

City of Santa Rosa



Legislation Details

File #: 21-801HA **Version:** 2 **Name:**
Type: HA- Report **Status:** Agenda Ready
File created: 1/15/2021 **In control:** Housing Authority
On agenda: 1/25/2021 **Final action:** 1/25/2021
Title: REPORT - DECEMBER 2020 REQUEST FOR PROPOSALS FOR PROJECT BASED VOUCHERS - FUNDING RECOMMENDATIONS FOR 3575 MENDOCINO AVE PHASE I, BURBANK AVENUE APARTMENTS, THE CANNERY AT RAILROAD SQUARE, DEL NIDO APARTMENTS AND LINDA TUNIS SENIOR APARTMENTS

BACKGROUND: On November 3, 2020, the City of Santa Rosa Housing Authority released a Request for Funding Proposals (RFP) for up to 80 Project-Based Vouchers (PBVs) with the intent to improve the financial feasibility of projects seeking Community Development Block Grant - Disaster Relief (CDBG-DR) or other competitive financing. The RFP was released in conjunction with a separate, concurrent NOFA for approximately \$38 million in CDBG-DR funds. All final awards of vouchers will be contingent upon the project receiving the competitive funding the PBVs are being used to leverage; in the case of new construction projects, final awards are also contingent upon a successful completion of a Department of Housing and Urban Development (HUD) Subsidy Layering Review (SLR), and all projects must complete an environmental review. The RFP deadline was December 3, 2020; 15 proposals were initially received with requests for a total of 259 vouchers. A Housing Authority Ad-Hoc Review Committee comprised of Housing Authority Commissioners Burke and Test met to review the projects and made unanimous recommendations for a total of 80 vouchers across five projects. The Housing Authority approval of the proposals will authorize staff to enter into the appropriate Housing Assistance Payments contract(s) as required under the PBV regulations at 24 CFR part 983.

RECOMMENDATION: It is recommended by the Housing Authority Project-Based Voucher (PBV) Request for Proposal (RFP) Ad Hoc Committee and the Department of Housing and Community Services that the Housing Authority, by resolutions, approve conditional commitments of: 1) thirty (30) vouchers to BRJE Phase I Housing Partners, L.P. (Related California) for 3575 Mendocino Avenue Phase 1 located at 3575 Mendocino Avenue; 2) four (4) vouchers to WSA Burbank Housing Partners I, L.P., (Waterstone Residential) for Burbank Avenue Apartments located at 1780 Burbank Avenue; 3) thirty-three (33) vouchers to The Cannery at Railroad Square, L.P. for The Cannery at Railroad Square located at 3 West Third Street and 60 West 6th Street; 4) eight (8) vouchers to Eden Housing Development, Inc. for Del Nido Apartments located at 850 Russell Avenue; and 5) five (5) vouchers to Petaluma Ecumenical Properties, dba PEP Housing for Linda Tunis Senior Apartments located at 600 Acacia Lane.

Sponsors: Housing Authority

Indexes: Not a Project

Code sections:

Attachments: 1. Staff Report, 2. Attachment 1 - Request for Proposals, 3. Attachment 2 - 3575 Mendocino Avenue Phase 1 Proposal, 4. Attachment 3 - Burbank Avenue Apartments Proposal, 5. Attachment 4 - The Cannery at Railroad Square Proposal, 6. Attachment 5 - Del Nido Apartments Proposal, 7. Attachment 6 - Linda Tunis Senior Apartments Proposal, 8. Attachment 7 - Summary of projects not recommended for PBV commitment, 9. Resolution 1- 3575 Mendocino Ave Ph I, 10. Resolution 2- Burbank Avenue, 11. Resolution 3- Cannery at Railroad Square, 12. Resolution 4- Del Nido Apartments, 13. Resolution 5- Linda Tunis Senior Apartments, 14. Presentation

Date	Ver.	Action By	Action	Result
1/25/2021	2	Housing Authority	approve as submitted	Pass

1/25/2021	2	Housing Authority	approve as submitted	Pass
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