



# City of Madison

City of Madison  
Madison, WI 53703  
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## Master

**File Number: 36175**

**File ID:** 36175

**File Type:** Resolution

**Status:** Report of Officer

**Version:** 1

**Reference:**

**Controlling Body:** COMMUNITY  
DEVELOPMENT  
BLOCK GRANT  
COMMITTEE

**File Created Date :** 11/12/2014

**File Name:** CDA Recommendation of Service Provider 2015  
Budget

**Final Action:**

**Title:** Recommending the selection of [Insert Company Recommended by Committee]  
for the provision of services relating to the development, property management,  
and supportive services for housing for homeless families.

### Notes:

**CC Agenda Date:** 11/18/2014

**Sponsors:** Marsha A. Rummel, Lauren Chare, Maurice S.  
Cheeks and Matthew J. Phair

**Effective Date:**

**Attachments:** 36175 Heartland Housing\_10.31.2014\_small.pdf

**Enactment Number:**

**Author:** Matthew Wachter, Housing Initiatives Specialist

**Hearing Date:**

**Entered by:** afreedman@cityofmadison.com

**Published Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	COMMUNITY DEVELOPMENT AUTHORITY	11/12/2014	Referred for Introduction				
	<b>Action Text:</b>	This Resolution was Referred for Introduction					
	<b>Notes:</b>	Community Development Block Grant Committee					
1	COMMON COUNCIL	11/18/2014	Referred	COMMUNITY DEVELOPMENT BLOCK GRANT COMMITTEE		11/20/2014	Pass
	<b>Action Text:</b>	A motion was made to Referred to the COMMUNITY DEVELOPMENT BLOCK GRANT COMMITTEE. The motion passed by voice vote/other.					
1	COMMUNITY DEVELOPMENT AUTHORITY	11/20/2014					
1	COMMUNITY DEVELOPMENT BLOCK GRANT COMMITTEE	11/20/2014	RECOMMEND TO COUNCIL WITH THE FOLLOWING RECOMMENDATIO NS - REPORT OF OFFICER				Pass

**Action Text:** This item was taken out of order.

It should be filled in to read: Recommending the selection of Heartland Housing and YWCA Madison for the provision of services relating to the development, property management, and supportive services for housing for homeless families.

Cnare moved to recommend to Council for approval with the above information inserted. Bowden seconded. The motion passed unanimously.

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## **Text of Legislative File 36175**

### **Fiscal Note**

Funding for Permanent Supportive Housing projects is included in the 2015 adopted capital budget of the Planning and Community and Economic Development agency (PCED), "Affordable Housing Fund," Project No. 42, which authorizes total expenditures of \$4,250,000 in 2015 for the development of a variety of affordable housing units. Of this amount, an estimated \$1M to \$1.2M will be allocated to development of Permanent Supportive Housing. No additional appropriation is required.

### **Title**

Recommending the selection of [Insert Company Recommended by Committee] for the provision of services relating to the development, property management, and supportive services for housing for homeless families.

### **Body**

WHEREAS, on March 19, 2013 the Council passed Resolution No. RES-13-00226 directing Planning, Community Development and CDA staff to explore locations, financing, and partnership options for the development of additional single-room occupancy housing for very low income people within the City of Madison (the "SRO Report"); and

WHEREAS, in June of 2013 staff submitted the SRO Report and after review and comments by the Housing Strategy Committee, the CDA, and the CDBG Committee, the Council accepted the SRO Report; and

WHEREAS, the approved 2014 capital budget includes a commitment to develop 100 units of housing with case management and supportive services ("Permanent Supportive Housing") in two phases; and

WHEREAS, in December of 2013 Heartland Housing was selected and approved by the Council to develop 60 units of Permanent Supportive Housing for single adults (Phase 1) and in 2014 Heartland Housing was awarded Low Income Housing Tax Credits for Phase 1 and is proceeding with development of Phase 1; and

WHEREAS, in June of 2014 the Housing Strategy Committee submitted the Affordable Housing Market Report, which recommended the creation of a second phase of Permanent Supportive Housing and identified families as a significant portion of our homeless population; and

WHEREAS, the Affordable Housing Market Report and SRO Report identified Low Income Housing Tax Credits as a key component of financing Permanent Supportive Housing and applications for the next available round of Low Income Housing Tax Credits are due in January 2015; and

WHEREAS, the Mayor's proposed 2015 capital budget include a continued commitment to develop the first and second phases of Permanent Supportive Housing and creates an

Affordable Housing Fund to provide ongoing support for Low Income Housing Tax Credit development; and

WHEREAS, on October 21, 2014 the Council passed Enacted Resolution No. RES-13-00804 directing the CDA to draft and issue a request for qualifications ("RFQ") for development services relating to the development and financing of housing for homeless families; and

WHEREAS, the CDA issued the RFQ for development services and three organizations submitted response to the RFQ; and

WHEREAS, an adhoc committee of the CDA including members of the Housing Strategy Committee, the Community Development Block Grant Committee, the CDA and a representative recommended by the County interviewed all of the organizations that responded to the RFQ and recommended to the CDA selection a team comprised of Heartland Housing and the YWCA as the developer, property manager, and service provider; and

WHEREAS, the CDA at its meeting on November 20, 2014 [Insert CDA action] CDA Resolution #4107 recommending the selection of [ Insert Company Recommended by Committee] for the provision of development services relating to the development and financing of housing for homeless families.

NOW THEREFORE BE IT RESOLVED that subject to negotiation and approval of definitive agreements, the Mayor and the Council approve the selection of [ Insert Company Recommended by Committee] for the provision of development, property management and supportive services relating to the development , financing, and operation of housing for homeless families.

BE IT FINALLY RESOLVED that Mayor and City Clerk are authorized to execute, deliver, accept and record any and all documents and take such other actions as shall be necessary or desirable to accomplish the purpose of this resolution in a form approved by the City Attorney.