

# MINUTES

**CITY OF FLAGSTAFF  
HOUSING & SUSTAINABILITY  
COMMISSION JOINT MEETING  
THURSDAY  
March 24, 2022**

**ONLINE MEETING  
MICROSOFT TEAMS  
HOUSING & SUSTAINABILITY 4:30–5:30PM  
SUSTAINABILITY 5:30–6:30PM**

**Vision:** The City of Flagstaff is a culture and community that thrives in response to the Climate Crisis.

**Mission:** To advise Sustainability Section Staff on matters related to climate and sustainability, support community projects through Neighborhood Sustainability Grants, and provide feedback to the City Council on sustainability issues.

## **1. Call to Order the Joint Meeting of the Sustainability Commission and the Housing Commission**

Chair House called the joint meeting of the Sustainability Commission and the Housing Commission held March 24<sup>th</sup>, 2022, to order at 4:31 pm.

## **2. Roll Call**

*NOTE: One or more Commission Members may be in attendance telephonically or by other technological means.*

### Sustainability Commission

<u>  X  </u> Chair McCain	<u>    </u> Commissioner Dailey
<u>  X  </u> Vice Chair White	<u>  X  </u> Commissioner Konkel
<u>  X  </u> Commissioner Steiger	<u>  X  </u> Commissioner McCormick

### Housing Commission

<u>  X  </u> Chair Khara House	<u>    </u> Devonna McLaughlin
<u>  X  </u> Vice Chair Tyler Denham	<u>  X  </u> Moses Milazzo
<u>  X  </u> Eric Davis	<u>  X  </u> Ross Schaefer
<u>  X  </u> Karen Flores	<u>  X  </u> Sandi Flores
<u>  X  </u> Jacquie Kellogg	<u>    </u> Adrah Parafiniuk
<u>  X  </u> Nicole Ellman	

Others present: Lee Bryant (Minutes), Marissa Molloy (Staff Liaison), Jenny Niemann (Presenter), Leah Bloom (Presenter), Ramon Alatorre (Presenter), Nicole Antonopoulos (Presenter), Sarah Darr (Presenter), Justyna Costa (Presenter), Steven Thompson (Presenter), Jacob Raatz (Presenter), Becky Daggett (Councilmember Liaison)

## **3. Land Acknowledgement**

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The Flagstaff City Council humbly acknowledges the ancestral homelands of this area's Indigenous nations and original stewards. These lands, still inhabited by Native descendants, border mountains sacred to Indigenous peoples. We honor them, their legacies, their traditions, and their continued contributions. We celebrate their past, present, and future generations who will forever know this place as home.

**4. Public Comment**

Public Participation enables the public to address the Commission on any subject within their jurisdiction that is not scheduled before the Commission on that day. Due to Open Meeting Laws, the Commission cannot discuss or act on items presented during this portion of the agenda. To address an item that is on the agenda, please use the Teams Chat function: simply type in 'public comment' to indicate to the Chair that you would like to comment. The Chair will then recognize you when it is time for public comment, and staff will unmute your microphone if needed.

Emily Melhorn, City of Flagstaff Water Conservation Specialist, informed commissioners of the City's activities as part of the upcoming Water Awareness Month in April, including Flagstaff's seventh year participating in the Mayor's Water Pledge Challenge. Ms. Melhorn asked commissioners to spread the word regarding activities and to email Water Services if they would like to participate in public outreach.

**5. Business**

**A. Climate Action and Housing – Opportunities for Collaboration (60 minutes)**

Jenny Niemann, Climate Program Manager, Leah Bloom, Housing Project Manager, Ramon Alatorre, Climate & Energy Coordinator, Nicole Antonopoulos, Sustainability Director, Sarah Darr, Housing Director, City of Flagstaff

Requested Action: Informational and Discussion

Chair House invited Chair McCain to share the background of the joint meeting and a personal statement. Chair McCain thanked Sustainability Staff for initiating the collaboration and stated that the housing and climate emergency declarations pointed to a larger wellbeing emergency in Flagstaff. He was excited to be with those present to explore the synergies between the work on the housing and climate crises and was looking forward to charting a course toward wellbeing for all. Chair House echoed Chair McCain's excitement to collaborate and engage in

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meaningful partnership towards two major City priorities and understand the interconnectedness of addressing the housing and climate emergency declarations. Chair House thanked Housing and Sustainability Staff members for their time and guidance in this important conversation.

Nicole Antonopoulos introduced herself and the presentation then opened the floor to Sarah Darr. Ms. Darr said that while this was the start of formal collaboration, Housing and Climate Staff had been collaborating when possible and proposed increased collaboration, such as annual joint Commission meetings and bi-annual Commission Chair presentations. Ms. Darr noted that the 10-Year Housing and Carbon Neutrality plans offered opportunities for collaboration as did ongoing conversations regarding incentives, bond packages, and policy alignment.

Ms. Antonopoulos provided background information on the Climate Emergency Declaration adopted unanimously by the Flagstaff City Council on June 26, 2020 and outlined the eight commitments of the declaration. This declaration fueled the development of the 2021 Carbon Neutrality Plan. Ms. Darr provided background information on the Housing Emergency declaration adopted by the Flagstaff City Council on December 2, 2020, which fueled development of the 10-Year Housing Plan.

Ms. Darr framed housing issues by defining affordable housing and compared it to housing that is affordable. She reviewed local data regarding housing costs and income levels. Forty-five percent of all households in Flagstaff are housing cost burdened, 47% of all households in Flagstaff are low-income, and local housing costs are 29% higher than the national average. Ms. Darr reviewed what families in Flagstaff could afford regarding home costs and the basic housing continuum that many individuals move through.

Leah Bloom detailed the 10-Year Housing Plan development, guiding questions, and overall goal. Ms. Bloom outlined how the Housing Plan supported the Carbon Neutrality Plan, developed through collaboration between Housing and Climate Staff. Ms. Darr said that Flagstaff was not alone in dealing with housing and climate issues.

Jenny Niemann reviewed how the Carbon Neutrality Plan supported the Housing Plan by anticipating and preparing for change, focusing on

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vulnerable community members, addressing density, infill, and complete neighborhoods, and seeking affordability through lower transportation costs and lower home energy costs. Flagstaff is and will continue experiencing climate migration and visitation that will further affect climate and housing issues in the City. Ramon Alatorre discussed resources for Commissioners that addressed the economic implications of energy efficiency in housing development.

Ms. Darr discussed future collaboration between the Housing and Sustainability Commissions and funding possibilities to support both the 10-Year Housing and Carbon Neutrality Plan, such as a review of existing City code alignment and a Land Availability and Suitability Study to inform housing, sustainability, and economic vitality initiatives.

Chair House asked if Housing Commissioners would like to maintain quorum for questions. Ms. Darr offered that Housing and Climate staff could attend future Commission meetings to answer questions. Chair House suggested returning to questions at a future meeting as she and Ms. Darr confirmed that Housing Commissioners could not make quorum to continue.

Chair McCain thanked the Housing Commissioners for attending and asked all Sustainability Commissioners to email staff with questions.

**6. Adjournment of the Joint Meeting of the Sustainability Commission and the Housing Commission**

Chair McCain adjourned the joint meeting of the Sustainability Commission and Housing Commission on March 24<sup>th</sup>, 2022, at 5:36 pm.

**7. Call to Order for a Regular Meeting of the Sustainability Commission**

Chair McCain called the regular meeting of the Sustainability Commission held March 24<sup>th</sup>, 2022, to order at 5:36 pm.

**8. Approval of Minutes**

Chair McCain noted that Mr. Wessel's name was misspelled on page 3 in the first sentence of paragraphs two and three with an extra "s" at the end.

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**Moved by Chair McCain, seconded by Commissioner McCormick to approve the February 24<sup>th</sup>, 2022 minutes with corrections to Mr. Wessel's name.**

Vote: 5-0 Unanimously passed

**9. Business**

**A. Climate Ambassador Training Part 2 (45 minutes)**

Jenny Niemann, Climate Program Manager, City of Flagstaff  
Requested Action: Informational

Ms. Niemann continued with Part 2 of the Climate Ambassador Training.

Chair McCain asked Commissioners if they had any questions. Commissioner McCormick thanked Ms. Niemann for the presentation and asked how all the Carbon Neutrality Plan actions would be funded among competing issues. Ms. Niemann said bonds, federal funding, and grants are all options, as are collaborations with existing initiatives, and invited Ms. Antonopoulos to further answer the question. Ms. Antonopoulos said it would take the entire community and that Sustainability Staff would be discussing the full cost of the Carbon Neutrality Plan with Council in April.

**B. Staff Update and Introductions (10 minutes)**

Steven Thompson, Volunteer & Event Coordinator, Jacob Raatz, Sustainability Food Systems Vista, City of Flagstaff  
Requested Action: Informational

Steven Thompson introduced himself and talked about his prior career as an interpretive park ranger with the National Park Service. Jacob Raatz introduced himself and talked about his recent graduation from Iowa State University. Mr. Thompson and Mr. Raatz reviewed upcoming Sustainability Office events, including a Fix-It Clinic, Cold Weather Heat Pump Workshop, Earth Day, and Drop Off Day, and current Sustainability Office activities regarding climate and food systems.

**10. To and From (5 minutes) – All**

Ms. Antonopoulos encouraged Commissioners to take the community bond survey to identify priorities for infrastructure development, climate action, housing, emergency response, and water services that will inform the November ballot.

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**11. Future Agenda Item Requests**

No items.

**12. Adjournment**

The meeting of the Sustainability Commission on March 24<sup>th</sup>, 2022, adjourned at 6:34 pm.

**CERTIFICATION OF POSTING OF NOTICE**

The undersigned hereby certifies that a copy of the foregoing notice was duly posted at Flagstaff City Hall on \_\_\_\_\_, at \_\_\_\_\_ a.m./p.m. in accordance with the statement filed by the Disability Awareness Commission with the City Clerk. This notice has been posted on the City's website and can be downloaded at [www.flagstaff.az.gov](http://www.flagstaff.az.gov).

Dated this \_\_\_\_ day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
Marissa Molloy, Sustainability Commission Staff Liaison