

FAIR & AFFORDABLE HOUSING COMMISSION



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

Regular Meeting
~Minutes~

Lucy Falcy
Staff Liaison
208.883.7095

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

Thursday
September 4, 2025

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, Leah Halterman, Sage McCetich, Ellen Peterson, Nathan Tupper
MEMBERS ABSENT: Randy Baukol, Jo Ellen Force, Jennifer Wallace
OTHERS: Julia Parker
STAFF: Lucy Falcy, Michael Ray

REGULAR AGENDA

1. Approval of Minutes from August 7, 2025 (ACTION ITEM)

Presentation of minutes for approval.

McCetich moved for approval of the minutes as presented, seconded by Halterman. Roll Call Vote: Ayes: Halterman, McCetich, Peterson, Sumner, Tupper, Wallace (6). Nays: None. Abstentions: Albaitero (1). Motion carried.

Albaitero arrived at 5:17 PM

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.

Casey Bolt, Nancy Chaney, and Kathy Dawes, Moscow, submitted a letter addressed to the Commission with comments regarding the proposed recommendation letter to City Council (see attached).

3. Moscow Community Housing Authority Discussion (ACTION ITEM)

The Commission will review a letter drafted by Staff outlining the recommendation to City Council to create a housing authority in Moscow.

The Commissioners reviewed and discussed the draft letter to City Council, as described above, and recommended some changes. They clarified the intent of their previous motion, which was to encourage the Council to make a resolution to form a local housing authority.

Sumner moved to approve the letter to City Council with amendments as discussed, seconded by Peterson. Roll Call Vote; Ayes: Unanimous (7). Nays: None. Abstentions: None. Motion carried.

REPORTS


- Tupper provided a brief report on what he learned while attending a conference in Sandpoint, Idaho.

ANNOUNCEMENTS

UPCOMING EVENTS / MEETINGS

The next Fair & Affordable Housing Commission meeting is scheduled for October 2, 2025.

The meeting was adjourned at 6:13 PM



Eija Sumner, Chair

12/4/2025

Date

September 1, 2025

Moscow Fair and Affordable Housing Commission

Eija Sumner, Chair (FAHC@ci.moscow.id.us)

c/o Lucy Falcy, Staff Liaison (LFalcy@ci.moscow.id.us)

Dear Chair Sumner and Commissioners:

Thank you for your care and diligence over these many months to understand how housing authorities are working around Idaho, and how establishing one in Moscow could help fill the growing need for affordable housing here. We agree with your conclusion that advising the City Council to issue an enabling resolution is the logical next step. Toward that end, we offer some thoughts about the letter you plan to send with that recommendation.

Based on the Daily News article about your Aug. 7 meeting, the FAHC “. . . will state in its letter to the city council that a housing authority must not become an extra burden on the city government.” We respectfully ask you to consider phrasing that intent in a way that won't preclude mutually beneficial opportunities that are almost certain to develop in the future. We can envision a time when local government would like to capitalize on yet unforeseen opportunities to partner with a housing authority, as has benefitted other communities in Idaho and across the country. Housing needs will wax and wane. Municipal budgets will vary. State and federal resources will come and go. Political ideology will shift. Real property might be donated or traded. Eligibility for grants, philanthropic contributions, and private sector participation might favor one entity over another. There are important reasons to leave open the door for future collaboration.

The concern about a housing authority becoming a drain on limited public resources is clearly addressed in State Statute, which identifies a housing authority as an “independent public body, corporate and politic.” Local government would not be responsible for actions by the housing authority. Neither would it be obligated to contribute monetarily or by in-kind contributions to a housing authority (*even if voluntary contributions would be welcome*).

Phrasing about not becoming an “extra burden” on City government is concerning to us for several reasons. For example, who gets to decide what is burdensome? One Council member? A disgruntled member of the development community? Also, what might be construed as “burdensome” one fiscal year or one election cycle might be totally turned around by the next. Finally, what if people who need safe, affordable housing are even more financially constrained

than local government, and their needs are so great and so varied as to warrant reprioritizing public investments in our community's collective well-being?

Thank you for your thoughtful interaction with our working group, your advocacy regarding establishing a housing authority, and for considering these comments and concerns in advance of finalizing your letter to the City Council.

Sincerely,

Casey Bolt (caseybolt@gmail.com)

Nancy Chaney (nancy.chaney@outlook.com)

Kathy Dawes (kdawes208@gmail.com)

On behalf of the Moscow Housing Authority Working Group