



**COLUMBIA AFFORDABLE HOUSING TASK FORCE MEETING MINUTES  
TUESDAY, AUGUST 8, 2023**

**CALL TO ORDER**

The Columbia Affordable Housing Task Force met on Tuesday, August 8, 2023 using Video Conferencing Technology. The Honorable Tina N. Herbert, Chair called the meeting to order at 11:01 a.m.

<b>Attendee Name</b>	<b>Title</b>	<b>Status</b>	<b>Arrived</b>
Tina N. Herbert	Chair	Present	
Jeff Armstrong	Family Promise	Present	
Julie Ann Avin	MIRCI	Present	
Reggie Barner	The Barner Group	Absent	
Yvonda A. Bean	Columbia Housing Authority	Present	
Sue Berkowitz	Director of the SC Appleseed Legal Justice Center	Absent	
Brenna Bernardin	Fast Forward	Present	
Pamela Bynoe-Reed	Central Midlands Regional Transit Authority	Absent	
Kevin Connelly	Connelly Builders	Present	
Dylan Gunnels	Director at Haven Homes	Present	
Tonya Isaac	Community Representative	Absent	
Jeff Larimore	Midlands Housing Trust Fund	Present	
Jennifer Moore	United Way	Present	
Ward Mungo	Mungo Construction	Present	
Brittani Richards	Habitat for Humanity	Present	
Shayla Riley	Coldwell Banker	Absent	
Lila Anna Sauls	President and CEO of Homeless No More	Absent	
Gregory Sprouse	Central Midlands Council of Governments	Absent	
Allison Terracio	Richland County Council	Absent	
Regina Williams	Booker T. Washington Heights Community	Present	
Jim Zieche	More Justice	Present	
Chris Zimmer	Truist Bank	Absent	

**COMMITTEE DISCUSSION**

1. Faces of Affordable Housing Campaign - The Honorable Tina N. Herbert **Received as information.**

Task force members were asked to participate in the recording of short videos to highlight their roles as affordable housing providers and advocates. The series of videos will be posted on the city's website as a special initiative.



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There was an in-depth discussion about the Faces of Affordable Housing campaign. Suggestions around creating a foundation for the campaign included the following:

- Determine the audience.
  - Utilize social media.
  - Have a dedicated person to field questions.
  - Partner with city departments without duplication of effort.
  - Record videos with task force members as advocates of affordable housing.
  - Record testimonials with renters and home buyers highlighting a homebuyer's paradigm shift.
  - Provide feedback on the current Faces of Affordable Housing video.
2. Action Plan for Development & Advocacy Goals - The Honorable Tina N. Herbert  
**Received as information.**

### Development Committee Goals

The city began working on capital for developers by taking some of the lots we own and developing them. We are selling a lot of them for homeownership using a price point of \$159,000 to \$169,000. Based on the Palmetto State Housing Study of 2023, the greatest need is households between \$35,000 and \$75,000. The mayor will be making a presentation on fees and incentives. Before the end of this year, we will conduct an annual capacity building seminar dedicated to faith-based organizations and other non-profits that are interested in becoming small developers.

### Other considerations:

- Explore a special development code for affordable housing developments and bring back recommendations to the task force.
- Draft standards for safe and affordable housing developments.
- Ask the neighborhoods what they want to see and engage them earlier in the process.



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Advocacy Committee Goals

- Create a document for landlords highlighting the importance of maintaining safe housing.
- Use resources available through Columbia Housing.
- Publicize the Tenants' Bill of Rights.
- City of Columbia Community Development Department to share a link to recent tenants' rights workshops held in partnership with Richland County.
- Determine a timeline and partners for the creation of Housing Court.

3. Future of the Task Force - The Honorable Tina N. Herbert **Received as information.**

The Affordable Housing Task Force will focus on completing tasks and projects to meet the existing goals. Committees will be established as needed.

Other considerations:

Connect with Other Service Providers on Slack:

<https://www.dogoodcolumbia.com/resources/tag/Do+Good+2023>

Advocacy Month - August 2023:

<https://www.nahro.org/advocacy/advocacy-and-congressional-resources/action-alert-center/>

**ADJOURNMENT**

The meeting was adjourned at 12:05 p.m.

Respectfully submitted:

Erika D. Moore Hammond, CMC  
City Clerk