

AGENDA

AFFORDABLE HOUSING COMMISSION

November 5, 2025

Hybrid Meeting In-person and via Zoom



<https://us02web.zoom.us/j/82217420027?pwd=M0BD0aVCwhMe2Wtne7EUKF4NnBG8Ew.1>

Meeting ID: 822 1742 0027

Passcode: 705917

Accessibility

The City of Ellensburg strives to make our services, programs, and activities readily accessible.

- Closed Captioning is available to Zoom viewers. To enable closed captioning, you will need to click on the "CC" button at the bottom of your Zoom screen and then select either "Show Subtitle" or "View Full Transcript."
- Members of the public who do not speak English or who have limited proficiency may request an interpreter if they wish to participate in public meetings.
- The City will provide reasonable accommodation for members of the public with disabilities.

Please submit requests for language assistance or reasonable accommodation to the HR Director/ADA Coordinator by calling (509) 962-7222 or by email at ADACoordinator@ellensburgwa.gov. Five (5) business days' notice is appreciated.

CITY OF ELLENSBURG
AFFORDABLE HOUSING COMMISSION AGENDA
Council Chambers
501 North Anderson Street
Ellensburg, WA 98926
And remotely via Zoom
Wednesday, November 5, 2025
4:30 PM - Regular Meeting

- 1. Call to Order and Roll Call of Members**
 - 1.A Excused absence request from Councilmember Palmer
- 2. Approval of Agenda (No Public Comment)**
- 3. Approval of Minutes**
 - 3.A Approval of October 1st, 2025 regular meeting minutes
- 4. New Business**
 - 4.A Discussion of adaptive reuse (of existing buildings) with Building Official Chuck Doan, Fire Marshal Dan Johnson and City Engineer Derek Mayo
- 5. Unfinished Business**
- 6. Citizen Comment**
- 7. Staff Update/Discussion Items**
 - 7.A Kittitas County 5-year homeless housing plan
 - 7.B 1st and Pine Council action
 - 7.C Catherine property
 - 7.D Preview of upcoming meeting items
- 8. Commission Representative Update**
- 9. Adjournment**



For more information on the Affordable Housing Commission, contact the Community Development office at 509-962-7270.



CITY OF ELLENSBURG

Minutes of Affordable Housing Commission, Regular Meeting

Date of Meeting

October 1, 2025

Time of Meeting

4:30 PM

Place of Meeting

**Council Chambers
501 North Anderson Street
Ellensburg, WA 98926
And remotely via Zoom**

1. Call to Order and Roll Call of Members

Commissioner Bedsaul called the meeting to order at 4:32 p.m.

Present: Sarah Bedsaul, Courtney Garzone, Dan Witkowski, Delano Palmer

Absent: Kim Funston, John Perrie

Others present:

Manastash Architecture, Planning and Development: Skylar Bisom-Rapp, Molly McNamara, Marc Brown, Jordan Lowe

TM Construction: Henry Thomas, Troy Morris

HomeSight: Uche Okezie, Moussa Samb

Dan Carlson - Community Development Director, Lily Frey - Housing Program Manager, Sarah Syverson

2. Approval of Agenda

Commissioner Palmer motioned to approve the agenda. Motion passed 4-0.

3. Approval of Minutes

3.A September 10, 2025 regular meeting minutes

Commissioner Palmer moved to approve the September 10, 2025 regular meeting minutes. Motion passed 4-0.

4. New Business

4.A Consider First and Pine proposal revision

Skylar Bisom-Rapp presented the revised team for the First and Pine project, an explanation of project delays and financing challenges over the past several months, the simplified proposed townhome model now proposed, and the market opportunity represented by the project as revised.

Commissioner Bedsaul motioned to recommend approval of the revised First and Pine proposal as presented by Manastash Architect Planning & Development and move forward to the City of Ellensburg City Council. Motion passed 4-0.

- 4.B Review and feedback on Kittitas County five-year homeless housing plan
This item was not discussed due to lack of quorum.

5. Unfinished Business

6. Public Comment

7. Staff Update/Discussion Items

8. Commission Representative Update

9. Adjournment

The meeting adjourned at 5:24 p.m. due to loss of quorum.