

ORDINANCE NO. 188299

* Amend contract with Income Property Management Company for operational expenses of the Joyce Hotel not to exceed \$100,000 for a total value of \$190,000 (Ordinance; amend Contract No. 30005526)

The City of Portland ordains:

Section 1. The Council finds that:

1. The Portland Housing Bureau (PHB) purchased the Joyce Hotel in September, 2016 pursuant City Council authorization in Ordinance 187988.
2. PHB purchased the Joyce Hotel intending to renovate and preserve the building for permanent affordable housing in accordance with the Central City No Net Loss policy. Renovations will include seismic upgrades and interior improvements.
3. PHB amended an existing contract with Income Property Management (IPM) to provide property management at the time of purchase.
4. PHB continues to work with existing residents to identify suitable housing and operations are not entirely covered by rents. PHB and IPM desire to amend the contract to allow for an infusion of funds into the operating account for the remainder of the contract term (to June 30, 2017).
5. PHB and IPM anticipate that this amendment will provide sufficient funding for operational expenses as well as IPM's contracted fee of \$2,950 per month for the remainder of the contract term, by which time we expect all residents to have been relocated and renovation began.

NOW THEREFORE, the Council directs that:

- a. The Chief Procurement Officer is authorized to execute an amendment to contract number 30005526 with Income Property Management Co. (IPM) to increase the contract value by an amount not to exceed \$100,000 for the purposes identified in Section 1.
- b. The Mayor and City Auditor are hereby authorized to draw and deliver check(s) payable to the contractor chargeable to the appropriate authorization and accounting center when demand is presented and approved by the proper authorities.

Section 2. The Council declares that an emergency exists because delay in proceeding with the purchases may result in additional expense; therefore, this ordinance shall be in full force and effect from and after its passage by Council.

Passed by the Council,

APR 05 2017

Mayor Ted Wheeler
Prepared by: Kim McCarty
Date Prepared: January 26, 2017

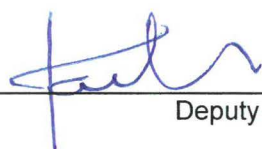
Mary Hull Caballero
Auditor of the City of Portland
By


Deputy

Agenda No. **ORDINANCE NO. 188299**

Title

* Amend contract with Income Property Management Company for operational expenses of the Joyce Hotel by \$100,000 for a total value of \$190,000 (Ordinance; amend Contract No. 30005526)

INTRODUCED BY Commissioner/Auditor: Mayor Ted Wheeler	CLERK USE: DATE FILED <u>MAR 21 2017</u>
COMMISSIONER APPROVAL	Mary Hull Caballero Auditor of the City of Portland
Mayor—Finance & Administration - Wheeler <i>K</i>	By:  Deputy
Position 1/Utilities - Fritz	
Position 2/Works - Fish	
Position 3/Affairs - Saltzman	
Position 4/Safety - Eudaly	ACTION TAKEN:
BUREAU APPROVAL	MAR 29 2017 RESCHEDULED TO MAR 29 2017 2:00 PM
Bureau: Portland Housing Bureau Bureau Head: Kurt Creager <i>Approved for K.C.</i>	MAR 29 2017 CONTINUED TO APRIL 5, 2017 9:30 AM
Prepared by: Lois Waugh Date Prepared: March 1, 2017	
Impact Statement Completed <input checked="" type="checkbox"/> Amends Budget <input type="checkbox"/>	
Portland Policy Document If "Yes" requires City Policy paragraph stated in document. Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	
City Auditor Office Approval: required for Code Ordinances	
City Attorney Approval: required for contract, code, easement, franchise, comp plan, charter <i>W</i>	
Council Meeting Date	

AGENDA
TIME CERTAIN <input type="checkbox"/> Start time: _____ Total amount of time needed: _____ (for presentation, testimony and discussion)
CONSENT <input checked="" type="checkbox"/>
REGULAR <input type="checkbox"/> Total amount of time needed: _____ (for presentation, testimony and discussion)

FOUR-FIFTHS AGENDA	COMMISSIONERS VOTED AS FOLLOWS:	
	YEAS	NAYS
1. Fritz	1. Fritz <input checked="" type="checkbox"/>	
2. Fish	2. Fish <input checked="" type="checkbox"/>	
3. Saltzman	3. Saltzman <input checked="" type="checkbox"/>	
4. Eudaly	4. Eudaly <input checked="" type="checkbox"/>	
Wheeler	Wheeler <input checked="" type="checkbox"/>	