

**STORY COUNTY HOUSING TRUST
BOARD OF DIRECTORS**

**July 20, 2021
2:00 p.m.**

**Hybrid Meeting
In Person Location: Ames Chamber of Commerce
304 Main Street
Ames, Iowa 50010**

BUSINESS MEETING

1. Call to Order
 - 1.1 Approve Agenda* Page 1
 - 1.2 Approve June 2021 Board Meeting minutes* Page 2

2. Financial Report
 - 2.1 June Bank Statement..... Page 3
 - 2.2 Fund Raising Update..... Page 4
 - 2.3 Grantee Funding Status Report Page 5

3. Administrative Items
 - 3.1 SCHT Logo* Page 6
 - 3.2 Story County Housing Study Update Page 7
 - 3.3 Potential Projects Rules Request* Page 8
 - 3.4 Septic Systems Discussion Page 9
 - 3.5 Manufactured Housing Lien Requirements Page 10
 - 3.6 2022 IFA Local Match Requirements Page 11

4. Questions for Staff

5. Other Business

6. Adjournment

Action Item *

Please join my meeting from your computer, tablet or smartphone.

<https://global.gotomeeting.com/join/503736957>

You can also dial in using your phone.

United States (Toll Free): [1 866 899 4679](tel:18668994679)

Access Code: 503-736-957

Next meeting: July 20, 2021 at 2:00 p.m.

ISSUE: Approval of Meeting Minutes

VOTE: Approve the minutes of the June 15, 2021 SCHAT Board Meeting.

BACKGROUND:

[Click here for a copy of the June 15, 2021 meeting minutes.](#)

RECOMMENDATION:

Approve the minutes of the June 15, 2021, SCHAT Board Meeting.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: June Bank Statement

REPORT: Review the June Bank Statement.

BACKGROUND:

[Click here for a copy of the June Bank Statement.](#)

RECOMMENDATION:

None. Report and discussion only.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: Fund Raising Update

REPORT: Review fund raising efforts for the SCHAT.

BACKGROUND:

[Click here for a copy of the fund raising tracking sheet.](#)

RECOMMENDATION:

None. Report and discussion only.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: Grantee Funding Status Report

REPORT: Review the Grantee Funding Status Report.

BACKGROUND:

Staff tracks submitted pay requests from grantees and payments made by the SCHAT. Cells highlighted in green are paid amounts, cells in yellow are pending.

[Click here for a copy of the Grantee Funding Status Report.](#)

RECOMMENDATION:

None. Report and discussion only.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: SCHAT Logo

REPORT: Review the SCHAT Logo options.

BACKGROUND:

Initial logo designs were developed by PCHTF staff but a selection was never finalized. MPO staff has taken the base designs and come up with additional alternatives for review that have incorporated comments made at the June SCHAT Board Meeting.

[Click here for a copy of the new logo designs.](#)

RECOMMENDATION:

Approve a SCHAT logo.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: Story County Housing Study Update

REPORT: Review the final Story County Housing Study.

BACKGROUND:

Story County contracted with RDG in 2020 to complete a comprehensive housing needs study. An update will be provided

[Click here for a copy of the Housing Study.](#)

RECOMMENDATION:

Approve the CY 2019 IFA Contract Budget Amendment.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: Potential Projects Rules Request

REPORT: Review the request from TUM to suspend program rules.

BACKGROUND:

The first request is to provide assistance to a household who needs a new hot water heater and repair to adjacent flooring. Currently they are several hundred dollars behind on payments so would not be eligible to receive funding. The request is to be able to provide assistance despite being behind.

[Click here for a copy of the housing application.](#)

The second request is to exceed the \$8,000 per household limit to replace an HVAC system. The new system would be \$9,160.

[Click here for a copy of the second housing application.](#)

RECOMMENDATION:

Approve the requests from TUM.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: Septic Systems Discussion

REPORT: Discuss providing assistance for septic systems.

BACKGROUND:

The OOR program currently allows the repair or replacement of septic systems. However, in reality it is very difficult to complete these repairs because they are very expensive and often are more than the maximum \$8,000 limit.

There are several options available:

- Increase the maximum funding available to \$15k for septic systems. There could also be a requirement that the maximum be increased only for those tanks identified by the County.
- Keep the funding amount the same and provide a cost share option for households. This could prove challenging since a burden would be placed on low-income households.
- Provide a sliding scale option where the maximum amount of funding available can increase the lower the income.

RECOMMENDATION:

None. Report and discussion only.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: Manufactured Housing Lien Requirements

REPORT: Discuss the lien requirements for manufactured housing.

BACKGROUND:

Filing a lien on a manufactured house has different requirements than for stick-built properties. A report was created to review this process.

A copy of the report will be made available prior to the meeting.

RECOMMENDATION:

None. Report and discussion only.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.

ISSUE: 2022 IFA Local Match Requirements

REPORT: Discuss providing assistance for septic systems.

BACKGROUND:

Staff received the following information from IFA regarding the phasing in of local match requirements for future IFA funding. This is the proposed rule change:

3.3 Local Match. In fiscal year 2022, the minimum Local Match is 25 percent (25%) of the first 60% of the total amount requested from the Fund and 10 percent (10%) of the remaining 40% of the total amount requested from the Fund. Thereafter, the minimum Local Match will increase by 5 percent (5%) per fiscal year as follows until fiscal year 2025 when the minimum Local Match will be 25 percent (25%) of the total amount requested from the Fund.

Fiscal Year	Minimum Local Match – first 60% of the total amount requested from the Fund	Minimum Local Match – remaining 40% of the total amount requested from the Fund
2022	25%	10%
2023	25%	15%
2024	25%	20%
2025	25%	25%

FY 2022 Example:

Grant Application Request = \$500,000

60% x \$500,000 = \$300,000

Local Match = 25% = \$75,000

40% x \$500,000 = \$200,000

Local Match = 10% = \$20,000

Total Local Match Requirement = \$95,000

RECOMMENDATION:

None. Report and discussion only.

STAFF CONTACTS:

Andrew Collings, acollings@dmampo.org;
(515) 334-0075.