

CITY OF FORT MYERS LOCAL AFFORDABLE HOUSING ADVISORY COMMITTEE
04/04/2023

The **Local Affordable Housing Advisory Committee of The City of Fort Myers**, met in **Council Chambers** located at 2200 Second Street, Fort Myers, Florida 33901 @ 4:30 p.m. on Tuesday April 24, 2023. Present committee Members from Housing and Real State Division, **Councilman Johnny Streets, Kelly Gabourel, Steve Wood, Justin Thibault, Dontae Mitchell, Carl Baxter, and Dion Freeman.**

Call to Order: Steve Wood

Pledge of Allegiance to The Flag of The United States of America.

Introduction and Brief Bio for Each Committee Member, Chauncey Solinger and Patricia Chafatelli not in attendance.

Melinda Botsford – Building Divisions Services Supervisor

- Information on Expedited Permitting.

All affordable housing permits are given priority by reviewing complete in half the time. Standard review is complete in 21 days, but affordable housing permits are reviewed in 10 days guaranteed. Multi-housing has increased considerably.

Ms. Botsford plans to provide numbers of permits for affordable housing in more detail to the committee.

William Porter – Project Engineer

Modification of Impact Fees

Mr. Porter indicated that Impact Fees were waived for Affordable Housing

Parking and Setback Requirements

Mr. Porter advised that Engineering would not be changing parking calculations based on the studies they have conducted. He stated that they had reviewed the cost of studio apartments in Fort Myers and that it is at an average cost of \$1800.00 per month and that even in the income restricted areas the cost of rent was from \$900 to \$1000 per month. He states that the people that usually would live there have an income of \$15.00 per hour. Mr. Porter says Engineering wants to avoid the compact car situation that the east coast has experienced where there are no parking spaces that fit vehicles, so they take up two or more.

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Modification of Street Requirements

Mr. Porter says they do not Reserve Capacity like some (such as) in the Keys. He says when that happens that then projects that need to move forward cannot because someone else has reserved the capacity.

Mr. Porter says they do not intend to change parking dimensions (standards)

Mr. Porter says the Engineering documents are online and that they are in order with the county.

Mr. Wood asked about the dates that items would be in service and Mr. Porter provided a slide with dates for in service and indicated that all had to be FDAP approved before in service.

Mr. Thibault stated that he understands that it is difficult to change or eliminate fees but that it is a Dollar and Cents decision that will need to be made. There was discussion about the comment Mr. Porter made about waived fees for Enterprise areas when affordable housing was involved. He stated he is a proponent and will always bring up to reduce all affordable based project fees. He noted that the fees presented were based on a 2010 fee determination and that the others went back to 1989. He wanted to know how to get this before the council.

Mr. Streets said he would introduce these to the Council, the City Manager and the City Attorney.

Vacancies were provided by Mr. Wood and a summary of where the Committee members needed to come from. The areas were Banking, Local Planning, Not for Profit Provider, Areas within Jurisdiction.

. if they needed to be residents of the City of Fort Myers. Ms. Reed said that it was a resident, or someone working in the City or an employer in the area. She suggested that the committee contact the City Clerk's office for clarification.

Motion to Adjourn: Mr. Wood, A Motion was given and unanimously carried and approved.