

FAIR & AFFORDABLE HOUSING COMMISSION



Eija Sumner
Commission Chair
FAHC@ci.moscow.id.us

Regular Meeting
~Agenda~

Lucy Falcy
Staff Liaison
208.883.7095

<http://www.ci.moscow.id.us/358/Fair-Affordable-Housing-Commission>

Thursday
February 12, 2026

5:15 PM

Haddock Building
504 S Washington Street

WELCOME AND ATTENDANCE

REGULAR AGENDA

1. Approval of Minutes from January 8, 2026 (ACTION ITEM)

Presentation of minutes for approval.

PROPOSED ACTIONS: Approve minutes as presented; approve minutes with amendments; or provide staff further direction.

2. Public Comment

Members of the public may speak to the Commission regarding matters NOT on the agenda or currently pending before the Commission. Please state your name and city of residence for the record and limit your remarks to three (3) minutes.

3. Introduction of New City Council Liaison - Evan Holmes

4. Upcoming Year Planning Continued (ACTION ITEM)

Report back on assigned tasks.

Continue discuss regarding possible action items for the year that align with powers and duties of the Commission and the allocated budget (\$750).

PROPOSED ACTION: Decide on action items for the remainder of the 2026 fiscal year and provide staff with direction as deemed appropriate.

5. 2027 Fiscal Year (Oct-September) Budget Request (ACTION ITEM)

Continue Commission action discussion to outline likely budget needs for 2027 fiscal year and propose a budget request amount.

PROPOSED ACTION: Direct staff to draft a budget request to be forwarded to Council at the appropriate time.

REPORTS

ANNOUNCEMENTS

UPCOMING EVENTS / MEETINGS

The next Fair & Affordable Housing Commission meeting is scheduled for March 5th, 2026.

ADJOURN

NOTICE: It is the policy of the City of Moscow that all City-sponsored public meetings and events are accessible to all people. If you need assistance in participating in this meeting or event due to a disability under the ADA, please contact the City's ADA Coordinator by phone at (208) 883-7600, TDD (208) 883-7019, or by email at adaordinator@ci.moscow.id.us at least 48 hours prior to the scheduled meeting or event to request an accommodation. The City of Moscow is committed to ensuring that all reasonable accommodation requests are fulfilled.

FAIR & AFFORDABLE HOUSING COMMISSION



Eija Sumner
Commission Chair
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Regular Meeting
~Minutes~

Lucy Falcy
Staff Liaison
208.883.7095

<https://www.ci.moscow.id.us/358/Fair-Affordable-Housing-Commission>

Thursday
January 8, 2026

5:15 PM

Haddock Building
504 S. Washington Street

Baukol called the meeting to order at 5:15 PM

MEMBERS PRESENT: Eija Sumner, Chair; Juan Albaitero, Randy Baukol, Jo Ellen Force, Leah Halterman, Ellen Peterson, Nathan Tupper, Jennifer Wallace
OTHERS: Sage McCetich, Evan Holmes
STAFF: Lucy Falcy

REGULAR AGENDA

1. Election of Officers for 2026 (ACTION ITEM)

The Commission will need to nominate officers for 2026.

Discussed as Agenda Item No. 2.

The Commissioners discussed who would like to be nominated for the 2026 Officer positions. Albaitero and Tupper both offered to serve, and the Commission wanted to retain Sumner as Chair.

Force moved to elect Eija Sumner as Chair, Juan Albaitero as Vice Chair, and Nathan Tupper as Secretary. The motion was seconded by Peterson. Roll Call Vote: Ayes: Albaitero, Baukol, Force, Peterson, Tupper, Wallace (6). Nays: None. Abstentions: Halterman, Sumner (2). Motion carried.

Sumner arrived at 5:25 PM

2. Approval of Minutes from December 4, 2025 (ACTION ITEM)

Presentation of minutes for approval.

Discussed as Agenda Item No. 1.

Albaitero moved for approval of the minutes as presented, seconded by Force. Roll Call Vote: Ayes: Albaitero, Baukol, Force, Peterson, Tupper, Wallace (6). Nays: None. Abstentions: Halterman, Sumner (2). Motion carried.

3. Public Comment

Members of the public may speak to the Commission regarding matters NOT on the agenda or currently pending before the Commission. Please state your name and city of residence for the record and limit your remarks to three (3) minutes.

Michael Gilman, Moscow, commented on the housing resources that Unitarian Universalist Church of the Palouse provides for the community.

Halterman arrived at 5:29 PM

4. Upcoming Year Planning (ACTION ITEM)

The Commission reviewed changes to the budget and discussed cancellation of the spring health fair and decreased funding for Intermountain Fair Housing Council (IFHC). The quoted rate to conduct the annual legal fair housing training is beyond that allowed by the FAHC budget. There was a conversation about pursuing alternative means for fair housing education and outreach. The Commission proposed to move the tabling event at the Farmers Market to the fall to have more student exposure.

Albaitero and Force left the meeting at 5:49 PM

The Commissioners will continue discussions to further develop plans at the February meeting with more information from staff and the new City Council liaison. There was a brief conversation about updating flyers and other marketing materials.

Wallace moved for the Commission to look at ways to maximize the FY2026 budget and use state resources for education on housing rights as discussed, seconded by Halterman. Roll Call Vote: Ayes: Baukol, Halterman, Peterson, Sumner, Tupper, Wallace (6). Nays: None. Abstentions: Albaitero, Force (2). Motion carried.

REPORTS

Force will continue to serve as the IFHC board liaison and report back after the winter meeting in February.

Wallace reported that Palouse Habitat for Humanity and Hills & Rivers Housing Trust (HRHT) both received funds for housing projects in Whitman County. The Commission requested Staff schedule an update with Nils Peterson, Executive Director of HRHT, regarding upcoming projects.

ANNOUNCEMENTS

The Commissioners all provided introductions about themselves at the beginning of the meeting.

UPCOMING EVENTS / MEETINGS

The next Fair & Affordable Housing Commission meeting is scheduled for February 5th, 2026.

The meeting was adjourned at 6:14 PM

Eija Sumner, Chair

Date

Jo Ellen Force update from the January IFHC board meeting (emailed to LF 1/28/26)

Here is the information regarding the IFHC Board meeting and the follow-up to our questions at January's meeting:

1. Update from Board meeting January 21, 2026: The situation at IFHC in Boise has significantly improved the last few weeks! They have been aggressive in submitting grants and have received several to continue their core mission to enforce their mission related to the Fair and Affordable Housing Act. There are still some pending grants that they should hear about the next month or so.
2. FAHC had received information that "IFHC has no grants available [for April Training] and quoted their participation this year at \$3,100-\$3,550". This was reaffirmed by Zoe Ann Olson and she provided this response: "Unless and until we receive funding, we will not. Cities have covered this cost in the past when we could not. We do not have recorded trainings to share. We can share our website at www.ifhcidaho.org. We will forward additional information that we have."
3. FAHC also asked "how many Moscow cases come each year?" Zoe Ann sent the following information:
 - a. For the past three years, IFHC has prevented tenants in six mobile home parks in Moscow and one in Lewiston from being evicted or over 100 households.
 - b. IFHC has recovered over \$750,000 in illegal rental and utility charges and prevented the housing provider from enforcing their illegal discriminatory lease.
 - c. IFHC has filed 5 fair housing complaints and settled one court case involving the same housing provider.
 - d. From 2023 to 2026, we have had 125 fair housing cases and one systemic case involving over 100 households. Over 75% of the cases are disability related, 15% are familial status violations with remainder being a mix of sex, national origin, race, and religious based discrimination.

If you have any questions, Zoe Ann is very helpful and efficient. She can be reached at: (208) 383.0695 (leave a message) or zolson@ifhcidaho.org

Chapter 6

FAIR AND AFFORDABLE HOUSING COMMISSION

- Sec. 6-1: Commission Established
- Sec. 6-2: Powers and Duties
- Sec. 6-3: Reports

Sec. 6-1. Commission Established.

There is hereby created the Moscow Fair and Affordable Housing Commission. The word “Commission” when used herein shall mean the Fair Housing Commission. Except as otherwise specifically provided herein, this Commission shall consist of not more than nine (9) voting members, each to be appointed by the Mayor with the advice and subject to the approval of the Council, to serve without compensation for a term of three (3) years, subject to removal by the Mayor with the advice and subject to the approval of the Council. A non-voting member of this Commission shall not be considered in determining the number required for a quorum or whether a quorum is present. Not more than one (1) member of the Commission shall be an officer or employee of the City. If a vacancy occurs on the Commission, it shall be filled by the Mayor with the advice of and subject to the approval of the council for the unexpired term. A non-voting Council representative shall serve as an ex-officio member of the Commission. The original appointees to said Commission shall serve staggered terms. Not more than one (1) member shall reside outside of the City. Where possible, this Commission shall include at least one (1) student enrolled at least three quarters (3/4) time in a post secondary educational program, who shall serve a one (1) year term, which term may be renewed. At least one (1) student enrolled in high school or an equivalent educational program shall serve as a non-voting member of this Commission for a one (1) year term, which term may be renewed. This Commission shall also include at least one (1) Latah County resident who does not reside within City limits who shall serve as a non-voting

member of this Commission for a three (3) year term.
(Ord. 2008-23, 10/20/2008)

Sec 6-2. Powers and Duties.

- A. The Commission shall adopt internal procedures not inconsistent with the provisions of this or any other ordinances of the City. These rules shall provide for notification of Commission members by the chairperson in advance of meetings.
- B. Meetings of the Commission shall be held at least once annually at the call of the chairperson and at such other times as the Commission may determine. A quorum of a majority of the appointed members shall be necessary before the Commission may transact business.
- C. The Commission may suggest to Council various ways in which the City may further fair housing practices and affordable housing practices.
- D. The Commission may suggest ways to inform public housing industry providers, real estate owners, developers, building contractors, and housing advocates of their respective responsibilities and rights under the federal housing law and related amendments, and any applicable state or local laws or ordinances.
- E. The Commission shall review, on at least an annual basis, the City Code Analysis and Impediments to Fair Housing and Action Plan and shall make recommendations to the Mayor, the Council and the City's Fair Housing Resource Representative for amendments or changes to such Plan as it deems necessary.
- F. The Commission shall review, on at least an annual basis, the City's efforts to promote affordable housing and shall make recommendations to the Mayor, the Council, and the City's Fair Housing Resource Representative to promote affordable housing practices.
- G. The Commission shall consult with the City's Fair Housing Resource Representative on fair housing

planning objectives, communications, and shall assist the Council and the City's Fair Housing Resource Representative in coordination and execution of the City's Fair Housing Action Plan, where appropriate.

- H. The Commission shall keep abreast of Federal and State law affecting fair housing and make recommendations to the Mayor and Council of necessary changes in the Moscow Fair and Affordable Housing Ordinance to keep the ordinance in conformity with Federal and State law.
- I. The Commission is authorized to recommend acceptance of Federal, State, or other assistance in formulating or carrying out programs to prevent or eliminate discriminatory housing practices, and to cooperate with Federal, State and local agencies in carrying out such programs.
- J. The Commission may establish subcommittees and/or advisory committees to advise and assist it in carrying out duties of the Commission.
(Ord. 99-04, 02/16/1999; 2000-21, 09/18/2000; 2022-05, 02/22/2022)

Sec. 6-3. Reports.

The Commission shall make reports from time to time as requested by the Mayor and/or the Council.

**CITY OF MOSCOW FAIR AND AFFORDABLE
HOUSING COMMISSION
Fiscal Year 2027 Budget Request**

TO: MAYOR AND MOSCOW CITY COUNCIL
FROM: CITY OF MOSCOW FAIR AND AFFORDABLE HOUSING
COMMISSION
DATE: February 5, 2026

The Fair and Affordable Housing Commission (“the Commission”) was established by the City of Moscow to advise the Moscow City Council on ways to inform housing providers and housing advocates of their respective responsibilities and rights under the Fair Housing Act and any applicable state and local laws. The Commission is also required to prepare, review and update an Analysis of Impediments to Fair Housing and Fair Housing Action Plan (“AI-FHAP”), and to review and advance the City’s efforts to promote affordable housing.

The Commission completed an updated AI-FHAP and it was adopted by the Moscow City Council on December 21, 2015. The updated analysis resulted in six specific action items to guide the work of the Commission for the next few years. The action items address existing impediments to fair housing or encourage the provision and maintenance of affordable housing. Impediments identified are mostly related to training needs in the community and information dissemination with regard to the Fair Housing Act and the provision of housing in accordance with fair housing laws.

The Commission has continued to sponsor fair housing trainings put on by the Intermountain Fair Housing Council (IFHC) for consumers, housing providers and managers, realtors, lenders, housing advocates, and government personnel and officials. These trainings have been well-attended and are considered a very valuable training mechanism by the Commission and by the IFHC. The Commission was unable to offer the training in 2026 due to Federal and City budget reductions and looks forward to providing this valuable training opportunity in Moscow in 2027.

The Commission requests the following funding for the fiscal year 2027:

- Fair Housing Training Sponsorship. \$1500.00
- Housing Fair Materials and
Supplies. \$300.00

Total request \$1,800.00

Thank you for your consideration,

The Moscow Fair and Affordable Housing Commission