



Housing solutions for adults
and children with disabilities

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June 20, 2008

Audrey Short, Grants Administrator
City of Madison Community Development Office
PO Box 2985
Madison WI 53701

Re: 2008 Contract for Rental Housing

Dear Audrey:

Movin' Out requests an extension of our 2008 rental housing purchase and rehab contract so that the end date is September 30, 2009.

The reason for requesting an extension is that Movin' Out plans to apply a portion of these HOME funds as leverage in our application for HUD 811 program funds to acquire and rehab nine rental units in Madison. The HUD 811 application is due on July 15, 2008. Award notification will occur in November or December of 2008. Project completion is anticipated for Summer, 2009. Unlike other HUD 811 projects, Movin' Out's plan will not congregate tenants in one structure but will purchase units dispersed in several buildings within a large condominium project.

These nine one and two-bedroom units of accessible rental housing will provide affordable, community-integrated, barrier-free housing for up to 16 very low income tenants with disabilities. The units will be reserved for people with disabilities who receive long-term support services administered by Dane County Department of Human Services.

A unique and important element of the HUD 811 award is that it will include a continuing site-based rent subsidy so that tenants will pay no more than 30% of their income on rent. Since the targeted tenants have very low incomes--\$700 to \$1,000 per month--the subsidy is a significant factor in achieving stability and affordability.

Investing a portion of these HOME funds in Movin' Out's HUD 811 project will be a good way to meet the city's goal to increase the number of units of affordable, community-based rental housing for very low income tenants with disabilities.

Thank you for considering this request.

Sincerely,

Howard Mandeville

