

November 6, 2023

MEMO TO: David Raatz, Director, Office of Council Services

F R O M: Richard E. Mitchell, Legislative Attorney *REM*
Ellen McKinley, Legislative Analyst *EM*

SUBJECT: **NATIONAL ASSOCIATION OF COUNTIES 2023 ANNUAL CONFERENCE AND EXPOSITION** (23-021(11))

The National Association of Counties (NACo) held its annual conference in Austin, Texas, from July 21 through 24, 2023. Council Vice Chair Sugimura, Presiding Officer Pro Tempore Kama, and Councilmembers Cook, Paltin, and Rawlins-Fernandez attended, along with Office of Council Services staff Richard E. Mitchell and Ellen McKinley.

Some of the content of interest is summarized below.

THE COMMUNITY, ECONOMIC & DEVELOPMENT STEERING COMMITTEE MEETING

- *“The High Road to the Middle Class”*

Nezly Silva, Deputy Director of Intergovernmental Affairs, Office of Congressional & Intergovernmental Affairs, U.S. Department of Labor highlighted “The High Road to the Middle Class” with an evolving list of over 2,400 training programs countrywide. (See <https://tinyurl.com/ycka5yrt>)

The training programs are designed to create good jobs, which have good pay, security in retirement, benefits that allow taking care of family, having a seat at the table, and job security. (See <https://www.dol.gov/general/good-jobs/principles>)

- *Repurposing Debilitated Mall into Engine of Workforce Development and Neighborhood Revitalization*

The Community, Economic & Development Steering Committee met all day at Austin Community College’s campus to illustrate how the community repurposed and transformed a dying 1980s mall into a vibrant “backbone of workforce education and training in Central Texas.” The college campus

and facilities now comprise a state-of-the-art model for innovative learning and training, visited by groups from all over the world.

- Mall became distressed in the 2008 recession
- Ideal location, served by public transportation
- Originally funded with a \$5M grant and matching funds
- Created its own taxing district to finance a public-private partnership
- Gathered lots of community input and had a dedicated champion to advocate for the project
- The site consists of 81 acres and includes:
 - 3 new parks
 - 1.3M square feet of institutional space
 - 800,000 square feet of office space
 - 50,000 square feet of retail space
 - 1500 residential units
 - 270 affordable-housing units
 - 200 hotel rooms
 - Serves 20,000 students
 - Converted parking lots to make small, walkable chunks between the college, retail businesses, office spaces, and housing
- Resulted in improved economics for the whole area—rippled out to surrounding properties, creating new construction and redevelopment
- LEED certified, carbon neutral
- Keys to success:
 - Worked with the community (businesses, environmental organizations, churches, clubs, neighborhood associations) to support and develop a clear vision and flexible plan which included:
 - Educational focus
 - Economic vitality
 - Sustainability
 - Mixed-use design
 - Creating a taxing district
- Aligned the college curriculum to prepare students for college-credit internships, created incubators for local businesses, and focused on skills to address community needs
- Over 100 academic and career offerings in 10 areas of study:
 - Arts, Digital Media & Communications
 - Business
 - Computer Science & Information Technology
 - Culinary, Hospitality & Tourism
 - Design, Manufacturing, Construction & Applied Technologies

- Education
- Health Sciences
- Liberal Arts
- Public & Social Services
- Science, Engineering & Math
- Middle and high school classes visit to explore various job training and career paths
- *Airbnb: Short-Term Rental Regulations Toolkit for Local Policymakers*

Mike Signer, North America Policy Director spoke about the guide Airbnb created to help local policymakers regulate short-term rental registration, transient accommodation taxes, enhance trust and safety, and data sharing. Note: the company proactively banned neo-Nazis from coming to a town to protest. The company uses MOUs to work collaboratively with lawmakers to regulate and is eager to help address housing affordability. <https://tinyurl.com/5wr3eykb>

- *Reducing Homelessness and Meeting the Emergency Needs of Individuals and Families Experiencing Homelessness*

California is developing the AT HOME Plan (Accountability, Transparency, Housing, Outreach, Mitigation & Economic Opportunity). An issue of discussion centered on how to address helping those on the cusp of losing housing, such as those aging out of foster care.

NACA IDEA EXCHANGE

- *Talent Development*

This compelling presentation by Maria Church (Maria.Church@GovernmentLeadershipSolutions.com) explored training and developing leadership in local government to create more effective workforce recruitment and retention. The firm's research identified four "attitudinal segment" groups (change seekers, achievers, culturists, and guardians) and identified ways to address leadership pipeline needs. <https://tinyurl.com/4hu6atfe>

- *Artificial Intelligence and Technology*

ChatGPT is here and can be used by local governments for many tasks, e.g., press releases, outlines, prompts, questions, grant applications, tracking and performance reports, and as a procurement tool.

ARTS AS A CATALYST FOR CHANGE

- The NACo Arts & Culture Commission meeting offered inspiring examples of how the arts can contribute to economic diversification and positive community transformation. The commission highlighted Austin's SXSW (South by Southwest) Conference and festival, which "celebrates the convergence of tech, film, music, education, and culture." A \$3M initial grant resulted in creating the largest music festival of its kind. It now generates \$363M per year. <https://www.sxsw.com/>
- John Davis, Executive Director, Warroad River Place, Minnesota, shared his experience developing an arts and cultural center, creating economic prosperity in a rural community, revitalizing a small town.
- Upon accepting her Public Leadership in the Arts Award from Americans for the Arts and NACO, Hawai'i County Councilmember Ashley Kierkiewicz spoke of the unprecedented need for creativity to address current challenges, and how the arts play a crucial role in bettering every aspect of communities. <https://ww2.americansforthearts.org/explorer>

ROBERT'S RULES 101: CRASH COURSE

- The Robert's Rules training course was designed and presented for elected and appointed officials, and their staff, with a focus on the general concepts and rules of parliamentary procedure. Attendees were allowed to ask fact-specific parliamentary questions related to issues in their respective jurisdictions, and were reminded that all the concepts discussed were *subject to each jurisdiction's local rules and procedures*.
- The meeting chairperson can amend the order and sequence of a duly noticed agenda.

- Once recognized by the chairperson, a board member makes a motion. The motion is really a question, presented as a yes or no inquiry. When making the motion, the movant should use the phrase: “I move that...,” or “I move to...”; that way, the body is clear from the moment the phrase is used the wording of the motion is coming. Once the movant has made their motion, another member of the body should second the motion. The chairperson should restate the motion, to ensure the body is clear on the question, and that there is a second, prior to proceeding with debate.
- The lack of a second is immaterial if debate proceeds or action is taken. But, generally, if a motion is not seconded, the chairperson should state the motion dies due to the lack of a second. No second is needed if an item is coming out of committee, or the body is a small board.
- Once a motion is duly moved and seconded, it belongs to the board.
- Once debate begins, the movant has the right to speak first, and cannot speak against their motion. The seconder then speaks, followed by the remaining board members.
- Debate must be germane to the pending motion, cannot attack another member or use inflammatory words or accusations, and must not contain statements that are not germane (e.g., thanking certain people, questioning the movant’s or another member’s motives, etc.).
- Effective debate means stating whether you are for or against a motion, cogently articulating your reasons for your position, recognizing counterpoints to your position, and urging support if so inclined.
- Only the board can end debate. The chairperson, after debate is exhausted, should put the motion to a vote, and repeat the motion. The chairperson should announce the vote results, state the vote count, and whether the motion passed or failed.
- If it appears an agenda item can be acted on unanimously, and bypass the motion and second process, the chairperson should state their intent to seek unanimous consent on the item, pause for a few seconds, and state the proposed action. Any board member can object to action being taken by unanimous consent by saying: “I object.” If no board member objects, the chairperson can then state the proposed action is approved.

- After the main motion, members can make a variety of secondary motions. Generally, only two secondary motions are allowed on each main motion. Secondary motions are motions that can be considered without violating the parliamentary principle of only taking up one question at a time, and they must be acted on before consideration of the main motion. Some secondary motions are non-debatable (e.g., motions to adjourn or recess), and others are debatable (e.g., motions to amend, refer, or postpone).
- If a motion fails, the board cannot be asked to consider the question a second time unless a member on the prevailing side of the vote seeks reconsideration.
- When moving between open session and executive session, the chairperson does not adjourn the open session, but rather entertains a motion to move into, or convene, an executive session. Once the motion passes, the chairperson should recess the open session meeting accordingly and go into executive session. When the executive session has concluded, the chairperson should state the executive session is adjourned, and the board should reconvene in open session.

“COMMUNITY FIRST! VILLAGE” MOBILE TOUR

- Conference attendees were able to visit an innovative affordable housing development created for the chronically homeless called Community First! Village, funded entirely through philanthropic donations. Located outside of the City of Austin’s city limits and any land use restrictions, the 51-acre master-planned community provides affordable, permanent housing and a supportive community for persons with disabilities who are chronically without shelter in Central Texas. Since 2005, the development’s residential program has been a staple of Mobile Loaves & Fishes, a social outreach ministry, that has become the largest community-based model in the country, providing people with a home in a supportive community environment.
- Phase I of the Community First! Village includes:
 - 100 RV/Park homes and 130 Micro-homes
 - 5 Laundry/Restroom/Shower Facilities
 - 5 Outdoor Group Kitchens

David Raatz
November 6, 2023
Page 7

- Capital Metro Bus Stop
- Community Cinema (a revenue generating enterprise)
- Community Inn (a revenue generating enterprise)
- Community Market (a revenue generating enterprise)
- Organic Farm (a revenue generating enterprise)
- Memorial Garden
- Family Health Resource Center
- Walking Trails
- Phase II of the Community First! Village includes:
 - 110 RV/Park Homes and 200 Micro-homes
 - 7 Laundry/Restroom/Shower Facilities
 - 7 Outdoor Group Kitchens
 - Community Gardens
 - Community Entrepreneur Hub (a revenue generating enterprise)
 - Donor Recognition Park
 - Guest Parking Lot
 - Community Living Room
 - 3D Printed Office Building
- The village houses over 343 formerly chronically homeless community members and supports them with subsidized housing, social services, and medical services.
- Since 2022, residents in the village have earned in excess of \$1.5 million through the village's community works program and other onsite micro-enterprise opportunities.

Thank you for the opportunity to attend this educational conference. If you have any questions or want more information on these topics, please contact Remi (ext. 7662) or Ellen (ext. 7661).

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cc: Councilmembers
Richelle Kawasaki, Deputy Director, Office of Council Services