



City of Columbia

701 East Broadway, Columbia, Missouri 65201

Department Source: Housing & Neighborhood Services

To: City Council

From: City Manager & Staff

Council Meeting Date: September 16, 2024

Re: Support and funding commitment for Blind Boone Apartments affordable housing project

Executive Summary

A resolution stating Council support for Columbia Housing Authority's low-income housing tax credit application for the Blind Boone Apartments affordable housing project and intent to award American Rescue Plan Act funds in the amount of \$350,000 for the project.

Discussion

On April 1, 2024, the City of Columbia City Council authorized an agreement between the Columbia Housing Authority (CHA) and the City of Columbia, MO to provide \$3 million in American Rescue Plan Act (ARPA) funding to CHA for the Providence Walkway project to address affordable housing. Under the original Providence Walkway application, CHA planned to demolish 57 units of public housing on Providence Road in significant disrepair and replace them with 57 new, affordable housing units through rental assistance demonstration (RAD) conversion. This project would be CHA's final RAD conversion. Due to funding restraints, CHA scaled the Providence Walkway project down to 25 units. CHA now intends to move forward with the remaining 27 units as the Blind Boone Apartments project and will be submitting an application for nine percent (9%) low-income housing tax credits (LIHTC) with the Missouri Housing Development Commission (MHDC).

On September 3, 2024, City Council approved a resolution of support for CHA's LIHTC application for the Blind Boone Apartments project. This resolution will reaffirm that support and commit an additional \$350,000 in ARPA funding for the project, which will reinforce the City Council's priority for renovating and preserving affordable housing in Columbia. The MHDC gives serious consideration to the demonstration of community support approving applications for LIHTC financing.

If this resolution is approved, staff from Public Health and Human Services, Housing and Neighborhood Services, Finance and Law Departments will coordinate with CHA to amend its Providence Walkway agreement to include the funding for the Blind Boone Apartments project for Council approval.

Fiscal Impact

Short-Term Impact: This would allocate \$350,000 of City ARPA funds.

Long-Term Impact: none.



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Strategic & Comprehensive Plan Impact

Strategic Plan Impacts:

Primary Impact: Resilient Economy, Secondary Impact: Safe Community, Tertiary Impact: Inclusive and Equitable Community

Comprehensive Plan Impacts:

Primary Impact: Livable & Sustainable Communities, Secondary Impact: Land Use & Growth Management, Tertiary Impact: Tertiary

Legislative History

Date	Action
10/02/2023	R154-23 A Resolution Allocating \$25,284,624.00 in American Rescue Plan Funds and authorizing the City Manager to negotiate any agreements or other documents consistent with such allocations. R154-23
04/01/2024	B62-24 An Ordinance authorizing the City Manager to sign an agreement between Columbia Housing Authority and the City of Columbia, MO to provide \$3,000,000 in ARPA funding for Providence Walkway
09/03/2024	R157-24 An Ordinance expressing support for Columbia Housing Authority's Blind Boone Apartments project and application for low-income housing tax credits.

Suggested Council Action

Should Council agree with staff recommendations, an affirmative vote is in order.