

**FLAGLER COUNTY**  
**AFFORDABLE HOUSING ADVISORY COMMITTEE**  
***Meeting Minutes***  
***October 13, 2020***

**MEMBERS PRESENT:** *Sandra Shank, Dorothy Sperber, Rick Belhumeur, Denise Santa Maria, Nealon Joseph, Diana Seydlorsky, Trish Giaccone*

**MEMBERS ABSENT:** *Commissioner Erickson*

**EXCUSED ABSENT:**

**STAFF PRESENT:** *Heidi Petito, Joyce Bishop, Gina Lemon, Devrie Paradowski*

**MEMBERS OF THE PUBLIC PRESENT:**

*Rodney Lucas, Pastor Daisy Henry, Mary Vasilyevsky*

1        1.        **Call to order.** Sandra Shank called the meeting to order at 8:30 am.

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3        2.        **Pledge of Allegiance**

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5        3.        **Additions and Corrections to Agenda:** None

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7        4.        **Approval of Minutes:**

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9            A Motion was made by Rick Belhumeur to approve the September 8<sup>th</sup>, 2020<sup>th</sup> Minutes  
10          and seconded by Nealon Joseph. Motion carried unanimously.

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12        5.        **SHIP Staff Report**

13            a. Joyce noted that the by-laws are still in review by admin and that they are reviewing  
14            by-laws with other counties to ensure viability and future integrity.

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16        6.        **Legislative Update**

17            a. Devrie explained the CDC's eviction moratorium and the CDC declaration. She noted  
18            that the declaration required by tenants is on the SHIP web site.

19            b. Devrie reiterated the fact that advocacy for funding the Sadowski Housing Trust fund  
20            is still required with the expectation of a special session on November 17.

21            c. Sandra asked about the CARES Act funding through Florida Housing Finance  
22            Corporation. She explained that the SHIP infrastructure is being used to implement  
23            this CARES Act funding to preserve housing for COVID-19 impacted homeowners  
24            and renters, and Joyce Bishop explained that the department entered into a  
25            partnership with Flagler Cares given their knowledge, capacity and ability to help get  
26            this assistance to citizens most needing this assistance. Joyce explained that they  
27            were able to reimburse SHIP for the COVID mortgage and Rent Assistance. She  
28            said Florida Housing Finance Corporation has given Flagler Count a little over  
29            \$300,000 and that a second amount is being approved for just over \$200,000 which  
30            will be on the county's agenda on October 19<sup>th</sup>, 2020 for budget acknowledgement.  
31            Joyce noted that Flagler Cares will invoice the county monthly and that they've  
32            already exceeded capacity for applications, demonstrating need.

33            d. Trish asked if these were new applicants, and Joyce explained that they are and that  
34            they will be ensuring that there would be no "double-dipping."

- 35 e. Devrie reiterated the SHIP reimbursement will replace lost SHIP funds as program  
36 income for 20-21, to Dorothy's previous expression that this CARES Act funding  
37 should be prioritized for citizens over the vulnerable SHIP funds.
- 38 f. Sandra asked about data on evictions. Joyce said that Flagler Cares had been  
39 looking into this data, but the eviction data changes daily. Joyce also mentioned that  
40 utility payments can only be paid if there is a shut-off.
- 41 g. Joyce noted that other communities who do not spend their allotted funding may  
42 allow that funding to be re-allocated to places that need it, so if Flagler County  
43 needs it, the quicker the funding is spent, the better.
- 44 h. Devrie mention that the City of Palm Coast used CDBG funding for utility assistance  
45 and it was spent in two days.
- 46 i. Sandra stressed the importance of keeping the data in order to demonstrate the real  
47 need in Flagler County.

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49 **7. Housing Work Group**

- 50 a. Heidi Petito noted that the housing work group met last month and that they will meet  
51 again to collaboratively determine an affordable housing ordinance.
- 52 b. Sandra noted that AHAC will help provide recommendations for the work group.
- 53 c. Rick asked about the replacement of the SHIP administrator, and Joyce responded  
54 that it has been paused due to the veto of the SHIP funding. Joyce commented on  
55 the work Devrie had been doing to support the SHIP and housing efforts and that  
56 with Heidi's assistance, the department is moving forward strongly. Sandra offered  
57 her input that Devrie had been doing well in this position for the past year, and that  
58 Sandra felt that Devrie warranted consideration for position.
- 59 d. Sandra said it would be wise to invite all three municipalities in the county to present  
60 to AHAC as they consider the Housing Work Group plans.

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62 **8. Public Comments**

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- 64 a. Pastor Daisy Henry commented on the fear that people have with attempting to get  
65 assistance being on the verge of a cutoff, and she noted that the messaging is for  
66 people not familiar with programming can be challenging. Joyce responded that there  
67 is a strong network in the community that seems efficient at getting the word out. She  
68 also mentioned that Senior Services has more money for the Elderly Home Energy  
69 Assistance (EHEAP) with higher maximums. She noted that social media has been  
70 much more effective a medium than the newspaper.
- 71 e. Nealon suggested attaching main information to main page for COVID-19 for  
72 increases related to COVID-19. Sandra asked for links to pages, and reiterated  
73 Daisy's concern that people may be afraid to get assistance on time.
- 74 f. Joyce commented on the CARES Act funding and the community confusion  
75 regarding some of these streams of assistance. She noted that now Flagler Cares is  
76 implementing the funding, further confusion has ensued. Sandra asked if there was  
77 a deadline for the disbursement of the Flagler Cares funding and Joyce noted that  
78 there was and that it was December 30<sup>th</sup>, at least for the CARES Act funding  
79 through Florida Housing Finance Corporation, as implemented by Flagler Cares.
- 80 g. Sandra asked if the CARES Act funding implemented through Flagler Cares was  
81 issuing checks directly to the applicants or if the entity was issuing checks to  
82 landlords, lenders, and utility companies and Joyce responded that the checks were  
83 being issued to the landlords, lenders and utility companies.
- 84

85 Denise Santa Maria motioned to adjourn and Dorothy Sperber seconded the motion. The  
86 motion carried unanimously.

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88 AHAC adjourned at 9:38 am.

89 Next meeting will be November 10th, 2020.  
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