Attendees:
Please see attached sign-in sheet.

On May 21, 2012, the 5th meeting of the FAFB Encroachment-Housing Alternatives Project started at 9:30 am. City Manager Tripp began the meeting with an update as to what has occurred since the last meeting.

He stated that there had been two public meetings and there has been a good response. He then asked Chris Venne to provide an update as to the results so far. 124 household surveys have been returned, approximately 80% of the total number of households in the area. The group then reviewed the survey results. There is a higher than expected number of two-parent and elderly households. 55% of respondents consider themselves to have some sort of disability. 42% of respondents indicated they had no financial barriers to being able to move. Most respondents wanted to move immediately, with 65% desiring to stay in Airway Heights. The majority of households also have at least one car.

A question was asked regarding whether there has been any analysis to determine if there were certain MHPs that did not respond. Chris responded that they did have all the addresses, but they have not been tabulated as to which parks/sites the respondents lived in. This was asked because there are rumors some park owners/managers were telling residents not to respond to the surveys or for them not to get too excited, because nothing was going to happen. Chris indicated one of the big surprises was that the residents in this area are currently paying amounts that are comparable, or even more, than they would be in new housing being proposed.

It was then asked whether there was any data that could differentiate between actual single-family occupancy as compared to multiple families/generations living in the same unit. The response was that that question was not specifically asked. A concern was expressed that the multi-generational living arrangements could create a situation where one member/generation is eligible for a program, but the other members of the household are not. The response was that this would need to be addressed on a
case-by-case basis. Chris brought up that another part of the analysis will be to compare these results with countywide data.

Mr. Tripp asked whether the group was comfortable with the survey results being representative of the residents in the area situation and desires. The general consensus was “yes”. There is still a need to define some available options, but the surveys indicated the group is on the right track. All options are still on the table, and multiple housing/development types will likely be utilized.

Another item was that there are various residents that would be willing to move out of Airway Heights if alternative housing was available somewhere else. It was recommended that a survey be done to determine how many existing units are available, and possibly the creation of a clearinghouse listed available units. Then they could be assigned leads to assist them through the process to take advantage of the available resources. It was agreed that the first truck moving someone to a new place will show the public this group is serious. Also, it would provide a good count of how many new units are actually needed.

A concern was expressed regarding how to prevent the back-fill of units vacated by these residents? Whereas preventing MHs from being removed and replaced can be controlled through zoning or moratoriums, preventing units that stay in place from having new tenants is harder to enforce. Senator Cantwell’s office indicated that the Senator is looking at various funding sources, and considers this to be more than just a local issue.

Discussion then turned to what property within Airway Heights might be available.

End of Recorded Minutes.