



# Agenda Sheet for City Council Meeting of:

09/13/2021

**Date Rec'd**

9/1/2021

**Clerk's File #**

RES 2021-0075

**Renews #****Submitting Dept**

CITY COUNCIL

**Cross Ref #****Contact Name/Phone**MELISSA 625-6711  
MORRISON**Project #****Contact E-Mail**

MMORRISON@SPOKANECITY.ORG

**Bid #****Agenda Item Type**

Resolutions

**Requisition #****Agenda Item Name**

0320 - RAPID CAPITAL HOUSING ACQUISITION RFP RESOLUTION

## Agenda Wording

Stating the intent to commit funds through a prompt RFP process for the rapid acquisition or rental of real property utilizing the Department of Commerce's Rapid Capital Housing Acquisition grant opportunity.

## Summary (Background)

In July 2021, Washington State Department of Commerce released a NOFA to solicit applicants to apply for funding for hotel/motel rapid conversion projects. This grant requires local matching funds and a 3-year operating support contract. This resolution commits up to \$1m/year for operation support for three years as well as the required local match for a successful RFP and RCHA grant recipient. Funding specifics will be determined at a later date if a grant is awarded.

Lease? NO

Grant related? NO

Public Works? NO

## Fiscal Impact

Select \$

#

Select \$

#

Select \$

#

Select \$

#

## Approvals

**Dept Head**

ALLERS, HANNAHLEE

**Division Director****Finance**

WALLACE, TONYA

**Legal**

PICCOLO, MIKE

**For the Mayor**

ORMSBY, MICHAEL

## Additional Approvals

**Purchasing**

## Council Notifications

**Study Session\Other**

9/13 Urban Experience

**Council Sponsor**

CP Beggs, CM Wilkerson

## Distribution List

Approved by Spokane City Council  
on: 9-13-2021

## Briefing Paper Urban Experience

<b>Division &amp; Department:</b>	City Council
<b>Subject:</b>	Rapid Capital Housing Acquisition RFP Resolution
<b>Date:</b>	9/13/21
<b>Contact (email &amp; phone):</b>	Melissa Morrison <a href="mailto:mmorrison@spokanecity.org">mmorrison@spokanecity.org</a>
<b>City Council Sponsor:</b>	Council Member Betsy Wilkerson
<b>Executive Sponsor:</b>	
<b>Committee(s) Impacted:</b>	Urban Experience
<b>Type of Agenda item:</b>	<input type="checkbox"/> Consent <input checked="" type="checkbox"/> Discussion <input type="checkbox"/> Strategic Initiative
<b>Alignment:</b>	Comprehensive Plan Housing Action Plan Spokane City/COC 5 year plan to Prevent and End Homelessness
<b>Strategic Initiative:</b>	Safe and Healthy Urban Experience
<b>Deadline:</b>	Filed for consideration on 9/13/21
<b>Outcome:</b> (deliverables, delivery duties, milestones to meet)	Increasing number of affordable housing and shelter units

**Background/History:** Communities have been looking to the rapid conversion of hotel and motels to shelters or transitional and permanent housing.

In July 2021, Washington State Department of Commerce released a NOFA to solicit applicants to apply for funding for hotel/motel rapid conversion projects.

**Executive Summary:**

- Washington Department of Commerce issued a Notice of Funds Availability for a Rapid Capital Housing Acquisition ("RCHA") grant
- the RCHA grant provides funds for the acquisition or rental of real property for rapid conversion into:
  - enhanced emergency shelters
  - permanent supportive housing
  - transitional housing
  - permanent housing
  - youth housing
  - drop-in centers
  - shelters
- RCHA grant requires both local matching funds and a three-year operating support contract
- **Spokane City Council commits that the City of Spokane will fund up to \$1,000,000 per year for three years and any required match for a successful recipient of Department of Commerce Rapid Capital Housing Acquisition funding**

**Budget Impact:**

TOTAL COST:

Approved in current year budget? ☐ Yes ☐ No ☒ N/A

Annual/Reoccurring expenditure? ☐ Yes ☐ No ☒ N/A

If new, specify funding source:

Other budget impacts: (revenue generating, match requirements, etc.)

**Operations Impact:**

Consistent with current operations/policy? ☐ Yes ☐ No ☒ N/A

Requires change in current operations/policy? ☐ Yes ☐ No ☒ N/A

## **RESOLUTION NO. 2021-0075**

A Resolution stating the City Council's intent to commit funds through a prompt request for proposal (RFP) process for the rapid acquisition or rental of real property for use as stable shelter or housing opportunities for extremely low-income people, as well as individuals, families, unaccompanied youth, and young people experiencing homelessness.

**WHEREAS**, on July 26, 2021, Mayor Woodward proclaimed a housing emergency, identifying a lack of housing diversity and affordable housing options; and

**WHEREAS**, housing instability has been shown to drive a wide range of social and economic ills, such as increased crime and recidivism; lower educational attainment; poorer physical, mental, and social health outcomes; reduced social capital; and greater susceptibility to transmissible diseases, such as COVID-19; and

**WHEREAS**, the City of Spokane has adopted a Housing Action Plan which identifies four priorities:

- Increase housing supply, options, and affordability for people at all income levels;
- Preserve housing affordability and quality to help people thrive where they live;
- Enhance equitable access to housing and homeownership;
- Leverage and grow partnerships to supporting housing initiatives across the region; and

**WHEREAS**, the Housing chapter of the City's Comprehensive Plan states that the City will "[s]upport and assist the public and private sectors to develop lower-income or subsidized housing for households that cannot compete in the market for housing by using federal, state, and local aid" (Policy H 1.10); and

**WHEREAS**, the City of Spokane's Comprehensive Plan Housing Element adopts a vision and values for housing in Spokane, and twenty-nine policies that fall under one of the two adopted goals:

- Provide opportunities for a variety of housing types that is safe and affordable for all income levels to meet the diverse housing needs of future and current residents; and
- Improve the overall quality of Spokane's housing; and

**WHEREAS**, affordable housing stakeholders have identified potential opportunities for rapid acquisition of property for stable housing or shelter opportunities for vulnerable populations; and

**WHEREAS**, the Washington Department of Commerce ("Commerce"), through the Washington Housing Trust Fund, recently issued a Notice of Funds Availability for a Rapid Capital Housing Acquisition ("RCHA") grant; and

**WHEREAS**, the RCHA grant provides funds for the acquisition or rental of real property for rapid conversion into enhanced emergency shelters, permanent supportive housing, transitional housing, permanent housing, youth housing, drop-in centers, or shelters for extremely low-income people, as well as individuals, families, unaccompanied youth, and young people experiencing homelessness; and

**WHEREAS**, the RCHA grant requires both local matching funds and a three-year operating support contract.

**NOW, THEREFORE, BE IT RESOLVED** that the City of Spokane should within 20 days of the adoption of this resolution begin the process of issuing a request for proposals (RFP) for applicants seeking rapid acquisition funding.

**BE IT ALSO RESOLVED** that the Spokane City Council commits that the City of Spokane will fund up to \$1,000,000 per year for three years for operating expenses, plus the required capital match for the successful recipient of Department of Commerce Rapid Capital Housing Acquisition funding, as selected via the RFP process, for the acquisition or rental real property for rapid conversion into enhanced emergency shelters, permanent supportive housing, transitional housing, permanent housing, youth housing, drop-in shelters or basic shelters for extremely low-income people, as well as individuals, families, unaccompanied youth, and young people experiencing homelessness.

Passed by the City Council this 13th day of September, 2021.

DocuSigned by:

City Clerk

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Approved as to form:

DocuSigned by:

Assistant City Attorney

