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* * * **MEETING MINUTES** * * *

Minutes of the March 23, 2023, Virtual Housing Committee Meeting

Trustee	Web meeting
Terrell Carter, Chair	X
Phil Minden	X
Jerry Burka	Absent
Matt Nordmann	X

Others Attending:

- Matt McBride, Board Counsel
- Cassandra Kaufman, Executive Director
- Denise Carter, Grant Administrator
- Alicia Lee, Executive Assistant
- Dave Haasis, Director of Clinical Partnerships

Call to Order – The meeting of the MHB Housing Committee was called to order at 11:03 AM by Committee Chair Terrell Carter.

Approve minutes of August 25, 2022 Housing Committee meeting – The approval of the minutes was tabled until the Committee’s next meeting.

Review of PSH Letter of Intent – Executive Director Cassandra Kaufman provided an overview of MHB’s Letter of Intent (LOI) process. The issue of having enough funding was raised by Committee members and Cassandra explained that there is money available in the reserves. There is still a strong demand for permanent supportive housing (PSH). The Committee discussed how MHB measures the success of the PSH programs it has supported.

There is money available if the Board wants to consider the Sanctuary In the Ordinary (SITO) LOI and it will need to decide if it would like to utilize available funds from MHB Community Mental Health Fund undesignated unrestricted reserves.

The Committee discussed potential conflicts of interest regarding St. Patrick Center (SPC) because SPC is only referring their clients to the open units in the SITO property and not giving access to other clients not served by SPC. It was suggested that SITO be asked about the process of housing clients and how clients not affiliated with St. Patrick Center will be served. Phil Minden moved and Matt Nordmann seconded the motion to invite Sanctuary in the Ordinary to submit a full Permanent Supportive Housing application. The motion was approved.

The Committee agreed to ask SITO to respond to the following additional questions in the application:

1. Please provide details on the process a client will go through to be placed into SITO units.
2. How will you handle a non-St. Patrick Center client if they are high need?
3. Will the rental income generated allow sufficient funds for reinvestment in the housing units?

Updates on two projects approved in Fall 2022 not yet closed – In FY 23, the Committee reviewed and approved two PSH projects that later received full board approval. The first project was DOORWAYS' Elliott Place and the second was Lutheran Development Group's Marquette Homes. Cassandra Kaufman informed the Committee that neither project had closed. Staff shared that Marquette Homes is a scattered site project that has been in existence for six years. Lutheran Development Group anticipates that it will close at the end of June, before the end of FY23.

Cassandra also updated the Committee on Criminal Justice Ministry (CJM). There are tenants residing in the housing complex who are not CJM clients that had leases at the time the building changed ownership. To fulfill the terms of the loan, more units need to be occupied by participants; however, CJM does not want to evict long-term residents. Staff will be conducting a site visit to gather additional information on the status of the project this spring and report back to the Committee at its next meeting.

Adjournment – There being no further business before the Committee, the meeting of the Saint Louis MHB Housing Committee adjourned at 11:55 AM.