

**MANATEE COUNTY AFFORDABLE HOUSING
ADVISORY COMMITTEE REGULAR MEETING
COUNTY ADMINISTRATION BUILDING; FIFTH FLOOR, MANATEE ROOM
1112 Manatee Avenue West
Bradenton, Florida
November 6, 2023**

Present were:

Stephen Rinehart, Chairman
Erick Pons
Glen Gibellina
Brandon Johnson
William Conerly
Mark Dunlop

Absent were:

Kenneth Ellis
Michael Fenton
Vallerie Guillory, First Vice-Chairman
Raymond Turner, Board of County Commissioners

Two seats are vacant


Also present were:

Deborah Ash, Community Development Coordinator
Dan Greenberg, Development Services
Rowena Young-Gopie, Affordable Housing Development Coordinator
William O'Shea, Building and Development Services
Hannah Bishop, Deputy Clerk, Clerk of the Circuit Court

AGENDA AND SIGN-IN SHEET

HC20231106DOC001

1. **CALL TO ORDER**

 Chairman Rinehart called the meeting to order at 3:05 p.m.


2. **PLEDGE OF ALLEGIANCE/ROLL CALL**

Chairman Rinehart led the Pledge of Allegiance and conducted the Roll Call.


3. **DECLARATION OF A QUORUM**

A quorum was declared, with Members Ellis, Fenton, Guillory, and Commissioner Turner absent.

4. **ADVERTISED PUBLIC HEARING**

 A duly advertised hearing was set to review the 2023 Incentive Review and Recommendation Report.


 There being no public comments, Chairman Rinehart closed public comments.

 A motion was made by Member Conerly, seconded by Member Dunlop, and carried 6-0, with Members Ellis, Fenton, Guillory, and Commissioner Turner absent, to adopt Incentives A-K.


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5. **FUTURE AHAC MEETING TOPICS**

 Member Rinehart requested discussion on incentives and density in city limits.

 Member Conerly requested to discuss half-dwelling units in areas other than the Urban Corridors.


 Member Pons requested to discuss reviewing areas to partner with affordable and workforce housing utilizing Incentive K.

 Member Dunlop suggested discussing Accessory Dwelling Units (ADUs).


6. **NEXT MEETING**


The next AHAC meeting will be held December 18, 2023, from 3:00 p.m. – 5:00 p.m. at the Administration Building, Manatee Room, 5th Floor, 1112 Manatee Avenue West, Bradenton, Florida 34205.

7. **MEMBER COMMENT**

 Member Gibellina noted Mark Vengroff’s project that will be presented to the Board of County Commissioners (BOCC) on November 14, 2023, commented on having a quorum, and expressed concerns regarding the Affordable Housing Advisory Committee (AHAC) Board’s requirements.


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 Member Rinehart questioned having alternates for this Board.

 Member Conerly requested an understanding of the mechanism for Impact Fees, and the source of Gap Financing.

There being no further member comments, Chairman Rinehart closed member comments.

8. **PUBLIC COMMENT**

 Shawn Wilson, Blue Sky Communities, provided an update on the projects Blue Sky Communities has developing in the County.

There being no further public comments, Chairman Rinehart closed public comments.

ADJOURN

There being no further business, Chairman Rinehart adjourned the meeting at 3:39 p.m.

Minutes Approved: _____