

Missoula City Council Housing, Redevelopment, and Community Programs Committee Minutes

DRAFT

October 12, 2022

1:00 PM

Council Chambers (in person) or TEAMS (virtually)

Attend in person: City Council Chambers, 140 W Pine, Missoula MT

Members present: Stacie Anderson, Mirtha Becerra, Daniel Carlino, John P. Contos, Gwen Jones, Kristen Jordan, Mike Nugent, Jennifer Savage, Amber Sherrill, Sandra Vasecka, Heidi West

1. ADMINISTRATIVE BUSINESS

Committee Chair, Heidi West call the meeting to order at 1:24 p.m.

1.1 Roll Call

Amanda Vermace called the roll.

1.2 Approval of the Minutes

1.2.1 Approval of the minutes from September 28th 2022

The minutes were approved as submitted.

2. PUBLIC COMMENT

Kat Cowley commented with concerns of the Authorized Camp Site (ACS) being closed in November.

3. COMMITTEE BUSINESS

3.1 Appointments to the Affordable Housing Resident Oversight Committee

Community Member Seat Interviews

1:05 - 1:20 - Menodora LeMaster Interview

1:20 - 1:25

1:25 - 1:40 - Kristina King Interview

1:40 - 1:50 - Discussion/Vote

Real Estate/Housing Seat Interviews

1:50 - 2:05 - Kara Hogan Interview

2:05 - 2:10

2:10 - 2:25 - Julie Pavlish Interview

2:25 - 2:30

2:30 - 2:45 - Colin Lane Interview

2:45 - 2:55 - Discussion/Vote

The committee took turns asking the interview questions for each applicant. The first round of applicants interviewed were for the Community Member seat. Menodora LeMaster was the first applicant interviewed. Ms. LeMaster introduced herself to the committee and responded to each question. Kristina King, the 2nd applicant, was not able to attend. The community member vacancy will be held over.

The second round of interviews were for the Real Estate/Housing seat. Kara Hogan was the first applicant interviewed. Ms. Hogan introduced herself and responded to each question. Julie Pavlish was the second applicant interviewed. Ms. Pavlish introduced herself and responded to each question. Colin Lane was the last applicant interviewed. Mr. Lane introduced himself and responded to each question. Emily Harris-Shears, Housing Policy Specialist in Community Planning, Development and Innovation, outlined the current composition and needs of the board. The Committee deliberated on the applicants, committee requisites, and spoke to their nominations. All three applicants were nominated.

Public Comment:

Justice Sites briefly discussed the applicants and voiced their support of for the second applicant.

A roll call vote was taken.

Stacie Anderson: Colin Lane

Mirtha Becerra: Colin Lane

Daniel Carlino: Julia Pavlish

John Contos: Colin Lane

Gwen Jones: Kara Hogan

Kristen Jordan: Julie Pavlish

Mike Nugent: Julie Pavlish

Jennifer Savage: Julie Pavlish

Amber Sherrill: Julie Pavlish

Sandra Vasecka: Kara Hogan

Heidi West: Kara Hogan

Results: Kara Hogan- 3 votes, Julie Pavlish- 5 votes, Colin Lane- 3 votes

Julie Pavlish was moved forward to the City Council meeting as the nomination for the real estate/housing seat.

Appoint ____ to serve as a regular member on the Affordable Housing Resident Oversight Committee, beginning immediately and ending on May 31, 2023, fulfilling the remainder of a vacated term, community member seat.

Appoint Julie Pavlish to serve as a regular member on the Affordable Housing Resident Oversight Committee, beginning immediately and ending on May 31, 2023, fulfilling the remainder of a vacated term, housing/real estate seat.

3.2 Referral – Contract for Emergency Winter Shelter

The following agenda items were discussed as a package under item 3.2 due to their highly inter-related nature: the Contract for Emergency Winter Shelter, the Contract for Operation Shelter Security Services, and the Amendment to Security Contract. Each motion was voted on separately. For further information on these items please see the meeting video.

Emily Armstrong, Houselessness Manager with the Community Planning, Development and Innovation department, framed the city of Missoula Strategic Plan, the Reaching Home plan, Operation Shelter Projects, and spectrum of shelter options. Ms. Armstrong presented information on the first item/motion, the Emergency Winter Shelter (EWS). She gave detail on the location, capacity, goals as well as the federal American Rescue Plan Act (ARPA) and Missoula County funding of the EWS. She proceeded to outline the EWS contract and the motion regarding that item.

Ms. Armstrong introduced item 3.3, Contract for Operation Shelter Security Services. She outlined the next steps in place regarding the Authorized Camp Site (ACS). She elaborated the budgetary constraints and lack of infrastructure (water/electric/staffing) did not allow for the safe operation of the ACS through the winter months. She addressed the goal of transitioning individuals utilizing the Authorized Camp Site to the Emergency Winter Shelter. Ms. Armstrong recognized the impacts of the decision on those at the ACS and emphasized the collaboration with city departments and community partners to provide support to those transitioning from the site and mitigating the impacts on neighboring businesses, city parks and other areas of the community.

Ms. Armstrong emphasized the varied security needs of the operation shelters. She highlighted the Request For Proposal (RFP) and the selection of Black Knight Security and Investigations (Black Night) to provide those services. Ms. Armstrong addressed the concerns that had been brought forward regarding Black Knight Security and reiterated their confidence in Black Knight Security's ability to provide the services needed due to their number of existing contracts with the city. She indicated the proposed contract would overlap with and enhance the existing Black Knight services provided across the city. She concluded by outlining the contract length, funding sources, the city/county interlocal agreement, and reiterated the recommended motion.

Ms. Armstrong introduced the final item, 3.4, Amendment to security contract. She explained the Authorized Camp Site has a greater need for individualized presence and the current contract services will end 31 October 2022. She highlighted the necessity to extend the current contract with Rogers International, only at the ACS, thru 30 November 2022 to help support the transition from the ACS before winter weather begins. She elaborated on the additional funding needed, the funding source, and recapped the recommended motion.

Mike Brady, Human Resources Risk and Safety Manager, City of Missoula, gave a brief background on the company's security role within City Hall and commented that the

licensing issues discussed, regarding Black Knight Security, have not been an issue for the City.

Heidi West stepped out of the meeting at 3:15 p.m. and returned at 3:17 p.m.

Committee member Daniel Carlino questioned whether conversations were had with ACS residents regarding the closure, if unused ARPA funds could be used to keep the ACS open through the winter and the community reactions to security patrolling their neighborhoods that had licensing concerns in the past. Ms. Armstrong elaborated on the communication and the support in place to aid the ACS residents during the transition. Dale Bickell, Chief Administrative Officer with the City of Missoula, commented on the barriers, beyond the funding of operating the site through the winter months, including staffing and safety concerns. Lincoln Lake, Developed Parks and Trails Superintendent with the Parks and Recreation Department remarked on past requests from the public for additional security in neighborhoods and measures that were taken which included increased patrols, to reduce negative activity. Mike Brady introduced Nikki Hill, Vice President of Black Knight Security and Investigations. Ms. Hill addressed the past complaints concerning Black Knight Security and explained the company's stringent employment and licensing requirements as well as audits in place to ensure compliance.

Mirtha Becerra left the meeting at 3:29 p.m.

Committee member Sandra Vasecka relayed comments received from public regarding the use of a privacy tarp around the fencing of shelters and issues about trespassing around the Montana Rail Link (MRL) Park. Lincoln Lake explained the MRL easements and ongoing mitigation attempts including signage and temporary barricades to prevent it. He also indicated it is the public in general crossing the property, not just individuals from the shelter. Jill Bonney, with the Poverello Center was having technical difficulties and planned to send an email addressing the privacy tarp.

Committee member Kristen Jordan had positive comments toward the security provided in the courthouse and City Chambers by Black Knight Security and Investigation. She expressed an overall concern with the use of private security firms overseeing vulnerable populations, the financial specifics of the contract and questioned the feasibility of hiring police officers over private security firms. Ms. Armstrong and Wade Herbert, owner of Black Knight Security and Investigations, detailed what the proposed salary rate encompassed. Mr. Herbert also commented on the complaints against the company, the resolution of those complaints; he reiterated the company's licensing requirements. He recapped Black Knight Security's role. Alderperson Jordan questioned the provisions/language of the contract, sought clarification on both Black Knight Security's firearm accountability and the upcoming levy initiatives in reference to the security contract funding. Mr. Wade explained each security officer is endorsed to carry a firearm or not, and the firearm is owned by the officer. Mr. Bickell provided clarification on the term for funding on the current motion, possibility for levy funding and potential to modify the contract language. He added that the levy was a county ballot initiative and introduced Chris Lounsbury, Chief Administrative Officer with Missoula County. Mr. Lounsbury outlined the allocation of the levied funds, if passed, and directed council to the Missoula County engage page for further details.

Committee member Stacie Anderson questioned the level of security presence at the shelters moving forward referencing the previous level of security in the neighborhoods

seemed adequate to the situation. Ms. Armstrong relayed that they received mixed feedback from neighborhoods and provider partners regarding the level of security presence. Black Knight Security's proposed security model aligned most with the feedback received. Alderperson Anderson and Ms. Armstrong discussed the options, benefits, and challenges of reopening the Authorized Camping Site if funding becomes available. Alderperson Anderson questioned the implications of dissolving the ACS and the ability to regulate urban camping. Mr. Bickell outlined the city's position on camping.

Committee member Mike Nugent and Mr. Bickell discussed the remaining ARPA funds and allocations moving forward. Alderperson Nugent questioned staffing needs at the ACS, the timeline to fill those positions and the differences between the current security contract with Rogers International and the proposed contract with Black Knight Security. Ms. Armstrong elaborated on the changes which included the staffing model and enhanced city services currently provided by Black Knight Security. Lincoln Lake gave positive feedback on the services provided by Black Knight Security throughout the city departments. Alderperson Nugent and Ms. Armstrong discussed the Temporary Safe Outdoor Space (TSOS) opening goals and space availability.

Gwen Jones moved all three motions forward.

The committee discussed procedural requirements to make motions. The floor was opened for public comment.

PUBLIC COMMENT:

Heather Hayes commented against shutting down the Authorized Camp Site. She shared personal experiences and the benefits of the ACS.

Cathy Glover commented against shutting down the ACS, the benefits the ACS has provided and the limited options available when it closes. They also commented on reducing the security contract to provide funding for the ACS.

Winnie Lohoff, an outreach worker, spoke against closing of the ACS. She highlighted that the ACS provides individuals with access to treatment, care, and support.

Committee Chair, Heidi West, clarified the motions in front of committee.

Justice Sites commented against the amendment to the security contract.

Kevin Hunt, commented on the amendment to the security contract in relation to closing the ACS and gave his reasons why. He suggested council postpone the last item. He also expressed why he has concerns against Black Knight Security. Mr. Hunt commented on implementing an urban ranger program.

Hannah Cosell, Ward 6, commented on why she was against the closure of the ACS. She also commented on the funding prioritization and the shelter's sustainability. Ms. Cosell expressed her opposition regarding increased security in their neighborhood and their concerns regarding the security contract.

Carl, a member of the public, commented they were in favor of an unarmed security presence but not an armed security presence and explained why.

Blaine Doherty, a housing support specialist, opposed the closing of the ACS and provided their reasons. They gave personal experiences regarding the ACS and the

residents. Mr. Doherty asked that the decision be tabled and offered their reasons and ideas.

The Committee Chair reiterated that the committee is not voting on closing the ACS, it is not an action item at this time.

The committee discussed funding, the private security benefits and detractions, the emergency winter shelter benefits, the extension of the Rogers Security contract for only one additional month. One committee member suggested a budget amendment to keep the ACS open for the winter and how to fund it.

A committee member moved to amend that the city commit ARPA funds toward keeping the ACS open. There were some discrepancies regarding the proposed amendment of the motion as it does not comply with the state meeting rules and regulations. A motion to table item 3.3 was the alternative.

Public Comment on the motion to table item 3.3:

Kevin Hunt commented in support for the tabling of item 3.3.

A roll call vote was taken, but the motion failed.

The committee returned to discussing the original three motions and commented on citizen participation, the discussion processes, the perception of the referral process and clarification regarding voting topics.

Moved by: Gwen Jones

Authorize the Mayor to sign and execute an agreement with The Poverello Center for the provision of Emergency Winter Shelter services funded by the City of Missoula.

AYES: (9): Stacie Anderson, Daniel Carlino, John P. Contos, Gwen Jones, Kristen Jordan, Mike Nugent, Jennifer Savage, Amber Sherrill, and Heidi West

NAYS: (1): Sandra Vasecka

ABSENT: (1): Mirtha Becerra

Vote results: Approved (9 to 1)

3.3 Referral – Contract for Operation Shelter Security Services

The agenda item was discussed as a package under item 3.2 due to its highly inter-related nature with items 3.2 and 3.4. Please see item 3.2 for details, comments and discussion or watch the meeting video.

Moved by: Daniel Carlino

Table item 3.3, Referral Contract for Operation Shelter Security Services.

AYES: (3): Daniel Carlino, Kristen Jordan, and Sandra Vasecka

NAYS: (7): Stacie Anderson, John P. Contos, Gwen Jones, Mike Nugent, Jennifer Savage, Amber Sherrill, and Heidi West

ABSENT: (1): Mirtha Becerra

Vote results: Failed (3 to 7)

Moved by: Gwen Jones

Authorize the Mayor to sign and execute a contract with Black Knight Security & Investigations for shelter services, overlapping with and enhancing the existing services already being provided by Black Knight for the City of Missoula Parks and Recreation, Parking Commission, and City Hall.

AYES: (7): Stacie Anderson, John P. Contos, Gwen Jones, Mike Nugent, Jennifer Savage, Amber Sherrill, and Heidi West

NAYS: (3): Daniel Carlino, Kristen Jordan, and Sandra Vasecka

ABSENT: (1): Mirtha Becerra

Vote results: Approved (7 to 3)

3.4 Amendment to security contract

The agenda item was discussed as a package under item 3.2 due to its highly inter-related nature with items 3.2 and 3.3. Please see item 3.2 for details, comments and discussion or watch the meeting video.

Moved by: Gwen Jones

Authorize the Mayor to sign and execute an amendment to Amendment A8509 with Rogers International to provide one (1) additional month of security services at the Authorized Camping Site.

AYES: (8): Stacie Anderson, John P. Contos, Gwen Jones, Mike Nugent, Jennifer Savage, Amber Sherrill, Sandra Vasecka, and Heidi West

NAYS: (2): Daniel Carlino, and Kristen Jordan

ABSENT: (1): Mirtha Becerra

Vote results: Approved (8 to 2)

4. ADJOURNMENT

The meeting was adjourned at 5:17 p.m.