

Affordable Housing Committee Meeting

January 4, 2024, Minutes

I. CALL TO ORDER

Chairman Fred Hamilton called the meeting to order at 10:00 am.

II. ROLL CALL

PRESENT

Town Councilman/Chairman Fred Hamilton

Town Councilman/Commissioner Dan Wood

Commissioner Grace Staples

Commissioner Doug Magill

Commissioner Gwen Chambers

Victoria Smalls, Workforce and Affordable Housing Manager

Charlotte Moore, Principal Planner

ABSENT

Commissioner Denolis Polite

Commissioner Meg James

III. ADOPTION OF THE AGENDA

Motion for adoption made by Commissioner Wood, Seconded by Commissioner Magill.

Voting Yea: Chairman Hamilton, Commissioners Staples & Magill.

IV. ADOPTION OF MINUTES

Adoption of November 9, 2023, minutes.

Motion for adoption made by Commissioner Chambers, Seconded by Commissioner Staples.

Voting Yea: Chairman Hamilton, Commissioners Wood & Magill.

V. OLD BUSINESS

There was no old business.

VI. NEW BUSINESS

1. Neighborhood Assistance Program Budget Update

The budget for Fiscal Year 2024 Neighborhood Assistance Budget has been approved at \$290,000.

To date, 18 homes have been serviced for repairs, such as roofing and interior repairs totaling \$198,956. Eight homes have been serviced for septic pump out, totaling \$3,666, and two homes for tree service totaling \$6,180.

As of December 28, 2023, 28 homes have been serviced through the Neighborhood Assistance Program.

On November 7, 2023, a budget transfer was made. \$3,000 was transferred from Property Clean Up to Septic Pump Out; after the transfer, Property Clean Up has a budget of \$4,000 and Septic Pump Out has \$1,534 as of the date of this report.

Commissioner Magill asked how many potential candidates remain for repair services. Smalls answered that there is no answer to that question, and that the program has been successful because of word of mouth and the hands-on approach. Many people did not know about the program.

Commissioner Magill asked how many homes remain on septic. Chairman Hamilton mentioned that Buck Island & Simmonsville Roads are currently being connected to sewer. Commissioner Wood stated that Old Town Bluffton still has 180 homes that need to be connected.

Staff Smalls asked the committee for any recommendations for speakers for future meetings. Commissioner Magill mentioned that he may possibly have a speaker for the February 1, 2024, meeting. Chairman Hamilton stated that the presenter would be welcomed to be a guest.

Commissioner Magill gave a quick bio about the potential speaker for next month's meeting.

Commissioner Staples gave an update on the USDA Loan approval progress of a potential homeowner who has been attending our AHC meetings for the past year.

Chairman Hamilton mentioned connecting with contractors that the Town hires for home repairs and how we might get them more involved with our program. Chairman Hamilton and Staff Smalls will meet to come up with a plan.

VII. DISCUSSION

1.1095 May River Road Update – We are still waiting for BJWSA, SCDOT and OCRM permits. Calls are already coming in asking about applications and more information on the 12 townhomes that will be built.

VIII. PUBLIC COMMENT

IX. ADJOURNMENT

Chairman Hamilton adjourned the meeting at 10:20 am.