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>> GLOIRGZ YOU ALL ARE HERE.
I KNOW YOU WON'T WON'T ALL BE
SPEAKING NECESSARILY.
THRIBLES ON YOUR TEAM?

>> NO.
THAT'S IT.

>> TEST.

>> TEST.

>> TEST.

>>

>> ARE WE ALL SET TO GAVEL?

>> SORRY EVERYONE.

JUST MAKING SURE WE'RE ON THE
LIVE STREAM BEFORE WE START
BECAUSE I DIDN'T WANT TO READ IT
TWICE.

>> GOOD MORNING.

WE ARE ALL SET SO WE'RE GOING TO
GET GOING NOW.

>> I GAVEL THIS MEETING OF THE
WAYS AND MEANS COMMITTEE TO
ORDER.

MY NAME IS KINSEY BOK,
THE 8TH CITY DISTRICT COUNSELOR
AND ALSO CHAIR OF THE COMMITTEE.
THIS PUBLIC HEARING IS BEING
RECORDED AT LIVE STREAMED AT
BOSTON.GOV.

IT WILL BE REBROADCAST ON
COMCAST CHANNEL 8, VERIZON
CHANNEL 1964.

THE COUNSEL'S BUDGET REVIEW
PROCESS WHICH CONTINUES -- WILL
ENCOMPASS 27 HEARINGS OVER SIX
WEEKS AND WE STRONGLY ENCOURAGE
THE PUBLIC TO JOIN US IN THAT
PROCESS.

THERE'S A FEW WAYS TO DO THAT.
YOU CAN ATTEND A VIRTUAL HEARING
SUCH AS THIS ONE.

IF YOU GO TO THE WEDNESDAY AND
THE HEARING NOTICE YOU CAN FIND
THE ZOOM LINK AND COMMUNICATE
WITH OUR STAFF AND JOIN AND THEN
TESTIFY AT THE ENDEST HEARING
AND WE ASK YOU TO STATE YOUR
NAME AND RESIDENCE AND ALL
COMMENTS CAN CONCERNED CAN BE
HEARD.

YOU CAN ALSO JOIN WULG ONE OF OUR TWO REMAINING HEARINGS THAT WILL BE DEDICATED TO PUBLIC TESTIMONY.

ON TUESDAY NIGHT AT 6:00 P.M. WE WILL BE HAVING ONE FOCUSED ON CP PS AND THEN ON THE REST OF THE DEPARTMENT E IF YOU'RE NOT ABLE TO JOIN IN PERSON YOU CAN EMAIL THE COMMITTEE AND YOU CAN SEND US WRITTEN TESTIMONY AND YOU CAN ALSO SEND A VIDEO CLIP OF YOURSELF OR YOU CAN GO TO THE CITY COUNCIL'S BUDGET WENT AT BOSTON.GOV WHICH TELL US YOU ABOUT HOUR PROCESS AND HOW TO TESTIFY AND SUBMIT A VIDEO OR WRITTEN TESTIMONY THERE.

WE AS THE COUNSEL BENEFIT BY GETTING ANY LANGUAGE TRANSLATED FOR THE WHOLE COUNSEL AND YOU CAN ALSO EMAIL US USING THE #EOSBUDGET; SO I HOPE YOU WILL JOIN US IN THAT.

TODAY IS ON DOCKET 058 TO 050 OPERATING BUDGET ANNUAL INCLUDING ANNUAL BUDGET FOUR THE SCHOOL DEPARTMENT AND OTHER POAPT POST EMPLOYMENT BENEFITS, DOCKET ORDERS FOR CAPITAL FUND APPROPRIATION AND DOCKET 0593 TO 96 LOAN ORDERS AND LEASE/PURCHASE AGREEMENTS.

THOSE COLLECTIVELY MAKE UP THE WHOLE DOCKET FOR THE MAYOR'S PROPOSED 21 BUDGET AND WHAT WE WILL BE FOCUSED ON HERE TODAY IS THE DEPARTMENT OF NEIGHBORHOOD DEVELOPMENT BUDGET WHICH IS SEEING A MAJOR INCREASE DUE TO INVESTMENTS THAT WE LOOK FORWARD TO HAZARDOUS MATERIAL ABOUT.

I'M JOINED BY MY COLLEAGUES FROM DIRECT 4, DIRECT 6, DIRECT 9, COUNSELOR MEJIA AT LARGE, DISTRICT 5, MICHAEL FLAHERTY AS LARGE, AND I BELIEVE THAT IS EVERYONE THUS FAR.

SO I'M VERY GRATEFUL TO ALL COLLEAGUES FOREJOINING AND ALSO THE COLLEAGUES THAT JOINED FORD A PREVIOUS WORKING SESSION WHERE THE COUNSEL GENERATED A NUMBER OF QUESTIONS FOR THE DEPARTMENT. IF YOU GO TO THE LINK FOR THIS

HEARING YOU CAN SEE THE LINK TO THAT WORKING SESSION AND WITH THE QUESTIONS PROPOSED BY THE COUNSELORS, I SHOULD SAY AT THE START MY OFFICE WAS REMISS IN GETTING THOSE OVER TO D00D LATE AND I KNOW THEIR EPREPARED TO SPEAK TO THOSE QUESTIONS IN TODAY'S HEARING BUT WE DON'T HAVE WRITTEN RESPONSES WHICH I WANT TO ACKNOWLEDGE IS MY BAD. BUT I'M GRATEFUL TO THEM AND LOOKING THAT OVER AND PREPARING DISCUSSION TODAY IN RELATION TO COUNSELOR'S QUESTIONS. AND, OF COURSE, ANYTHING WE DON'T GET ANSWERED TODAY IN THE HEARING WE WILL BE FOLLOWING UP ON AS A COMMITTEE. SO WITHOUT FURTHER ADO I WANT TO RECOGNIZE CHEESE OF HOUSING SHEILA DILLON AND HER TEAM. WE'RE JOINED BY RIC WIL SON DOPE TEE DIRECTOR OF DND, DAVIS, DIRECTOR OF POLICY, TARA CAIN OF THE HOUSING LAB, DONALD WRIGHT OF REAL ESTATE MANAGEMENT AND SALES, LYLEA BERNSTEIN OF SUPPORTED HOUSING AND THEN I THINK NOT PRESENTING BUT AVAILABLE IS DOMINIQUE WILLIAMS DEPUTY DIRECTOR OF HOUSING STABILITY. SO WE'RE GOOD HAVE THE CHIEF CAN AND HER FULL COMPLEMENT OF FOLKS WITH HER NOT THE LEAST IN THE MID MIDST OF A BUSY SEASON WHICH THEY'RE WORKING AROUND-THE-CLOCK TACKLING THE CURRENT CRISIS. CHIEF DILLON? >> THANK YOU FOR HAVING US. IT IS GOOD TO BE HERE. DND CERTAINLY SEES OUR RELATIONSHIP AND OUR PARTNERSHIP AS A PROTECTIVE ONE. WE WANT TO TALK TODAY ABOUT OUR FISCAL YEAR 21 OPERATING BUDGET AND WE LOOKING FORWARD TO WORKING WITH YOU, AS WE SHAPE THE BUDGET AND WE GET BUSY ON THE WORK. WE WOULD BE GLAD TO PROVIDE ANY WRITTEN MATERIAL TODAY OR WRITTEN ANSWERS OF QUESTIONS.

IF YOU HAVE A QUESTION THAT WE CAN'T ANSWER OR HAVEN'T ANSWERED TO YOUR SATISFACTION WE WOULD LOVE TO GET BACK TO YOU.

BUT BEFORE TURNING OVER AND STARTING TO TALK ON THE OUR FISCAL YEAR 21 BUDGET I WANTED TO TAKE A MOMENT AND UPDATE YOU AND UPDATE THE PEOPLE THAT ARE WATCHING ON OUR RESPONSE TO THE COVID-19 PANDEMIC.

AS YOU KNOW THE LAST TWO MONTHS D AND D HAS TAKEN A NUMBER OF STOPS SUPPORT BOSTONNIONS AT THIS TIME.

WE FINANCIALLY SUPPORTED THE CREATION OF THE SMALL BUSINESS RELIEF FUND AND THAT IS BEING ADMINISTERED BY THE OFFICE OF ECONOMIC DEVELOPMENT.

WE ADVOCATED FOR THE EVICTION MORATORIUM AT THE STATE HOUSE AND WORKED WITH LENDERS FOR MORTGAGE RELEASE TO HOMEOWNERS.

WE WORK TO IDENTIFY HOMELESS SHELTERS WITH BOTH OUR PRIVATE SHELTERS AND OUR CITY RUN SHELTERS AND HELP WITH THE CREATION OF THE MEDICAL RECORDS OF THE BOSTON HOPE HOSPITAL.

SO AS YOU ALSO KNOW MOST OF THIS ACTIVITY IS BEING SUPPORTED BY SEVERAL FUNDS.

IT IS NOT INCLUDED IN OUR FISCAL YEAR 21 BIGOT.

I DO WANT TO THAT HOUSING AND COMMUNITY DEVELOPMENT COMMITTEE, THE CITY COUNCIL FOR QUICKLY APPROVAL OF PROVING THE FIRST -- AND YOUR SUPPORT FOR THESE EFFORTS AND YOUR GOOD OPINIONS ON THESE EFFORTS TO DATE.

WE WILL BE RETURNING TO YOU IN THE NEAR FUTURE TO ACCEPT AND EXTEND FUTURE ALLOCATIONS OF THE CARE ACT FUNDED.

SO WITH THAT, I WOULD LOVE TO GIVE YES, I DO A QUICK OVER VIE OF DND AND WHAT WE HAVE ACCOMPLISHED LAST YEAR VERY BRIEFLY AND WHAT WE WOULD LIKE TO TALK ABOUT SOME OF THE NEW INVESTMENT INVESTMENTS FOREFISCAL YEAR 21.

AS MANY OF YOU KNOW BEFORE THE COVID-19 PANDEMIC ALTHOUGH IT'S A LITTLE HARD TO RECALL WHAT LIFE WAS LIKE, DND WAS WORKING HARD WITH MANY OF YOU TO PROVIDE HOUSING IN COMMUNITY DEVELOPMENT SERVICES TO BOSTON RESIDENTS, ESPECIALLY TO THOSE MOST VULNERABLE.

OUR WORK FOCUSED ON FIVE YEARS, WORKED ON ENDING HOMELESSNESS, STRENGTHENING HOMEOWNERSHIP, SUPPORTING RENTERS IN HOUSING CRISES AND WORKING WITH NEIGHBORHOODS TO DEVELOP SUPPLIES CITY OWNED PROPERTY TO MEET COMMUNITY DEVELOPMENT OBJECTIVES LIKE AFFORDABLE HOUSING IN OPEN SPACE COMMUNITY HOUSING URBAN FARMS, ET CETERA. WE HAVE HAD A VERY PRODUCTIVE YEAR.

AS YOU KNOW, LAST YEAR WE UPDATED THE CITY'S HOUSING PLAN GOALS TO MEET THE DEMAND FOR ALL INCOME LEVELS AND STABILIZE RENT AND HOME PRICES.

BASED ON PROJECTIONS WE INCREASE OUR HOUSING PROJECTION AND INCREASE ALL OF OUR AFFORDABLE HOUSING TARGETS COMMENSURATELY. TO DATE THE CITY OF BOSTON SINCERELY 33570 UNITS OF NEW HOUSING AND SINCE THE START OF THE HOUSING PLAN OVER 6,000 UNITS OF DEED RESTRICTED AFFORDABLE TO LOW AND MIDDLE INCOME RESIDENTS.

EARLYIERS THIS YEAR WE AWARDED \$61 MILLION TO CREATE ONE THOUSAND 97 HOUSING UNITS IN 19 DEVELOPMENTS ACROSS THE CITY. AS IT'S IMPORTANT THAT WE CREATE NEW AND AFFORDABLE HOUSING IT'S EXTREMELY IMPORTANT AND CRITICAL THAT WE PRESERVE THE AFFORDABLE HOUSING THAT WE HAVE.

BOSTON HAS OVER 55,000 UNITS OF IN ORDERABLE HOUSING AND THROUGH THIS PLAN WE PRESERVED OVER 15,000 -- 15,000 UNITS SINCE THE START OF OUR WORK ON THE HOUSING PLAN.

WE ROCK'N'ROLL LASER FOCUSED ON

THE SEARCH AND AID DEVELOPMENT THAT WERE AT RISK AND SOME REMAIN AT RISK IN LOSING THEIR AFFORDABILITY.

AS MANY OF YOU KNOW IT WAS A STATE FUNDED PROGRAM AND THE AFFORDABILITY IS COMING TO THE END AND THEY DO NOT HAVE THE FEDERAL PROTECTIONS THAT MUCH OF OUR AFFORDABLE HOUSING HAS.

WE HAVE PRESERVED JUST ABOUT HALF, 460,000 OF THE EXPIRED UNITS AND ARE ON TRACK THIS YEAR TO PRESERVE ANOTHER 150 UNITS. BUT THERE'S STILL A FEW TEST TESTING ONES REMAINING AND WE WILL HAVE TO WORK TO PRESERVE THEM AND IN THAT'S NOT POSSIBLE AND I THINK THERE ARE A FEW THAT ARE PROVING TO BE VERY DIFFICULT WE HAVE HAVE TO WORK WITH OTHERS ON SOLUTIONS TO ENSURE THEY'RE SAFE.

OVER THE PAST FEW YEARS DND HAS A HAS STEPPED UHM EFFORTS AND SUPPORTED RENTERS TO OBTAIN AFFORDABLE HOUSING.

THIS YEAR THE HOUSING STABILITY ISSUE AN ACTION PLAN TO REDUCE EVICTIONS IN BOSTON IN CONTRAST WITH A DOZEN NONPROFIT AGENCIES TO BROWSE OF PROVIDE HOUSING SERVICES AND EMERGENCY SHELTER, EVICTIM PREVENTION, RENT ARREARAGE AND TENANT LANDLORD MEDIATION.

WITH OUR PARTNER AGENCIES WE PROVIDE ASSISTANCE TO OVER 3 THINK CONSTITUENTS AND PREVENTED OVER FIVE HUNDRED HUNDRED EVICTIONS.

WE HELPED RESIDENTS BUY A HOME BY END OF FISCAL YEAR AND WILL HAVE PROVIDED EDUCATION ASSISTANCE TO OVER 1300 HOUSEHOLDS AND WE'RE ALSO JUST ABOUT TO LAUNCH THE ONE BOSTON PLUS MORTGAGE PRODUCT WITH OUR PARTNER WHICH WILL PROVIDE DISCOUNTED MORTGAGES AND ENHANCE DOWN PAYMENT ASSISTANCE TO INCOME QUALIFIED BUYERS.

WE REMAIN FIXED ON GETTING MORE OF OUR MODERATE INCOME FAMILIES

INTO HOMEOWNERSHIP.
IT'S ALSO CRITICAL THAT WE HELP
HOMEOWNERS MAINTAIN THEIR HOMES
TO PREVENT DISPLACEMENT.
SO SO FAR THIS YEAR WE HAVE
PROVIDED 471 HOMEOWNERS FROM
PREVENTION COUNSELOR AND HELPED
HOMEOWNERS WITH DMIERN MODERATE
HOME RIGHT TO REMAIN SILENT
REPAIRS.

A LOT OF THAT WORK HAS BEEN
EXPENDED DUE TO THE PANDEMIC WE
HAVE PERFORMED 40 EMERGENCY
REPAIRS FOR SENIORS IN THE PAST
TWO MONTHS ALONE, MOSTLY ROOF
REPAIRS GIVEN THE AMOUNT OF
RAIN.

DND SUPPORT FOR HOUSING TEAM
WORKED HARD WITH THE MAYOR TO
IMPLEMENT THE HOMING PLAN.
SINCE THE INITIATIVE IN WINDOW
15, DND HAS HOUSED ALMOST 1300
HOMELESS VETERANS AND OVER ONE
THOUSAND CHRONIC ICKILY HOMELESS
INDIVIDUALS.

THIS YEAR WE MARKED RISING TO
THE CHALLENGE.

MANY OF YOU WERE INVOLVED WITH
THAT, THE PLAN TO END YOUTH
HOMELESSNESS AND JUST SHY OF
FIVE MILLION IN FUNDING TO
CREATE NEW HOUSING OPPORTUNITIES
FOR HOMELESS YOUTH AND ADULTS.
WE'RE WRAPPING UP WORK WOULD THE
CONSULTING TIME HIRED TO EXAMINE
OUR SYSTEM, DEVELOP AGENCY
STRATEGY TO REDUCE THE IN-FLOW
INTO OUR ADULT SHELTERS BY
CONNECTING EVERY PERSON SEEKING
SHELL WERE SAFE ALTERNATIVES
WHENEVER POSSIBLE.

AND FINALLY I DO KNOW IN JANUARY
OF 2018 THE MAYOR ANNOUNCED THE
CREATION OF BOSTON HOME FUND
WITH THE GOAL OF RAISING
\$10 MILLION TO CREATE 200 UNITS
OF SUPPORTED HOUSING.

THAT GOAL WAS ACHIEVED THIS PAST
JANUARY.

TWO YEARS EARLIER THAN EXPECTED
AND THAT MONEY WILL BE USED ON
THE DEVELOPMENT AT 3368
WASHINGTON STREET IN JAMAICA
PLAIN BY HIND STREET IN TBC.

I CANNOT BE MORE PLEASED HOW HARD THE STAFF AT DND HAVE WORKED THIS YEAR HOWEVER WE WAKE UP EACH EACH AND EVERY DAY KNOWING THERE'S MUCH MORE TO TO. THAT'S WHY WE LOOK FORWARD TO WORKING WITH YOU TO CREATE HOUSING ACCESSIBILITY TO ALL RESIDENTS.

SO I JUST WANT TO -- I'M WRAPPING UP.

IN FISCAL YEAR 21 OUR BUDGET SUBMISSION DND OUTLINED GOALS AND NEW INITIATIVES FOR THE NEW FISCAL YEAR.

LET ME HIGHLIGHT JUST A FEW.

IN FISCAL YEAR 21 WE WILL CONTINUE TO TO BUILD HOUSING FOR HOUSEHOLDS OF ALL INCOMES.

BUT DIDN'T DND'S FOCUS WILL REMAIN LASER FOCUSED ON LOW AND MODERATE INCOME PRODUCTION.

WE HAVE A HEALTHY PIPELINE OF AFFORDABLE HOUSING DEVELOPMENTS THAT WE WILL WORK HARD TO

ADVANCE EVEN UNIVERSITY UNDER THE CURRENT CIRCUMSTANCES AND I'M SURE WE WILL TALK MORE ABOUT THAT.

WE WILL WORK WITH OUR DEVELOPMENT PARTNERS TO ACQUIRE HOUSING THAT WE WILL CONVERT INTO PERMANENTLY AFFORDABLE HOUSING.

THIS INITIATIVE ARE ACQUISITION PROGRAM, AOP IS PLEDGED TO TAKE A THOUSAND UNITS OUT OF THE SPECULATIVE MARKET.

TO DATE, AOP HAS CREATED 258 UNITS TOWARDS THAT GOAL.

IN FISCAL YEAR 21 WE WILL ASSIST OVER 4,000 INDIVIDUALS THROUGH HOME BUYING CLASSES FOR CLOSURE PRE-VEX, DOWN PAYMENT ASSISTANCE AND HOME REPAIR PROGRAMS.

AND WE WILL ALSO PLACE 220 CHRONICALLY PLACED HOME INDIVIDUALS AND TWO HUNDRED HOMES VETERANS AND ASSIST TWO HUNDRED YOUNG ADULTS WITH BOTH SERVICES AND HOUSING OUTLINING THE CITY'S YOUTH HOMELESS ACTION PLAN.

AND IF THIS PLEA. CONTINUES TO

BE OF OUR YOU ARE THE MOST
CONCERN NOW MORE THAN EVER WE
WILL WORK WITH OUR NONPROPERTY
PARTNERS FOR HOUSING SEARCH,
LEGAL REFERRALS AND ASSISTANCE
WITH RENT ARREARAGE.

THIS WORK WILL STOP MANY
EVICTIONS WE KNOW THEY WILL HE
NEED ADDITIONAL PROTECTIONS AND
THAT'S WHY WE WILL CONTINUE TO
PUSH STATE LEGISLATION TO
PROVIDE LEGAL RIGHTS TO COUNSELS
IF FACING EVICTIONS PROVIDE
TENANTS WITH THE RIGHT TO
PURCHASE THEIR APARTMENT
BUILDING IF PUT UP FOR SALE AND
PROTECT OUR ELDERLY BY REQUIRING
OWNERS TO HAVE A JUSTIFY JUST
CAUSE IN LIMIT BEING THE RENT
INCREASES.

THESE PROSECUTE COMMON SENSE
LEGISLATION AND I HAVE TO
SCRATCH MY HEAD AND WONDERING
WHY IT'S NOT SAILING THROUGH THE
STATE HOUSE.

SO THAT'S WHAT WE BELIEVE DOING
IN 2020 AND WHAT WE HAVE PLANNED
FOR 21.

NOW, NO WRAP UP.

OUR FISCAL YEAR 21 OPERATING
BUDGET REQUEST INCLUDING THE
HOUSING 2030 SPECIAL OPERATION
TOTALS \$27.1 MILLION, WHICH
REPRESENTS AN INCREASE
OF \$6.5 MILLION, OR 31 PERCENT
OVER OUR FISCAL YEAR 20 BUDGET.
THIS IS DUE TO NEW OR EX PEABDED
INVESTMENTS IN HOUSING,
INCLUDING 2.5 MILLION TO CREATE
THE FIRST CITY FUNDED RENTAL
VOUCHER PROGRAM THAT WILL BE
ADMINISTERED BY THE
DHA, \$2.4 MILLION FOR FIRST-TIME
HOMEBUYERS AND 2.2 MILLION IN
FUNDING TO COMBAT IT IS PLACE
MENT AND HOMELESSNESS THROUGH
HOUSING NAVIGATES AND ENHANCED
FRONT DOOR TRIAGE TO CONNECT
HOMELESS INDIVIDUALS WITH
HOUSING AND SERVICES.

WE WILL BE RECEIVING FIVE
MILLION IN CAPITAL FUNDING TO
PILOT A PROGRAM TO HELP 53 I PAY
FOR THE INFRASTRUCTURE COSTS

ASSOCIATED WITH HOUSING DEVELOPMENT IN CHANGE STORE AFFORDABILITY AS WELL AS FIVE MILLION FOR UP UPGRADE AT THE ELDERLY DISABLE PROJECT. AS YOU KNOW MOST OF DND FUNDING COMES FROM EXTERNAL SOURCES. WE WORK EXTREMELY HARD TO LEVERAGE OUR FUNDS TO MAXIMIZE THIS EXTERNAL REVENUE. IT REFLECTS ESTIMATED \$87 MILLION EXTENDED FUNDS FOR FISCAL YEAR 21. THE MAJORITY OF OUR EXTERNAL FUNDS COME IN THE FORM OF GRANTS FROM THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT AND ALLOWS DND TO CARRY OUT A WIDE RANGE OF HOUSING COMMUNITY DEVELOPMENT PROGRAMS ACROSS EVERY NEIGHBORHOOD. ONCE AGAIN I WANT TO THANK THE HOUSING AND COMMUNITY DEVELOPMENT COMMITTEE FOR THE EXPEDITED HEARING ON OUR ANNUAL ENTITLEMENT AWARD TAKEN JUST A FEW WEEKS AGO. WE WILL CONTINUE TO LEVERAGE OTHER CITY REVENUE SOURCES INCLUDING INCLUSIONARY DEVELOPMENT PROGRAMS, NEIGHBORHOOD HOUSING TRUSTS AND AND COMMUNITY FUNDING TO SUPPORT OUR HOUSING GOALS. I WANT TO CLOSE BY ACKNOWLEDGING WE'RE IN UNCERTAIN TIMES AND WHILE OUR BUDGET REFLECT'S CONTINUATION OF PRE-KHOWST COVID PROGRAMS WITH SIGNIFICANT INVESTMENTS IN AND NEW INITIATIVES WE WILL BE MONITORING THE PANDEMIC AND THE RECOVERY OVER THE COMING MONTHS AND WE WILL BE WORKING WITH YOU AND OUR PARTNERS TO ADAPT OUR PROGRAM IN OPERATIONS TO MEET THE NEEDS OF BOSTON RESIDENTS WHEREVER THEY MAY WITH BE. AND WE WILL MAKE SURE THE SUPPORT IS CARRIED OUTER EQUITABLY AND IN KLYCE I HAVELY. THANK YOU FOR ALLOWING US TO DIRECT YOU TODAY. I KNOW IT WAS A LITTLE LONG AND

I WELCOME ANY QUESTIONS THAT YOU MAY HAVE.

>> THANK YOU SO MUCH, CHIEF DILLON.

AND I PUT TO KNOW NOTE WE ARE ALSO JOINED BY MY COLLEAGUE BREAKER AND COUNSELOR JANEY. I THINK WE WILL JUMP STRAIGHT IN TO GUESS.

I WILL DEFER MINE; SO I WILL START WITH COUNSELOR CAMPBELL WHO WAS THE FIRST PERSON HERE AND I WILL PUT THE ORDER IN THE CHAT FOR THE OTHER COUNSELORS. AND I WILL JUST REMIND EVERYBODY AGAIN AND MAYBE FOR THE DND FOLKS WHO HAVEN'T WATCHED THESE BEFORE, WE WILL BE DOING FIVE MINUTE ROUNDS SO AFTER PEOPLE FIVE MINUTES ARE UP I'M GOING TO RAISE MY GAFLT IN MY VIEW WHICH PEOPLE CAN SAY AND I DO HAVE AN ALARM THAT GOES OFF TWO MINUTES AFTER THAT AS A GRACE PERIOD.

SOMETIMES IT GOES OFF WHEN COUNSELOR ARE SPEAKING, SOMETIMES WHEN A MEMBER OF THE ADMINISTRATION IS SPEAKING. IF IT GOES OFF, FEEL FREE TO FINISH YOUR SENTENCE OR THOUGHT BUT THE GOAL OF THE TIME KEEPING IS TO ALLOW EVERYONE IN ON THIS TO GET IN THEIR QUESTIONS AND FOR US TO KEEP THING MOVING ALONG, AND I KNOW THAT AFFORDABLE HOUSING IS AN AREA THAT WE AIL HAVE A LOT OF INTEREST AND WANT TO HAVE A LOT OF CONVERSATION ABOUT, SO WE WILL TRY TO BE EQUAL OPPORTUNITY ON THE TIME KEEPING FRONT. SO COUNSELOR CAMPBELL.

>> THANK YOU COUNSELOR BOK AND CHIEF DILLON FOR THE PRESENTATION.

I LOOKS LIKE OF COURSE WANT TO THANK YOUR MANY OTHER TEAM MEMBERS, DONALD LACY AND HUMIDITYIO AND JOHN AND TAYLOR, KIM, KATIE AND TIM -- I COULD GO ON.

MY TEAM MEMBERS STRESS THEIR GRATITUDE NOT FOR THE WORK YOU'RE DOING IN AND OUT ABOUT

YOU THE WORK THAT WE HAVE DONE BEFORE COVID-19 AND THAT WILL CONTINUE.

AS MANY OF YOU KNOW I'M PASSIONATE ABOUT ACTIVATING THE VACANT LOTS IN THE CITY, INCLUDING THE MANY IN MY DISTRICT AND WE HAVE DONE INCREDIBLE WORK THERE AND SO ONE OF MY QUESTION HAS TO DO WITH WHAT TYPE OF INVESTMENT, WHAT MIGHT WE IMMEDIATE TO SEE TO ACTIVATE SOME OF THESE LOTS A LITTLE QUICKER.

HOW DOES COVID-19 AFFECT THAT. ONE OF MY OTHER QUESTIONS HAS TO DO WITH, GIVEN THE CURRENT STAFFING AND CAPACITY, HOW MANY LOTS ARE YOU ABLE TO MANAGE THROUGH THE DISPOSITION PROCESS. THIRD QUESTION, AND I JUST HAVE FOUR IS WHAT DND CONTRACTING WITH OUR MWBE'S?

OBVIOUSLY WE HAVE BEEN INTENTIONAL THINKING ABOUT AS WE ACTIVATE THE VACANT LOTS HOW WE CAN FILL IN THOSE BUSINESSES RUN BY WOMEN AND PEOPLE OF COLOR. AND MY LAST IS QUESTIONS RELATED TO SOME OF THE SMALL NONBUILDABLE LOTS.

IS THERE A PROFIT WE'RE SEEING? ARE PEOPLE PAYING A MARKET PRICE?

WHAT HAPPENS WITH THOSE LOTS? THOSE ARE MY QUESTIONS FOR NOW. OTHERS I HAVE I CAN EMAIL TO COUNSELOR BOK OR FOLLOW-UP SEPARATELY BECAUSE I KNOW HOW BUSY YOU GUYS ARE.

THANK YOU.

>> THAT YOU'RE THANK YOU FOR THAT QUESTION.

AND YOU KNOW, WE ARE -- DND IS VERY ANXIOUS -- I THINK IDEALLY PLACE FOR US TO BE -- WE DON'T OWN ANY PROPERTY; RIGHT.

IT'S ALL OWNED AND DEVELOPED AND THE AFFORDABLE HOUSING IS OWNED BY THE COMMUNITY AND YOUR OFFICE HAS BEEN A FABULOUS PARTNER IN THINKING ABOUT HOW TO ACTIVATE THE LOTS.

SO WE REMAIN COMMITTED.

WE DID SUSPEND OVER THE LAST TWO-ISH MONTHS NOW ALL ACTIVITY RELATED TO COMMUNITY CONVERSATIONS, AND WE HAD -- WE WERE JUST ABOUT TO BEGIN STARTING ON EITHER END OF BLUE HILL AVENUE AND GOING UP AND HAVING ROBUST COMMUNITY CONVERSATIONS ON ALL OF THE LOTS IN YOUR SEVERAL BLOCKS.

I'D LIKE TO THINK WITH YOUR OFFICE AND ANYBODY'S OFFICE ON HOW TO CONTINUE TO DO THAT THIS SPRING AND SUMMER. VIRTUALLY.

BECAUSE I DON'T KNOW HOW TO HAVE LARGE MEETINGS AND WEAVER TALKING ABOUT THAT INTERNALLY TOO.

HOW DO WE HAVE LARGE MEETINGS SAFELY SO IF WE DID HAVE DISPOSITION MEETINGS VIRTUALLY WOULD TEAM PEOPLE FEEL LIKE THEY WERE HEARD?

WE NEED TO BE CAREFUL BECAUSE WE WANT TO BE SURE EVERYONE HAS A VOICE.

SO WE WOULD LOVE TO THINK THAT THROUGH WITH YOU.

WE HAVE BEEN GIVING IT SOME THOUGHT.

WE ONLY HAD SEVERAL HUNDRED LOTS LEFT THAT ARE ACTIVELY IN PROGRAM BUT WE WOULD LOVE TO MOVE IT ALL.

OUR IDEA REALLY IS WE GET PROPERTY THROUGH SUR SURPLUSSING OR TAX FORECLOSURES AND THEN MOVING IT RIGHT BACK OUT. SO.

I FEEL A LOT FRUSTRATED A LOT OF THE GOOD WORK AND THE PLANNING THAT WE WERE DOING HAS STOPPED BUT WE WOULD LOVE TO RESUME IT.

BUT WE WILL GET OVER TO YOU -- I THINK WE HAVE BUT WE WILL GET OVER A FRESH LIST OF ALL OF THE LOTS THAT WE ARE WORKING ON.

I WILL TURN IT OVER TO RICK OR DONALD ABOUT HOW -- WHO WE ARE CONTRACTED WITH TO TAKE CARE OF THE PROPERTY AND SURE WE HAVE BEEN INTENTIONAL ABOUT MAKING SURE THE CONTRACTS ARE GOING TO

BOSTON RESIDENTS AND MWBE
BUSINESSES BUT I DON'T KNOW IF
YOU WOULD LIKE TO TALKTANT THAT
RICK AND THEN DONALD COULD TALK
ABOUT OUTREACH.

>> I CAN TALK ABOUT, YOU KNOW --
I KNOW IN THE WORKING SESSION A
NUMBER OF WORKERS TALKED ABOUT
CONTRACTORS AND IT'S SOMETHING
THAT SHEILA FEEL STRONGLY ABOUT
AND HE ALL OF THE WORK THAT WE
DO BECAUSE OF THE MAJORITY OF
OUR FUNDING IS GIVEN OUT IN THE
FORM OF CONTRACTS AND CONTRACTS
AS LONG AS IT GOES TOE
DEVELOPERS AND HOME OWNERS AND
HOME BUYERS AND WE WANT TO MAKE
SURE THAT THE MWBE'S ARE FOR
THAT ACTIVITY.

AND THE COUNSEL HAS INDICATED, I
THINK LOWER PARTICIPATION AMONG
MWBES AND OF AIL OF OUR
CONTRACTS, 65 PERCENT OF THEM,
OF THE VAST MAJORITY FOR
NONPROFIT FOR THE MOST
VULNERABLE IN BOSTON, SO IF YOU
EXCLUDE THOSE THAT LEAVES 50
CONTRACTS WITH FOR PROFIT
ENTITIES.

AND OF THOSE AND THERE WAS ONE
WHO A CERTIFIED MWBES AND THAT'S
NOT GOOD ENOUGH BUT WE KNOW
THERE ARE ABOUT 19 OF THOSE
VENDORS THAT ARE MWBES AND THAT
GETS UP TO 45 PERCENT OF OUR
CONTRACTS SIX WE FEEL GOOD ABOUT
THAT.

WE ALWAYS WANT IT TO BE HIGHER
BUT WE TO WANT TO ENCOURAGE
THOSE VENDORS TO GET CERTIFIED
WITH THE CITY, AND WE TALKED TO
OET ABOUT THE PROCESS POSITIVE
MAYBE THE CERTIFICATION PROCESS
SIMPLER FOR THOSE BUSINESSES
BECAUSE WE HAVE HEARD IT CAN BE
A LITTLE CUMBERSOME BUT AGAIN
THIS IS DEFINITELY A PRIORITY
FOR US.

WE TRY TO DO THE BEST WE CAN AND
WE INCLUDE LANGUAGE IN OUR RFPS
AROUND DIVERSITY AND INCLUSION
AND IT'S -- DONALD IF YOU DON'T
MINDLY SEND IT OVER TO YOU TO
TALK ABOUT THE OUTREACH AND WHAT

IS INCLUDED IN OUR RFPS.

>> THANK YOU, RICK AND COUNSELOR
CAMPBELL, GREAT TO SEE YOU.
I HOPE YOU AND YOUR FAMILY ARE
DOING WELL.

I DO WANT TO TALK WITH HE
REGARD TO BOSTON BASED
CONTRACTING.

THINKS IS SOMETHING THAT WE
REALLY TAKE IT AN EFFORT IN AND
FROM A BOOTS ON THE GROUND
PERSPECTIVE.

AND THE NUMBER OF WORK SHOTS
THAT WE DO.

BUT WE HAVE THIS SORT OF
APPROACH IN OUR DIVISION WHERE
WE'RE TALKING TO CONTRACTORS
WORKING SO YOU MIGHT SEE GUYS
NEXT TO OUR SITE.

WE'RE BRINGING THEM IN AS THEY
MEET WITHS WE ARE TALKING ABOUT
GETTING THEM INTERESTED AS A
VENDOR WITH THE CITY FIRST AND
FOREMOST AND THEN TAKING THEM TO
A PROCESS WHERE THEY CAN -- AS
YOU KNOW TO BE CERTIFIED.

WE PARTNER ON WORKSHOPS OVER THE
LAST FEW YEARS AND WHAT I CAN
SAY, ABOUT WE DIDN'T
HAVE PERCENT OF THE ADD NEEDED
CONTRACTS THAT WE HAVE, WHICH
ARE REALLY SMALL IN VALUE BUT IT
DOES PROVIDE A BARRIER OF ENTRY
FOR FOLKS ON THAT SCALE SCALE
ABOUT 75 PERCENT OF THEM ARE
GOING UP TO BOSTON BASED
CONTRACTORS AND THAT'S A
TESTAMENT TO MY TEAM SUPPORTING
NETWORK OF FOLKS AROUND AND
FOLKS THAT BELIEVE IN THIS SO WE
HAVE' NICE COMMUNITY FOR FOLKS
TO COME TO DND FOR THAT FIRST
OPPORTUNITY.

AND THEN FUNNELLER COUNSELOR,
THE NONBUILDABLE LOTS.

WE HAVE BEEN VERY -- THERE'S
BEEN A LOT OF -- WE COULD EMAIL
WITH RESPECT TO THAT ONE.

>> YEAH.

>> WE COULD EMAIL THAT ONE.

I WILL EMAIL YOU.

>> YOU THANK YOU COUNSELOR BOK.

>> THANK YOU FOR THE EXCELLENT
TIME MANAGEMENT.

ALL RIGHT.

NEXT UPPER IS COUNSELOR O'MALLEY
AND THEN COUNSELOR BREADON.
COUNSELOR O'MALLEY?

>> GOOD MORNING CHIEF AND TO
YOUR REMARKABLE TEAM.

I WANTED TO BEGIN THIS BY THAT
GO YOU AND THE TALENTED MEN AND
WOMEN OF DND WHO HAVE SERVED
THIS CITY EXCEPTIONALLY OVER
THESE INCREDIBLY DIFFICULT TWO
AND A HALF MONTHS AND I REALLY
VALUE YOU AS A COLLEAGUE AND
DISPREBD LEADER IN THE CITY AND
RECOGNIZE THE COMPLEXITY OF WHAT
WE'RE UP AGAINST.

SO YOU AND I HAVE WORKED
TOGETHER LONGER THAN MOST PEOPLE
IN THIS BUILDING SO I APPRECIATE
YOU MORE AND MORE EVERY YEAR.

>> I WANT TO BELIEVING TO OVER
LINE ITEMS AND I HAD A COUPLE OF
SPECIFIC QUESTIONS TORE THE
FIRST ROUND.

THERE WERE REALLY ONLY THREE
INCREASES IF YOU GO THROUGH THE
5/10/00 LINE ITEMS, PERSONAL
NENT EMPLOYEES IS UP 30/00/00.

IS THERE'S THAT ADDITIONAL
EMPLOYEES OR JUST RAISES AND
STEP INCREASES FOR YOUR TEAM.

>> I WILL ASK RICK.

CAN YOU DID -- THAT'S ONE
ADDITIONAL POSITION.

WE DID GET PROFILE IN THE
RECOMMENDED BIGOT FOR FAMILY
HOMELESSNESS AND I'M SURE LILAC
CAN TALK MORE ABOUT.

>> FAMILY HOMELESSNESS IS
SOMETHING THAT WE ALL CELEBRATE
IN HELPING WITH THOSE SERVICES.

AND 52, LINE '5, NINE HUNDRED
CONTRACTED SERVICES IS THAT
ABOUT \$582,000.

WHAT IS THAT?

>> SO A GOOD CHUNK OF THAT IS
ACTUALLY DO TO -- IT'S A SHIFT.
THIS IS GOING TO BE KIND OF
TECHNICAL BUT FROM OUR
ENVIRONMENTAL ABATEMENT PROGRAM
OUR CDBG GRANT FUNDED AND IT
WILL ALLOW MORE CDBG GRANT
FUNDING AVAILABLE AND HOUSING ON
THE GRANT SIDE.

>> IS THE MONEY FOR THAT ENVIRONMENT BASIS THAT'S FOUND ELSEWHERE?

>> YEAH.

AND THEN THE BIGGEST ONE.

I KNOW THAT THE PROGRAMMING STUFF.

THAT YOU CAN BRIEFLY TALK ALBANY THAT.

>> I CAN KIND OF QUICKLY LIST THEM.

I'M SURE FOR THE REST OF THE HEARING WE WILL GO OVER THE DETAILS BUT THAT'S IN OUR TRIAGE, AND STREET OUTREACH, THE HOLELESS HOMELESS STREET OUTREACH, A MILLION FOR RAPID REHOUSING FOR YOUTH AND ADULTS THAT WAS INCLUDED IN OUR YOUTH HOMELESSNESS CLAIM AND FOR THE NAVIGATOR PROGRAM AND HOUSING COURT, INCREASE FOR FINANCIAL ASSISTANCE TORRENTERS.

AND HOMELESSNESS ADVISER WHICH I MENTIONED.

TWO AND A HALF MILLION FOR THE FIRST RENTAL PROGRAM AND HANDSOME OF THAT INCREASE IS FOR VOUCHERS AND 2.4 MILLION FOR HOME BUYER ASSISTANCE IN THE FORM OF ENHANCED DOWN PAYMENT ASSISTANCE AND THE 1 PLUS BOSTON MORTGAGE PROGRAM.

THE LAST SEGMENT WOULD BE INTERESTED IN THAT AS WELL. IT'S A SMALL AMOUNT OF MONEY BUT WE ARE TRYING TO PROVIDE PREDEVELOPMENT SUPPORT FOR THE DEVELOPERS.

TRISKTE IF WE'RE LOOKING -- WILL THAT NUMBER GROW WITH THE RESUBMISSION, RECOGNIZING THE ADDITIONAL RENTAL RELIEF WOULD BE NEEDED AS IT RELATES TO COVID-19 AND THE REPORTS --

>> YES.

BECAUSE WE ARE KIND OF UNDERTAKING THAT CURRENT YEAR THAT'S NOT INCLUDED IN THE FY21 BUDGET AND I THINK -- WE ARE REALLY LOOKING AT THE STIMULUS FUNDING AND THAT WE WOULD SPEAK MAKE TO YOU.

SO I DON'T THINK WE WILL COME

BACK IN THE FORM OF A
RESUBMISSION.
THAT WOULD BE HANDLED THROUGH
THE STIMULUS FUNDING.

>> GOOD ENOUGH.

JUST MAYBE SOMETHING TO BE
MINDFUL GOING FORWARD.

>> THERE WAS AN AGGRESSIVE
PROJECTION IN THE MIDDLE INCOME
UNITS PERMITTED FROM 2019 TO THE
PROJECTED 20, 2387 UNITS
PROJECTED 4505 THIS YEAR AND THE
TARGET FOR NEXT YEAR IS SORT OF
IN BETWEEN, ABOUT 3304 TOTAL.
IS THAT REFLECT OF THE FACT THAT
WE HAVE SEEN A PAUSE IN THE
BOSTON REAL ESTATE MARKET RIGHT
NOT GOING TO ASSUMING IT'S GOING
TO ENTER A BEAR MARKET IN THE
RECOVERY.

>> WE DO ANTICIPATE THAT THE
INCLUSIONARY DEVELOPMENT UNITS
ASSOCIATED WITH MARKET RATE
DEVELOPMENT MAY SLOW DOWN.
WE HAVE CREATED A LOT OF MIDDLE
INCOME HOUSING THROUGH IDP
PROGRAM AND WE ARE ALSO BUILDING
MIDDLE INCOME HOUSING UNITS
WHICH I THINK IS A GOOD PROGRAM.
WE LIKE TAKING A LOT OF OUR
ROARSZ RESOURCES AND FUNDING
RENTAL PROPERTIES THAT SUPPORT
VERY LOW INCOME HOUSE HOLDS BUT
WE DO WANT TO SPEND AND HAVE
BEEN SPENDING MORE MONEY IN LAND
IN CREATING HOMEOWNERSHIP
OPPORTUNITIES.

SO THE ANSWER IS HE YES, WE DO
ANTICIPATE THERE PLAYING BE A
SLOW DOWN WITH CREATING UNITS IF
HE THE MARKET DOES SLOW DOWN.

>> HOW CLOSE DID WE GET TO OUR
PROJECTED 4554 NUMBER FOR THIS
YEAR?

>> I'M GOING TO ASK THAT FOR
YOU.

I'M GOING TO FIND THAT FOR YOU.
DOES ANYONE KNOW?

RICK?

>> I'M TRYING TO FIND THAT NOW.

>> AND THIS WOULD BE MY FINAL
QUESTION IF YOU FIND THAT NUMBER
YOU CAN TUSH IT IN.

BUT FOLLOWING ON THAT AS IT

RELATES TO THE DISPOSITION OF PROPERTY, WHICH WE WORKED WELL, SHEILA SPECIFIC AND AND WE HAVE BEEN ABLE TO FIND A PARTNERSHIP FOR THIS POSITION, I WOANDER, WHEN WE WENT ENTER A BEAR REAL ESTATE MARKET DOES THAT MAKE THE CITY LESS LIKELY TO DID DISPZ OF PROPERTY OR DOES IT DEMONSTRATE THAT WE OWCHESLY NEED MORE AFFORDABLE HOUSING?

>> I GUESS THAT WILL BE MY LAST WORD FOR THIS ROUND.

>> SO I WILL ANSWER QUICKLY. WE DON'T ANTICIPATE THAT THE AFFORDABLE HOUSING PRODUCTION WILL SLOW DOWN AND MOST OF WHAT WE DO WITH OUR SURPLUS PROPERTY IS CREATE AFFORDABLE HOUSING. WE SELL VERY FEW PIECES FOR A LOT OF MONEY SO WE THINK THAT ACTIVITY IS GOING TO CONTINUE. I DON'T ANTICIPATE A SLOW DOWN.:

>> THANK YOU TO YOU ADHESIVE AND YOUR INCREDIBLE TEAM.

>> THANK YOU COUNSELOR O'MALLEY. WE EDUCATED THE ORDER DUE TO CONNECTION ISSUE ISSUES SO WE WILL GO ANYWHERE ELSE IN EX TO COUNSELOR MEJIA.

>> I KNOW YOU GUYS ARE WORKING HARD UNDER THESE CRAZY CORONAVIRUS TIMES SO WE REALLY DO APPRECIATE ALL OF YOU ARE DOING AND CONTINUE TO DO FOR FOUR OUR MOST VERBAL FAMILIES SO WOIFS IS THAT I KNOW, EASTER BE BEFORE YOU STARTED THIS POSITION A LOT OF FOLKS IN THE HOUSING HOLD YOU IN HIGH REGARD, FOLKS LIKE DONNA HEYS, LIBBY HEYS, FOLKS I HAVE WORKED WITH IN DIFFERENT CAPACITIES AND I HAVE NOTHING BUT LOVE FOR YOU SO I WANT TO THANK YOU FOR ALL YOU DO FOR YOUR FAMILIES AND YOUR TEAM AS WELL.

SO I'M JUST GOING TO GET TO MY QUESTIONS.

HERE ARE SOME OF THE QUESTIONS THAT WE ASKED DURING THE WORKGROUP SESSION AND I JUST WANTED TO UP LIFT THESE AGAIN. AND BASE MY EYES ARE A LITTLE

STRAINED THESE DAYS LET ME PUT
THIS IN THE BIGGEST FONT.
WHERE ARE THE OFF PERFORMANCE
GOALS CREATED PRIOR TO
COVID-19 AND HOW WILL OR SHOULD
THESE MEASURES CHANGE AS A
RESULT OF THE CRISIS?
I'M CURIOUS AS ONE OF THE GOALS
IS TO CREATE TWICE AS MANY
HOMEOWNERSHIP OPPORTUNITIES
IN 21, SO HOW WILL THAT HAPPEN
AND HOW WILL THIS PANDEMIC
AFFECT THOSE GOALS?
WHAT OUTBREAK HAS BEEN BROUGHT
TO ENGAGE IN THE DEVELOPMENT
PROCESS.
I ALWAYS BELIEVE NOTHING WITHOUT
US AUNT US IS FOR US SO I
APPRECIATE THE IMPORTANCE OF THE
COMMUNITY ENGAGEMENT AND
FIGURING OUT WHAT IS THAT
STRATEGY LOOK LIKE AND MAKING
SURE IT'S IN MY NAME LANGUAGES
AND THAT WE'RE BUILD SUPPORTING
COMMUNITIES THAT HISTORY LE
DON'T SHOW UP SO IT'S NOT THE
USUALLY SUSPECTS.
FOLLOWING UP ON COUNSELOR
O'MALLEY'S QUESTIONS CAN YOU
TALK ABOUT THE NEW ADVISER AND
ON FAMILY AND HOMELESSNESS
POSITION AND EXPAND ON WHAT THAT
WILL LOOK LIKE AND THE LANGUAGE
-- I'M CURIOUS TO KNOW
HIM CALLS THE OHS HAS RECEIVED
WHICH REQUIRED INTERPRETATION
AND HIM THEY'RE EXPECTING THIS
UPCOMING YEAR, WHAT ROLES DO THE
NONPROFIT COMMUNITY HAVE IN THIS
IN SHAPE BEING THE DNC'S AGENDA
AND BEING A COMMUNITY
ORGANIZING MYSELF I'M CURIOUS
ABOUT HOW DO WE ENGAGE CITY
LIFE, HOW DO WE ENGAGE THE CITY
VOTES, HOW DO WE ENGAGE MORE
PROGRESSIVE NONPROFIT
ORGANIZATIONS IN THESE
CONVERSATIONS.
THANK YOU SO MUCH.
>> THOSE GREAT QUESTIONS.
LET'S SEE HOW MANY WE CAN GET
THROUGH.
SO THE PERFORMANCE GOAL FOR OHS,
THEY WERE BEFORE COVID-19 SO WE

ANTICIPATE THAT THE GOALS WE WILL USE THIS YEAR, WE WILL EXCEED OR WE CAN EVEN CHANGE THEM TO REFLECT THE RENT TO RELIEF FUNDS AND HOW MANY PEOPLE WILL BE HELPING AND ASSISTING THROUGH THAT.

SO, YES, THEY WERE BEFORE THE COVID-19.

SO ON HOMEOWNERSHIP, COUNSELOR, WE'RE MOVING FORWARD.

WE'RE GOING TO ANNOUNCE, YOU KNOW, A NEW HOME BUYING PROGRAM, MORTGAGE PROGRAM IN JUNE.

WE'RE GOING TO DOUBLE DOWN ON DOWN PAYMENT AND CLOSING COST ASSISTANCE.

I'M HOPEFUL -- WE WERE STARTING TO SEE BEFORE COVID-19 THE HE SALES MARKET START TO FLATTEN OUT SOME SO WE STARTED TO PREPARE TO HELP PEOPLE ACQUIRE HOMES.

YET WE HAVE TO BE CAREFUL BASE WE WANT FOB SURE ARE GOING TO BE FINANCIALLY STABLE.

WE DON'T WANT TO PUT ANYONE IN THE SITUATION WHERE THEY WON'T BE ABLE TO MAINTAIN IT BUT WE'RE MOVING FORWARD WITH A BIG PUSH THIS SPRING AND SUMMER TO HAVE PEOPLE BUY HOMES.

IT WILL BE CHALLENGING TO VIEW HOMES.

THERE'S NOT A LOT ON THE MARKET RIGHT NOW, AND I THINK PEOPLE ARE HUNKERED DOWN AND HOOKED BUT STILL I THINK WE'RE GOING TO GO FORWARD WITH A LOT OF RESOLVE.

IF I COULD TALK A LITTLE BIT HABIT COMMUNITY ENGAGEMENT, AND I YOUR QUESTION COME OVER EARLIER EXPHIG IT'S -- I WANT TO TALK ABOUT HOW WE SHAPE POLICY AND PUT TOGETHER OUR GOALS AND PLANS.

AND I LISTED OUT, AND I'M WANT TO READ THEM, WE HAVE A HOUSING ADVISORY TASK FORCE, AN EVICTION PRE-PRESENTATION TASK FORCE, THE BOSTON CARE LEADERSHIP TEAM AND STEERING WHEEL STEERING WHEEL STEERING COMMISSIONER THE BOSTON ADVISORY COUNCIL ON ENDING

HOMELESSNESS.

WE HAVE THE BOSTON YOUTH ACTION BOARD, THE DISABILITY TASK FORCE THAT WE RUN AND MANAGE WITH COMMISSIONERS.

AND ON ALL OF THOSE BOARDS AND COMMISSIONS THERE'S A LOT OF REPRESENTATION.

REPRESENTATION FROM COMMUNITIES, NONPROFITS, ADVOCATES, REGULAR FOLKS THAT ACTUALLY HAVE BEEN THROUGH SPACES.

WE HAVE A HOMELESS ADVISORY BOARD FOR THOSE WHO ARE HOMELESS OR HAVE BEEN HOMELESS AND WE TAKE THOSE CONVERSATIONS AND WORK SERIOUSLY AND NEVER DEVELOP PROCESSES WITHOUT A LOT OF INPUT.

AND WE CERTAINLY WELCOME THE CITY COUNCIL'S IN PITT GOING FORWARD AND YOUR INPUT AND IF YOU HAVE PEOPLE AND YOU HEAR THEY'RE MAYBE NOT PLUGGED IN, WE WOULD BE GLAD TO TAKE TO I AND SEAT HOW WE COULD PLUG THEM IN. YOU KNOW THE BIGGER THE TABLE THE BETTER.

AND I BELIEVE THAT.

WE REALLY THROUGH RICH CONVERSATIONS WE IMPROVE WHAT WE'RE DOING.

SO WELCOME THAT ALL DAY.

WE DO HAVE SOME LANGUAGE CAPACITY AT OHS.

I HAVE TO GET BACK TO YOU ON HOW MANY CALLS COME IN SEEKING, I CAN GET THAT FOR YOU, HOW MANY CALLS COME IN NEEDING LANGUAGE ASSISTANCE.

I WILL HAVE TO GET BACK TO YOU ON THAT.

IT'S DEET THAT WE KEEP BY THE GIST DON'T HAVE IT WITH ME.

>> AND I STILL HAVE ONE COMMENT.

I DON'T SEE THE GAVEL.

JUST JUST CURIOUS ABOUT -- MY COLLEAGUES MADE THE POINT OF BEING -- I HEARD RICK SAY WE HAVE A LOT OF NONPROFIT ORGANIZATIONS BUT I KNOW THERE HASN'T BEEN -- OFTENTIMES THE NONPROFITS ARE NOTE LET BY PEOPLE OF COLOR AND I WANT TO BE

MINDFUL AND RAISE THAT UP
BECAUSE THEY'RE NONPROFIT
DOESN'T NECESSARILY MEAN THOSE
EXECUTIVE DIRECTORS ARE OF
COLOR.

WE KNOW THAT SPACE WE STILL HAVE
A LOT OF WORK TO DO AS WELL I'M
CURIOUS ABOUT WHETHER OR
NOT YOU ARE ALSO DOING SOME DATA
ASSESSMENT ABOUT THAT.

>> AND THERE'S MY TIME.

>> I WON'T SAY THE BEST
NONPROFITS BUT SOME OF THE
NONPROFITS ARE LED BY PEOPLE OF
COLOR.

SOME ARE NOT.

>> CERTAINLY WHEN WE'RE
EVALUATING ALL OF OUR CONTRACT
WE'RE LOOKING FOR REPRESENTATION
AND REALLY WE'RE LOOKING FOR
DIVERSE BOARDS AND WE WILL KEEP
THAT TOP OF MIND.

>> THANK YOU SO MUCH COUNSELOR
MEJIA.

NEXT IS COUNSELOR GEORGE.

>> THANK YOU AND THANK YOU FOR
BEING WITH US THIS MORNING.
SPECIAL THANK YOU FOR KATHY AND
KATIE, WHO ATTEND REGULARLY MY
FAMILY SHELTER ROUNDTABLE
DISCUSSIONS AND THE WORK THAT
YOU'RE COMMITTED TO DOING IN
THAT SPACE.

AND WE REALLY APPRECIATE THIS
PLAN AND I KNOW COUNSELOR
O'MALLEY BROUGHT THIS UP AND
MEJIA BROUGHT IT UPPER AND HOW
THEY WILL DEVELOP COORDINATION
BETWEEN THE PROGRAMS AND OTHER
SERVICES OFFERED BY THE STATE
AND BY THE STATE AND YOU KNOW,
THAT'S A REAL DISCONNECT WHEN WE
TALK AUNT FAMILY DISPARITY AND
HOMELESSNESS AND.

I WOULD ALSO LOVE TO HEAR ABOUT
DND'S WORK AROUND TRACKING
FAMILY HOMELESSNESS AND MAKE
SURE WE KNOW WHO THEY ARE, WHERE
THEY ARE, WHERE THE KIDS WHY
TOAL 62, HOW OLD THE CHILDREN
ARE, THAT'S REALLY IMPORTANT TO
ME.

AND THEN I'M REALLY INTERESTED
IN GETTING TO A PLACE WHERE

WE'RE WRITING A PLAN TO END
FAMILY HOMELESSNESS.
AND I THINK IT'S POSH IF WE
DON'T SET GOALS TO END FAMILY
HOMELESSNESS, EVEN IF IT'S GOING
TO TAKE A LONGER PERIOD OF TIME,
THEN WE'RE NOT WORKING TOWARDS
IT.

I WOULD LOVE TO HEAR A RESPONSE
TO THAT.

I ALSO HAVE QUESTIONS ABOUT
YOUTH HOMELESSNESS AND THEN
REALLY INTERESTED IN THE WORK OF
THE HOMELESS NAVIGATES.

THANK YOU MADAM MEDICARE CHIEF.

>> I'M GOING TO HAPPENED THIS
OVER TO ILA BERNSTEIN WHO HAS
BEEN THE LEAD ON THIS PARTICULAR
POSITION AND HOW IT WILL FIT
INTO OUR WORK ON HOMELESSNESS.
AND I WANT TO GO OFF MUTE AND
THANK YOU FOR YOUR ADVOCACY FOR
THIS POSITION.

YOU HAVE BEEN RAISING THIS ISSUE
FOR QUITE SOME TIME AND HAVE
BEEN FOCUSED ON INDIVIDUALS AND
I THINK NOW WITH THIS POSITION
WE CAN GET MUCH MORE
INTENTIONAL.

WITH THAT I WILL HAND IT OVER TO
LYLEA.

>> GOOD MORNING COUNSELOR.
CAN YOU HEAR ME?

>> SO, FIRST TALK ABOUT THE
FAMILY ADVISER AND I WANT TO
ECHO WHAT CHIEF DYLAN SAID,
WE'RE APPRECIATIVE OF YOUR
LEADERSHIP AROUND FAMILY
HOMELESSNESS AND WE'RE EXCITED
ABOUT ADDING THIS NEW POSITION
SO IN 2019 YOU FILED AN
ORDINANCE ON ENDING FAMILY
HOMELESSNESS AND SO THAT KIND OF
PUSHED OUR THINKING FURTHER AND
THE PROPOSAL IN THE BUDGET TODAY
IS TO CREATE AN ADVISER ON
FAMILY HOMELESSNESS TO STAFF
THIS COMMITTEE, TO STAFF THE
COMMERCIAL COMMISSION AND ALSO
TO DRIVE THE DOCUMENTTATION AND
IMPLEMENTATION IN THE BOSTON
STRATEGIES TO PREVENT AND END
FAMILY HOMELESSNESS, TO DRIVE
ADVOCACY WITH STATE SYSTEMS AND

TO IMPROVE OUTCOMES FOR HOMELESS FAMILIES AS WELL AS CONVENE PARTNERS FOR COORDINATION, SO THERE'S A LOT THAT IS DRIVEN BY THE STATE BY THE ALSO A LOT OF RESOURCES THAT THE CITY CONTROLS LIKE ENDING FAMILY HOMELESSNESS AND WE REALLY DO NEED POINT PERSON TO IMPROVE THIS COORDINATION ACROSS THE SYSTEM. SO THERE ARE AN EXTENSIVE NUMBER OF PROGRAMS THAT ARE DEDICATED TO PROVIDE HOUSING ON SHELTER SUPPORT FOR FAMILIES EXPANDING HOMELESSNESS AND FAMILIES AT RISK, INCLUDING WITH THE BOSTON HOUSING AUTHORITY WHICH DREETS AN INCREDIBLE NUMBER OF HOUSING OPPORTUNITIES FOR FAMILIES EXPERIENCING HOMELESSNESS BITE HAVEN'T HAD THIS WELL COORDINATED HOMES. HE AND PROMOTING FOUNDING SYSTEMS OF HOMELESSNESS AND STRENGTHENING OUR PATHWAYS AND PREVENTION PARTNERSHIPS TO PREVENT AND END FAMILY HOMELESSNESS. THAT'S THE THE CONCEPT OF THIS ADVISER. IT IS BASED ON THE LEARNINGS THAT WE HAVE COME TO THROUGH HAVING A VERY COORDINATED OVERT ON ENDING CHRONIC HOMELESSNESS AND VETERAN EXPLOAMS YOUTH HOMELESSNESS SO I THINK WE CAN TAKE THOSE LESSONS AND APPLY THEM TO STATE HOMELESSNESS. WE WILL NEED STATE PARTNERSHIP. THEY CONTROL THE FAMILY HOMELESSNESS SYSTEM AND CONTROL THE POLICIES AROUND THAT AND THE RESOURCES AROUND FAMILIES EXITING HOMELESSNESS WITH RAPID REHOUSING SO THIS WILL SLIGHTLY NEED TO BE A PARTNERSHIP WITH THE STATE. >> I'M REALLY EXCITED AND I THINK THIS WILL CREATE THAT DIRECT LINE OF COMMUNICATION BETWEEN THE CITY AND THE STATE. I KNOW THE STATE AND I APPRECIATE THAT THE STATE HOLDS THE KEY TO SOME OF THE HOURS

BUT I'M JUST REALLY OVER THE MOON ABOUT THIS EFFORT AND I THINK IT'S GOING TO BE A SPECIAL STEP FORWARD FOR FAMILIES EXPERIENCES HOMELESSNESS ACROSS OUR CITY. CHIEF DILLON WHEN YOU MENTIONED THE EFFORTS UNDER WAY AND THE TASK FORCES, YOU, DND AND YOU PLAY -- AND LYLEA PLAY A CRITICAL ROLE IN THE FAMILY STABILITY PROJECT THAT IS WORKING SPECIFICALLY WITH THE BOSTON PUBLIC SCHOOLS AND DHA AND THANK YOU FOR THIS POSITION BECAUSE IT ELEVATES US TO THE NEXT LEVEL.

I DO HAVE TWO OTHER QUESTIONS AND I WILL SAVE FOR THE NEXT ROUND.

I SEE THE GAVEL, BUT PERHAPS ONE OF MY COLLEAGUES WILL GET TO SOME OF THE WORK AROUND YOUTH HOMELESSNESS AND THE TEARED NAVIGATORS.

THAT YOU VERY MUCH.

>> THANKS SO MUCH COUNSELOR. NEXT UP IS COUNSELOR ARROYO AND THEN FLAHERTY AND THEN COUNSELOR FLYNN.

COUNSELOR ARROYO?

>> THANK YOU AND THANK YOU TO THE DND FORs BEING RESPONSIVE ON THE NUMBER OF NOT THAT I CAN THINK I HAVE HAD HAD TO CALL. THIS MAY BE PARTICULARLY SHORT. I'M GOING TO START WITH THE BPS STUDENT VOUCHERS PROGRAM WHICH IS RELATIVELY KNEW.

IF WE CAN GET AN UPDATE ON HOW THAT IS GOING, HOW MANY VOUCHERS ARE HANDED OUT AND HOW MANY ARE STILL AVAILABLE FOR FAMILIES AT THIS MOMENT?

>> THIS IS SHE'LLA.

I I DON'T HAVE THAT ANYBODY BUT I CAN GET IT TO YOU WITHIN HOURS.

I KNOW THAT -- RIGHT NOW THAT A LOT OF FAMILIES HAVE BEEN GIVEN AUTHORIZATION -- THEY HAVE BEEN CLEARED FOR VOUCHERS AND I HAVE BEEN THERE'S A BIG PUSH -- AND MY STAFF IS WORKING CLOSELY WITH

DAVID INFLUENTIAL OF BSA ON
GETTING NAMES FROM THE BPS OF
FAMILIES IN SHELTERS OR UNSTABLY
HOUSED AND THOSE NAMES HAVE
HEADED OVER TO BHA.

I DON'T HAVE EXACT NUMBERS BUT I
WILL GET THEM TO YOU TODAY.

>> THANK YOU SO MUCH.

>> AND WE WERE REALLY TRYING TO
THINK OF WAYS -- WE HAVE BEEN
ADVERTISING AND IT HAS BEEN VERY
HARD FOR HOMELESS INDIVIDUALS
WITHOUT VOUCHERS TO FIND
SUPERINTENDENTS AND WE'RE SEEING
A SLIGHT SHIFT.

I HATE TO SAY THIS IS A SHILL
VERY LINING BUT THERE'S MORE
INTEREST IN OWNERS OF UNITS FOR
THOSE WITH VOUCHERS SO THE
MARKET HAS GOTTEN SOFT SO WE
HOPE THEY CAN FIND MORE.

I WILL GET YOU THE NUMBERS
TODAY.

>> I KNOW COUNSELOR CAMPBELL
ASKED ABOUT THE CONTRACTING ON
THE AFFORDABLE HOUSING UNITS AND
I KNOW WE SPOKE ABOUT THIS AND
YOU CAN SEND ME THOSE PROJECTS
OFFLINE.

BUT TERMS OF THE COMMUNITY
PROCESS WHAT ARE SOME IDEAS THAT
YOU INTERNALLY HAVE DISCUSSED OF
WAYS THAT WE CAN GO AFTER THIS?

I HAVE BEEN REACHED OUT TO BY --
AS YOU KNOW WITH THE COMMUNITY
PROCESS THEY HAVE TO GO TO THE
COMMUNITY MEETINGS AND SOME OF
THOSE FOLKS APPROACHED ME
BECAUSE THEY HAVE BEEN
APPROACHED BY DEVELOPERS AND
HAVE BEEN IN ZOOM SESSIONS AND
IT'S HARDER TO MARKET THAT AND
IT'S HARDER TO GET CERTAIN
ADULTS OR OLDER FOLKS ON THERE
TO SPEND TIME: THERE'S A NUMBER
OF ISSUES WITH THAT.

I'M NOT SURE HOW WE WORK AROUND
THAT.

I'M NOT GOING TO PRE-TENT I HAVE
SOLUTIONS TO THAT BIT I'M
CONCERNED ABOUT WHAT IDEAS YOU
HAVE TOSSED AROUND OR WHAT WE'RE
THINKING ABOUT DOING BECAUSE I
DON'T KNOW HOW LONG THIS MIGHT

BE GO AND I THINK THERE'S A POINTED WHERE THAT DEVELOPMENT DOES HAVE TO SAY MOVING ON THE TRACK AGAIN.

>> I WANTED TO MENTION ONE THING.

YOU DID HAVE IN AN EARLIER YES AND I WILL GET MORE INFORMATION ABOUT WHICH AFFORDABLE HOUSING PROJECTS HAVE BEEN STALLED. THERE'S ONE LARGE IMPORTANT PROJECT AND THAT'S CODY AFFORD. SO WE HOPE THAT WILL START AND WE'RE WORKING WITH THE DEVELOPERS ON WHAT THE FINANCIAL IMPLICATIONS HAVE BEEN FOR THE SHUTDOWN.

>> IF ANYONE WANTS TO JUMP IN ON HOW WE CAN CONTINUE TO HAVE CONVERSATIONS ABOUT ROBUST DEVELOPMENT WITH THIS NEW REALITY, AND I HAVE ASKED STAFF TO LOOK AT WHAT IS THE INTERESTING INFRASTRUCTURE BECAUSE IF A NEIGHBORHOOD ASSOCIATION IS CONTINUING TO MEET VIRTUALLY CAN WE HAVE A PIECE OF THAT TIME AND USING INFRASTRUCTURES BEING PUT IN PLACE. I GUESS ANOTHER THING WE COULD DO IS COULD WE EVENTUALLY MEET ON SIDE AND HAVE THAT CONVERSATION I ALL FEELS IMPERFECT.

WE TOO ARE OPEN. IN THE PAST WE HAVE -- ANY TIME YOU PUT OUT AN RFP OR START A COMMUNITY PROCESS WE SET UP A WEDNESDAY SO PEOPLE CAN COMMENT VIRTUE ISLELY BECAUSE SOME PEOPLE DON'T LIKE WHEN THEY HAVE A LOT TO SAY AND HAVE IMPORTANT THINGS TO SATE.

THAT'S NOT EVERYBODY. THERE ARE OTHERS WHO LIKE TO GO TO MEETINGS AND BE HEARD.

>> I THINK WE TOO ARE IN THE DARK AND STARTING TO PUT GLEADZ PLACE.

BUT ANY THAT YOU HAVE WE WOULD WELCOME THEM AND WELCOME THE SUGGESTIONS.

AND IF YOU DO HAVE NEIGHBORHOOD ASSOCIATIONS THAWCHTION ARE

DOING A GOOD JOB COMMUNICATING
DURING THIS TIME WE'LL WOULD OF
LO TO REACH OUT TO THEM TOO TO
SEE IF THEIR INFRASTRUCTURE
COULD ACCOMMODATE OUR WORK.

>> I WILL BEACH REACH OUT WITH
THAT INFORMATION!

GREAT.

LET ME SEE.

SO MANY QUESTIONS HAVE ALREADY
BEEN ASKED.

ONE LAST ONE, OBVIOUSLY THE --
PROGRAM IS STILL GOING.

THERE'S A SECOND WAVE OF THAT
THAT'S GOING TO HAPPEN AT SOME
POINT.

ARE THERE ANY PLANS TO BRING
THAT FORWARD INTO THE NEXT YEAR
BEFORE -- LIKE ONCE THESE EXPIRE

THERE IS ANY PLAN TO TRY TO
CREATE SOMETHING SIMILAR LIKE
THIS, BASE THE ECONOMIC CRISIS
THAT WE'RE IN, IT'S HARD TO TELL
WHERE IT'S GOING TO BE IN A YEAR
OR HOW DEEP IT'S GOING TO BE.

BY THE IS THIS SOMETHING THAT WE
SEE MORE AS A ONE TIME POLITICS
OF FUNDS OR IS THERE SOME
CONVERSATION TO TRY TO CREATE
THIS AS AN ONGOING PROGRAM?

GREAT QUESTION.

WE'RE PROGRESSION THE FIRST
ROUND AND TAYLOR IS HERE AND CAN
GIVE YAY AN UPDATE DATE.

AND WE HAD A GREAT CONVERSATION
THAT COUNSELOR EDWARDS HOSTED
THE OTHER DAY AND LEARNED FROM
IT AND AS WE WORK OFTEN THE
SECOND ROUND USING SOME OF CARE
ACT FUNDING, WE'RE WATCHING VERY
CLOSELY TWO THINGS.

WE ARE WATCHING WHAT RESOURCES
THE STATE MAKES AVAILABLE
THROUGH THAT YOU ARE RAFT
PROGRAM.

WE'RE HEARING RUMBLINGS THEY'RE
GOING TO INCREASE THE RAFT
PROGRAM AND WE'RE INTERESTED IN
THAT AND ALSO -- WE ARE ALSO
WATCHING CLOSELY A VERY LARGE --
A HUNDRED BILLION PIECE OF
LEGISLATION IN D.C. THAT WOULD
BE TARGETED TO PEOPLE THAT ARE
IN RENT HOMEOWNERSHIP DISTRESS.

SO I THINK WE'RE GOING TO WATCH THE NEED VERY CLOSELY AND I THINK WE'RE AIL CLEAR THERE'S GOING TO BE A NEED TO HELP PEOPLE GET BACK ON THEIR FEET AND PAY THEIR RENT.

THEN WE'RE ALSO WATCHING APPROXIMATE EXTERNAL RESOURCES TO SEE HOW THEY CAN BE USED IN THE PROGRAM.

I WILL THROUGH IT OUT TO TAYLOR TO SEE IF YOU HAVE ANYTHING YOU WANT TO ADD.

>> IN TERMS OF THE FEDERAL LANDSCAPE, YES, THEY'RE CERTAINLY LOOKING AND WATCHING TO SEE WHAT THOSE NUMBERS ARE. THERE ARE ADDITIONAL CDBG FUNDS YET TO BE ALLOCATED AND THOSE HAVE TO BE SPEAK ABOUT THE UP UNTIL LATE NEXT AND YES, I DOER AND THOSE COULD BE USED AS A RESOURCE FOR FURTHER DOWN THE ROAD, AND AS FOR THE BILL SHEILA MENTIONED, IT'S THE RENTAL MARKET STABILIZATION ACT. IT HAS BEEN FILED BY REPRESENTATIVE SLAUGHTER AND HACK AND BROWN AND WE ARE WORKING WITH OUR PARTNERS IN WASHINGTON AND TRYING TO SUPPORT THAT, WHICH COULD BE A FREESTANDING BILL OR COR BE COULD BE PART OF THE CARES ACT BILL.

>> THANK YOU SO MUCH FOR THAT, WITH THAT I'LL SAVE ANY QUESTIONS I MAY END UP WITH IN THE SECOND ROUND GREAT. THANK YOU VERY MUCH. COUNSELOR FLAHERTY UP NEXT AND THEN COUNSELOR FLYNN AND BAKER. COUNSELOR FLAHERTY?

>> THANK YOU AND GOOD MORNING, SHEILA AND YOU IT'S BEEN A PLEASURE WORKING WITH YOU. I HAVE BEEN WORKING WITH I A LITTLE LONGER THAN MAD HAS BUT I CAN ATTEST, I TALKED TO YOU LATE FRIDAY NIGHT, EARLY SATURDAY MORNING APPROXIMATE, EVEN ON SUNDAY, SUNDAY MIDDAY AND YOU HAVE BEEN IN THE IN THE OFFICE AND IT'S ALL ABOUT TRYING TO

HELP PEOPLE AND CREATE HOUSING OPPORTUNITIES FOR FOLKS; SO I APPRECIATE YOUR DEDICATION AND URL YOUR WORK ELSE ICK AND YOU'RE ONE OF THE HEARDEST WORK IN CITY GOVERNMENT SO IT'S A PLEASURE TO SERVE AS A MEMBER OF THE COUNSEL AND WORK WITH YOU IN THE ADMINISTRATION ON THIS VERY IMPORTANT ISSUE.

I SORT OF LOOK AT HOUSING AS A FOUR-LEGGED STOOL.

WE HAVE BEEN FOCUS ON OUR HOMELESS AND OUR MOST VULNERABLE, AND FOCUS ON OUR MIXED FIXED INCOME FOLKS IN OUR SENIOR HOUSING.

WE HAVE THE HIGH END, WHICH WE NEED, DRIVES THE TAX BASE AND HELPS PAY FOR CITY SERVICES AND HELPS PAY AFFORDABLE MOWGZ PROGRAMS AND THEN WE HAVE THE MIDDLE INCOME FOLKS, AND THAT'S WHERE I WANT TO ADDRESS IT.

I WANT TO SEE WHAT PROGRAMS THE DND HAS OR MOVING FORWARD WHAT MORE OPPORTUNITIES.

I'M HEARING ALL TOO OFTEN HERE IN THE CITY ACROSS THE CITY, ALL NEIGHBORHOODS.

WE HAVE FOLKS HERE THAT ARE JUST MAKING A LITTLE TOO MUCH TO QUALIFY FOR ANY TYPE OF ASSISTANCE.

THEY KIND OF GET BOXED OUT OF THE DPDA STUFF BUT THEY'RE -- NOT 95 TO BE ABLE TO SUSTAIN THEMSELVES AND AFFORD A RENT OR MORTGAGE IN THE CITY, AND MY CONCERN IS WE'RE LOSING THE MIDDLE INCOME AND LOSING THAT FABRIC IN OUR CITY AND BECOMING THE CITY OF THE VERY RICH AND VERY POOR AND THAT'S PROBLEMATIC ON MULTIPLE FRONTS.

WHAT DID DND TO DO SORT OF FOCUS THEIR ATTENTION ON MIDDLE INCOME OPPORTUNITIES MOVING FORWARD? AND I WANT TO TOUCH BASE ON THE BRJ STUFF FROM MY COLLEAGUES.

I KNOW WE HAVE HAD A NUMBER OF HEARINGS OVER THE YEARS AND WIN OF THE THINGS THAT WE HEAR FROM CONTRACTORS IS THAT, LOTS OF

STRINGS, LOTS OF BUREAUCRACY AND RED TAPE, IF YOU WILL, A LOT OF BACK OF THE HOUSE PAPERWORK AND THE MARGINS JUST AREN'T THERE TO JUSTIFY SORT OF SHIFTING GEARS AND UNLESS YOU'RE DOING THIS WORK IN VOLUME, IT'S A DISINCENTIVE, SO I THINK THAT WE NEED TO FIND A WAY TO STREAMLINE IT AND UNDERSTAND THAT THERE ARE SO MANY STRINGS ATTACHED TO DOING THESE TYPES OF PROJECTS BUT THAT'S BEEN THE BIGGEST CONCERN FROM FOLKS IS THAT THEY JUST DON'T HAVE THE BACK OF THE HOUSE SUPPORT TO BE ABLE TO MEET A LOT OF THE GUIDELINES AND REGULATIONS SO IT'S JUST FOOD FOR THOUGHT.

I WANTED TO ASK QUICKLY ABOUT SHORT-TERM RENTAL.

WE HAVE BEEN AT THIS ABOUT A YEAR, YEAR AND A HALF FILLED AND LIKE TO GET YOUR IN PITT SHEILA, HAS IT BEEN HELPFUL AND LASTLY WITH RESPECT TO OUR VETERANS AND WE HAVE THREE-POINTS OF ENTRY, WE HAVE PATRIOT HOMES AND THE BRIGHT MA REASON REASON.

WHAT ARE DND'S PLAN TO CREATE NOR HOUSING FOR OUR VERBS? OBVIOUSLY MOST DESERVING IF GIVEN SELFLESSLY OF THEMSELVES TO SERVE FOR OUR COUNTRY AND WE OWE TO IT THEM TO MAKE SEWER WHEN THEY COME BACK THEY'RE RESPECTED AND THEY HAVE A ROOF OVER THEIR HEADS.

IF THERE'S A WAY WE COULD INCREASE THEIR CAPACITY BEYOND BRIGHT MARINE I WOULD BE IN FULL SUPPORT OF THAT AND I'M SPEAKING ON BEHALF OF MYSELF COLLEAGUES HERE.

WE LOVE OUR VERBS AND WE WANT TO CARE FOR OUR VETERANS BUT WE THINK WE NEED TO PUT A LITTLE SHOULDER IN FOR MAKING SURE WE HELP OUR HOMELESS VETERANS.

THANK YOU.

YOU GUYS HAVE BEEN GREAT TO WORK WITH.

MY STAFF IN PARTICULAR AILS TALKS ABOUT HOW HOPEFUL YOU ARE

AND YOU TAKE CALLS ALL HOURS OF THE DAY.

WE ALL WORK FOR THE RESIDENTS OF THE CITY OF BOSTON AND DND IS A BIG PART OF THAT AND YOU'RE THE UNSUNG HEROS OF CITY GOVERNMENT. THANK YOU. I WILL SIT AND LISTEN FOR SHEILA'S RESPONSES.

>> THERE'S A LOT THERE.

LET ME SEE WHAT I CAN GET DONE AND THEN ASK MY COLLEAGUES TO ADD.

SO I THINK WE ALL FREEZE THEADGESZ WANT -- WE WANT ATTORNEY STAY IN THE CITY REGARDLESS OF YOUR INCOME. WE COULD FOCUS A LOT OF RESOURCES ON OUR LOWER INCOME POPULATIONS AND RECOGNIZE THAT WE WANT MIDDLE INCOME -- IT'S OFTEN THE GLUE THAT MAKES THE NEIGHBORHOOD KIND OF WORK, THE MIDDLE INCOME FOLKS.

SO ABOUT HALF OF THE DEED RESTRICTED UNITS THAT HE HAVE CREATED HAVE BEEN FOR HIRING -- THEY'RE MIDDLE INCOME HOUSEHOLDS.

AND THEN WE HAVE -- WE TRACK WHEN UNITS -- MARKET RATE UNITS COME ON.

WHO ARE THEY AFFORDABLE TOO? HARY MARKET RATE UNIT THAT COMES ON, WE LOOK AT THE SALES PRICE OR THE RENT.

AND WE CREATE ABOUT 6,000 UNITS THAT ARE FOORBLED TO MIDDLE INCOME BUT ARE NOT DEED RESTRICTED.

BUT I THINK WE WOULD ALL ARGUE THAT THAT IS NOT ENOUGH AND I CAN SEE THAT THE MARKET HAS BEEN SLOW TO RESPOND TO THIS VERY BIG NEED.

AND WE ARE ALWAYS TALKING TO THE MARKET, HOW CAN YOU CREATE SOMETHING THAT IS MORE MODERATELY PRICED, IT WOULD BE GOOD FOR THEM AND THE CITY AND ALL OF US SO WE WILL CONTINUE TO PUSH.

I. ME MEAN THEY KNOW WE ARE LOOKING AT THIS.

WE DON'T HAVE ANY LEGISLATIVE

REQUIREMENTS BEYOND THE PROGRAM BUT IT IS TOP OF LINE ALL OF THE TIME, HOW DO WE GET PRODUCT FOR HOMEOWNERSHIP AND RENTERS THAT ARE MORE MODERATELY PROVIDE SO I CONTINUE YOU CONTINUING TO RAISE THAT.

IF THE MARKET WOULD TAKE CARE OF HOUSING OUR MIDDLE CLASS THEN WE COULD DO EVEN MORE RESOURCES TO HELP THOSE.

SHELTER RENTAL, WE DID START SO SEE, YOU KNOW, RENTS STABILIZED AND YOU KNOW, IF THERE WAS A LOT OF FACTORS, PLAYING YEAR-OVER-YEAR, LAST QUARTER OR TWO QUARTERS, WE'RE STALE STARTING TO SEE INCREASED UNITS IN THE CITY SO SUPPLY WILL HELP MODERATE PRICES BUT HAD A LOT OF UNIT CAM BACK ON AND WE ARE STARTING TO KEEP RENTAL PRICES MODERATE.

I THINK WE WILL CONTINUE TO DO THAT AND WE WILL REVIEW OUR REPORT ON MARKET CONDITIONS AS THE REQUIREMENT THAT SHORT-TERM RENTALS EXCEPT UNDER CERTAIN CIRCUMSTANCES STOP SO I THINK IT'S HAVING A POSITIVE EFFECT AND CERTAINLY WE'RE HEARING FROM NEIGHBORHOODS THAT IT'S JUST THERE WERE THERE ARE NEIGHBORHOODS THAT ARE NICER PLACE TO DO LIVE.

THEY HAVE RESIDENTS STAYING FOR A YEAR OR MORE AND NOT SEEING THE SHOULD I FEEL PEOPLE COMING AND GOING EVERY NIGHT.

SO IT'S BEEN A REAL SUCCESS, AND I THAT THE CITY COUNCIL FOR YOUR SUPPORT ON THAT.

THE VETERANS WE HAVE TO DATE HOUSE 12/00 HOMELESS VETERANS THROUGH THE HOMELESS PLANS AND YOU'RE RIGHT, WE HAVE HOMES IN BRIGHTON MARINE IS UNDER CONSTRUCTION, THE MAIN TORY. WE'RE WORKING WITH BRIGHTON MARINE ON TO DO 30, 35 UNITS OF SUPPORTED HOUSING ON THE SAME CAMPUS BUT WELCOME ADDITIONAL PROJECTS JUST FOR VETERANS.

>> I'LL STOP.

>> THANK YOU COUNSELOR FLAHERTY AND DYLAN.

NEXT UP IS COUNSELOR FLYNN.

>> THANK YOU.

FOR YOUR PROFESSIONAL WORK.

>> CAN YOU SUGGEST YOU MIGHT TRY

TURNING OFF YOUR VIDEO BECAUSE

WE'RE GETTING VERY POOR AUDIO,

SO MAYBE IF YOU TURN OFF YOUR

VIDEO WE CAN HEAR YOU BETTER.

CAN YOU TRY TALKING NOW?

>> [INAUDIBLE]

>> JOB IF THAT'S A LITTLE

BETTER.

>> LET'S TRY AND IF IT FAILS WE

MAY ASK YOU TO RECORRECT BUT

GIVE IT A GO.

>> THANK YOU.

FOR YOU AND YOUR TEAM AND HARD

WORK AND PROFESSIONALISM.

SHEELGA, MY MAIN THING FOR THE

ECONOMIC SEEING AT THE SOUTH

BOSTON FRONT AND THAT WE MAKE

SURE THAT THE RENTS ARE IN

COMMUNITIES, SOUTH BOSTON, CHINA

CONTINUE TO OR THE SOUTH END AND -- ARE WE BUILDING IN THOSE

NEIGHBORHOODS AND CONNECTING THE

SOUTH BOSTON BATTER FRONT WITH

THE SURROUNDING NEIGHBORHOODS IN

MAKING SUSE THAT THAT MONEY FOR

DEVELOPMENTS BENEFITS THE

IMPACTED COMMUNITIES?

>> I DIDN'T CATCH EVERY WORD BUT

I THINK THAT THE REQUEST OR THE

DESIRE IS THAT THERE'S -- WHEN

NEW DEVELOPMENT IS UNDERTAKEN,

THAT HOUSING FORCES, BOTH

LINKAGE OR INCLUSIONARY

DEVELOPMENT, IF THERE ARE OFF

SIDE OPPORTUNITIES TO STAY

WITHIN THE IMPACTED

NEIGHBORHOOD?

>> YES.

>> AND COUNSELOR, I THINK

COUNSELOR SPRING? INTERESTED IN

THE SOUTH BOSTON WATERFRONT

WHICH HAS BEEN WELL COVERED FOR

BEING A DRAMACALLY WHITE

NEIGHBORHOOD, CRIMINAL

OPPORTUNITIES TO GET MORE LOW

INCOME HOUSING THERE

SPECIFICALLY TO BETTER REFLECT

THE FILL DIVERSITY OF FOLKS THAT

LIVE IN SOUTH BOSTON?

I CAN TRY TO ANSWER BUT I'M
LOOKING AT MY COLLEAGUE, KIM
DAVIS.

BUT SOME OF THE AFFORDABILITY
REQUIREMENTS AT THE SEAPORT WERE
MET BY DEVELOPING AFFORDABLE
HOUSING IN SOUTH BOSTON PROPER.
SO WE SUPPORTED CERTAINLY THE
ELDERLY DEVELOPMENT AT PEBBLE
ROGERS, WE DEVELOPED PROPERTY ON
WEST BROADWAY.

SO WE DID TRY TO KEEP THE
RESOURCES IN THE ENABLED.

I DO BELIEVE THOUGH, AND
OFTENTIMES WHEN DEVELOPERS COME
IN AND SAY, WE WOULD LIKE TO DO
OUR AFFORDABLE HOUSING
OBLIGATION OFF SITE, SOMETIMES
IT'S REALLY WORTH IT BECAUSE
IT'S GOING TO BE CLOSE BY.
IF IT'S DOWNTOWN AND WE --
SOMETIMES WE SAY, THAT'S A GOOD
IDEA.

BUT OFTENTIMES, ESPECIALLY
LATELY, POST SEAPORT, KNOWING
THAT -- HAVING ALL OF THE
AFFORDABILITY REQUIREMENTS LEAVE
AN AREA, ESPECIALLY WHERE
THERE'S A LOT OF CONCENTRATION
OF HIGH END HOUSING, ISN'T A
GOOD THING.

IT'S CERTAINLY, I THINK, LESSON
LEARNED THAT EVERY NEIGHBORHOOD,
EVERY NEW DEVELOPMENT, EVERY NEW
AREA OF DEVELOPMENT HAS A
DIVERSITY OF INCOME AND RACE AND
AGE AND FAMILY STATUS AND ET
CETERA SO I THINK IT'S ALWAYS A
TRADE DISWROV.

DO YOU ALLOW THE DEVELOPER TO GO
OFF AND STAKE MORE UNITS OR DO
YOU SAY, NO, WE NEED TO CREATE A
NEIGHBORHOOD THAT IS MORE
REPRESENTATIVE OF BOSTON.
AND -- YOUR COMMENTS AND
CONCERNED ARE WELL TAKEN AND I
RESPECT THE FACT THAT YOU'RE
RAISING IT.

IT'S IMPORTANT FOR US TO KEEP
OFF OF MIND.

THERE ARE ABOUT 50 PLUS UNITS
COMING ON LINE RIGHT NOW THAT
ARE IN THE SPEAK PORT -- THE ECK
LOVE SEAPORT AND THE PROJECTS IN

SOUTH BOSTON AND THE DEVELOPMENT HAS AGREED FOR ALL FUTURE PROJECTS WHERE THEY WOULD HAVE THEIR SEAPORT ON ON-SITE.

ADVOCACY YOU HAVE VERIED AROUND HAVING THEM ON-SITE, THAT IS KIND OF THE PROCESS WE WILL LOOKING AT GOING FORWARD. THANK YOU FOR THE QUESTION.

>> THANK YOU TIM, SHEILA, AND THAI TEAM FOR THE WORK YOU'RE DOING IN HELPING HOUSE OUR HOMELESS VETERANS AS WELL. IT'S GREATLY APPRECIATED AND IF WE CAN CONTINUE TO WORK ON THAT I WOULD LIKE TO SEE MORE HOUSING FOR HOMELESS VETERANS ESPECIALLY IN THE DOWNTOWN AREA OR IN SOUTH BOSTON OR SOUTH END OR CHINATOWN.

>> GOOD TO KNOW AND WE WILL WORK ON THAT WITH YOU.

OUR PIPELINE, I THINK, AFTER BRIGHTON MARINE, I DON'T THINK WE HAVE ANYONE IN OUR PIPELINE SO IT'S TIME TO START LOOKING FOR POTENTIAL SITES!

THANK YOU, SHEILA.

EL.

>> YOU THANK YOU SO MUCH COUNSELOR FLYNN.

NEXT UP IS COUNSELOR BAKER AND HE JANEY.

>> THANK YOU MADAM CHAIR.

I'D LIKE TO TALK ABOUT --

SHEILA, I GUESS WHEN YOU WERE TALKING ABOUT THE MONIES FROM THE SEA SEAPORT GOING INTO THE NEIGHBORHOOD, THE PROBLEM THERE WAS THE PEOPLE THAT LIVED IN SOUTH BOSTON WERE UNABLE TO GET INTO THE UNITS BUILT THERE, BECAUSE OF FAIR HOUSING.

SO MAYBE MY QUESTION IS, TIM, I WASN'T GOING TO TALK ABOUT THIS JUST YET BUT TIM, MAYBE YOU CAN TALK ABOUT THE NABBED PREFERENCE AND ARE THERE TUNES TO BUILD ON THOSE WHERE BUILDINGS ARE BEING PUT UP, THE PEOPLE THAT WATCH THEM GET PUT UP.

HOW DO WE GET MORE OF THOSE PEOPLE IN THE NEIGHBORHOOD, BECAUSE SOUTH BOSTON HAS BEEN

DECIMATED, MY NEIGHBORHOOD IS ON THE WAY TO BE DECIMATED.

TONS PEOPLE THAT WOULD LOVE TO STAY BUT CAN'T.

SO HUE DO WE INCREASE THAT NEIGHBORHOOD PREFERENCE.

>> THANK YOU COUNSELOR BAKER FOR THAT QUESTION.

YOU'RE REFERRING TO THOSE ON THE CALL.

THIS IS REFERRING TO THE NEIGHBORHOOD DIVERSITY PREPARATION TREND.

THIS IS A PILOT PREFERENCE THAT WAS ESTABLISHED BETWEEN BOTH THIS DEPARTMENT AND THE BPVA SEVERAL YEARS AGO AND USED ON SEVERAL PROJECTS.

I ALLOWS FOR PRONGS THAT ARE IN NEIGHBORHOODS THAT ARE ALREADY DIVERSE TO YOU ALLOW FOR A PREFERENCE OF CERTAIN ELIGIBLE RESIDENT WHOSE LIVE WITHIN A RADIUS OF THE PROJECT.

IT IS -- WE WORKED FAIRLY CAREFULLY WITH FAIR HOUSING STAFF AND WITH THE ATTORNEYS TO CREATE SOMETHING THAT, FOR LACK OF A BETTER TERM, THREADS OF NEEDLE OF FAIR HOUSING.

BASE WE DO NOT WANT TO CREATE -- THE CITY IS VERY SEGREGATED SO WE DON'T WANT TO CONTINUE THAT SEGREGATION BY EMOR THROUGH SUCH A POLICY THAT IS AGAINST FAIR HOUSING LAW.

AND IT IS USABLE IN ENABLEDS ALREADY DIVERSE AND WHERE NEIGHBORHOODS ARE AT RISK OF DISPLACEMENT.

AND WE ARE USING THIS IN A COUPLE OF PROJECTS IN COUNSELOR BAKER'S DISTRICT AND MANY OF HIS DISTRICT WOULD BE ELIGIBLE FOR THESE KINDS OF HE HE -- HOWEVER SOUTH BOSTON IS NOT NECESSARILY BUT WE HAVE FOUND PROJECTS NOT ELIGIBLE BECAUSE OF THE HIGH CONCENTRATION OF ONE RACE.

WE ARE GOING TO BE LOOKING AT THIS POLICY TO SEE IF IT IS, A, WORKING, AND SEE WHO IS ACTUALLY GETTING THOSE UNITS; AND ALSO TO SEE IF THERE ARE THINGS THAT WE

NEED TO CHANGE THE ELIGIBILITY
TO BROADEN TO SEE HOW CAN ACCESS
THIS PARTICULAR PREFERENCE.

THANK YOU.

>> THANKS TIM.

I THINK IT'S DEFINITELY
SOMETHING WE SHOULD BE LOOKING
AT.

SHEILA, NHI, DO WE HAVE A
SCHEDULE FOR NHI THIS YEAR?
IS THAT A PROGRAM THAT IS UP AND
RUNNING?

>> YEAH, WE LOVE NEIGHBORHOOD
HOMES.

WE HAVE A LOT OF PROJECTS -- WE
HAD SEVERAL PROJECTS THERAPY
SUSPENDED -- BUT WE ARE WAITING
FOR THE MORATORIUM TO LIFT AND
THEN THEY WILL GET BACK -- WE
ALSO HAVE WE HAVE RFPS THAT WERE
ON THE STREET THAT WE EXTENDED
TO SPEND.

AND THEN WE HAVE THE PIPELINE
THAT WE WOULD LIKE TO PUT OUT?
WE ARE GOING TO CONTINUE TO PUT
OUT OUR SMALL PROPERTY THROUGH
NHI.

IT'S A GREAT PROGRAM.

>> AND HOW MANY APPROXIMATELY
LIKE HOW MANY UNITS ARE BEING
BUILT RIGHT NOW, THAT GOT
STOPPED, DO YOU HAVE A SENSE OF
THAT?

IF YOU DON'T YOU CAN JUST SEND
IT TO ME.

>> YEAH, OVER ALL THERE ARE 24
PROJECTS THAT TOTALED ABOUT 800
UNITS THAT WERE STOPPED.

BUT I DON'T KNOW OF THAT 800 HOW
MANY WERE NHI.

I CAN GET THAT OVER TO YOU.

>> AND MAYBE THE NUMBER ARE, HOW
MANY OF THOSE WOULD BE
HOMEOWNERSHIP ALSO.

BECAUSE, SHEILA, I BELIEVE
THERE'S OPPORTUNITIES THERE TO
TAKE THAT NHI MODEL, LARGER
LOTS, MORE DENSELY PACKED, AND
MAYBE IF WE COULD START LOOKING
AT -- I'M LOOKING AT LODGE
DEVELOPMENT IN -- N. AT LARGE
DEVELOPMENT IN BUILDING HOUSING
OFFSET.

SO WITH U-MASS, IF THEY HAVE

FOUR OR FIVE HUNDRED UNITS
THEY'RE GOING TO BE ON THE HOOK
TO BUILD SOMEPLACE, WHY WOULDN'T
WE LOOK AT DOING -- IS THERE
AN OPPORTUNITY TO LOOK AT, SAY,
THAT DEVELOPER BUILDING A
HOUSING CO-OP SO NOW IT COULD BE
FOR SALE ON A CITY LOT THAT
COULD FOLLOW THE NHI MODEL?
AND THAT'S SOMETHING YOU WANT TO -- WHEN WE GET BACK UP AND
RUNNING WE CAN START TALKING
ABOUT.

I THINK ABOUT IT A LOT.

I THINK THE NHI IS A GOOD MODEL
AND WE NEED TO SCALE IT UP,
MEANING APARTMENT BUILDINGS, 50,
60 UNITS, ALL OF IT IS
HOMEOWNERSHIP AND MAYBE THE
MODEL IS A CO-OP.

SO SOMETHING LIKE THAT, WE CAN
LOOK INTO.

YARD SALE LOTS, COULD WE HAVE
DIRECTION ON BECAUSE THERE ARE
SOME THAT HAVE COME UP, PEOPLE
BOUGHT THEM HOWEVER MANY YEARS
AGO AND WE HAVE BEEN BEEN DOWN
THIS ROAD, ARE WE LOOKING FOR
SOMETHING IN PARTICULAR FOR
THOSE PEOPLE THAT MAY HAVE A LOT
THAT THEY COULD BUILD ON BUT IT
WAS A RICHTED LOT?

IF SO, WHAT ARE WE THINKING?
IS IT UNITS WE'RE LOOKING FOR OR
ACTUALLY MARKET RATE MONEY THAT
WE GET BACK?

>> SO THESE ARE -- IT'S A TRICKY
ONE.

WE CAN SIT TOWN WITH OUR LEGAL
DEPARTMENT.

SOME ARE COMING FORWARD AND
SAYING WE WANT TO BUILD ON THIS
LOT.

AND A LOT OF THE EARLY YARD
SALES, I WOULD SAY SOME OF THEM
SHOULD BE BUILT ON.

THEY'RE TOO BIG AND THEY COLLECT
TRASH AND ET CETERA.

SO WE HAVE SAID TO ANYONE, TO
ANY OWNER, YOU HAVE TO DO A
COUPLE OF THINGS, YOU HAVE TO
SHOW US THAT THE NEIGHBORHOOD
AGREES WITH YOU.

IF YOUR ABUTTING NEIGHBORHOOD
ASSOCIATIONS ARE THEY HAPPY WITH

YOU BUILDING?

IF SO WE WANT TO SEE THAT IN WRITING.

AND, TWO, BECAUSE THESE WERE SOLD FOR SUCH A SMALL AMOUNT OF MONEY AND SOME OF THEM HAVE A LOT OF VALUE RIGHT NOW, WE DO WANT TO SEE INCREASED AFFORDABILITY, SO NEED OF 13 PERCENT ON-SITE YOU HAVE TO GIVES MORE AND WE AND REFLECT MORE AFFORDABLE HOUSING VERSUS OPEN SPACE.

ONCE WE GIVE THAT CRITERIA, SOME FOLKS GO AWAY, BUT I THINK WE HAVE TO STICK TO THAT.

>> WE'RE LOOKING AT THE SITE-SPECIFIC TO SEE WHAT WOULD BE THE BEST MODEL SO WE'RE GOING TO NEED TO DO THOSE WIN AT A TIME.

>> YES.

AND IF YOU -- HAVE YOU HAVE DEVELOPERS OR OWNERS THAT WANT TO COME AND TALK THAT WENT THAT, WE WOULD LOVE TO.

>> JUST A COUPLE OF QUICK QUESTIONS YOU CAN GET BACK TO ME.

THE PERCENTAGE OF AFFORDABILITY IN BOSTON HOUSING STOCK, AND EXTERNAL FUNDS, I KNOW WHEN TIMES GET TOUGH IT TENDS TO BE THOSE POSITIONS THAT ARE FUNDED WITH EXTERNAL FUNDS AND I KNOW YOU GUYS ARE HEAVY ON THAT.

ARE WE IN JEOPARDY OF LOSING THOSE FUNDS AND LOSING PEOPLE? AND MY LAST POINT IS, YOU TALK ABOUT OUTREACH TO DIFFERENT PEOPLE TO COME AND MAKE SURE THEIR OPINIONS ARE HEARD.

I DON'T SEE ANY OUTREACH TO THE BUSINESS COMMUNITY AND HOW WE BUILD EFFICIENTLY, CITY ASSETS ARE ATTACHED ON TO BUILDERS, BUSINESS PEOPLE, AND THERE'S -- THERE'S A MODEL THERE TO GET BUSINESS HERE, AND PEOPLE THAT ACTUALLY BUILD THESE BUILDINGS -- NOT SAYING GET AWAY FROM THE CDC'S ALL TOGETHER, BUT HOW DO WE NIX IT IN THERE? BECAUSE BUILDERS BUILD.

ING CDC'S DON'T NECESSARILY
BUILD.
THANK YOU.
AND YOU CAN ANSWER SOME OF THOSE
ON EMAIL.
LAST QUESTION WHAT DOES D AND E
DO FOR BILL.
>> THAT I CAN TALK ABOUT.
>> SORRY FOR TAKING SO LONG,
MADAM CHAIR.
THANK YOU.
>> WE WILL GET BACK TO I
COUNSELOR ON THOSE QUESTIONS.
>> THANK YOU.
HAVE A GREAT DAY.
>> I REALIZE MINE WAS MIGHTED SO
YOU DIDN'T HEAR THE ALARM GO OFF
BUT THANK YOU COUNSELOR BARIC.
>> THAT WAS PERFECT.
I COULDN'T HEAR THE ALARM.
>> NEXT UP IS COUNSEL PRESENT
JANEY AND THEN BREADON AND THEN
EDWARDS.
COUNSELOR JANEY?
>> CAN YOU HEAR ME.
>> YES.
>> CONNECTION IS OK?
GOOD.
THANK YOU SO MUCH.
THANK YOU MADAM CHAIR AND CHIEF
DILLON.
MANY THAT I THINK TO THE FOLKS
ON YOUR TEAM.
GOOD TO SEE FOLKS.
I DON'T SEE AREENTSDZ AFRANKLIN
OR AND FRANKLIN BUT GOOD TO SEE
EVERYONE ON THE TEAM.
I'M EXCITED ABOUT THE INCREASED
INVESTMENTS IN AFFORDABLE
HOMEOWNERSHIP OPPORTUNITIES
THROUGH THE ONE PLUS BOSTON
MORTGAGE PROGRAM AS WELL AS
THROUGH THE CPA AND THE
RESOURCES THERE.
THERE'S A LOT OF RESOURCES
COMING TO MY DISTRICT THROUGH
CPA AND THAT IS EXCITING.
I DO WORRY, THOUGH, BECAUSE OF
THE ECONOMIC DOWN TURN AND
EVERYTHING EVER EVERYTHING THAT
IS HAPPYING AND THE LARGE NUMBER
OF RESIDENTS IN MY DISTRICT THAT
ARE RENTERS.
SO MY DISTRICT IS 81 PERCENT

RENTERS AND THEY'RE VERY
VULNERABLE TO DISPLACEMENT AND
EVICTION.

WHY TONIGHT CONTINUE TO DO
EVERYTHING THAT WE CAN TO
SUPPORT THEM AS WELL AS
ADVOCATING FOR MIXED INCOME
HOUSING.

I HAVE QUESTIONS, AS I ALWAYS
WILL, ON, ONE, THE PROCUREMENT.
AND I KNOW IT WAS DISCUSSED I
THINK A LITTLE BIT IN THIS
HEARING BUT I DIDN'T HEAR ANY
CLEAR NUMBERS ABOUT THE SPEND.
THE SAME THING WITH BOSTON
RESIDENCY JOB FUND -- AND I KNOW
THAT ONE WAS DISCUSSED IN THE
HEARING BUT I WOULD LIKE SOME
CLEARED DATA ON GIST WHERE WE
ARE IN THE NUMBERS AND WHERE WE
HOPE TO GO THERE.

I'MBS FUND.

I KNOW THAT WAS DISCUSSED IN THE
HEARING.

I WOULD LIKE CLEAR DATA WHERE WE
ARE ON THE NUMBERS AND WHERE WE
HOPE TO GO THERE.

I'M ALSO INTERESTED -- SO IF YOU
HAVE THOSE NUMBERS NOW, THAT
WOULD BE GREAT.

IF NOT, I'D LIKE CLARITY ABOUT
HOW MUCH WE'RE SPENDING WHERE
WITH PEOPLE OF COLOR --

>> SO I HAVE THE BRJP NUMBERS
FOR THE LAST SIX MONTHS.

>> YEAH.

I DON'T HAVE TO GO THROUGH
THOSE.

WE TALKED ABOUT THOSE IN AN
EARLIER HEARING.

I WANT TO GIVE YOU A SHOUT OUT
OR WHOMEVER IS RESPONSIBLE TO
SEE THE NUMBERS FOR PEOPLE OF
COLOR INCREASED.

BUT I'LL OBVIOUSLY POINT OUT FOR
RESIDENTS, WE HAVE WORK TO DO ON
THAT.

SO KUDOS ON THAT.

ON THE OTHER SPEND, I WOULD BE
INTERESTED IN THAT IN TERMS OF
PROCUREMENT AND CONTRACT.

>> SO YEAH, WE SUMMARIZED THE
NUMBER.

DO YOU HAVE THE AMOUNTS?

>> I APOLOGIZE.
WE DIDN'T BREAK IT DOWN THAT
WAY.
WE WOULD HAVE TO PROVIDE THAT
SEPARATELY.
>> THAT'S FINE.
YOU CAN GET THAT LATER.
I'D APPRECIATE IT.
MY COLLEAGUES WOULD ALSO
APPRECIATE IT.
I'D BE INTERESTED ALSO IN
UNDERSTANDING ABOUT THE
CITY-FUNDED RENTAL PROGRAM AND
WHERE WE ARE WITH THAT, HOW MANY
RESIDENTS BENEFIT WITH THE
PROCESS, ANY LESSONS THAT WE'RE
APPLYING FROM THE EMERGENCY
RENTAL RELIEF PROGRAM THAT WILL
BE APPLIED.
I'M GOING TO GET A COUPLE OF
QUESTIONS OUT.
I SEE THE GAVEL.
I WILL PAUSE BECAUSE I CAN WAIT
FOR A SECOND ROUND IF NEED BE.
I'M ALSO INTERESTED IN WHERE WE
ARE IN TERMS OF THE HOUSING
GOALS.
I KNOW IN FY-20 IT WAS 33,275
NEW UNITS OF HOUSING, WAS THE
GOAL.
I'D BE INTERESTED IF WE REACHED
THAT AND WHERE WE ARE FOR FY-21
WITH THE AMOUNT OF MONEY AND
WHETHER OR NOT COVID HAS
IMPACTED THAT.
I'LL PAUSE THERE.
IF WE HAVE TIME FOR MORE, I'LL
GO THROUGH MORE.
THANK YOU.
>> SO YOU KNOW, IT'S FUNNY.
I KNOW WHERE WE ARE WITH THE
OVERALL HOUSING GOALS.
I HAVE A LOT OF PAPERS HERE.
I USUALLY HAVE A BINDER.
THIS IS HARD TO DO.
SO WE'RE -- WITH THE OVERALL
PRODUCTION GOAL, WE'RE -- WE
EXCEEDED YEAR OVER YEAR WE'VE
EXCEEDED THE NUMBER OF HOUSING
UNITS WE'RE BRINGING ONLINE.
WITH THE MIDDLE INCOME
RESTRICTED UNITS BECAUSE A LOT
OF THAT IS TIED TO IDP AND
MARKET RATE, DEVELOPER SET

ASIDE, WE'RE OVER 90% WHERE WE NEED TO BE.

WITH THE AFFORDABLE HOUSING PRODUCTION BECAUSE WE'RE WAITING -- WE'RE A LITTLE BEHIND, WE'RE ABOUT 75% WHERE WE NEED TO BE AT THIS POINT IN TIME.

WE'RE EXPECTING BECAUSE WE MADE A VERY -- SOME VERY LARGE INFUSION OF RESOURCES, \$60 MILLION OVER 1,000 UNITS THAT ONCE THOSE PROJECTS START, WE'LL SEE THAT PERCENTAGE GO UP.

WE'RE ALSO WAITING FOR THE STATE TO FUND A VERY LARGE PIPELINE OF AFFORDABLE HOUSING PROJECTS.

SO I CAN GET YOU THE YEAR -- I TRACK IT OVER TIME.

BECAUSE DEVELOPMENT EBBS AND FLOWS.

I CAN GET YOU A YEAR BY YEAR BREAK DOWN, COUNCILLOR.

I'D BE GLAD TO DO THAT.

>> THAT IS NOT NECESSARY.

I'D BE INTERESTED TO MAKE SURE THAT WE'RE STAYING ON TRACK.

I'M ALSO VERY INTERESTED AS WE LOOK AT NEW UNITS WHAT PERCENTAGE OF THE PIE IS GOING TO AFFORDABLE HOUSING, WHAT PERCENTAGE IS GOING TO AFFORDABLE HOMEOWNERSHIP, ET CETERA.

YOU DON'T HAVE TO GO BACK AND GET THAT.

I WANT TO KNOW WE'RE ON TRACK AND MORE OF THE PIE -- BECAUSE MY CONCERN EARLIER IS TOO MUCH OF THAT PIE WAS GOING TO MARKET RATE AND NOT ENOUGH IN THE AFFORDABLE HOUSING SPACE.

WE NEED TO CREATE THESE MIXED INCOME COMMUNITIES.

AS YOU KNOW, MY DISTRICT HAS A LOT OF DEEPLY DEEPLY DEEPLY AFFORDABLE HOUSING AND IT'S VERY CONCENTRATED IN ONE AREA.

SO IT'S IMPORTANT AS WE LOOK AT DEVELOPMENT MOVING FORWARD THAT WE CREATE A VARIETY OF OPPORTUNITIES FOR RESIDENTS TO STAY IN -- I SEE THE GAVEL IS UP.

I'D LOVE TO GIVE YOU THE OPPORTUNITY IF YOU WANTED TO ADD ANYTHING FOR OTHER QUESTIONS. THE OTHER QUESTIONS I HAVE, I CAN WAIT FOR THE NEXT ROUND. THANK YOU, CHIEF.

DID YOU WANT TO ADD ANYTHING OR SHOULD I ASK ANOTHER QUESTION?

>> SORRY.

I THOUGHT THE GAVEL WENT UP.

DID IT GO UP?

>> I'M GOING TO FORFEIT MY GRACE PERIOD.

THANK YOU, MADAM CHAIR.

>> I'M CONFIDENT I KNOW BETWEEN -- IN ADDITION TO COUNCIL PRESIDENT JANEY, COUNCILLOR EDWARDS IS COMING UP AND WILL HAVE MORE QUESTIONS ABOUT THE VOUCHER PROGRAM. SO IN THE NEXT FEW PEOPLE YOU COULD GET TO THAT, THAT WILL BE GREAT.

WE'LL GO NEXT TO COUNCILLOR BREADON AND THEN EDWARDS.

>> I'M GOING TO KEEP MYSELF WITH AUDIO BECAUSE MY INTERNET CONNECTION -- I DON'T KNOW WHAT IS HAPPENING IN BRIGHTON TODAY. I HAVE A FEW QUESTIONS.

ONE OF THE BIG CHALLENGES WE HAVE OUT HERE -- THANK YOU VERY MUCH FOR ALL OF YOUR WORK, SHEILA, AND YOUR TEAM UNDER THESE INCREDIBLE CIRCUMSTANCES. I CAN'T IMAGINE THE PRESSURE YOU FOLKS ARE UNDER.

I REALLY FEEL THAT YOU'RE DOING A GREAT JOB.

THANK YOU SO MUCH.

QUESTIONS.

YOU KNOW ALSTON BRIGHTON.

WE HAVE A LARGE -- HUGE NUMBER OF UNITS OF HOUSING.

ONE BIG CONCERN IS THE INCLUSION OF REDEVELOPMENT POLICY, 13% IS NOT ENOUGH.

BUT ALSO WHERE THE PRICE POINT IS PEGGED AT 70% OF THE AREA MEDIAN INCOME DOES NOT REFLECT THE EARNING CAPACITY OF SO MANY FOLKS WHO LIVE IN OUR NEIGHBORHOOD.

I JUST -- MAYBE WOULD BE -- I

KNOW HE'S BEEN WORKING ON THIS,
TO SEE WHERE WE'RE AT WITH
MODIFYING OR REVISING THE
INCLUSIONARY DEVELOPMENT POLICY.
THE OTHER QUESTION WITH REGARD
TO THE SMALL AREA FAIR MARKET
RENT VOUCHERS.

I DON'T HEAR MUCH ABOUT THAT
THESE DAYS.

HOW MANY VOUCHERS HAVE BEEN USED
AND WHERE HAVE THEY BEEN USED.
HAVE ANY OF THOSE VOUCHERS BEEN
USED TO ALLOW FOLKS TO RENT HERE
IN ALSTON BRIGHTON.

WE HAVE A VERY HOT MARKET OUT
HERE BECAUSE OF INCREDIBLE
COMPETITION WITH STUDENT RENTERS
WHO DRIVE UP THE COST OF WHAT
FAMILY SIZE HOMES IN OUR
NEIGHBORHOOD.

I REALLY FEEL THAT WE NEED TO DO
MORE TO HAVE THIS -- THE
UNIVERSITIES HOUSE THEIR
STUDENTS ON CAMPUS AND THAT WE
NEED TO ACTIVELY WORK WITH
HOMEOWNERS TO MAKE THEIR HOMES
FAMILY-READY.

I DON'T KNOW IF THERE'S ANY
PLANS TO -- ANY INITIATIVES TO
TRY TO MAKE THAT HAPPEN.

LET'S SEE.

YES, THE HOMEOWNERSHIP ISSUE OUT
HERE.

ALTON IS BELOW 10% AND BRIGHTON
IS 22%.

WE'RE CONSTANTLY WANT TO
INCREASE THE HOMEOWNERSHIP
OPPORTUNITIES AND I DON'T KNOW
IF THERE'S ANYTHING MORE THAT WE
CAN BE DOING IN THE NONPROFIT
SECTOR TO TRY TO WORK FOR THAT.
INCREASE HOMEOWNERSHIP LEVELS IN
THE NEIGHBORHOOD.

THANK YOU.

THAT'S ALL I HAVE FOR NOW.

>> THAT'S ALL.

OKAY.

I'M GOING TO HAVE TIM TALK --
LET ME RUN THROUGH AND SEE IF
THERE'S TIME FOR TIM TO JUMP IN
ON THAT.

SO AS YOU KNOW, WE'VE BEEN
DEBATING THE INCLUSIONARY
DEVELOPMENT POLICY INTERNALLY

FOR MANY MONTHS LOOKING AT --
THIS WAS LOOKING AT THE MARKET
VERY CAREFULLY AND SEEING HOW
MUCH -- IF THERE WAS MORE THAT
WE COULD BE ASKING FROM OUR
DEVELOPER COMMUNITY.
COULD THEY DO -- PROVIDE MORE
AFFORDABLE HOUSING AND AT WHAT
LEVEL OF AFFORDABILITY.
THE LAST COUPLE MONTHS, I'D SAY
THAT WORK HAS STOPPED AND WE
WILL PROBABLY HAVE TO LOOK AND
SEE WHETHER OR NOT THE
UNDERWRITING AND THE CONDITIONS
HAVE CHANGED.
BUT THAT WORK IS UNDERWAY AND WE
CERTAINLY HAVE HEARD THAT, THAT
THE INCLUSIONARY DEVELOPMENT
POLICY MAY NOT BE PROVIDING
ENOUGH AFFORDABLE HOUSING OR AT
THE RIGHT LEVELS.
I'LL HAVE TIM COME BACK ON THAT
IF THERE'S TIME.
SO WE AGREE THAT COLLEGES AND
UNIVERSITIES NEED TO PROVIDE
MORE HOUSING ON CAMPUS.
WE HAVE BEEN VERY SUPPORTIVE AND
WE HAVE A GOAL IN THE HOUSING
PLAN TO CREATE 18,000 DORM BEDS.
WE'VE PERMITTED ABOUT 10,000, I
WANT TO SAY.
BUT THE COLLEGE AND UNIVERSITIES
NEED TO LOOK AT THIS.
REALLY DO NEED -- WE NEED MORE
OF THE STUDENTS ON CAMPUS OR IN
COLLEGE-SPONSORED HOUSING AND
NOT IN THE NEIGHBORHOODS.
SO WE'LL CONTINUE TO PUSH
THROUGH THE INSTITUTIONAL MASTER
PLANS WITH THE BPDA ON THAT
ISSUE.
WE JUST GOT A \$3 MILLION GRANT
IN DECEMBER OF LAST YEAR.
SO WE DO HAVE MONEY AVAILABLE.
THERE'S RESTRICTIONS.
IT'S FEDERAL MONEY.
WE WORK HARD TO TARGET CHILDREN
THAT HAVE GOTTEN ANY KIND OF
ELEVATED FLOOD LEVEL
DETERMINATIONS.
SO WE'RE VERY -- YOU KNOW, WE
LOVE TO SIT DOWN WITH YOU AND
YOUR STAFF AND GO OVER THAT
PROGRAM.

IT'S ROBUST PROGRAM.

WE'RE ALWAYS LOOKING FOR

DE-LETTING PROPERTIES.

YOU'RE RIGHT.

THE SMALL AREA FMRs GIVES MORE

ABILITY FOR RENTERS WITH THE

VOUCHER TO MOVE IN OTHER

NEIGHBORHOODS THAT MIGHT HAVE A

HIGHER RENT THAN THE FMRs.

I DON'T KNOW IF SINCE THE BHA

MADE THAT CHANGE WHETHER OR NOT

HOUSEHOLDS ARE MOVING TO ALSTON

AND BRIGHTON.

I'M ASSUMING THEY ARE.

I DON'T HAVE THOSE NUMBERS BUT

WE CAN GET THOSE FOR YOU.

TIM, ANYTHING YOU WANT TO ADD ON

IDP?

>> I THINK THAT SHEILA BASICALLY

COVERED IT.

WE'RE THANKFUL FOR THE

COMMUNICATIONS AND CONSULTATIONS

WE'VE HAD WITH COMMUNITIES AS

WELL WITH ORGANIZATIONS

INCLUDING THE ALSTON BRIGHTON

AREA.

IN TERMS OF HOMEOWNERSHIP IN

ALSTON BRIGHTON, I'M HEARTENED

ON THE MARKET RATE SIDE, THE

DEVELOPERS -- HOMEOWNERSHIP HAS

MOVED UP TO 30% INCLUDING A

PROJECT THAT JUST STARTED

CONSTRUCTION.

OF COURSE, IT'S ON HOLD FOR THE

MOMENT.

IT WAS AN ALL-RENTAL PROJECT

THAT HAS CONDO UNITS.

>> I'M GLAD YOU RAISED THAT.

IT'S 33%.

>> 33.

THANK YOU.

>> I DON'T KNOW IF ADVOCACY IS

WORKING OR IF IT'S NOW AT 33% OF

NEW UNITS BEING PERMITTED ARE

HOMEOWNERSHIP UNITS.

>> THE OTHER ISSUE IS, JUST TO

RUN BACK TO THE WHOLE ISSUE

ABOUT FAMILY SIZE UNITS AS WELL,

A LOT OF THE HOMEOWNERSHIP

PROPERTIES ARE STUDIOS AND ONE

BEDROOMS AND WE NEED MORE

OPPORTUNITIES THAT ARE FOR

FAMILIES.

IT'S A COMPLEX MARKET AND A

COMPLEX PROBLEM.

SO I APPRECIATE YOUR WORK ON THAT.

THANK YOU.

>> THANK YOU SO MUCH, COUNCILLOR BREADON.

NEXT UP IS COUNCILLOR EDWARDS. YOU HAVE THE FLOOR.

>> THANK YOU.

I APOLOGIZE FOR THE CONNECTION ISSUES.

I HAVE MY PHONE AS PLAN B.

JUST TO GO TO YOU THE WHOLE TEAM.

I WANT TO SAY THANK YOU.

IF IT'S NOT READILY APPARENT, I RESPECT THE WORK THAT YOU'RE DOING.

I FEEL THAT YOU'RE ON THE FRONT LINES OF THE HOUSING CRISIS MORE THAN ANY OTHER OFFICE IN THE CITY OF BOSTON.

SO YOU DEAL WITH THE IMMEDIATE CRISIS, THE PAIN, THE CAUSE OF HOMELESS.

YOU DEAL WITH THAT DAILY.

SO IT'S YOUR JOBS.

I WANT TO ACKNOWLEDGE THAT.

THAT IS A LOT OF WALK-INS, PEOPLE THAT RANDOMLY COME IN AND HAVE NO WHERE TO GO.

I JUST WANT TO ACKNOWLEDGE THAT YOU DO THAT WORK AND ON THAT FRONT LINE.

ALSO, THANK YOU FOR YOUR SUPPORT OF THE POLICIES FOR THE IDP.

WORKING A LOT TO TRY TO CONSTRUCT AND GET THE POLICY DONE AT THE STATE HOUSE.

SO I WANTED TO START WITH THAT AND SAY THANK YOU TO THE ENTIRE TEAM.

I DO HAVE SPECIFIC QUESTIONS, SO I'LL JUST BREAK THEM DOWN.

I HAVE TWO QUESTIONS FOR DONALD AND REMS.

DONALD, A LOT OF MY COLLEAGUES ARE ASKING ABOUT THE ACCESS TO CONTRACTING AND THE ABILITY.

I THOUGHT YOU HAD A SUCCESSFUL PROGRAM WHERE YOU KIND OF WALKED PEOPLE -- MINORITY CONTRACTORS OR SMALL CONTRACTORS THROUGH THE BIDDING PROCESS.

I'M WONDERING IF YOU WOULD DO A ZOOM ON THAT OR IF YOU COULD MAKE IT MULTILINGUAL RECORDED. I HAVE A LOT OF FOLKS THAT ARE INTERESTED.

WHEN I TOLD THEM ABOUT THE PROGRAM AND IT'S FOR SMALL PROJECTS, THEY DIDN'T KNOW ANYTHING ABOUT IT.

WOULD YOU BE WILLING TO COMMIT TO THAT?

IF THAT IS A PROGRAM DONE AT DND.

AND THE OTHER ONE, I KNOW YOU ALSO GET THE HOUSING POST THE LIEN.

THAT'S HOW REMS GETS THE HOUSING.

THERE'S BEEN A TAX PUT ON IT TO BE PART OF THE CITY'S PORTFOLIO. I'M CURIOUS HOW MANY HOUSING UNITS YOU'RE GETTING STILL AND DO YOU EXPECT AN UPTICK IN THE AMOUNT OF HOUSING UNITS IN THIS COVID MOMENT.

I'M CURIOUS HOW MUCH WE'RE GETTING FROM THE TAX LIENS. WHILE YOU'RE THINKING ABOUT THOSE ANSWERS, I'LL MOVE TO SHEILA.

A LOT OF THE QUESTIONS FROM MY COLLEAGUES WERE ABOUT TO CONCENTRATIONS OF PEOPLE OF COLOR OR OF WEALTH AND SO ON AND SO FORTH.

SO ONE OF THE CHECK MARKS FOR LOOKING AT THE FHA HOUSING IS LOOKING AT THOSE CONCENTRATIONS.

SO I'M CURIOUS IF YOU -- IF DND -- ONE, HOW IS THE TASK FORCE GOING AND TWO, DO YOU THINK WE'LL BE LOOKING AT PROJECTS GOING FORWARD?

LIKE THE EAST BOSTON WATERFRONT AND HOW THAT DEVELOPED AND HOW IT'S LOOKING.

AS WE'RE FILLING IN THOSE UNITS AND COMING UP WITH THE CONTRACTS.

WHAT ARE WE PUTTING ON THEM TO MAKE SURE THEY'RE AT THE TABLE TO HELP AFFIRMATIVELY FOR HOUSING.

YES, I DO HAVE SEVERAL QUESTIONS

ABOUT THE CITY VOUCHER PROGRAM,
WHICH IS DIFFERENT THAN THE RENT
RELIEF.

THAT IS I BELIEVE FUNDED FROM
CITY FUNDS SO FAR.

WHEN DO YOU EXPECT THE ROLL-OUT
AND DO YOU EXPECT IT TO REALLY
BE FOCUSED JUST ALREADY ON
DERESTRICTIVE PROPERTIES OR IS
THIS SOMETHING PEOPLE ARE MOVING
AROUND WITH AND CAPPED AT A
CERTAIN AMOUNT NO MATTER WHAT.
I'LL LEAVE IT AT THAT.

THAT'S A LOT.

UNDER THAT, IF YOU CAN GIVE A
QUICK UPDATE ON THE MERCANTILE.

IF NOT -- THE MERCANTILE IS
PROBABLY TOO SPECIFIC.

>> SO I'LL TAKE A QUICK STAB AT
A COUPLE OF THINGS AND HAND IT
OVER TO DONALD.

SO THE VOUCHER PROGRAM IS SLATED
TO START JANUARY 1ISH.

THERE HAVE -- THERE WERE SEVERAL
PLANNING MEETINGS INTERNALLY AND
WITH EXTERNAL PARTNERS OF THE
BHA.

SOME THEMES THAT WE'RE HEARING
IS THEY WANT -- FOLKS WANT TO
SERVE, YOU KNOW, SOME OF OUR
MOST NEEDY.

THEY ALSO WANT TO BE A FLEXIBLE
PROGRAM THAT CAN BE RESPONSIVE
TO NEEDS AS THEY ARISE.

THEY DON'T NECESSARILY -- THEY
DON'T WANT IT TO SERVE -- THEY
WANT TO LOSE SOME OF THE
SHACKLES, SOME OF THE FEDERAL
REQUIREMENTS ESPECIALLY AROUND
DOCUMENTATION, ET CETERA.

SO THAT -- THOSE CONVERSATIONS
ARE ONGOING.

THE IDEA WITH THIS FIRST SLUG IN
THE BUDGET, THAT'S WHY IT'S \$2.5
MILLION, NOT 5 MILLION AND THAT
IT WOULD START IN JANUARY.

THAT WORK IS UNDERWAY.

ALL COMMENTS WELCOME.

I DON'T THINK IT'S LANDING
NECESSARILY ON A PROJECT BASE OR
MOBILE.

SO THOSE CONVERSATIONS ARE STILL
UNDERWAY.

SO THE FAIR HOUSING REPORT,

WHICH WE PROMISED A 45-DAY TURN AROUND TIME ON.

AND THEN I WILL OWN PUBLICLY ON THIS DOCUMENT THAT -- OR ON THIS -- IN THIS HEARING THAT WE LOST THAT DEADLINE DUE TO THE COVID-19 PANDEMIC.

IT WAS JUST -- I SAID OKAY.

SOME OF THE WORK WILL STOP SO WE'LL FOCUS ON THAT AND THE WORK HAS JUST CHANGED.

IT'S BEEN A BUSY TIME.

THERE ARE SECTIONS THAT TIM AND I ARE GOING BACK AND FORTH ON THAT WE WANT TO START GIVING TO THE COMMITTEE TO REVIEW IN THE UPCOMING DAYS.

MAY NOT BE ALL EXACTLY WHERE WE WANT TO BE BUT WE WANT TO GET SECTIONS OUT TO FOLKS TO REVIEW PIECEMEAL.

THE DOCUMENT IS IMPORTANT TO US. WE WANT TO GET IT FINALIZED TO START IMPLEMENTING IT.

CERTAINLY WE KNOW THAT YOU'RE INTERESTED, WE'RE CERTAINLY INTERESTED IN MAKING SURE THAT COMMUNITIES ARE DIVERSE IN MANY, MANY WAYS.

DEVELOPMENTS ARE AS WELL.

SO THAT -- IT'S THAT DOCUMENT.

IT'S PUBLIC CONVERSATIONS AND CERTAINLY REQUIREMENTS PUT ON -- WE WILL CONTINUE TO PUT ON DEVELOPERS.

SO I THINK IT'S IMPORTANT THAT WE DON'T -- BOSTON BUILT ON PLACE FOR CERTAIN TYPES OF PEOPLE.

THE HEALTHIEST NEIGHBORHOODS ARE THE MOST DIVERSE.

SO YOU HAVE OUR COMMITMENT ON THAT WORK.

I WOULD BE AMISS IF I DIDN'T STATE PUBLICLY THAT WE'LL HAVE CHAPTERS OUT, SOON.

DONALD?

>> YEAH, I'LL TAKE A STAB AT, THIS COUNCILLOR, I HAVE TO GET BACK TO YOU WITH YOUR SECOND QUESTION REGARDING THE TAX TITLE, INTAKE AND PORTFOLIO. I'LL HAVE TO GET SOME DATA COLLECTED IN THAT REGARD.

WHEN IT COMES TO ME AND WBE AND
MBE OUTREACH, I'LL SAY YES.
COMING IN TO THIS, MBE WAS
LOOKING TO PROVIDE THE
OPPORTUNITIES FOR THE SMALL
CONTRACTOR.
IT'S NOT JUST ME.
IT'S MY TEAM AND OTHER FOLKS IN
THE AGENCY.
WORKING TOWARDS TRYING TO FIGURE
OUT WHAT WE COULD DO TO MAKE IT
AS SEAMLESS AS POSSIBLE.
SO WE WENT FROM REALLY -- LIKE
MY OPERATIONS MANAGER, SITTING
SOMEONE DOWN AND REGISTERING
THEM AS A VENDOR.
ONCE WE STARTED TO SHARE AND
HAVE THESE CONVERSATIONS WITH
THE OFFICE OF ECONOMIC
DEVELOPMENT, IT BECAME MORE OF A
PROGRAM OR PROJECT.
LIKE THIS WAS SOMETHING THAT WE
REALLY NEEDED TO DO AND BRING
OTHER DIVISIONS, OTHER AGENCIES
TOGETHER TO HAVE THIS SAME
CONVERSATION.
SO WE'VE CREATED THIS SYSTEM
WITH THE OFFICE OF ECONOMIC
DEVELOPMENT SO WE COULD
LITERALLY -- THIS IS HOW IT
WENT, A CONTRACTOR WOULD COME IN
TO OUR FLOOR.
WE TAKE THEM DOWNSTAIRS TO GET
THEM REGISTERED.
IT WAS A PROCESS LIKE THAT.
WHAT WE HAVE KNOWN IS THAT WE
HAD THIS START AND MEET
CONTRACTORS WHERE THEY WERE AT
AND BUILD FROM IT.
SO FROM THAT, YOU HEARD OF THE
MANY WORKSHOPS THAT WE'VE HELD.
OUTREACH EVENTS.
SO WHEN BUILDING THOSE EVENTS,
WE REALIZED THAT WE HAD TO GET
AS MUCH DONE WHILE WE HAD THE
CONTRACTS, THE SMALL BUSINESSES
THERE.
WE DID ONE AT THE BOWLING
BUILDING WHERE WE HAD
PRECURMENT.
WE HAD FOLKS THAT WERE
REGISTERING SMALL BUSINESSES IN
REAL-TIME.
SO WE CONTINUE TO DO THAT WOULD

BE OF A HUGE BENEFIT.
ANYWAY I CAN BE A PART IN
HELPING SUPPORT, WHATEVER YOU
NEED, WE'RE ON BOARD.

>> THANK YOU.

I APPRECIATE IT.

IT WAIT FOR THE NEXT ROUND.

>> THANKS FOR THE TEAM.

I'LL BE SURE TO GIVE MYSELF THE
SAME AMOUNT OF TIME.

SO YEAH, THANKS.

I'LL ECHO EVERYONE'S THANKS TO
THE TEAM FOR WORK KNOWN AND
UNKNOWN.

I JUST WANT TO -- I GUESS ONE
QUESTION I HAVE IN THE QUESTIONS
I SENT OVER IS JUST -- THERE'S A
HUGE INCREASE IN DND'S FUNDS AND
RESPONSIBILITIES OVER THE PAST
FEW YEARS.

BUT WHEN YOU LOOK AT THE
FIVE-YEAR FTE LINE, IT'S PRETTY
FLAT.

IT'S DOWN, IN FACT.

ONE OF MY FOCUSES THAT WE ENTER
THIS PERIOD, WHICH WILL BE A
HARDER TIME FINANCIALLY, I THINK
THERE'S PROBABLY THE PLACE WHERE
WE HAVE THE MOST OPPORTUNITY TO
GROW CITY SUPPORT IS ON THE
CAPITAL BUDGET SIDE BECAUSE OF
THE CURRENT FISCAL CLIMATE.

YOU NEED OPERATING CAPACITY TO
SPEND CAPITAL MONEY AND TO GET
PROJECTS UP AND RUNNING.

SO I JUST WANTED TO ASK YOU,
SHEILA, ABOUT CAPACITY ON THAT
FRONT AND RIGHT SIZE.

>> SURE.

I DID HAVE RICK LOOK AT YOUR
QUESTION.

SO I -- YOU'RE RIGHT.

THE FTEs HAVE REMAINED PRETTY
FLAT.

WE HAVE OVER THE LAST THREE,
FOUR YEARS WHEN MORE OF AN
ADMINISTRATIVE POSITION RETIRES,
WE HAVE REPLACED THOSE
POSITIONS.

WE'VE DONE A LOT OF CHANGING UP
OF POSITIONS AND WE MADE THEM
MORE PROGRAM DEVELOPMENT
SPECIFIC.

SO WE JUST HAVE LOOKED AT -- WE

ANALYZED EVERY POSITION THERE.
AS YOU KNOW IN CITY DEPARTMENTS
OF GOVERNMENT DEPARTMENTS,
THERE'S FOLKS THAT DO A LOT OF
THE PROGRAM WORK AND THERE'S
SOME WORK BEHIND THE SCENES THAT
MAYBE AREN'T AS BUSY.

A WE MAKE SURE THAT EVERY
POSITION WE'RE BRINGING ON
REALLY -- THEY'RE BUSY AND
THERE'S NO DOWN TIME.

SO I THINK WHAT YOU'RE SEEING,
YOU'RE SEEING THE SAME NUMBER
BUT THE ACTUAL ROLES OF THE FTEs
HAVE CHANGED.

WE'RE TRYING TO USE SALES FORCE
NOW.

WE'RE DOING A LOT OF TRACKING
AND COMPLIANCE ONLINE.

SO I THINK WE'RE SEEING MORE OF
A TECH RESPONSE OFTENTIMES THAN
USING A LOT OF PAPER AND HAVING
PEOPLE MANAGE A LOT OF PAPER.

SO RICK, I DON'T KNOW IF YOU
HAVE ANYTHING TO ADD.

>> HI.

I THINK -- OBVIOUSLY THE
MAJORITY OF THE FUNDING, OR ALL
OF OUR FUNDING IS FOR CONTRACTS
AND GRANTS AND LOANS.

IT'S OUR PARTNERS DOING THE BULK
OF THE WORK AND UTILIZING THE
FUNDS.

OUR ROLE IS TO MAKE SURE THEY'RE
PERFORMING, MANAGING THE
PROJECTS.

AS SHEILA SAID, EVEN THOUGH THE
TOTAL FTEs HASN'T CHANGED MUCH
OR GONE DOWN, THE MIX THAT
REALLY COUNTS.

WE HAVE ADDED SOME KEY POSITIONS
IN HOUSING STABILITY AND
DEVELOPMENT TO HELP MANAGE THOSE
FUNDS AND THE PROGRAMS.

>> GREAT.

THANKS.

YEAH.

I THINK EVEN WHEN YOU HAVE A LOT
OF PARTNERS, IT'S AMAZING HOW
MUCH OF THE WORK HAS TO GET DONE
BY THE PUBLIC STAFF.

ESPECIALLY WHEN WE HAVE FUNDS TO
SPEND FOR THE DUAL PURPOSE OF
AFFORDABLE HOUSING AND JOB

OPPORTUNITIES THAT WE DON'T HAVE PROBLEMS WITH.

THE OTHER QUESTION I WOULD LOVE, IF YOU CAN SPEAK TO THE DIRECTIONS THAT YOU PLAN TO TAKE THE AOP PROGRAM THIS YEAR IN TERMS OF THE RELEVANCE TO THIS NEW SITUATION.

YOU TALKED ABOUT THE POSSIBILITY MIGHT BE EASIER FOR US TO GET FIRST-TIME HOME BUYER OPPORTUNITIES.

MAYBE IT WOULD BE EASIER FOR US TO GET AOP OPPORTUNITIES AS WELL.

I WOULD LOVE TO KNOW WHAT YOU LEARNED ABOUT THAT PROGRAM AND HOW YOU'RE TWEAKING IT.

>> SO WE LOVE THE AOP PROGRAM AND WE HAVE A GOAL TO DO 1,000 UNITS TAKEN OUT OF THE MARKET, OCCUPIED UNITS.

TODAY WE'VE DONE SHY OF 300. BUT WE LOVE IT.

WE LOVE THE PROGRAM.

THERE IS A COUPLE OF TAKE AWAYS.

THERE'S -- THERE HASN'T BEEN AS MANY DEVELOPERS OR NONPROFITS COMING FORWARD SAYING THAT THEY WANT TO PARTICIPATE.

SO WE WOULD LIKE MORE PARTICIPATION.

WE'RE ALSO LOOKING AT AND GETTING READY OF BRINGING TOGETHER A LOT OF THE FUNDERS, STATE, A LOT OF THE QUASI PUBLICS AND LOOKING AT HOW WE CANNOT JUST FOCUS ON THE TRIPLE DECKERS AND SIX FAMILIES, WHICH ARE FABULOUS BUT HOW DO WE GROW THE PROGRAM BECAUSE WE'RE IN A POSITION TO PURCHASE LARGER APARTMENT COMPLEXES, 20, 40, 5 -- FAIR LAWN BREAKS MY HEART. SOMEONE TRIED TO BUY AND CREATE AFFORDABLE HOUSING.

THEY HAVE BEEN GIVEN A NAME, MEETING REGULARLY.

IT'S CAPTURING AFFORDABILITY.

WE WANT TO GROW THE PROGRAM AND MAKE IT RETAIL, BUY THE SMALL PROPERTIES BUT CAN HAVE A BIG INFLUENCE IN STABILIZING LARGER PORTFOLIOS.

IF THE MARKET SLOWS DOWN, IF THE MARKET STARTS TO GET MORE MANAGEABLE, WE DO WANT TO BE IN A POSITION WHERE WE CAN MAKE AND FUND AND SUPPORT LARGE SCALE ACQUISITIONS.

WE DON'T WANT 2008 OR 09.

BUT IF THE MARKET IS MORE REASONABLE, WE WANT OUR DEVELOPMENT PARTNERS TO ACT.

>> ABSOLUTELY.

COULDN'T AGREE MORE.

I FEEL LIKE THERE'S SO MUCH OF A RISK IN THIS SITUATION.

MY COLLEAGUES HAVE HEARD ME SAY THIS.

YEAH, YOU HAVE A HANDFUL OF VULTURE CAPITALISTS THAT WOULD SWOOP IN IN GENERAL IN THE AFTERMATH OF THE IMMEDIATE CRISIS.

IT'S SO IMPORTANT FOR THE CITY TO BE AN ACQUIRER AND A PARTNER IN ACQUIING PERMANENT A FORD ABILITY.

>> IF WE SEE THE TAX CREDIT MARKET REALLY STARTS TO SOFTEN, MAYBE WE DO MORE ACQUISITIONS THAN LARGE TAX CREDIT PROJECTS. SO WE HAVE TO REVIEW THE MARKET CONDITIONS THE NEXT TWO, THREE, SIX MONTHS, YEAR AND RESPOND ACCORDINGLY.

>> ABSOLUTELY.

I'D SAY I HOPE THAT ALSO IN THAT CONVERSATION THERE'S AN OPPORTUNITY WHEN IT'S THE RIGHT SITUATION FOR CO-OP HOUSING. THERE'S A BUNCH OF LONG-RUNNING CO-OPS IN MY DISTRICT WHERE THE LAND WAS ACQUIRED IN PARTICULAR MOMENTS OF OPPORTUNITY AND A NUMBER OF THEM HAVE BEEN VERY

SUCCESSFUL.

>> WE LOVE CO-OPS.

EVERY YEAR WE PUT OUT MONEY TO DEVELOP CO-OPS.

THERE'S FEW TAKERS.

WE NEED TO START A CAMPAIGN.

>> THAT'S MY TIME.

MORE QUESTIONS ON THE SECOND ROUND.

WE CAN WORK ON THAT TOGETHER.

ALL RIGHT.

WE'RE GOING BACK TO THE TOP.

AGAIN, DO A SECOND ROUND OF
QUESTIONS FOR COUNCILLORS WHO
ARE STILL HERE WITH US.

I'LL REMIND EVERYBODY THAT WE
WANT TO KEEP -- PEOPLE ARE DOING
A GOOD JOB BUT WE WANT TO BE
AGGRESSIVE ON THE SECOND ROUND.
WE HAVE OTHER PLACES TO BE THIS
AFTERNOON AS WELL.

SO I THINK NEXT UP WHEN I LOOK
AT WHO IS STILL WITH US AMONGST
MY COLLEAGUES, LOOKS LIKE IT'S
COUNCILLOR MEJIA AND THEN
COUNCILLOR ESSAIBI-GEORGE.
SO COUNCILLOR MEJIA YOU HAVE THE
FLOOR.

>> YEAH, I THINK I ASKED MOST OF
MY QUESTIONS DURING THE FIRST
ROUND.

I WOULD LIKE TO FOLLOW UP REALLY
QUICK IN REGARDS TO JUST THE
INITIATIVES THAT WE HAVE AROUND
DIVERSITY.

ALSO, I'M CURIOUS ABOUT -- I
KNOW WHEN I WAS ON THE CAMPAIGN
TRAILS, EVERYBODY LOOKED AT MY
LIKE MY HEAD WAS GOING TO FALL
OFF MY BODY.

I'M CURIOUS WHAT WE'RE DOING TO
ENGAGE DEVELOPERS TO BE MORE
MINDFUL OF THE HOUSING CRUNCH
AND WHAT ROLE WE CAN PLAY TO
HELP SUPPORT MORE OF AGGRESSIVE
EFFORT TO INCREASE THE NUMBER OF
AFFORDABLE UNITS.

I'M ALSO CURIOUS ABOUT THE WAY
WE DEFINE AFFORD ABILITY.

I'M EXCITED TO HEAR THE WORK
THAT IS BEING DONE AROUND OUR
LOW INCOME HOUSING AND MAKING A
CONCERTED EFFORT, MAKING SURE
THAT WE'RE BUILDING HOUSING FOR
FOLKS WHO CAN'T AFFORD IT.

I'M JUST CURIOUS ABOUT WHAT -- I
MEAN, I KNOW HOW WE DEFINE A
FORD ABILITY.

WHAT EFFORTS ARE WE MAKING AS A
CITY TO REDEFINE THAT.

IT'S LIKE WHAT IS SHE ASKING.

>> NO.

>> I CAN BREAK IT DOWN AS KEEP
IT AS REAL AS I CAN.

WHAT I'M CONCERNED ABOUT THERE ARE PEOPLE MAKING \$25,000 A YEAR AND FIVE OR SIX PEOPLE LIVING IN ONE PLACE SO THAT THEY CAN STAY HERE IN BOSTON.

WHAT IS HAPPENING, A LOT OF PEOPLE MOVE TO BROCKTON AND RANDOLPH BECAUSE THEY CAN'T AFFORD TO LIVE HERE BUT HAVE TO COMMUTE HERE EVERY SINGLE DAY TO WORK IN THE CITY OF BOSTON.

SO MY CONCERN IS THAT I KNOW THERE'S A LOT OF GREAT INITIATIVES COMING OUT OF THE HOUSING DEPARTMENT.

I'M CURIOUS ABOUT IF WE COULD BE A LITTLE MORE AGGRESSIVE ON MAKING SURE OUR MOST NEEDIEST CAN STAY HERE IN THE CITY OF BOSTON.

>> NO, THOSE ARE FABULOUS COMMENTS AND QUESTIONS AND TOPICS.

SO AS I MENTIONED, WE WERE LOOKING AT THE INCLUSIONARY DEVELOPMENT POLICY BEFORE COVID-19 AND SAYING, YOU KNOW, CAN WE GET -- CAN WE ASK DEVELOPERS TO DO MORE AFFORDABLE HOUSING AT DIFFERENT INCOMES WITHOUT CHILLING DEVELOPMENT. SO THAT WORK IS UNDERWAY.

WE'RE -- YOU KNOW, WE'RE GOING TO STRESS DEVELOPMENT AS MUCH AS WE CAN WITHOUT STOPPING DEVELOPMENTS.

BUT I -- AT DND, THAT WORK IS REALLY SITTING A LOT WITH THE BPDA AND BEING THOUGHTFUL ABOUT IT.

AT DND, WE GO OUT AND WE SAY WE'RE GOING TO CREATE 50 UNITS OR 70 UNITS OF AFFORDABLE HOUSING.

SOME COMMUNITY MEMBERS ARE SAYING, WHAT ARE THE RENTS? AFFORDABLE TO WHOM?

THEY'RE SAYING WAIT A MINUTE. MY FAMILY CAN'T AFFORD THOSE AFFORDABLE RENTS.

SO WE STARTED IN ALL OF OUR FUNDING ROUNDS SO SAY WE WANT YOU TO DO DEEPER AFFORD ABILITY. WE WANT TO SEE MORE UNITS AT 30%

AMI AND 40% AND 50% AND WILLING TO PUT MORE MONEY IN TO MAKE SURE THAT WE'RE SEEING A DEEPER RANGE OF AFFORDABILITY AND A LARGER RANGE OF AFFORDABILITY IN THE PROJECTS THAT WE FUND. SO THE CONCERNS, THE COMMUNITY CONCERNS AND THE ADVOCATES CONCERNS ARE NOT LOST ON US. WE'RE SAYING TO THE NONPROFITS AND FOR PROFITS, ASK FOR ADDITIONAL FUNDING AND PROVIDE FOR DEEPER AFFORDABILITY. LOOKING FORWARD TO WORKING WITH YOU ON THAT.

>> I YIELD THE REST OF MY TIME. HOW ABOUT THAT?

>> GREAT.

THANKS, COUNCILLOR MEJIA. COUNCILLOR ESSAIBI-GEORGE IS UP NEXT AND THEN COUNCILLOR BAKER. COUNCILLOR ESSAIBI-GEORGE.

>> THANK YOU, MADAM CHAIR. I'M HAPPY THAT LILA IS STILL ON THE CALL.

I'M INTERESTED IN SOME INFORMATION ABOUT THE HOMELESS PARENTS.

I'M WONDERING IF THE \$155,000 ADDED TO THE BUDGET TO EXPAND HOMELESS OUTREACH TO INDIVIDUALS THAT ARE CURRENTLY NOT IN SHELTER, IS THAT PART OF THE PROGRAM?

>> THE NEW INVESTMENT IS CENTERED AROUND STREET HOMELESSNESS.

SO IT'S -- AND ACTUALLY THE NEED FOR THAT CAME FROM LOOKING AT WHERE WE HAVE SOME GAPS IN OUR COVERAGE FOR PARTICULAR NEIGHBORHOODS.

IN PARTICULAR, EAST BOSTON. WE DON'T CURRENTLY STREET OUTREACH IN EAST BOSTON AND WE WANT TO CHANGE THAT.

SIMILARLY, THERE NEEDS TO BE MORE COVERAGE IN ROXBURY AND MATTAPAN AS WELL AS CITYWIDE PARKS AND MAIN STREET DISTRICTS. SO THOSE ARE ALL PRIORITIES WITH THE NEW FUNDING FOR STREET OUTREACH.

THE PEER NAVIGATOR INVESTMENT

WAS FOCUSED ON EMPLOYING PEOPLE THAT EXPERIENCED HOMELESSNESS THAT ARE NOW HOUSED TO HELP PEOPLE NAVIGATE OUT OF HOMELESSNESS IN SHELTERS OR ON THE STREET.

ALTHOUGH IT'S BEEN FOCUSED ON SHELTERS.

SO WE PUT THAT MONEY OUT, SELECTED A CONTRACTOR.

IT WAS BOSTON PUBLIC HEALTH IN PARTNERSHIP WITH -- LET ME PULL THIS UP.

>> WHILE YOU'RE PULLING THAT UP, I'M INTERESTED IN THE NUMBER OF INDIVIDUALS THAT WE'VE BEEN ABLE TO CONNECT WITH OVERALL OR UP TO DATE AND WHAT WE'RE LOOKING TO AT TO OUR OUTREACH EFFORTS, HOW MANY INDIVIDUALS WE'RE LOOKING TO CONNECT WITH AND THEN HOW ARE WE KEEPING TRACK SORT OF THE SUCCESS RATES.

I'M SURE THAT THIS IS RELATED TO SOME OF THE FRONT DOOR TRIAGE EFFORTS.

AN ADDITIONAL INVESTMENT OF \$500,000 TO EXPAND FRONT DOOR TRIAGE.

CERTAINLY THINKING THOSE THINGS ARE CONNECTED.

BACK TO OUR EARLIER CONVERSATION.

ARE WE LEARNING OUR BEST PRACTICES AND WHERE WE CAN DO COLLABORATION AND CROSS TRAINING AROUND THOSE EFFORTS.

>> I'LL TRY TO TICK THEM OFF.

THE BOSTON PUBLIC HEALTH COMMISSION WAS AWARDED THAT CROCKETT IN BOSTON.

BY DECEMBER, THEY HIRED THREE PEER REVIEW NAVIGATORS.

THEY STARTED TO TRAIN PEOPLE UP AND SOME OF THOSE NAVIGATORS HAD ALREADY ENGAGED WITH SOME PEOPLE EXPERIENCING HOMELESSNESS.

THERE HAD BEEN 124 ENGAGEMENTS, NINE GUESTS WERE ON A HOUSING PATHWAY AS A RESULT AND NAVIGATORS HAD GOTTEN 52 PEOPLE TO SIGN RELEASES OF INFORMATION AMONG SOME OF THE HARDEST ENGAGED CLIENTS.

SO IT'S WORKING TO HAVE PEERS
AND WE WANT TO DO MORE OF THAT.
IN TERMS OF WHAT WE ESTIMATE THE
NEW INVESTMENT ON STREET
HOMELESSNESS WILL ACCOMPLISH,
SOME BACK OF THE ENVELOPE
NUMBERS.

WE THINK IT WILL HELP US ENGAGE
12 TO 15 MORE INDIVIDUALS PER
DAY.

SO THAT GETS US TO ABOUT 50 TO
75 MORE CONTACTS PER WEEK.
SO WHAT WE'RE LOOKING AT IS
OUTCOMES FROM THAT WORK, 75 TO
100 UNDUPLICATED CLIENTS PLACED
IN HOUSING OR ASSISTED FOR SOME
KIND OF PERMANENT OR
TRANSITIONAL PLACEMENT OVER THE
COURSE OF THE YEAR.

YOUR NEXT QUESTION WAS ABOUT
FRONT DOOR TRIAGE, I BELIEVE.
FRONT DOOR TRIAGE IS THIS WORK
TO MEET PEOPLE AS THEIR FIRST
SHOWING UP AS HOMELESS IN OUR
SYSTEM.

WORK WITH THEM AS BEST AS
POSSIBLE TO LOOK AT ALTERNATIVES
WHEN THAT IS POSSIBLE.

IN SOME CASES, THAT IS
ACTUALLY -- WE'RE PAYING
RELATIONSHIP WITH FAMILY AND
FRIENDS AND THAT CAN HAPPEN WITH
SUPPORT.

IN SOME CASES, IT'S WORKING WITH
SENDING INSTITUTIONS THAT NEED A
BETTER PLAN AND CAN IF THEY PUT
SOME RESOURCES AND DISTRICT
PLANNING, EXPERTISE INTO THAT.

SO WITH THIS INVESTMENT WE'RE
LOOKING TO WORK ON THIS ISSUE
THAT THERE'S A TON OF INFLOW AS
YOU KNOW, COUNCILLOR, MANY OF
YOU KNOW IN HOMELESSNESS IN
BOSTON AND PEOPLE DESERVE
BETTER.

SO WHEN THERE'S AN ALTERNATIVE,
WE NEED TO MAKE THAT ALTERNATIVE
WORK.

THIS IS SOMETHING THAT WE'RE
SEEING IN MANY -- IN LARGE VOL
YOU'LL RIGHT NOW WITH THE BOSTON
PUBLIC HEALTH COMMISSION
SHELTERS AND PUTTING A MAJOR
STRAIN ON THAT SHELTER IN

PARTICULAR IN THIS PUBLIC HEALTH CRISIS.

THERE'S PEOPLE BEING DISCHARGED TO THESE SHELTERS RIGHT NOW, TO THE CITY SHELTERS AND WE REALLY NEED A SCALED UP RESPONSE AT THE FRONT DOOR.

>> ASK YOU A QUESTION QUESTION. I SEE THE GAVEL.

OUR CONVERSATIONS CONTINUE ON AN OFF LINE.

WHO ARE THE SENDING INSTITUTIONS?

IS THAT MOSTLY THE HOSPITALS AND THE JAILS AND HOUSES OF CORRECTIONS AT THIS POINT?

>> WE'RE SEEING ALL OF THE ABOVE, YES.

PLUS OTHERS.

>> MY OTHER QUESTION IS MORE OF A PROMPT.

I'M SURE WE'LL HAVE OPPORTUNITY FOR CONTINUED CONVERSATION. WITH THE CURRENT CRISIS AND THE ADDED BEDS THAT WE'VE BEEN ABLE TO ACCESS AT THE CONVENTION CENTER, COLLEGES AND MAYBE WE DON'T HAVE ANY INDIVIDUALS EXPERIENCING HOMELESSNESS AT OUR HOTELS, THERE'S SOME EFFORT ON GOING AND USING A FRONT DOOR TRIAGE LIGHT METHOD TO MAKE SURE WE'RE QUICKLY TRANSITIONING PEOPLE IN TO OTHER SPACES BECAUSE WE'RE GOING TO BUMP UP AGAINST THOSE BEDS.

THAT'S LESS OF -- I KNOW THAT THAT WORK IS ONGOING AND, YOU KNOW, HAVE MY SUPPORT.

I SEE THE GAVEL.

REALLY WANT TO EXPRESS MY APPRECIATION FOR ALL OF THE WORK, CHIEF DILLON, YOUR -- THE SHIFT IN THINKING AROUND SUPPORTING FAMILIES AND HOMELESSNESS IN PARTICULAR. I'M GRATEFUL, EXCITED AND HOPEFUL FOR THE WORK THAT LIES AHEAD.

IT'S NOT BEEN FOR A LACK OF INTEREST OR DESIRE TO DO THIS WORK.

THIS NEW ROLE IN FAMILY HOMELESSNESS WILL HELP IN THE

ABILITY AND CAPACITY TO DO THIS WORK.

>> WE AGREE.

WE'RE EXCITED TO WORK WITH YOU.

>> I WANT TO THANK YOU, CHAIRMAN BOK AND EVERYONE HERE.

THANK YOU.

>> GREAT.

THANK YOU SO MUCH.

PERFECT TIMING THERE.

COUNCILLOR ESSAIBI-GEORGE.

NEXT UP IS COUNCILLOR BAKER AND THEN COUNCILLOR JANEY AND THEN BREADON.

COUNCILLOR BAKER?

COUNCILLOR BAKER, ARE YOU THERE? YOUR SECOND ROUND QUESTIONS.

ALL RIGHT.

COUNCILLOR BAKER IF YOU'RE -- YOU'RE STILL ON MUTE.

UNMUTE YOURSELF, WE'LL TAKE YOU AT THE END.

OTHERWISE I'M GOING TO JUMP TO COUNCILLOR JANEY.

COUNCILLOR JANEY?

>> THANK YOU SO MUCH.

I WANT TO JUST PICK UP WHERE COUNCILLOR ESSAIBI-GEORGE LEFT OFF AND EXTEND MY DEEP, DEEP GRATITUDE.

I KNOW MANY HAVE ALREADY SAID IT HERE, CHIEF DILLON.

I WAS A BIG FAN OF YOUR WORK LONG BEFORE COVID-19 AS SOMEONE IN THE ADMINISTRATION THAT I KNOW IS WORKING VERY HARD TO DEAL WITH A VERY COMPLEX CRISIS IN OUR CITY.

I AM DEEPLY GRATEFUL FOR YOUR -- ALL OF THE WORK OF YOUR TEAM AND ESPECIALLY NOW DURING THIS CRISIS, THIS NEW CRISIS THAT HAS EXACERBATED THINGS.

SO THANK YOU FOR THAT.

I THINK I LEFT OFF ASKING ABOUT THE CITY GOALS.

I WOULD BE INTERESTED JUST AS A FOLLOW UP.

AS I SAID, I DON'T NEED TO GO BACK ON THAT.

I WOULD BE INTERESTED WHERE WE ARE IN TERMS OF FY-21.

I KNOW WE'RE EXCEEDING.

IF I COULD HAVE AN IDEA HOW MANY

UNITS WE'RE GOING TO GET DONE,
HOW MANY PEOPLE WE'LL HOUSE WITH
THOSE AND HOW MUCH THAT COST US.
I BELIEVE THAT THE RENTAL RELIEF
FUNDS AND THE NEXT ROUND FOR
THAT HAS ALREADY BEEN DISCUSSED.
SO I WON'T ASK THAT AGAIN.
BUT I AM INTERESTED IN THAT
INFORMATION.

IF IT HASN'T BEEN DISCUSSED,
FEEL FREE.

THEN WITH THE -- I BELIEVE ALSO
THAT THERE IS A CUT OR THAT
THERE'S SOME REVENUE BEING LOST
IN THE EXTERNAL BUDGET.

\$442,000.

I WAS WONDERING IF YOU COULD
SPEAK TO ANY PROJECTS IMPACTED
BY THAT DECREASE.

IF SO, IF THERE'S A BREAK DOWN
BY NEIGHBORHOOD AND DISTRICT AND
HOW WE MIGHT MAKE UP FOR THAT
\$500,000 THERE.

AND THEN ALWAYS INTERESTED IN
HOW WE CAN SUPPORT EFFORTS TO
CREATE MORE OPPORTUNITIES FOR
AFFORDABLE HOMEOWNERSHIP.

THANK YOU.

>> SO SO I THINK IT WOULD BE
GREAT IF TAYLOR COULD GIVE UP A
ONE-MINUTE UPDATE SO THE PUBLIC
KNOWS HOW THE CITY COUNCIL HAS
HELPED THINK THIS THING THROUGH.
THE RENTAL RELIEF FUND.
I'M DOING TO TALK ABOUT
HOMEOWNERSHIP AND THEN HAND OVER
TO RICK.

I NEED HIS EXPERTISE.
BUT WE COULD NOT AGREE MORE THAT
WE NEED TO HELP OUR MIDDLE
INCOME HOUSEHOLDS.

A LOT OF HOUSEHOLDS OF
COUNCILLOR WHO HAVE A LOWER
HOMEOWNERSHIP RATE, BUY IN
BOSTON AND STAY IN BOSTON.

IT WORKS, RIGHT?

YOU STABILIZE YOUR FAMILIES,
YOUR KIDS DO BETTER IN SCHOOL.
IT'S YOUR OWN FORM OF RENT
CONTROL AND YOU BUILD EQUITY.
SO WHETHER IT'S USING A MORTGAGE
PRODUCT TO BUY IN THE MARKET OR
WHETHER IT'S BUYING AN
AFFORDABLE HOME WITH LIMITED

APPRECIATION.

YOU STAY THERE 20, 30 YEARS AND

YOU HAVE A NICE NEST EGG.

WE NEED TO DO MORE OF IT.

WE'LL BUILD.

COVID-19 WON'T SLOW US DOWN IN

HOMEOWNERSHIP.

WE'LL MOVE WITH THE MORTGAGE

PRODUCTS AND LARGER DOWN

PAYMENTS USING THE RESOURCE AND

THE BUDGET.

REALLY WANT TO SEE THE

HOMEOWNERSHIP RATES IN BOSTON

INCREASE.

A LOT OF MULTI-FAMILIES.!

HOMEOWNERSHIP RATES ARE LOW.

THEY PUT STUDENTS ON TOP OF

THAT, IN A GROWING YOUNG WORK

FORCE AND THEY GET LOWER AND

LOWER.

YOU HAVE MY COMMITMENT.

WE'RE ANXIOUS TO GET MORE

HOMEOWNERS IN BOSTON.

BUT RICK, I WANT TO THROW TO YOU

ON THE MYSTERY 442.

>> I CAN DOUBLE-CHECK ON MY END.

I HAVE HERE IT SAYS EXTERNAL

FUNDS.

442,208 FROM A VARIETY OF

GRANTS.

IT'S NOT ONE GRANT.

IT'S A TOTAL OF A VARIETY OF

GRANTS.

SO I'M WONDERING ABOUT THAT.

>> YEAH, I'M NOT -- I'M NOT SURE

WHERE THAT NUMBER COMES FROM.

IF YOU LOOK OVERALL AT OUR

BUDGET, WHAT WAS INCLUDED IN THE

BUDGET FOR EXTERNAL GRANTS,

SHOWS A SLIGHT INCREASE OF 600,

\$700,000.

BUT EVEN THAT I THINK IS

PROBABLY OUTDATED BECAUSE THE

BUDGET WAS DEVELOPED BEFORE WE

HAD OUR ACTUAL ALLOCATIONS AND

FEDERAL FUNDS.

WHAT WE PRESENTED TO YOU A FEW

WEEKS AGO AND I THINK SHEILA

THANKED THE COUNCIL FOR THEIR

QUICK HEARING AND APPROVAL OF

OUR ENTITLEMENT GRANT FOR NEXT

YEAR.

WHAT WE PRESENTED WAS -- WE'RE

SEEING SLIGHT INCREASES WHICH IS

ALWAYS NICE.

WE HAVE AN ADMINISTRATION THAT TRIES TO CUT OR ELIMINATE ALL OF THOSE PROGRAMS EVERY YOUR AND CONGRESS HAS TO BEAT THAT BACK. WE'VE BEEN SUCCESSFUL IN LOBBYING WITH OTHER JURISDICTIONS TO MAINTAIN AND GET INCREASES.

>> THAT'S GOOD TO HEAR.

>> YEAH.

>> ANYTHING ON JUST PLANS FOR THE NEXT ROUND MOVING FORWARD?

>> TAYLOR, CAN YOU GIVE A QUICK SUMMARY?

>> HAPPY TO.

A QUICK SUMMARY WHERE WE ARE IN THIS ROUND AND TO EXPRESS OUR THANKS FOR THE WORKING SITUATION THAT HAPPENED LAST WEEK, I BELIEVE, AT THIS POINT.

SO SINCE WE HAD THE LOTTERY ON APRIL 13, WE REFERRED 800 HOUSEHOLDS BY LOTTERY TO VENDORS TO COMPLETE THE APPLICATION FORM.

AS OF MONDAY, THE VENDORS HAVE RECEIVED 350 APPLICATIONS BACK FROM FOLKS THAT WERE REFERRED FROM THE LOTTERY.

AND OF THOSE APPLICATIONS RETURNED, THE VENDORS DETERMINED 309 WILL BE ELIGIBLE FOR RENTAL RELIEF.

IN THE PAST 1 1/2 WEEKS, VENDORS HAVE ISSUED 223,661 IN ASSISTANCE.

THIS IS COVERING RENT FOR APRIL AND MAY.

SO WE WILL CONTINUE REFERRING FOLKS FROM THE LOTTERY FOR APPLICATION PROCESSING AND THE VENDORS WILL CONTINUE REVIEWING APPLICATIONS GOING OVER ELIGIBILITY UNTIL FUNDING IS EXHAUSTED.

WE REALLY APPRECIATED THE WORKING SITUATION AND TO CONVERSATION THAT WE HAD AS WE THINK ABOUT WHAT FUTURE ROUNDS LOOK LIKE, PARTICULARLY PAYING ATTENTION TO CHANGES IN OUTREACH, CHANGES FROM REMOVING TO THE APPLICATION FORM AND

THINKING ABOUT ADDITIONAL PROTECTIONS FOR TENANTS IN THE SECOND ROUND.

SO WE'RE EXCITED TO SHARE FURTHER THINKING ABOUT WHAT THOSE CHANGES WILL LOOK LIKE FOR FUTURE ROUNDS.

>> I THINK THAT IS JUST ANOTHER GREAT SEGUE TO SAY THANK YOU AGAIN FOR BEING SO OPEN, FOR ALWAYS LISTENING, FOR THE PARTNERSHIP, SO THANK YOU FOR THAT.

THAT IS REALLY HELPFUL.

THANK YOU, MADAM CHAIR.

>> THANK YOU, COUNCILLOR JANEY. NEXT UP IS COUNCILLOR BREADON AND THEN COUNCILLOR EDWARDS. COUNCILLOR BREADON, ANY FURTHER QUESTIONS?

>> THE EXPIRING USE ISSUE, I WONDER, IS THERE ANY LIGHT AT THE END OF THAT TUNNEL IN TERMS OF TRYING TO STABILIZE SOME OF THOSE -- ESPECIALLY IN OUR NEIGHBORHOOD.

I KNOW WE MENTIONED THIS BEFORE. I JUST WONDER WHERE WE'RE AT WITH THAT.

ALSO, A QUICK QUESTION ABOUT COMMUNITY INVESTMENT ACT. I KNOW THE FEDERAL GOVERNMENT IS LOOSENING REQUIREMENTS.

ANYTHING THAT WE CAN DO TO ENCOURAGE BANKS TO CONTINUE THOSE COMMUNITY BENEFITS? THEY'RE VERY, VERY VALUABLE IN TERMS OF NEW HOMEOWNERSHIP OPPORTUNITIES.

THANK YOU.

>> NO, THOSE ARE GOOD QUESTIONS, GOOD TOPIC AREAS.

SO EXPIRED USE NEVER ENDS, IT'S NEVER DONE.

IT'S A CONSTANT VIGILANCE ON IT. WE KNOW EVERY AFFORDABLE UNIT IN BOSTON, WHERE IT IS, WHO OWNS IT.

WE KNOW WHEN THE AFFORDABILITY WILL EXPIRE.

WHEN THEY EXPIRE, WE'RE CONTACTING THE OWNER TO SEE WHAT THEIR PLANS ARE.

NOW, THE CITY SINCE 1998, 2000,

IF WE'RE GIVING ANY MONEY, WE REQUIRE AFFORDABILITY AND PERPETUITY.

THE BABCOCK TOWERS HAS BEEN -- I DON'T KNOW WHAT ELSE TO DO. WE'VE CONTACTED THE OWNER. I'M SURE YOU CONTACTED THE OWNER.

THE TENANT ALLIANCE HAS ORGANIZED THE TENANTS.

THE OWNER DOES NOT WANT TO EXTEND THE AFFORDABILITY.

WE HAVE TO WORK WITH 2 LIFE AND RENTAL SUBSIDIES, ET CETERA.

WE HATE TO LOSE THEM BUT WARREN WAS THE SAME.

YOU REACH OUT, YOU REACH OUT.

SOMETIMES OWNERS ARE REFUSING TO COOPERATE.

THE DIFFERENCE WITH WARREN, THE TENANTS HAD BED ROLL PROTECTSES WHERE THE TENANTS IN BABCOCK TOWERS DO NOT.

SO WE'LL CONTINUE TO WORK CLOSELY WITH YOUR OFFICE AND MAKING SURE THE RESIDENTS OF BABCOCK TOWERS ARE GOING TO BE OKAY.

AS YOU KNOW, THEY'RE A WONDERFUL GROUP OF PEOPLE AND THEY CARE DEEPLY ABOUT THEIR HOMES AND STAYING IN THE ALSTON BRIGHTON AREA.

YOUR CRA.

TIM, DO YOU MIND FIELDING THIS QUESTION?

I KNOW YOU'VE BEEN THINKING ABOUT THAT.

>> SO I THINK THAT -- A VERY GOOD QUESTION.

I HAVE TO SAY I DON'T HAVE A RESPONSE AT THE READY AT THE MOMENT.

HOWEVER, I THINK THAT THERE'S A LONG HISTORY OF ACTIVITY THAT HAS OCCURRED LOCALLY THAT HAS HELPED TO KEEP LOCAL BANKS VERY ENGAGED.

THE MASS COMMUNITY AND BANKING COUNCIL IS ONE OF THOSE TOOLS.

THE MASS PARTNERSHIP FUND HAS THOSE TOOLS IN PLACE.

AS WE'RE SEEING THE RECENT SUCCESS, THE BOSTON HOME CENTER

AND WORKING WITH LENDERS TO GET
A FORECLOSING MORATORIUM.
WE'RE ALL WORKING ON THE LOCAL
LEVEL.

YOUR QUESTION BEGS ME TO SPEND
MORE TIME TO LOOK AT WHAT MIGHT
CHANGE.

THANK YOU.

>> THANK YOU.

COUNCILLOR EDWARDS.

YOU HAVE THE FLOOR.

>> THANK YOU.

I JUST WANTED TO FOLLOW UP ON
THE NUMBERS ARE GREAT.

THANK YOU SO MUCH.

WE'RE OUT ABOUT 300 PEOPLE SO
FAR.

I BELIEVE THAT YOU TESTIFIED,
THEY HAVE A GOOD BACK AT FORTH.
AT MINIMUM, LOOKING FOR THE 800
IF NOT MORE FOR THE SECOND
ROUND.

OUR GOAL IS TO MEADE THE
MINIMUM.

THANK YOU AGAIN.

YOU WERE BUILDING A BIKE AND
TRYING TO RIDE IT AT THE SAME
TIME.

IT IS -- I SEE THE SECOND ROUND.
YOU TESTIFIED TO THE AMOUNT OF
IMPROVEMENT AND HOW YOU'RE
MAKING IT SMOOTHER.

THANK YOU.

MAYBE A YEAR AGO, TWO YEARS AGO,
CAME HOME SAYING WE ALL A GROW
TO 1,000 NEW HOMEOWNERS IN FIVE
YEARS.

I'M EXCITED ABOUT THAT.

I DON'T KNOW IF WE HAVE AN
UPDATE.

I APOLOGIZE IF WE HAVEN'T
MENTIONED THIS BEFORE.

HOW WE ARE IN THAT TRACK.

PIE PLATES FOR COUNCILLOR
ESSAIBI-GEORGE.

I DON'T COOK.

IT WAS SOMETHING.

I'M CURIOUS IF WE COULD TRACK
THAT, HOW WE SEE THAT
PROJECTION.

I KNOW THAT THIS PANDEMIC HAS
PAUSED MOST OF OUR PROJECTIONS.

I GUESS I'M ASKING FOR A GENERAL
UPDATE ON WHERE WE'RE SEEING

OURSELVES WITH THAT.
SINCE WE'RE TALKING ABOUT
HOMEOWNERSHIP, ONE OF THE BEST
PROGRAMS WE HAVE IS THE
FIRST-TIME HOMEOWNER PROGRAM.
CAN I BE EXPANDED TO INCLUDE NOT
ONLY FOLKS THAT ARE INTERESTED
IN LIKE LYDIA EDWARDS BY HERSELF
BUT I FEEL FOR A LOT OF FOLKS --
I'M 1980.

SOME PEOPLE SAY I'M X, SOME
PEOPLE SAY I'M MILLENNIAL.
40 AND DOWN, THERE'S A LOT OF US
THAT WILL NEVER OWN THE
TRADITIONAL WAY.

IS THERE A WAY TO LOOK AT US
OWNING COOPERATIVELY?
SO THREE OF US CAN COME TOGETHER
FOR A DOWN PAYMENT, THREE OF US
CAN OWN THE TRIPLE DECKER.
HOW DO WE CREATE A PROGRAM TO
GET EDUCATED.

I REMEMBER ONE OF THE BIGGEST
THINGS IS THE FACT THAT THE
BANKING INSTITUTIONS WERE NOT
LOANING AND NOT HELPING OUT.
I'M WONDERING IF WE CAN COME UP
WITH A PROGRAM FOR WHAT
COOPERATIVE OWNERSHIP LOOKS
LIKE, HOW TO GET IN LINE FOR IT
AND TALK TO THE BANKING
INSTITUTIONS AND SAY YOU NEED TO
LEND DIFFERENTLY.

EVEN FOR THE ADU PROGRAM.
A LOT OF PEOPLE MAKE TOO MUCH
MONEY.

WITH THE DRAINING SYSTEM, THE
SPRINKLER SYSTEM.

CAN WE TALK TO INSTITUTIONS
ABOUT BEING BETTER LENDERS AND
NEIGHBORS IN BOSTON.

FINALLY, I DON'T KNOW WHERE THE
CONVERSATION IS ON LAND TRUSTS.

I KNOW THERE'S A BIG DEBATE.
YOU KNOW, THAT'S -- I LOVE CDCs.
I LOVE THEM.

BUT A LOT OF TIMES -- I'M
CURIOUS.

I THINK RIGHT NOW IS THE TIME TO
BE AS STRAIGHT UP AS POSSIBLE.

YOU GUYS ARE.

JUST ASKING FOR UPDATES ON A LOT
OF CONVERSATIONS WE'VE BEEN
ASKING.

THANK YOU.

>> NO LET ME TAKE A STAB AT A
COUPLE OF THESE.

I'M LOOKING AT A PLAN.

SEEMS LIKE WE'RE AT 346

HOMEOWNERS -- THAT'S DOWN

PAYMENT.

CLOSING COSTS.

AFFORDABLE PROPERTIES THAT THEY
BOUGHT OUT OF THE 1,000.

>> WONDERFUL.

>> GLAD TO GET YOU BREAKDOWN OF
THOSE COMPONENTS.

AND I THINK WE'RE GOING TO SEE
THAT NUMBER INCREASE AS THE NEW
RESOURCES THROUGH CPA AND THIS
BUDGET HIT THE STREET.

WANT TO DO THAT.

I LOVE LAND TRUSTS.

I THINK WE ALL LOVE LAND TRUSTS.

WE'RE SUPPORTING THE CHINA TOWN
LAND TRUST RIGHT NOW.

WE ARE BUILDING OUT THE
REMAINING PARCELS, WORKING WITH
THE URBAN FARM INSTITUTE ON
THEIR LAND TRUST.

THE CDCs WILL ARGUE, YOU GET
AFFORDABILITY.

WHAT DO WE NEED THE TRUSTS FOR?

THE BENEFIT OF LAND TRUSTS IS

THEY CREATE COMMUNITY.

YOU COME TOGETHER.

THERE'S SOMETHING SYMBOLIC AND
PSYCHOLOGICAL ABOUT THAT AS
WELL.

GOES BEYOND THE TENANT OR THE

PROTECTIONS.

THEY HAVE HELPED WITH
FORECLOSURES.

THEY DO.

THE LAND TRUST HAS MADE IT MORE
DIFFICULT EVEN THOUGH WE WOULD
HAVE WORKED SOMETHING OUT
ANYWAY.

THERE'S MORE VALUE TO BRING IT
TOGETHER AS A PLAN.

SO ALL THAT TO SAY YES,

SUPPORTIVE OF LAND TRUSTS.

LAND TRUSTS ARE ORGANIZATIONS
THAT HAVE TO PAY TAXES AND
COLLECT DUES.

SO THEY DO REQUIRE A CERTAIN
AMOUNT OF INFRASTRUCTURE.

SO MY WORRY HAS ALWAYS BEEN THAT
IF EVERY NEIGHBORHOOD HAS ITS
OWN LAND TRUST, THERE'S A
INFRASTRUCTURE THAT FIT THAT
REALLY HAVE TO -- WE'RE PUTTING
A LOT OF PEOPLE AT RISK.

FINALLY, I'M INTRIGUED BY THE
IDEA OF UNRELATED PARTIES COMING
TOGETHER IN AND BUYING.

SO IF YOU COULD WORK WITH US AND
MAYBE WE COULD PUT TOGETHER
FOCUS GROUPS AND UNDERSTAND
EXACTLY WHAT FOLKS ARE LOOKING
FOR, I'M IN.

I THINK THAT WOULD BE
INTERESTING TO PURSUE.

>> THANK YOU.

I DON'T SEE THE GAVEL -- IT'S
COME ON.

I HAVE ONE FOLLOW UP.
JUST ONE.

>> GO AHEAD.

YOU STILL HAVE A LITTLE GRACE.

>> THANK YOU.

>> BACK TO THE VOUCHERS.

I'M HAPPY TO HAVE A DEEPER
CONVERSATION ABOUT THOSE.

CURIOUS IF PART OF YOUR
CONSIDERATION BECAUSE I KNOW YOU
SAID SUGGESTIONS.

ONE OF THEM I HAVE IS HIKE A
WATER FALL ALMOST.

IF YOU DON'T QUALIFY FOR A BPS
FUND AND YOU DON'T QUALIFY FOR
THE BHA ONE, THAT WE CULL DOWN
THE POPULATION OF THOSE
QUALIFIED FOR BOSTON RESIDENTS.
THAT'S ALL.

SO WE'RE NOT ALL LOOKING AT THE
SAME GROUP OF QUALIFIED FOLKS.

DOES THAT MAKE SENSE?

SO BASICALLY HOW DO WE -- IF YOU
DON'T QUALIFY FOR A BPS AND YOU
DON'T QUALIFY FOR A BHA, YOU
SHOULD QUALIFY FOR A CITY
VOUCHER.

>> IF YOU DON'T QUALIFIED
BECAUSE OF REGULATIONS OR RULES,
YOU MIGHT GET PREFERENCE FOR THE
CITY VOUCHERS.

>> LIKE WE DID WITH RENTAL
RELIEF.

I UNDERSTAND AND MOST OF MY
COLLEAGUES DO THERE'S NO FIX.

THERE'S NO VOUCHER PROGRAM THAT
WILL FILL THE HUGE CHASM O NEED
FOR AFFORDABLE HOUSING.
IN AS MUCH AS WE HAVE THE
DIFFERENT RESOURCES, HOW DO WE
MAKE SURE A PERSON DOESN'T PUT
IN FIVE APPLICATIONS AND WHILE
SOMETHING ELSE IS PRECLUDED FROM
APPLYING TO ANY OF THEM.

THAT'S ALL.

>> I WROTE IT DOWN.

IT'S AN INTERESTING IDEA.

>> THANK YOU.

>> THANK YOU.

THAT'S ALL, CHAIR WOMAN.

>> GREAT.

THANK YOU, COUNCILLOR EDWARDS.

AND I'LL DO MY LAST QUESTIONS
AND I'LL ASK COLLEAGUES, ANYBODY

WHO IS STILL WITH US IN THE
HEARING, IF YOU HAVE A BURNING
QUESTION, RAISE YOUR BLUE HAND.

OTHERWISE AFTER WE FINISH MY
QUESTIONS, WE'RE GOING TO THE
COUPLE MEMBERS OF THE PUBLIC
THAT HAVE BEEN WAITING PATIENTLY
TO TESTIFY.

AND THEN WE WILL CONCLUDE.

COUNCILLOR ESSAIBI-GEORGE, I SEE
YOU.

YOU'LL GET TO GO AFTER ME.

I'LL SAY TO BAILEY AND CELESTE
WHO ARE ATTENDEES WAITING TO
TESTIFY, THAT'S MY ASSUMPTION TO
TESTIFY.

IF YOU DON'T, JUST SEND US A
NOTE IN THE CHAT.

WITH THAT, I'LL START MY OWN
CLOCK AGAIN.

CHIEF DILLON, I WANTED TO ASK
YOU, CAPITOL MONEY BECAUSE OF
THE BORROWING RATES AND THE
REALITIES WHERE WE CAN EXPECT
OPERATING BUDGETS TO GO, IT'S
IMPORTANT.

I WAS EXCITED TO SEE THIS NEW
PROGRAM FOR CAPITAL SUPPORT FOR
YOUR PUBLIC INFRASTRUCTURE.

DOESN'T WORK TO PUT CAPITOL
MONEY INTO PRIVATELY-OWNED
HOUSING.

SO I'D LOVE TO UNDERSTAND HOW
YOU AND YOUR TEAM ARE THINKING
ABOUT THAT PROGRAM AND HOW YOU

PRIORITIZING IT.

WHEN WE MAKE NEW RESOURCES AVAILABLE WE'RE ASKING THE QUESTIONS HOW DOES THIS CREATE NEW HOUSING OPPORTUNITIESES AS OPPOSED TO ONES THAT WOULD HAVE HAPPENED ANYWAYS.

WOULD LOVE TO HEAR MORE ABOUT THAT NEW PROGRAM.

>> SO I'M GOING TOS TO THIS TO RICK BECAUSE HE'S BEEN CLOSER TO THE FUNDING SOURCES AND HOW -- I'LL LET HIM START AND I'LL CLEAN UP.

>> THANKS, COUNCILLOR.

I'M -- I'LL START BY SAYING OBVIOUSLY THE PROGRAM IS STILL VERY MUCH IN DEVELOPMENT. WE'VE BEEN WORKING CLOSELY WITH THE BUDGET OFFICE.

THERE ARE RESTRICTIONS ON CAPITAL FUNDING THAT WE HAVE TO MAKE SURE WE'RE COMPLYING WITH. BECAUSE IT'S CITY DOLLARS, THERE'S A BIDDING PROCESS.

A LOT OF TIMES THESE WOULD BE CARRIED OUT BY THE DEVELOPER. THEY MY NOT BE USING A PUBLIC BIDDING PROCESS.

WE HAVE TO MAKE SURE THAT THEY COMPLY.

WE'RE LOOKING AT MASS WORKS AS THE MODEL.

WE WANT TO MAKE SURE THAT WE'RE NOT SUPPLANTING THE FUNDING BECAUSE WE'RE PROVIDING THE COSTS INSTEAD.

AS YOU MENTIONED, THE IDEA IS WE'RE TAKING CITY CAPITAL DOLLARS THAT CAN BE USED FOR ROADS AND UTILITIES AND PUTTING THAT FUNDING OUT THERE.

THE IDEA IS WE INVITE PROJECTS TO APPLY TO ACCESS THAT FUNDING IN EXCHANGE FOR DEEPER AFFORD ABILITY.

THE FLOOD OF THE DETAILS ARE NOT FLUSHED OUT LOGISTICALLY BUT THAT IS THE CONCEPT.

WE KNOW THAT THESE COSTS EXIST AND THEY'RE A BARRIER TO ACHIEVING LEVELS OF A FORDABILITY THAT WE WOULD LIKE TO SEE.

BUT I THINK AS WE MOVE ALONG,
WE'RE HAPPY TO KEEP YOU UPDATED
AND HELP YOU UNDERSTAND HOW IT
UNFOLDS.

>> YEAH THAT WOULD BE GREAT.
KEEP IN MIND ALSO THE KINDS OF
PARTICULAR CAPITAL PROJECTS THAT
TEND TO ACCOMPANY AFFORDABLE
HOUSING DIFFERENTLY.

SO THINKING ACTED THE FACT THAT
OFTEN OUR AFFORDABLE HOUSING IS
ON SITES THAT NEED REMEDIATION.
I KNOW ONE OF OUR FRUSTRATIONS
WITH THE HOUSING AUTHORITY
ESPECIALLY IN REDEVELOPING
PUBLIC HOUSING IS THAT SO OFTEN
THIS WAS BUILT ON STREET GRIDS
THAT WERE DESIGNED TO BE HOSTILE
TOO AND SEPARATE FROM THE REST
OF THE NEIGHBORHOOD AS WE ALL
KNOW REPAIRING THAT IS EXPEN
EXPENSIVE.

SO YEAH, I'D LOVE TO BE
INVOLVED.

I ALSO ASKED A QUESTION WITH THE
HOME REPAIR LOANS PROGRAM WHAT
THE OPPORTUNITY -- MAYBE THIS IS
A QUESTION FOR DONALD OR SOMEONE
ELSE.

WHAT THE OPPORTUNITY IS TO
CREATE LIKE A RECOMMENDED POOL
OF CONTRACTORS THAT MIGHT HELP
US GET SOME MINORITY WOMEN-OWNED
BUSINESSES THAT WORK.

BECAUSE IT'S SMALL LEVEL WORK.
SO THERE'S AN OPPORTUNITY
WITHOUT SOME OF THE BONDING
CAPACITY ISSUES TO DISTRICT
THAT.

I KNOW IT'S PEOPLE MAKING THEIR
OWN CONTRACTING DECISIONS, BUT
FEELS LIKE THERE'S AN
OPPORTUNITIES THERE.

SO I'D LOVE TO HEAR WHAT WE
COULD DO ON THAT FRONT.

>> I'LL START.

IF DONALD HAS ANY IDEAS, JUMP
IN.

SO RIGHT NOW I THINK THE NUMBER
IS ABOUT -- OF THE APPROVED HOME
CONTRACTORS THAT WE USE AND THE
JOBS AREN'T HUGE, THEY'RE GOOD
SIZE THOUGH, BUT WHAT IT IS,
IT'S A STEADY AMOUNT OF INCOME

FOR SMALL BUSINESSES.

ABOUT 42%.

I THINK MY NUMBER IS RIGHT, ARE
WMBE.

SO I MEAN, IT -- THERE REALLY IS
A LOT OF LOCAL AND WOMEN AND
MINORITY-OWNED BUSINESSES THAT
WE'RE SUPPORTING, WHICH WE WOULD
LIKE TO EVEN GROW THAT NUMBER
MORE.

NOW, ANYONE WHO IS GOING TO GO
THROUGH OUR PROGRAMS THAT ARE
NOT SENIORS, THEY CAN CHOOSE --
THEY CAN CHOOSE THEIR OWN
CONTRACTORS, BUT WE SUGGEST THEY
LOOK AT THE PREAPPROVED LIST.

SENIORS ARE GETTING ASSIGNED THE
CONTRACTORS THAT WE FEEL GOOD
ABOUT AND ALSO THERE IS OTHER
PEOPLE CAN USE THE LIST.

DONALD MENTIONED WE'RE WORKING
WITH JPNDK TO SEE IF WE CAN
INCREASE THAT NUMBER OF
BUSINESSES THAT WE CAN USE AND
JPNDK IS PROVIDING SUPPORT TO
GET THEM THE RIGHT INSURANCE AND
BUILDER'S RISK AND ALL THE
THINGS AND TEACH THEM HOW TO
BID, ET CETERA.

WE WOULD LIKE TO MAKE THAT 42%,
LIKE TO HAVE THAT GO EVEN
HIGHER.

>> GREAT.

THANKS.

AND THEN I GUESS -- I WANT TO
ECHO COUNCILLOR EDWARDS ON THE
SORT OF CO-OP POINT.

I THINK THE OPPORTUNITY -- I
AGREE.

THERE'S TOO MANY PIECES FOR IT
TO COME TOGETHER NATURALLY.

A COMBINATION OF THE WAY IN
WHICH YOU NEED LENDERS TO BE UP
FOR IT AND WITH BROADER --

LARGER CO-OP HOUSING,

APARTMENT-STYLE, THERE'S

QUESTIONS ANT TRAINING PEOPLE TO
MANAGE THAT ALONG WITH TRAINING
PEOPLE TO RUN CO-OP BOARDS.

IT'S A WHOLE ECOSYSTEM.

WHAT WE'VE SEEN IN MY DISTRICT
SPECIFICALLY IS THAT IF YOU SET
THE SOIL CONDITIONS RIGHT AND
YOU TENNED IT EARLY ON CAN

RESULT IN A VERY STRONG SYSTEM.
THAT SPOKE WORK UP FRONT IS
WORTH IT.

THERE'S AN INTERESTING QUESTION
HOW YOU DID BIG CO-OP AND ALSO
DOING THINGS THAT LOOK MORE LIKE
THREE FAMILIES AND CONDO
ASSOCIATIONS BUT ARE STRUCTURED
MORE AS A CO-OP.

THAT IS AN ISSUE TO EXPLORE.

I CERTAINLY HAVE MULTIPLE
FRIENDS IN MY GENDER RAISE AND I
FEEL COMFORTABLE CLAIMING THE
MILLENNIAL IDENTITY ARE
BOUGHTING WITH OTHER FRIENDS TO
MAKE IT HAPPEN.

THAT IS AN INTERESTING BASE THAT
WE SHOULD WORK ON.

MY TIME IS FINISHING.

SO I WANT TO ALSO SAY I PUT IN
MY QUESTIONS, THRILLED ABOUT THE
SUPPORT FOR THE BHA SENIOR
HOUSING.

THERE'S AN OPPORTUNITY TO THINK
ABOUT THE CAPITOL MONEY IN
SUPPORTING THAT AND I KNOW THAT
THERE'S ALWAYS A CHALLENGE WITH
THE PRESERVATION AND NEW PUBLIC
PIPELINES.

BECAUSE WE CAN SUPPORT BHA WITH
PUBLIC HOUSING, THERE'S A LOT OF
OPPORTUNITY THERE.

WOULD LOVE TO SEE US BUILDING
HOUSING IN THE CITY AND THRILLED
ABOUT THE ONE PLUS BOSTON
INVESTMENT.

I JUST REALLY -- I THINK THE ONE
COMMENT I WANTED TO MAKE AND
I'LL PASS IT BACK TO COLLEAGUES
IS JUST THAT LIKE I -- I FEEL
LIKE DND IS IN A POSITION TO DO
THIS AND I HOPE THAT YOU WILL,
JUST THINK ABOUT HOW TO BE
NIMBLE WITH THE CHANGING
SITUATION.

HOW WE LEVERAGE ASSETS QUICKLY.
WHEN YOU SAID FOR INSTANCE, IF
THERE'S AN OPPORTUNITY WE WANT
TO DO BIG AOP THINGS, LIKE WE
SHOULD ABSOLUTELY PLAN ON THAT.
SHOULD BE LIKE WHATEVER IS -- OF
COURSE.

LIKE WHATEVER IS APPROVED IN THE
BUDGET, IF THIS BODY NEEDS TO

HAVE AN EMERGENCY CONVERSATION,
I JUST THINK THAT -- I THINK
THAT WHEN YOU THINK ABOUT THE
AFFORDABLE LANDSCAPE ACROSS THE
CITY, THERE'S BIG TRENCHES THAT
CAME ABOUT IN A TIGHT PERIOD OF
TIME BECAUSE THERE WAS AN
OPPORTUNITY OF THE ECONOMIC
MOMENT AND THERE WAS A
WILLINGNESS AND TOOLS AVAILABLE.
I THINK WE'RE SO ON AN ICE EDGE
ABOUT WHETHER THIS SITUATION IS
GOING TO BE ONE OF THOSE
OPPORTUNITIES OR NOT.
I HOPE THE COUNCIL CAN BE A
PARTNER IN THE WAYS TO MOVE
QUICKLY ON THAT FRONT IN THE
MONTHS AHEAD.
SO I WILL RECOGNIZE COUNCILLOR
ESSAIBI-GEORGE AND THEN WE WERE
REJOINED BY COUNCILLOR FLYNN WHO
HAD CONNECTIVITY QUESTIONS.
SO COUNCILLOR ESSAIBI-GEORGE, GO
AHEAD.
>> I'M GOING TO BE VERY QUICK.
I WANTED TO CLARIFY THE PIE
PLATE COMMENT AND REACTION TO
COUNCILLOR EDWARDS.
WE RECEIVED BEAUTIFUL PIE PLATES
FROM MAHA.
SOMETHING THAT WE SHOULD BE
ADVOCATE FOR.
CAME WITHOUT PIE.
SO NOW I WILL SPEND THE ENTIRE
DAY THINKING ABOUT HOW I CAN GET
MY HANDS ON SOME GOOD PIE.
THAT'S IT.
THAT'S ALL I WANTED TO SAY.
ALWAYS GIVE MYSELF SOME SORT OF
CHUCKLE THROUGHOUT THE DAY.
THERE IT IS.
HAVE A WONDERFUL DAY, EVERYONE.
I'LL CONTINUE TO TUNE IN AND
MUTE.
>> THANK YOU, COUNCILLOR
ESSAIBI-GEORGE.
YEAH, NO, THE PIE PLATES ARE
BEAUTIFUL.
ALL ABOUT EXPANDING THE PIE,
WHICH IS WHAT WE'RE TALKING
ABOUT TODAY.
COUNCILLOR FLYNN.
YOU HAVE THE FLOOR.
>> THANK YOU, COUNCILLOR BOK.

CAN YOU HEAR ME CLEARLY?

>> YOU'RE GREAT NOW.

SEE YOU, TOO.

MUCH BETTER.

>> OKAY.

THANK YOU, COUNCILLOR BOK.

THANK YOU TO SHEILA AND YOUR
TEAM AND TIM AND EVERYBODY THAT
IS ON THE CALL THAT IS WORKING
SO HARD.

I KNOW I ASKED A QUESTION
EARLIER THAT YOU ANSWERED.
SHEILA, WHAT ARE WE DOING -- I
KNOW YOU'RE DOING A LOT OF
EXCELLENT WORK.

BUT WHAT ARE WE -- ANY SPECIFIC
PROGRAMS THAT ARE IN THE
PIPELINE AS IT RELATES TO MAKING
SURE WE'RE ABLE TO KEEP
LONG-TIME CHINA TOWN RESIDENTS
IN THEIR HOUSE, IN THEIR
APARTMENT AND WHAT TYPE OF
PROGRAMS DO WE HAVE FOR LOW
INCOME IMMIGRANT COMMUNITIES
SUCH AS CHINA TOWN AND A DENSE
NEIGHBORHOOD AND GETTING PUSHED
OUT BY A LOT OF THESE SKY
ROCKETING RENTS?

>> COUNCILLOR, WE SHARED -- I
APPRECIATE YOUR CONCERN ABOUT
THE CHINA TOWN NEIGHBORHOOD.
I'M VERY CONCERNED ABOUT IT EVEN
MORE NOW GIVEN THE AMOUNT OF
SMALL BUSINESSES THAT HAVE HAD
TO SHUTTER BECAUSE OF COVID-19
AND HOW MANY WILL COME BACK AND
IN WHAT SHAPE.

STAPLES I CAN BE VERY SIMPLE.
I DO THINK THAT WE NEED TO
PRESERVE THIS NEIGHBORHOOD LIKE
OTHER NEIGHBORHOODS IN THE CITY.
CHINA TOWN, BECAUSE OF ITS
LOCATION IS ALWAYS UNDER THIS --
SO MUCH PRESSURE BECAUSE OF ITS
PROXIMITY TO DOWNTOWN, THE
FINANCIAL DISTRICT.

WE NEED TO CONTINUE TO BUILD A
LOT OF AFFORDABLE HOUSING IN
CHINA TOWN.

ONE, WE WANT ITS RESIDENTS TO BE
A ABLE TO STAY AND ACCESS THAT
AFFORDABLE HOUSING AND WE DO
HAVE A GOOD PIPELINE BUT IT'S
NEVER GOOD ENOUGH.

WE ALWAYS NEED TO KEEP ADDING TO IT.

YOU KNOW, WE ALSO NEED TO MAKE SURE THAT THE RESIDENTS THAT ARE IN HOUSING IN CHINA TOWN KNOW OF THE OPPORTUNITIES THAT ARE COMING ON BOARD.

SO YOU KNOW, I THINK THAT'S REALLY WHAT WE NEED TO DO IN CHINA TOWN.

BY DOING THAT, WE'RE HELPING THE SMALL BUSINESSES SURVIVE BECAUSE THEY WON'T SURVIVE UNLESS THEY HAVE FOLKS THAT WILL SHOP IN THEIR SHOPS AND EAT IN THEIR RESTAURANTS AND GO TO THE BAKERIES, ET CETERA.

SO FOR CHINA TOWN, IT'S ABOUT KEEPING THE PERCENT THING OF AFFORDABLE HOUSING HIGH.

AND NEVER LOOK BACK.

JUST GO FORWARD AND ALWAYS DEVELOP THAT PIPELINE.

SO I APPRECIATE THE SUPPORT THAT YOU'VE GIVEN THE AGENCY, THE CDC AND BEACON AND THE OTHER DEVELOPMENTS UNDERWAY IN CHINA TOWN.

THAT'S MY SIMPLE STRATEGY FOR CHINA TOWN.

AND WE ALSO HAVE TO BE CAREFUL ABOUT -- I KNOW THERE'S A DOWNTOWN MASTER PLAN RIGHT NOW THE BHA IS UNDERTAKING AND THEY'RE LOOKING HOW TO PLAN FOR CHINA TOWN SO WE DON'T LOSE IT. A LOT OF THAT IS WHAT WE ALLOW FOG BUILDING, CONDITIONS AND ET CETERA.

I'LL STOP THERE.

>> THANK YOU, SHEILA AND THANK YOU TO YOUR TEAM FOR THAT WORK IN THAT NEIGHBORHOOD.

MY FINAL QUESTION OR COMMENT, SHEILA WITH THE COVID-19 AND THE RECESSION THAT IS PROBABLY TAKING PLACE AND THE ECONOMIC TURMOIL AND PEOPLE -- UNEMPLOYMENT AND PEOPLE LOSING THEIR JOBS, WHAT WILL HAPPEN TO THE PEOPLE THAT ARE CURRENTLY WORKING IN THESE GREAT BOSTON OFFICES, IF THEY LOSE THEIR JOB, THEY CAN'T PAY THEIR BILLS?

ARE WE LOOKING AT A LOT OF APARTMENTS OR UNITS THAT WILL BE ON THE MARKET OR WILL THEY BE EMPTY OR WHAT -- WHAT IMPACT WILL THAT HAVE ON THE HOUSING STOCK AND THE HOUSING MARKET AS WELL?

>> IT'S THE -- I WOULDN'T SAY MILLION DOLLAR QUESTION. IT'S THE BILLION DOLLAR QUESTION.

I THINK IT'S TOO EARLY TO SAY. WE ARE -- TIM DAVIS AND A SMALL GROUP AND A MIGHTY GROUP TRACKS HOMEOWNERSHIP PRICES AND RENTAL PRICES AND HOW MUCH COMMERCIAL SPACE IS RENTING FOR. WE'RE GOING TO TRACK AND LOOK AT THE MARKET CONDITIONS VERY CLOSELY OVER THE UPCOMING MONTHS.

IF THE ECONOMY RESUMES AND THIS IS A HICCUP, FOLKS GO BACK TO WORK AND APARTMENTS WILL BE RENTED, ALL IS GOOD.

IF IT BECOMES A SITUATION WHERE PEOPLE START LOSING THEIR JOBS AND CAN NO LONGER AFFORD THEIR RENT, THEN WE HAVE ANOTHER PROBLEM ON OUR HANDS.

I THINK IT'S ALL A QUESTION OF SCALE.

HOW BIG IS THAT ISSUE?

HOW MANY PEOPLE CAN PAY THEIR RENT?

WHAT HAPPENS TO PROPERTY VALUES.

SO I WOULD NOT SPECULATE THIS POINT, BUT I WILL PROMISE THAT WE WILL BE REVIEWING IT VERY, VERY CLOSELY PROVIDING THE ASSISTANCE THAT WE CAN.

IF THERE'S OPPORTUNITIES OUT OF THIS MARKET, WE WILL USE THOSE OPPORTUNITIES, TO YOU KNOW, ENHANCE AND CREATE AFFORDABLE HOUSING.

SO I KNOW IT'S NOT A VERY SATISFACTORY ANSWER, BUT IT'S ALL I CAN SAY RIGHT NOW IS THAT WE'LL BE WATCHING THE MARKET CONDITIONS CLOSELY AND WORKING WITH YOU ALL AS WE ASSESS WHAT WE NEED TO DO NEXT.

>> YEAH, THANK YOU, SHEILA.

THAT IS EXACTLY -- THAT ANSWER WAS PERFECT.

THE ONLY ISSUE I WOULD HAVE, NOT WITH YOU, NOT WITH ANYBODY, I JUST WOULD WANT IF THERE WERE A LOT OF VACANT UNITS AVAILABLE, I WOULD WANT THE CITY TO BE AWARE OF IT, TO KNOW ABOUT IT INSTEAD OF A LARGE INTERNATIONAL OR NATIONAL COMPANY, REAL ESTATE COMPANY COMING IN HERE BUYING UP OUR UNITS.

I WOULD RATHER THE CITY OR THE STATE INVOLVED IN AT LEAST DISCUSSING IT AND BEING PART OF THE SOLUTION, BEING PART OF THE DEBATE AS WELL.

I KNOW YOU ARE, BUT THAT'S SOMETHING THAT I DO THINK ABOUT AS THIS RECESSION CONTINUES.

>> NO, I THINK THAT'S A GOOD POINT.

IF THERE'S ACQUISITIONS, WE CERTAINLY WANT TO, YOU KNOW, BE ABLE TO POTENTIALLY INFLUENCE THOSE ACQUISITIONS OR PARTICIPATE IN THE ACQUISITIONS TO CREATE ADDITIONAL AFFORDABLE HOUSING.

>> THANK YOU, SHEILA.

THANK YOU, COUNCILLOR BOK.

>> THANK YOU SO MUCH, COUNCILLOR FLYNN.

ALL RIGHT.

IN A SECOND, I'M GOING TO JUMP TO -- THE LAST TWO IS THE ONE REMAINING PERSON FOR PUBLIC TESTIMONY.

BEFORE I DO SO, I WANT TO CHECK IF ANYBODY HAD ANYTHING THAT THEY WANTED TO COMMENT ON BEFORE WE GO TO THE PUBLIC TESTIMONY.

>> NO, I'M ALL SET.

ANYONE ELSE?

>> EXCELLENT.

ALL RIGHT.

THEN JUST WAITING TO SEE CELESTE MIGHT GET SET UP.

I JUST WANT TO EXTEND MY THANKS ON BEHALF HOFF THE COUNCIL TO ALL OF YOU FOR COMING AND SPENDING A GOOD SOLID THREE HOURS WITH US TO DISCUSS THESE THINGS.

OBVIOUSLY A HUGE COMMUNITY INTEREST HERE.

>> IF I COULD, TOO, THANK YOU. THE LEVEL OF QUESTIONS FROM THE CITY COUNCIL, I WAS SORT OF REFLECTING ON THAT SITTING HERE THE AMOUNT OF INTEREST IN HOUSING AND MAKING SURE THAT WE HAVE ENOUGH AFFORDABLE HOUSING AND THE LEVEL OF KNOWLEDGE ON HOUSING PROGRAMS IS PRETTY REMARKABLE.

SO THANK YOU FOR YOUR INTEREST AND THANK YOU FOR BEING SO SMART.

>> SLOWLY TAKE OVER THE COUNCIL WITH ONLY HOUSING PEOPLE. THAT'S THE LONG-TERM GOAL. NO, IT'S REALLY GREAT.

WE APPRECIATE YOUR WORK. CELESTE, I STILL DON'T SEE A MICROPHONE ACTIVE FOR YOU. CERTAINLY HERE TO TAKE YOUR PUBLIC TESTIMONY.

BUT YOU MAY HAVE TO ACTIVATE A MIC ON YOUR DEVICE.

GOING TO WAIT A COUPLE MORE MINUTES AND WE'LL HAVE TO CONCLUDE VRGEED.

SO IF YOU'RE ABLE.

I'M DETERMINED TO GAVEL THIS OUT BEFORE 1:00.

ALL RIGHT.

I THINK UNFORTUNATELY IT LOOKS LIKE WE HAVEN'T BEEN ABLE TO GET CELESTE'S MICROPHONE SET UP. SO I'LL JUST SAY TO CELESTE AND TO ANYBODY WATCHING AT HOME THAT YOU CAN STILL SUBMIT PUBLIC TESTIMONY SO YOU CAN SUBMIT WRITTEN TESTIMONY BY E-MAILING CC.WM AT BOSTON.GOV.

YOU CAN SUBMIT VIDEO AND WRITTEN TEMPORARY THERE.

WE ALL GET THAT AND GETS APPENDED TO THE SITE.

SO WE GENERALLY MAKE IT AVAILABLE.

IF YOU SUBMIT IT IN ANOTHER LANGUAGE, WE'LL GET IT TRANSLATED.

WITH THAT, THANKING THE DND TEAM AND THIS MEETING OF THE BOSTON CITY COUNCIL WAYS AND MEANS

COMMITTEE IS ADJOURNED.