

HOUSING, NEIGHBORHOOD SERVICES & REDEVELOPMENT POLICY COMMITTEE

May 4, 2023

Members Present: *Council Member, Chair Crystal Murillo*
Council Member, Juan Marcano

Others Present: Andrew Rael-Trujillo, Mattye Sisk, Andrea Amonick, Roberto Venegas, Alicia Montoya, Mindy Parnes, Emily Fuller, Angela Garcia, Adrian Botham, Courtney Tassin, Jacquelyn Bayard, Jeannine Rustad, Jennifer Orozco, Jessica Prosser, Saadia Aurakzai-Foster, Sandra Youngman, Tim Joyce, Odie Anaya, Andrea Wright, Connor Taub, Philip Nachbar, Michelle Gardner, Omar Lyle, Emma Knight, Bianca Lopez, Daniel Brotzman, Bianey Castro, Joseph DeHerrera, Jeff Hancock

WELCOME AND INTRODUCTIONS

CM Murillo called the meeting to order.

MINUTES

March 2, 2023, To be approved at June 1, 2023 meeting.

April 6, 2023 minutes are approved.

ANNOUNCEMENTS

None.

NEW ITEMS

2023 Spring Community Investment Financing Round

Summary of Issue and Discussion

Alicia Montoya, the Manager of Housing and Community Development, and Sarah Carroll, the Housing Development Supervisor, presented information about the Community Investment Financing Rounds. The program is designed to provide funding for developers looking to build affordable housing in the city of Aurora, with a particular emphasis on developers whose missions align with the housing strategy adopted in December 2020.

The presentation highlighted the policies followed, the application review process, and the specific factors they look for in the applications. These factors include the identified housing need in the community, cost-effectiveness, sustainability, project type, and developer experience.

They detailed the various sources of funding for the program, including private activity bonds, the Home Investment Partnerships Program, Community Development Block Grant funding, American Rescue Plan Act funds, and general funds. The total funds available amounted to over \$30 million.

The Council received 13 applications for scoring, out of which 12 were eligible for review. The applicants requested funds for various projects, each with different starting dates and construction plans. Some projects were fully funded, while others received partial funding based on factors such as construction dates, unit counts, and locations.

Towards the end of the presentation, a series of individual project funding decisions were detailed, including the reasons for funding allocation decisions. The projects ranged from multifamily developments and homeownership opportunities to preservation activities and land banking projects.

The meeting concluded with Sarah Carroll asking for any questions or concerns and seeking approval from the committee to move the item to the next study session.

Questions/Comments

CM Marcano is asking about the Eagle Point project, which appears three times on the review panel. Specifically, he is curious about why the project has received different scores for each application, given that the same rubric was used for evaluation. He is requesting a clearer explanation for this discrepancy, and he is wondering if the same rubric was applied differently based on the funding source.

CM Murillo is expressing her support for the project and its alignment with the housing strategy. She is also confirming with CM Marcano about his approval of the project.

Outcome –

The Committee unanimously supports the request to move the item forward to Study Session.

YVPP Community Prevention and Intervention Funding Recommendations

Summary of Issue and Discussion

J. Herrera, the manager of the Youth Violence Prevention Program, presented the funding recommendations from the review committee for the NoFo funding. He outlined the composition of the review panel, which included various stakeholders in youth services from different sectors.

The council had received 22 applications for prevention funding and 13 applications for intervention funding, which was a slight increase from the previous year. Herrera then listed the intervention agencies recommended for funding, which included Struggle of Love Foundation, Collaborative Healing Initiative within Communities (CHIC), Rebuild Our Community, The Road Called STRATE, Fully Liberated Youth (F.L.Y.), Denver Area Youth for Christ, the 18th Judicial Assessment Center, and Colorado UpLift.

For each agency, J. Herrera explained their proposed scope of work and how it aligns with the Youth Violence Prevention Program's strategic plan and the public safety partnership recommendations. Concerns were raised regarding the religious requirements of the Denver Area Youth for Christ organization, but J. Herrera clarified that the organization's ministry program was separate and not a requirement for participation.

Joseph D. Herrera presents a slide listing twelve prevention agencies being recommended for funding: Boys & Girls club of Metro Denver, Sims-Fayola Foundation, Youth Mentoring (Big Brothers' Big Sisters), Aurora Housing Authority, Junior Achievement-Rocky Mountain Division, SOAR (Seeing Our Adolescents Rise), Compound of Compassion, Empowering BIPOC Girls Through Entrepreneurship, African Chamber Youth Engagement for Success, Aurora Sister Cities International, A1boxing Academy, and Urban Nature Impact. He notes that the total funding is \$202,500, exceeding the initial \$500,000 budget for this work.

He then proceeds to detail the scope of work for each agency. Boys & Girls Club of Metro Denver will focus on after-school and summer programming. Sims-Fayola Foundation will concentrate on youth mentoring and social emotional learning. Aurora Housing Authority plans to hold monthly teen or movie nights. Junior Achievement Rocky Mountain will focus on workforce development and financial literacy. Compound of Compassion will be organizing safe zone events. SOAR will offer community mentoring and educational support.

The African Chamber Youth Engagement for Success will provide entrepreneurial skills, financial literacy, and leadership development for at-risk youth. A1 Boxing Academy plans to offer boxing and exercise classes. Aurora Sister Cities will focus on civic and community engagement. Big Brothers, Big Sisters will conduct peer mentoring for at-risk youth. Empowering Girls Through Entrepreneurship will offer entrepreneurship programming and mentoring. Urban Nature Impact will provide nature trips and mentorships.

Questions/Comments

During the Aurora City Council session, CM Marcano queries Joseph D. Herrera, the manager of the Youth Violence Prevention Program, regarding the scoring methods used for intervention funding. CM Marcano points out that the grades are low, equivalent to Cs and Ds if they were school grades. He wonders if this is normal or if there are concerns about the agencies being utilized.

Herrera responds that the diverse review panel had different grading standards which might have led to lower scores. He clarifies that the scoring was out of 80 points, not 100, which makes the

scores seem higher. He assures that there are no concerns with the agencies whose proposals are being forwarded. Some agencies didn't make it through due to concerns.

CM Marcano suggests making it clear in the study session that the scoring is out of 80 points, not 100. CM Murrillo asks if they have incorporated feedback into the vetting process to ensure that they don't change criteria last minute. Herrera assures that they have taken the feedback into account in the scoring rubric, including vetting social media sites, understanding the organizations' community engagement in Aurora, and examining additional funding received. He requests that scoring rubrics are included ahead of time in future presentations. CM Marcano then points out difficulties in reading the comments section in the current presentation due to spacing and lack of context. Herrera promises to revise the scoring piece and comment section for future presentations. He also mentions that the recommended agencies will attend the study session to answer questions about their specific programming.

CM Marcano asks if they are prepared to address the impact of prevention measures, as some of their colleagues may not fully understand the implications. Joseph confirms that they are prepared to address these concerns, and adds that they received more prevention applications than intervention applications, indicating the community's desire for these services.

CM Marcano expresses his approval of this approach, in line with the community's requests. Joseph then breaks down the funding plans, explaining that seven organizations are recommended for intervention work totaling \$450,000. This sum will be sourced from both the 2023 budget (\$400,000) and the unused portion of the 2022 budget (\$50,000). Twelve organizations are recommended for prevention work totaling \$202,500. The source for this funding will be the remaining \$100,000 from the 2023 budget and \$102,500 from the unused portion of the 2022 budget. Upon repeating this information at CM Murrillo's request, both council members approve of moving the proposal forward.

CM Marcano asks if these funds include the Keep the Lights On program. Joseph clarifies that these funds are entirely separate.

Outcome –

The Committee unanimously supports the request to move the item forward to Study Session.

For an Ordinance of the City Council of Aurora, Colorado Amending Section 22-567 and Adding Section 22-610 to the City Code Pertaining to Human Habitation of Dwelling Premises Summary of Issue and Discussion

The issue involves an amendment to the city's health and housing code 22-567, specifically the addition of section 22-610, which pertains to the conditions that make a dwelling unfit for human

habitation. Sandra, the presenter, explains that the proposal defines a structure as unfit for habitation if it's unsafe, poorly maintained, unsanitary, infested with vermin, lacking in ventilation, illumination, sanitary heating facilities, running water, or other essential equipment, or if the location poses a hazard to its occupants or the public.

They are also planning to add a definition of "running water" to the code and to update the definition of "applicable health laws" to remove the reference to the Tri-County Health Department, which no longer exists.

This amendment is being proposed in response to a growing number of properties – both owner-occupied and those occupied illegally – that lack basic amenities like running water, electricity, and heat. This has led to complaints about outdoor urination and defecation, either on the property itself or on neighboring properties. The addition of the "running water" definition and the new section on conditions making a dwelling unfit for habitation would aid in the enforcement of habitability standards.

Questions/Comments

CM Marcano expresses his support for the amendment, mentioning that one of the problematic properties was in his ward. He appreciates the efforts to revise the code to make it easier to address such issues in the future

Outcome –

The Committee unanimously supports the request to move the item forward to Study Session.

MISCELLANEOUS MATTERS FOR CONSIDERATION

Updates from Community Members

None.

Next meeting: Wednesday, June 1, 2022 at 10 a.m.

Meeting Adjourned: 10:57 a.m.

APPROVED: Crystal Murillo 08/21/2023
Crystal Murillo (Aug 21, 2023 19:06 MDT)

Committee Chair, Crystal Murillo