

Human Relations Commission

Meeting Minutes

11/13/2018

- I. Call to Order
- II. Introductions
- III. Community Event Updates
- IV. Initial Overview of Civic Superhero Training – Jay Anderson, Office of Innovation and Sustainability
 - Online tools for citizen engagement in various areas
 - ColoradoSprings.gov – main webpage for city, also includes information on Transit, Parks, Road Construction, and City Job Information
 - GoCoSprings Mobile App – currently working and can request maintenance for City issues, potholes, make a request; is currently in the midst of being updated, will be more accessible and easy to navigate
 - Legistar – Where City meetings, agendas, minutes, documentation are filed; can set up alerts based on specific keywords of interest
 - SpringsTV 18 – Community TV station, public meetings of interest are broadcast here
 - Waze mobile app – not City-owned, but uses City data and can navigate roadway construction and other traffic impacts, City directly inputs information so stays up to date
 - Full Civic Superhero Training in December!
- V. Review HRC Strategic Planning Process – Community and Council Input
 - Review of current City information – City strategic plan, needs assessments, community input/prioritization – all focused on housing as a key issue of equity
 - Conducted HRC Strategic Planning in March and research on possible areas of support to address affordable housing needs
- VI. Timeline and Review of Potential HRC Objectives – Affordable Housing
 - Fair Housing Coordinator – Courtney Stone
 - i. Saw potential for Fair Housing Coordinator role; researched position in other City's and identified roles that may currently be being done, but not necessarily by one person who can focus on proactively seeking out and coordinating affordable housing development
 - ii. Will need community input and support to ask for General Funds dollars from the City to fund Fair Housing Coordinator role; draft job description has not been approved by City Attorney or HR
 - Accessory Dwelling Unit Ordinances – Mike Shultz, City Planning
 - i. Currently developing updated City ordinances to allow increased development and use of Accessory Dwelling Units
 - ii. Reducing the required size of lot and identifying specific ordinances to minimize neighbor concerns regarding privacy

- iii. Ordinances are still in development; Courtney expressed a desire to be kept updated when there is an opportunity for public comment or support for the accessory dwelling unit updates
- Development Appeals Process Ordinances – Lee Patke, Greccio
 - i. The Ride development story – began in 2014 and currently \$3.5-\$4 into development process
 - ii. Applied for tax credit in June of 2016 and did not receive; in Springs 2017, submitted development plan; Revisions to plan took 1-2 months at a time but City was responsive to process; went from Springs 2017-November 2017
 - iii. Development Plan was supported in the Planning Commission (6-2) and City Council (6-3) but was appealed but neighborhood to District Court, who reviews whether the process acted “arbitrarily or capriciously”; took 4-6weeks to file and then was in District Court from April-October
 - iv. District Court recently released a 35 point opinion supporting the plan and the process used by Council
 - v. Possible that the neighborhood may take to CO Court of Appeals/State Supreme Court but acted in good faith that development was properly undertaken, despite neighborhood challenges
 - vi. Lessons Learned – working with Commonwealth, affordable housing developer out of Wisconsin, and the impression that they have after the amount/time of appeals – “don’t try it” as they’re \$2m into the project; Processes tend to be siloed between appeals – City processes were fine but District Court was not in their control with timeframes; Would support a Fair Housing Coordinator to be the point person to support with the process for others; Council is committed to increase but neighborhoods must be educated; As much as possible (and then was done with The Ride), attempt outreach to neighbors before/during an appeal

VII. Next Steps

- Receive approval/review of job description from City
- Implement public outreach for Fair Housing Coordinator Support
- Wait for invitation from Mike to support ADU ordinance, if necessary