



WASHINGTON AFFORDABLE HOUSING COMMITTEE MINUTES

9 am – 11:30 pm | Tuesday, March 24, 2026
Hilton Airport, SeaTac

COUNCIL MEMBERS PRESENT

Tracy Doriot	Curtis Banta	Luke Shifflet
Eric Peterson	Berni Kenworthy	Marianne Webber
Brice Baxter	Matt Willard	Chris Nass
Bob Johnson	Chris Deasy	Kurt Wilson
Kent Arola	Chris Lockhart	Michael Fast
Bob Kagy	Karen McClennen	Debbi Boyd
Dave Campos	Jamie Howsley	Ashley Shimer
Erich Armbruster	Jennifer Tennyson	Kimberley Martin
Troy Schmeil	Joseph Irons	Mike Appleby
Duana Kolouskova	Juli Bacon	Kevin Coker
Lori Tschohl	Greg McCarry	Steve Dahl
Eric Pucci	Patrick Mullin	Jeff Morrison
Dave Simpson	Sharla Jones	Lonnie Edwards
Andrew Northrop	Corey Condron	Gary Questad
Kyle LaPierre	LouAnne Neill	Jenn Schneider
Kane Fenner – Alt	Ian Laughlin – Alt	Marco Vega Ortiz – Alt
Dan Garber - Alt	Jennifer Robnett - Alt	Mike Nykriem - Alt

OTHERS PRESENT

Jennifer Anderson	Jeff Losey	Jerry Hall
Dylan Sluder	Andi Hochleutner	Kathleen Frazer
Jamie Clough	Joel White	Isaiah Paine
Gary Wray	Diane Glenn	Chris Deasy

Tyler Haase

Kimberly Martin

Nick Barnes

Greg Lane

Aaron Marvin

BIAW STAFF & CONTRACT LOBBYISTS

Andrea Smiley

Jan Himebaugh

Bill Stauffacher

Brent Ludeman

Patrick Hanks

Riley Helean

Mike Ennis

CALL TO ORDER

Chair called the meeting to order at 9 am.

APPROVAL OF MINUTES

Motion to approve minutes from the Fall Board Meeting, November 10, 2025. **MSP.**

APPROVAL OF FINANCIAL STATEMENT

Motion to approve Financial Statement. **MSP.**

BYLAWS AMENDMENT ADOPTION

- Discussion on bylaws amendments recommended by the WAHC Structure Workgroup.
- Motion to approve the bylaws amendments. **MSP.**

POLICIES AMENDMENT ADOPTION

Policy Amendments Review

Discussion was held regarding policy amendments recommended by the WAHC Structure Workgroup.

Correction of Scrivener's Errors

Motion: To further amend scrivener's errors prior to the vote.

Under 5 change "goals" to "contribution" where it appears

Under 6 change "in writing with local..." to "in writing..."

Under 8 change "or more local associations and all local requests..." to "or more local associations and those locals request..."

Seconded and passed. **Motion, Seconded, Passed (MSP).**

Adoption of Policy Amendments Items 1-5

Motion: To adopt items 1-5 of the policy amendments as recommended by the WAHC Structure Workgroup. **MSP.**

Committee and Leadership Role – Education Committees

Motion: To add the Education Committees to the eligible committees for the Committee and Leadership Role portion of the scorecard.

Seconded but failed. **Motion seconded, not passed (MSNP).**

Committee and Leadership Role – House Finance Committee

Motion: To add the House Finance Committee to the eligible committees for the Committee and Leadership Role portion of the scorecard. **MSP.**

Adoption of Policy Amendments Items 7–13

Motion: To adopt items 7–13 of the policy amendments as recommended by the WAHC Structure Workgroup. **MSP.**

Adoption of Policy Amendment Item 6

- Motion: To adopt item 6 of the policy amendments as recommended by the WAHC Structure Workgroup. **MS.**
 - Motion to amend: Change the overall score needed for WAHC endorsement from 65% to 51%. **MSF.**
 - Motion to amend: Change the overall score needed for WAHC endorsement from 65% to 55%. **MSP**
 - Motion to amend: Replace the scoring weights with 30% vote record, 10% leadership, 10% lobbyist, 50% member access. Seconded but failed. **MSF.**
 - Motion to amend: Replace the scoring weights with 55% vote record, 10% leadership, 10% lobbyist, 25% member access. **MSP.**
- **Item 6 adopted as amended.**

There was discussion to add court race standards to the policies and procedures. This will be worked on between meetings.

ELECTORAL UPDATE

BIAW contract lobbyists provided an overview of the state of the legislature and looked ahead to the future November elections.

ADJOURNMENT