Pilot: Rose Christy informed Angie Staltano at the meeting to have the property located at 1071 Iranistan Avenue addressed for possible housing code violations in order to move forward with Iranistan Pilot in the adjacent unit
 - ii. Nonprofit Resource Center: Angie Staltano spoke with the Center and will schedule an appointment next week to look into non-traditional funding opportunities
 - iii. David Boehlke, Consultant: Follow-up with Kathy Hunter at May meeting.
- II. Update on DMHAS Supportive Services Funding
 - a. DMHAS is taking a new approach to supportive services currently funded.
 - b. DMHAS is asking providers to look at the clients they are currently serving. If certain clients are having limited or reduced services, then DMHAS is asking providers to take on another client.
 - c. No new service dollars, but rather redirects funds to other clients.
 - d. People served through supportive housing are intended to have a reduction in service needs over time.
 - e. Possibility of use in redirecting funds for use in Iranistan Pilot
 - f. There is a need to identify programs in Bridgeport who have these clients who need a lower level of care and use services elsewhere to create additional supportive housing units.
- III. Housing Pipeline
 - a. General discussion around how supportive housing is defined and how the committee is to determine what falls in the pipeline due to the fact in project based supportive housing sites a certain percentage of units are only affordable housing units.
 - b. When Reaching Home developed its 10,000 unit's benchmark, it took into consideration mixed development associated with project-based development; therefore, all should count toward the 10 Year Plans goals.
 - c. Committee will create two columns on pipeline to identify those units that are targeted for people who are homeless versus the affordable housing units contained on each site.
- IV. Steelpoint Discussion
 - a. General discussion around Steelpoint (Total: 2000 units) and the associated set aside for affordable units (200 units)
 - b. There needs to be a discussion to either get all 200 units on-site or to have a per unit buy out reflective of the cost to develop off-site units above the \$20,000 per unit currently being discussed.
 - c. In Stamford, the buy out is \$150K per unit.
 - d. Consensus from committee members there needs to be action taking immediately to address Steelpoint and the set aside.

- e. Rose Christy will contact Andres Ayala of City Council about attending the Housing Committee's June 13th Meeting concerning Steelpoint. The Committee will have a forum/open informational session regarding Steelpoint with Andres Ayala to discuss what he need from us.
 - f. David Rich will speak with Bob Canter on Friday, April 13th regarding Steelpoint to get an update.
- V. Housing Day at the Capitol – Wednesday, April 11th
- a. 65+ people will represent Bridgeport at the Capitol
 - b. Margaret Peabody has set up two meetings one for veterans at 11:30 AM and one with Representative Hennessey at 1 PM.
- VI. Next Steps/Meeting
- a. David Rich/Kathy Hunter will follow up with Bob Canter regarding Steelpoint.
 - b. Rose Christy will update the status of Andres Ayala and his attendance at the June Committee meeting regarding Steelpoint.
 - c. Angie Staltano will follow up with property on Iranistan Ave and update on the status to the committee.
 - d. Angie Staltano will bring information on non-traditional funding sources to next meeting.
 - e. Update Pipeline to separate units targeted to people who are homeless and those affordable units on sites.

Next meeting of the Housing Committee will be Wednesday, May 9, 2007 at 2 PM at the United Way of Eastern Fairfield County, 75 Washington Street, Bridgeport.