

## ORDINANCE No 189756

\* Authorize an Intergovernmental Agreement with Multnomah County for the transfer of \$4 million from the Multnomah County Supportive Housing Fund to the Portland Housing Bureau for the development of 70 housing units at the Westwind Apartments project (Ordinance)

The City of Portland ordains:

Section 1. The Council finds:

1. The Portland area is in an affordable housing crisis with low vacancy rates and limited quality affordable housing options. To provide some relief, PHB in partnership with County has announced a \$77 million funding opportunity for new construction projects, property acquisitions, and the rehabilitation of existing buildings for affordable housing.
2. This sum includes \$70 million in funds issued under a \$258.4 million dollar general obligation bond that was approved by Portland voters in November 2016, to create 1,300 affordable homes (“Portland’s Housing Bond”).
3. PHB implements the housing policies of the City of Portland including without limitation, through the administration of programs pursuant to which PHB loans and grants public housing funds to owners and developers of housing projects. These public funds are provided at terms which are more favorable than those at which private funds would be made available, in order to encourage the development of affordable housing units.
4. On November 9, 2017, the Board of County Commissioners adopted Resolution 2017-094 and directed the proceeds from the disposition of the Wapato Facility to be used to fund comprehensive housing stabilization strategies.
5. On September 13, 2018, the County made available Four Million Dollars (\$4,000,000.00) through the Supportive Housing Fund 1521 (the “**County Funding**”) for development of at least 70 affordable housing units at the Westwind Apartments (“**Project**”) located at 333 NW 6<sup>th</sup> Avenue. The units will be developed to support those in the community who are living with serious disabilities and are, or are at imminent risk of being, chronically homeless in Multnomah County, whether inside or outside the City.
6. Based on PHB's considerable expertise in the development, issuance, evaluation, and administration of affordable housing solicitations, Multnomah County Joint Office of Homeless Services (JOHS) proposes contributing the \$4,000,000 to the Spring 2019 Bond Opportunity Solicitation (BOS) for the aforementioned purpose of creating at least 70 affordable housing units at the Project.

7. The County also designated the populations to be served with JOHS funded housing units as any segment of the very low-income population (defined as a household earning 60% of Area Median Income or below) that is either chronically homeless, or that includes a member living with a severe disability and is either homeless or at imminent risk of homelessness.
8. PHB is prepared and qualified to administer the Project.

NOW, THEREFORE, the Council directs:

- a. The PHB Director is hereby authorized to enter into the Intergovernmental Agreement substantially in accordance with the form attached hereto as Exhibit A.
- b. The PHB Director is further authorized to approve amendments or modifications to the Intergovernmental Agreement, subject to the approval as to form by the City Attorney's Office.

SECTION 2. The Council declares that an emergency exists because a delay in the City's approval would impair the ability of PHB to make available the funds for the Project; therefore, this Ordinance shall be in full force and effect from and after its passage by the Council.

Passed by the Council: NOV 06 2019

Mayor Ted Wheeler  
Prepared by: Jennifer Chang  
Date Prepared: October 3, 2019

MARY HULL-CABELLERO  
Auditor of the City of Portland

By:   
Deputy

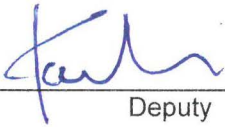
Agenda No.  
**ORDINANCE NO.**

189756

Title with

\* Authorize ~~the~~ Intergovernmental Agreement ~~between~~ Multnomah County ~~and the City of Portland~~ for the transfer of ~~four million dollars (\$4,000,000.00)~~ from the Multnomah County Supportive Housing Fund to the Portland Housing Bureau, (Ordinance)

for the development of 70 housing units at the Westwind Apartments project

<p><b>INTRODUCED BY</b> Commissioner/Auditor: <b>Mayor Wheeler</b></p>	<p>CLERK USE: DATE FILED <b>OCT 29 2019</b></p>
<p><b>COMMISSIONER APPROVAL</b></p> <p>Mayor—Finance &amp; Administration - Wheeler</p> <p>Position 1/Utilities - Fritz</p> <p>Position 2/Works - Fish</p> <p>Position 3/Affairs - Hardesty</p> <p>Position 4/Safety - Eudaly</p>	<p>Mary Hull Caballero Auditor of the City of Portland</p> <p>By:  Deputy</p>
<p><b>BUREAU APPROVAL</b></p> <p>Bureau: Portland Housing Bureau Bureau Head: Shannon Callahan</p>	<p><b>ACTION TAKEN:</b></p>
<p>Prepared by: Jennifer Chang Date Prepared: October 3, 2019</p>	
<p><b>Impact Statement</b></p> <p>Completed <input checked="" type="checkbox"/> Amends Budget <input type="checkbox"/></p>	
<p><b>Portland Policy Document</b></p> <p>If "Yes" requires City Policy paragraph stated in document.</p> <p>Yes <input type="checkbox"/> No <input checked="" type="checkbox"/></p>	
<p><b>City Auditor Office Approval:</b> required for Code Ordinances</p>	
<p><b>City Attorney Approval:</b> required for contract, code, easement, franchise, comp plan, charter</p>	
<p>Council Meeting Date <b>November 6, 2019</b></p>	

<p><b>AGENDA</b></p> <p><b>TIME CERTAIN</b> <input type="checkbox"/></p> <p>Start time: _____</p> <p><b>Total amount of time needed:</b> _____ (for presentation, testimony and discussion)</p> <p><b>CONSENT</b> <input type="checkbox"/></p> <p><b>REGULAR</b> <input checked="" type="checkbox"/></p> <p><b>Total amount of time needed:</b> <u>15 minutes</u> (for presentation, testimony and discussion)</p>	<p><b>FOUR-FIFTHS AGENDA</b></p>	<p><b>COMMISSIONERS VOTED AS FOLLOWS:</b></p> <table border="1"> <thead> <tr> <th></th> <th>YEAS</th> <th>NAYS</th> </tr> </thead> <tbody> <tr> <td>1. Fritz</td> <td>✓</td> <td></td> </tr> <tr> <td>2. Fish</td> <td>✓</td> <td></td> </tr> <tr> <td>3. Hardesty</td> <td>✓</td> <td></td> </tr> <tr> <td>4. Eudaly</td> <td>✓</td> <td></td> </tr> <tr> <td>Wheeler</td> <td>✓</td> <td></td> </tr> </tbody> </table>		YEAS	NAYS	1. Fritz	✓		2. Fish	✓		3. Hardesty	✓		4. Eudaly	✓		Wheeler	✓	
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