



**CITY OF SCOTTSDALE
SCOTTSDALE HOUSING AGENCY GOVERNING BOARD**

Regular Meeting – **MINUTES**
Thursday, March 27, 2025
Community Design Studio Nave
7506 E. Indian School Rd.
Scottsdale, AZ 85251

PRESENT: Chair Roger Lurie, Vice-Chair Mary Jung, Board Members Jeff Jameson, Neal Shearer, Patrick Dodds, Stuart Turgel, and Lee Cooley

STAFF: Kira Peters, Human Services Director; Mary Witkofski, Community Assistance Manager; Christina Cooley, HCV Supervisor; Gabrielle Alexander, Family Self-Sufficiency Specialist; Ethan Whitman, Landlord Liaison

Call to Order

Chair Lurie called the meeting to order at 5:00 p.m.

Roll Call

Members present as listed above.

Public Comment

There were no members of the public who wished to speak.

REGULAR MEETING AGENDA

1. Approval of Minutes

Approval of the Regular Meeting Minutes of March 13, 2025.

BOARD MEMBER COOLEY MOVED TO APPROVE THE MARCH 13, 2025, SCOTTSDALE HOUSING AGENCY GOVERNING BOARD MEETING MINUTES. BOARD MEMBER DODDS SECONDED THE MOTION, WHICH CARRIED SEVEN (7) TO ZERO (0) BY ROLL CALL VOTE. CHAIR LURIE, VICE-CHAIR JUNG, BOARD MEMBERS JAMESON, SHEARER, DODDS, TURGEL, AND COOLEY VOTED IN THE AFFIRMATIVE. THERE WERE NO

DISSENTING VOTES.

2. Landlord Advisory Board

Ethan Whitman, Landlord Liaison, provided an update on the newly-formed Landlord Advisory Board. His presentation included an overview of the purpose and goals of the Landlord Advisory Board. The Board is currently made up of five housing partner professionals who will meet with the City of Scottsdale Landlord Liaison's office bi-annually to discuss market trends, incentive ideas, struggles, and accomplishments. The first meeting of the Board was held on February 6, 2025. Topics that were covered during the first meeting included implementation of small area fair market rent, discussion about Landlord Liaison office programs, improvements that are being made to the program, and future landlord engagement events and incentives. He noted that the next Landlord Connection event will be held on April 2, 2025.

Mary Witkofski, Community Assistance Manager, introduced Landlord Advisory Board Members Augustin Baugier and George Spatola.

Board members were given an opportunity to ask questions. Mr. Whitman explained that the goal of the Landlord Advisory Board is for his office to have a stronger line of communication with landlords. He will provide regular updates to the Scottsdale Housing Agency Governing Board. Mr. Whitman said that landlords have expressed that they are pleased with the incentives. He said that one of the primary goals of the Landlord Advisory Board is to encourage landlords to advocate for the Housing Choice Voucher (HCV) program.

3. Family Self-Sufficiency Grant

Gabrielle Alexander, Family Self-Sufficiency Specialist, gave an overview of the Family Self-Sufficiency (FSS) program. FSS is a five-year voluntary program, providing case management and referrals to supportive social services to those who are currently recipients of a HCV. Program participants receive opportunities for the education, job training, counseling, and social services assistance necessary to obtain employment, as well as the business and social skills necessary to become self-sufficient. Ms. Alexander noted that the FSS program currently has 42 participants, with 19 of those contributing from \$21 to \$1,082 per month into their escrow account. The Cities of Scottsdale, Mesa, Tempe, and Chandler hosted an empowerment workshop for participants in July of 2024. Scottsdale and Mesa co-hosted the FSS graduation of 20 participants in January of 2025, one of which was from Scottsdale.

Ms. Witkofski requested that the Board adopt Resolution 2025-02.

Board members were given an opportunity to ask questions. Ms. Witkofski explained that the Agency was recently awarded a family self-sufficiency grant for the housing specialist's salary in the amount of \$104,468, from the Department of Housing, retroactive to January 1, 2025.

Ms. Alexander explained that the FSS program is available to all HCV participants. In order to participate in the program, participants must agree to meet mandatory goals by the end of the five-year agreement. Mandatory goals include being employed at the end of the contract and being off of cash assistance programs.

Ms. Witkofski said that full-time case workers are limited to managing 50 FSS program

participants. If a time comes when there are more than 50 applicants, the City can establish a wait list or apply for another grant for a second case manager. Participants earn escrow dollars by working, and once their HCV rent is increased, the difference is set aside in an escrow account each month. A participant has the ability to accelerate through the program and graduate earlier than five years.

VICE-CHAIR JUNG MOVED TO ADOPT RESOLUTION 2025-02: 1. ACCEPTANCE OF A FAMILY SELF SUFFICIENCY GRANT, IN THE AMOUNT OF \$104,648, FROM THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, FAMILY SELF SUFFICIENCY PROGRAM EFFECTIVE JANUARY 1, 2025. 2. THE SCOTTSDALE HOUSING AGENCY EXECUTIVE DIRECTOR TO EXECUTE THE FAMILY SELF-SUFFICIENCY PROGRAM GRANT AGREEMENT CONTRACT NO. 2025-002-SHA, ON BEHALF OF THE CITY OF SCOTTSDALE, AND TO TAKE ANY OTHER ACTIONS NECESSARY TO CARRY OUT THE INTENT OF THIS RESOLUTION. BOARD MEMBER JAMESON SECONDED THE MOTION, WHICH CARRIED SEVEN (7) TO ZERO (0) BY ROLL CALL VOTE. CHAIR LURIE, VICE-CHAIR JUNG, BOARD MEMBERS JAMESON, SHEARER, DODDS, TURGEL, AND COOLEY VOTED IN THE AFFIRMATIVE. THERE WERE NO DISSENTING VOTES.

4. Identification of Future Agenda Items

Upcoming agenda items could include:

- HCV statistics presentation – May 8th

Ms. Witkofski said that staff is actively recruiting for a resident member for the Board.

5. Adjournment

BOARD MEMBER DODDS MOVED TO ADJOURN THE MEETING. BOARD MEMBER SHEARER SECONDED THE MOTION, WHICH CARRIED SEVEN (7) TO ZERO (0) BY ROLL CALL VOTE. CHAIR LURIE, VICE-CHAIR JUNG, BOARD MEMBERS JAMESON, SHEARER, DODDS, TURGEL, AND COOLEY VOTED IN THE AFFIRMATIVE. THERE WERE NO DISSENTING VOTES.

With no further business to discuss, being duly moved and seconded, the meeting adjourned at 5:22 p.m.

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