

**Affordable Housing Advisory Committee
St. Johns County, Florida
Subcommittee Meeting**

May 1, 2024
Minutes

The Affordable Housing Advisory Committee (AHAC) of St. Johns County met at 3:00 pm at the Health & Human Services Center, in the Muscovy Conference room, at 200 San Sebastian View, St. Augustine, Florida 32084.

The meeting was called to order at 3:04 pm by Chair, Alex Mansur.

Members Present:

Jay Braxton (via zoom) – St. Johns County resident
Orville Dothage – Banking/mortgage banking industry
Bill Lazar - Citizen actively engaged as a not-for-profit provider of affordable housing
Alex Mansur - Citizen actively engaged in areas of labor in home building
Harry Maxwell - Citizen actively engaged as a for-profit provider of affordable housing
Lindsey Rodea (via zoom) - Essential service personnel
Karl Vierck - Banking actively engaged as a real estate developer

Members Absent:

Roy Alaimo - Locally elected official
Greg Burke – Residential home builder
Mike O’Donnell – HFA Chair/citizen actively engaged as an advocate for low-income persons

Guests Present:

Joe Cone - Assistant Director, Health and Human Services
Mary Garcia – Support Staff, Social Services
Jenny Harvey - Manager, Housing and Community Development
Michelle Lawlor - Support Staff, Housing & Community Development
Judy Spiegel – St. Johns County Resident
Evan Walsnovich - Planner, Growth Management

Notices regarding the meeting were sent to all members. No press was in attendance.

1. **Introduction of AHAC Members and SJC Staff:** Committee members and County staff were acknowledged and a quorum was present.
2. **Subcommittee Purpose and Goal Setting:** Alex Mansur started the meeting with defining the purpose of the subcommittee meetings. The purpose of the meeting was to focus on a new plan, for the Affordable Housing Advisory Committee (AHAC), to report to the Board of County Commissioners (BCC). Orville Dothage took the time to highlight some information from the Florida Housing Finance guidebook on Affordable Housing Incentive Strategies. Mr. Dothage focused on the “shall statements” from the document, explaining to the committee that not all of them would apply but rather to

focus on the ones that were needed for the annual report. As the conversation ensued the committee decided it was best to focus one topic that they would like to address with the BCC, before the submission of the annual report. Joe Cone gave a suggestion on how to move forward with addressing the BCC, starting with Greg Burke's presentation on May 27th, Mr. Cone believed this would be a good time to address the focus on the one incentive that the board would like to bring attention to. In conclusion, the committee will bring this suggestion back to the AHAC at the regular meeting, taking place on May 15th, for further discussion. The committee was also interested in how the affordable housing grant is funded. Mr. Cone will report back to the committee on May 15th as to which projects the Affordable Housing Grant is funded.

3. **Public Comment:** Judy Spiegel commented on all the conversations she has had with Lex Taylor, regarding deed restrictions. Mrs. Spiegel also commented on being certain to define who benefits from deed restrictions.

The meeting was adjourned at 3:57 p.m.