



**Minutes**  
**Ad Hoc on Housing and Resident Safety**  
**Friday, November 18, 2022 @ 8:30 a.m.**  
**City Council Conference Room**

**CALL TO ORDER**

Council Member Spitzley called the meeting to order at 8:35 a.m.

**PRESENT**

Council Member Spitzley, Chair  
Council Member Wood, Vice-Chair - excused  
Council Member Brown, Member

**OTHERS PRESENT**

Renee Richmond, Council Administrative Assistant  
Lisa Hagen-Lawrence, OCA  
Jim Smiertka, OCA  
Barb Kimmel, ED&P  
Belinda Fitzpatrick

**MINUTES**

MOTION BY COUNCIL MEMBER BROWN TO APPROVE THE MINUTES FROM OCTOBER 28, 2022. MOTION CARRIED 2-0.

**PUBLIC COMMENT**

No public present at the time.

**DISCUSSION/ACTION**

Presentation – Annual Action Plan FY2020/2021 Amendment for HOME-ARP Allocation  
Councilmember Spitzley stated she invited Ms. Kimmel to present for this Committee since she was unable to at the last Council meeting.

Ms. Kimmel began that a special allocation from the Department of Housing and Urban Development (HUD) of just over \$2.7 million. Which can only be used for specific things like HOME-ARP rental housing, tenant based rental assistance vouchers, supportive services for living in housing created through this. Councilmember Brown asked if the supportive services are for residents currently in housing situations or are they not eligible. Ms. Kimmel confirmed unless they moved to one supported by this, they would not have access. She added that they will be non-congregate shelters, Councilmember Spitzley asked her to explain that. Ms. Kimmel explained that congregate is like a dorm and non-congregate is where an individual or family has their own sleeping space and own bathroom, it's a concept out of COVID-19 to mitigate the spread of disease or they identify differently. Ms. Kimmel added that some money is capped at 5%, and administration & planning at 15%, Councilmember Spitzley asked her to please define.

Ms. Kimmel clarified that for organizations who are developing this type of housing or provide this type of supportive services, to help them build their capacity. Councilmember Spitzley said she is assuming these are the existing networks like Capital Housing Commission, Advent House, etc., and Ms. Kimmel confirmed and that it could be new ones as well. Ms. Kimmel continued that the activities these funds are used for and qualifying populations are homeless or defined as homeless by McKinney-Vento Act, those fleeing domestic violence and sexual assault, human trafficking, veterans, and family that meet criteria 1-4 on Slide 4. She continued that's why set aside for supportive services these are the most difficult to house and stable housing. Councilmember Brown stated his question is are there provisions for example where group abc is being helped but we need to help abcdef, like Capital Area Housing has 100 people they are working with but 10 are the most in need of additional support, and they get funding and spread it among the 100, then the 10 are only getting 10%. Ms. Kimmel again stated they have to be provided where the physical housing they are in, including employment services, utility assistance, etc. Continuing the purpose is to set up to win and not failure, those that live here are going to be assessed for the services they'll need and they are not sure what that looks like yet. Councilmember Brown thanked Ms. Kimmel and said that is what he was looking for and then asked if this was going to be under HRCS or her, Ms. Kimmel responded she is the Development Manager, so more than likely Brian McGrian. Councilmember Brown stated every department is different does she foresee or talk about collaboration, what is the strategy. Ms. Kimmel indicated they work with HRCS and other funding so not to duplicate or double dip. Councilmember Spitzley commented that issues came from HRCS and that she heard from groups who operate on the thinnest margins and not getting paid timely Jim if you'd like to comment. Mr. Smiertka stated there needs to be performance measures, some under HRCS and the Development Office. Councilmember Spitzley added this is a wonderful pilot and some good can be done, Ms. Kimmel concurred.

Councilmember Spitzley asked if Ms. Kimmel was getting additional staff, she responded no that her and Doris Witherspoon have taken it on and that Ms. Witherspoon is their ESG liaison to HRCS and the Senior Planner. Councilmember Spitzley said with two people doing it, this would be an indication if it succeeds, continuing when budget comes up need to review with HRCS. Ms. Kimmel referenced Slide 5 and the Substantial Amendment and that the public hearing was held at COW on 11/14/2022. Councilmember Spitzley stated she is still upset that Ms. Kimmel was not able to present for the public to hear, and asked Ms. Richmond to please see if Ms. Kimmel and Ms. Witherspoon could come to the COW 12/05/2022 meeting, it's very important for the public to hear all this information.

Ms. Kimmel stated the CoC does an amazing job, always solving problems in front of them. Councilmember Spitzley added this is an opportunity for us to have skin in the game and we don't have enough affordable housing and options to help the homeless. Ms. Kimmel stated she is excited to work on this project.

Ms. Kimmel covered Slide 6 which went over the timeline of Citizen Participation and all has happened already finishing with the Public Hearing on November 14, 2022. She continued with Slide 7 and read the bullet points Priority Needs of increase supply of affordable housing, shelter facilities, homeless prevention assistance, and capacity building/organizational development. She finished with Slide 8 and the budget. Councilmember Spitzley asked what falls under Support Services, Ms. Kimmel indicated case management, utility services etc. Councilmember Brown asked how many the shelters can accommodate, Ms. Kimmel responded for non-congregate probably 8-10 people housed, adding this is a proposed budget and if we need to tweak our goal to maximize number of units we will. Ms. Kimmel mentioned vouchers and Councilmember Spitzley commented that is good but if you give a voucher and landlord doesn't accept it then what, Ms. Kimmel responded Housing Development will accept but they can't be used outside of this program.

Mr. Smiertka stated for the presentation at the next COW meeting list things like who the fiduciary is, who's administering, type of contracts needed and how you're going to integrate others like HRCS. Ms. Kimmel thanked him for the information.

### **OTHER**

Belinda Fitzpatrick stated she believes it is a serious civil rights violation on red tagging her house, it is costing her \$300 a month for both and she legally cannot live in them, she is disabled and code compliance wants to do a complete safety inspection. Councilmember Spitzley asked for the addresses for the record, Ms. Fitzpatrick indicated 224 and 218 S Holmes Street. Ms. Fitzpatrick continued asking about the monitoring fee and curious where that money goes to and said she could get private security companies for less than \$300/month.

Councilmember Spitzley said the issue isn't security it is safety, Ms. Fitzpatrick said she is in the middle of repairs and the homes are a mess, she is financial strapped and believes if it's not a structural issue it shouldn't be red tagged. Ms. Hagen-Lawrence said there is a visual inspection done and the house needs to be secure and not open and accessible. Mr. Smiertka said there has to be some type of service by the city and is unsure of the fee, and everyone has a different idea on what constitutes dangerous. Councilmember Spitzley asked Ms. Fitzpatrick if they've asked for an inspection, she replied no, and she does not want them there. She finished that they think it's a severe hoarding issue and animal control and code are working together, and she does not believe any standards were met to throw her out of her home.

### **Adjourn**

Adjourned at 9:28 a.m.

Submitted by,

Renee Richmond, Recording Secretary

Lansing City Council

Approved by the Committee December 9, 2022