

October 20, 2016

Housing Authority Board of Commissioners
Clackamas County

Members of the Board:

Resolution No.1916 Award of 5 Project Based Vouchers to Northwest Housing Alternatives

Purpose/Outcomes	Approval of the Housing Authority of Clackamas County’s (HACC) award of 5 Project Based Section 8 Vouchers to Northwest Housing Alternatives (NHA) for use in the NHA Campus Redevelopment.
Dollar Amount and Fiscal Impact	\$0
Funding Source	U.S. Department of Housing and Urban Development (HUD) funded Project Based Section 8 Vouchers. No County General Funds will be used.
Duration	15 Years (with an HACC option for an additional 15 years)
Previous Board Action	NA
Strategic Plan Alignment	1. Sustainable & Affordable Housing 2. Ensure safe, healthy, and secure communities
Contact Person	Chuck Robbins, Executive Director, Housing Authority 503-650-5666
Contract No.	N/A

BACKGROUND:

The Housing Authority of Clackamas County (HACC), a sub-division of the Housing & Community Development Division (HCD) within the Health, Housing and Human Services Department (H3S) of Clackamas County issued a Request for Proposals (RFP) for Project Based Vouchers (PBV) and Public Housing Disposition Proceeds needed for the construction of new affordable housing projects. NHA responded to the RFP with a project proposal to Redevelop 28 units of affordable family housing (NHA Campus Redevelopment) consisting of a mix of one, two and three-bedroom units for homeless families as well as families experiencing Domestic Violence. The project is located at 2316 SE Willard St, Milwaukie, OR 97222. It is centrally located with easy access to services and within short walking distance of the MAX Orange Line as well as several TriMet bus stops.

The NHA proposal requested from the HACC the award of 5 Project Based Section 8 Vouchers. No Public Housing Disposition proceeds were requested. In addition, NHA has applied for Low Income Housing Tax Credits from State of the Oregon Housing and Community Services Department and subject to Board of Commissioner’s approval, HOME funds administered by HCD. No County General Funds will be used for this project.

The award of Project Based Section 8 Vouchers are subject to approval by the Portland Office of the United States Department of Housing and Urban Development (HUD).

RECOMMENDATION:

Staff recommends that the HACC Board of Commissioners approve Resolution No.1916, and direct HACC staff to seek HUD approval of the award of 5 Project Based Section 8 Vouchers for the NHA Campus Redevelopment project.

Respectfully submitted,

Richard Swift, Director
Health, Housing & Human Services

In the Matter of Approving the
Housing Authority Award of 5 Project
Based Vouchers

RESOLUTION NO. 1916

WHEREAS, the Housing Authority of Clackamas County (HACC), Oregon has issued a Request for Proposal for new affordable housing and

WHEREAS, Northwest Housing Alternatives (NHA) has responded to the HACC Request for Proposals with a proposal to use in the NHA Campus Redevelopment project consisting of 28 units of affordable housing and

WHEREAS, Northwest Housing Alternatives has requested the award of five (5) Project Based Section 8 Vouchers for the redevelopment of their Milwaukie Campus consisting of a mix of one, two and three-bedroom units for homeless families and families experiencing Domestic Violence.

WHEREAS, the United States Department of Housing and Urban Development (HUD) requires HACC Board of Commissioners approval prior to their consideration and approval of any award of Project Based Section 8 Vouchers.

NOW THEREFORE BE IT RESOLVED that the Housing Authority of Clackamas County Executive Director is authorized to submit to HUD for its approval the award of 5 Project Based Vouchers for the redevelopment of their Milwaukie Campus at 2316 SE Willard Street in Milwaukie.

DATED this 20th day of October, 2016

BOARD OF COMMISSIONERS OF THE HOUSING
AUTHORITY OF CLACKAMAS COUNTY, OREGON

John Ludlow, Chair

Recording Secretary