

Affordable Housing Commission Minutes

Tuesday, June 16, 2026 at Noon
City Administration Building – Council Chambers

In attendance: Shay Myers, Mollie Fitzgerald, Zack Dye, Solveig Spjeldnes, Mary Abel, Polly Sumney

Absent: Maria Modayil, Meghan Jennings, Megan Vogel, Amy Lipka, Alan Swank

- 1. Introduction – Mission and Purpose** (5 minutes) Shay welcomed everyone and stated the Commission's mission: The Athens City Affordable Housing Commission is a commission of city government established to review best practices, investigate community affordable housing models, and identify needs and opportunities within Athens' city limits to advance decent, safe, sustainable affordable housing for all city residents. The commission is tasked with providing advice and guidance on measures and policies that influence access to and needs within the local housing market. The commission focuses on housing at every income level.
- 2. Establish Quorum** (1 minute) Quorum met with 6 members in attendance.
- 3. Disposition of Minutes** (1 minute) Mary moved to approve the May meeting minutes. Polly seconded. All in favor and the motion carried.
- 4. City Updates – Meghan Jennings (City Planner), Alan Swank (City Council) and Shay Myers (Board of Zoning Appeals)** (5 minutes) Neither Alan Swank nor Meghan Jennings were in attendance for city updates, and there was no BZA meeting this month.
- 5. Speaker – Habitat for Humanity**, Courtney Archibald (15 minutes) Courtney is the Community Engagement Director and shared several updates on H4H projects. They built, recycled and rehabbed 18 homes in 6 counties. 7 new builds were in Athens County. They completed 100 critical home repairs. They completed a \$1mm project in partnership with SAOP through ARPA funds. This includes three homes in Nelsonville that will house SAOP program graduates. They are building two ore in Chauncey that will house H4H employees. The next home dedication is on June 25 in Athens County. The house they are building in the Plains on Johnson Road will be the org's first two story building. H4H is hosting the annual Project Playhouse fundraiser this Thursday, which raises funds to build playhouses for children. H4H is looping to expand capacity in the region and is always looking for volunteers for home builds.

The Commission asked how folks can access the home repair program, which are free this summer if you are eligible (income guidelines vary). Molly Blaire is the contact for the program. Right now it's mostly been work of mouth and social media. There is a waitlist for the program and Habitat works closely with the land bank to identify homes to rehab.

6. Area Housing Development/Construction projects (15 minutes)

- a. Ridges – In a census tract that we will submit to the Governor for consideration in the OZ 2.0 Program. Solveig added that the senior housing group did not meet this past month, but are waiting on additional paperwork to be completed by the City for two 16-unit, 4 level housing developments. They want to solicit community input too.
- b. Senior Housing - Solveig said the senior housing group did not meet this past month, but are waiting on additional paperwork to be completed by the City for two 16-unit, 4 level housing developments. They want to solicit community input too.
- c. Shared & Intergenerational Housing – Group met last week. Nesterly is a program that can be emulated given the city/uni relationship.

7. Committee Reports/Updates (15 minutes)

a. **New Development Committee** - *Mary, Megan V, Meghan J, Mollie and Shay – None.*

b. **Neighborhood Revitalization** - *Maria, Zach, Solveig, Polly, Amy, Megan V*

- *Rental Inspections Processes Subcommittee Update: 617 tenant surveys and 234 landlord surveys were collected. This is 30% of landlords in the city. A Coms doctorate student will clean the data sets in August, and a research methods faculty member will use the qualitative and quantitative data to assign students projects. An MPA stats professor also plan to look at the quantitative data focused on the code office and inspection reports. Tom Pyle with the code office will verify data by end of July. The incoming student senate president is initiating a student renter association under and wants to attend AHC meetings.*
- *Neighborhood Associations and Activities: The Athens West Side is working with Habitat on 5-year plan and community goals.*

c. **Communication/Education Committee (Ad hoc)** – *Polly and Amy:*

8. **For the Good of the Order** (5 minutes): We will move meetings back to the Berry conference room. We are not required to host AHC meetings in the council chambers.

9. **Concluding Remarks** (5 minutes):

10. **Motion to Adjourn**