



City of Ann Arbor

Legislative File Number 07-0824 (version 1)

..Title

Resolution Requesting the Housing & Human Advisory Board to Recommend Options for Development of 100 Units of Affordable Housing for Low-Income Residents

..Staff

Sponsored by: Councilmembers Leigh Greden, Margie Teall, and Stephen Rapundalo

..Body

Whereas, The City of Ann Arbor purchased the property at 350 S. Fifth Avenue, Ann Arbor (the "Site"), in 2003, in recognition of the value to the City in securing the Site for future re-development and preserving 100 units of affordable housing for very-low income residents that were located in the building on the Site;

Whereas, The building on the Site was closed in 2005, is no longer habitable, has become an eyesore, and will be demolished by the Downtown Development Authority ("DDA");

Whereas, Following closure of the building on the Site, the City - as part of its ongoing commitment to provide housing to our most vulnerable residents - continued to provide housing, and for the first time began providing supportive services, to residents who had been living in the building on the Site;

Whereas, The City Council selected XY, LLC, in 2005 to re-develop the Site, including 100 units of affordable housing with supportive services for low-income residents, but terminated XY, LLC's Option Agreement for the Site on November 5, 2007, following XY, LLC's failure to meet deadlines to which it agreed as part of the fully executed Option Agreement;

Whereas, The City remains committed to developing 100 permanent units of affordable housing with supportive services for low-income residents to replace the units of affordable housing that were located inside the building on the Site, in order to ensure adequate access to housing and services for the community's most vulnerable residents, as part of the goals outlined in the Blueprint to End Homelessness, which has been endorsed by the Ann Arbor City Council;

Whereas, The Housing and Human Services Advisory Board ("HHSAB") was established in 2007 to develop policy recommendations for the City Council regarding affordable housing and human service issues, and plans to present to City Council its proposed 2008 work plan;

RESOLVED, That the Mayor and City Council request that the HHSAB, as part of its 2008 work plan, and with the assistance of the Office of Community Development, prepare a

written recommendation (the "Report") to the City Council, on or before May 31, 2008, summarizing options and a recommendation for the development of 100 units of affordable housing for low-income residents, including supportive services for the residents of this housing;

RESOLVED, That the HHSAB's Report shall address, at a minimum, the following issues:

- Whether the 100 units of affordable housing should be located on the Site or elsewhere;
- Whether the 100 units of affordable housing should be developed on one site or dispersed in a variety of locations;
- Whether the 100 units of affordable housing should be located in the downtown area, outside the downtown area, or dispersed both inside and outside the downtown area;
- Likely requirements and possible sources of funding for development of the 100 units of affordable housing, including provisions of social services for the housing residents;
- Whether non-profit developers, for-profit developers, and social service providers in the community have sufficient capacity to develop and provide services for 100 units of affordable housing within the next four (4) years; and
- Any other challenges or opportunities related to the development of 100 units of affordable housing for low-income residents.

RESOLVED, That the HHSAB shall, in preparing its Report, consult with relevant community stakeholders, including, but not limited to, the Shelter Association of Washtenaw County, the Washtenaw Housing Alliance, and the Downtown Development Authority;

RESOLVED, That the HHSAB shall, prior to issuing its Report, conduct at least one (1) public hearing to solicit input from the community regarding these issues.