

SUMMARY MINUTES – **Amended Draft****BROWARD HOUSING COUNCIL**

Friday, May 15, 2026 - 10:00 AM

Broward County Government Center East, Room 430, Fort Lauderdale, FL

**Board Members Present**

Ajibola Balogun	Christopher Krzemien, Chair	Luke Harrigan
Parnell Joyce	<u>Joseph Kenner</u>	Nathan Perlmutter
Teneshia Taylor		

**Board Members Absent**

Marcia Barry-Smith	Maura Bulman	Michele Collie
Beth Daly, Vice-Chair	Mike Pearson	Commissioner Hazelle Rogers
Ralph Stone		

**County Staff**

Angela Bauldree-Van Beber HUPD	Sue Carrano, HUPD	Keith Darby, HUPD
Stacey-Ann Rowe, CAO	Lisa Wight, HFA	

**Other Attendees**

Stephan Romdoht, Florida Rising	Annastacia Robinson, Florida Rising	Anika Cross, Florida Rising
Lucia Candiotti, Florida Rising	Rick Riccardi, Fellowship RCO	Karen Osses, Florida Rising

**1) CALL TO ORDER AND ROLL CALL**

The meeting was called to order at 10:12 AM by Chair Krzemien. Roll call was taken by Sue Carrano who confirmed that a quorum was not present.

**2) Approval of November 7, 2025, Regular Meeting Minutes**

No action taken due to lack of quorum.

**3) Chair's Report**

Chris Krzemien, Chair, reported on County funding initiatives and State legislation supporting affordable housing production. The 10-Year Affordable Master Plan initiatives, streamlined approval processes, and legislation such as HB 1389 (Live Local 4.0) expand protection for affordable housing development. However, proposed property tax reform, rising insurance and construction costs, and wage gaps are continuing challenges.

Teneshia Taylor provided the Continuum of Care (CoC) Advisory Board report:

- A significant percentage of people experiencing or at risk of homelessness are seniors; she suggested the BHC could overlap with senior homelessness efforts.
- SB 1434 (Infill Development) is a possible panel topic for the BHC Fall Workshop.
- The Safe Parking Program, a new pilot program operated by HOPE South Florida, provides a safe area for homeless families meeting certain criteria.

At this time, Chair Krzemien welcomed new BHC member Joseph Kenner who was appointed by Commissioner Fisher to fill the category of Chief Executive of a recognized, not-for-profit homeless organization. Mr. Kenner serves as President of HOPE South Florida, and he provided details about the Safe Parking Program.

**4) Director's Report**

Angela Bauldree-Van Beber, Assistant Director, reported on the status of a recent \$27M RFA for new affordable multifamily units. A total of \$22M was recommended for four (4) projects with the remaining \$5M set aside for homeownership. Additional SHIP and CDBG-DR grant money was received by the County for mortgage and rehab assistance, new affordable housing projects with less than 70 units, and infrastructure/flood resiliency. Sue Carrano, Sr. Planner, reported on updates to the BrowardNext Land Use Plan and County's Comprehensive Plan. The BHC Affordable Housing Dashboard Supply Map was recently updated and HUPD staff is finalizing the Municipal Scorecard Dashboard. June is National Homeownership Month which will be promoted on the BHC website. Discussion regarding BHC fall workshop will be included on the next meeting agenda.

**5) Guest Speaker: Amy Robbins, First Vice-President, Mortgage Branch Manager, Valley Bank**

Ms. Robbins addressed issues affecting housing affordability, mortgage brokers versus banks, current market pulse, and rate projections from Fannie Mae. She also discussed the FHFA's 2026-2030 draft strategic plan.

**6) New Business**

None.

**7) Old Business**

None.

**8) Public Comments**

Representatives of Florida Rising (see Other Attendees) addressed the membership regarding their interest in partnering with the BHC and suggested not for profit housing options such as Community Land Trusts and other best practices as a possible fall Workshop topic.

**9) Adjournment**

The meeting was adjourned at 11:28 AM.

**10) Next BHC Meeting: 10 AM, Friday, June 26, 2026, Room 430, Broward County Government Center East (GCE), 115 S. Andrews Avenue, Ft. Lauderdale**

*Disclosure: The above captioned minutes are transcribed in a summary format. To obtain a complete audio recording of the meeting, approved summary minutes, or any presentation or handout materials, submit a public records request through the Housing and Urban Planning Division, 954-357-8695.*