



District of Columbia Housing Authority

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202-535-1000

Adrienne Todman, Executive Director

2014 NOV 25 PM 5:21
OFFICE OF THE
SECRETARY

November 25, 2014

The Honorable Phil Mendelson
Chairman
Council of the District of Columbia
1350 Pennsylvania Avenue, N.W., Suite 504
Washington, DC 20004

Dear Chairman Mendelson:

Pursuant to D.C. Official Code §2-352.02, I have enclosed, for consideration by the Council of the District of Columbia, the Council Contract Summary for the Agreement to Enter into a Long Term Subsidy Contract ("ALTSC") between the District of Columbia Housing Authority ("DCHA") and Phyllis Wheatley Residential, LP (the "Owner"). DCHA proposes to provide a housing subsidy to the Owner in the amount of \$827,568 annually for a multi-year term of fifteen (15) years, in support of the District's Local Rent Supplement Program ("LRSP") to provide affordable housing units Phyllis Wheatley YWCA, located at 901 Rhode Island Avenue, NW.

As always, I am available to discuss any questions you may have regarding the proposed ALTSC. In order to facilitate a response to any questions concerning this ALTSC, please have your staff contact me at (202) 535-1513.

I look forward to your favorable consideration of this proposed ALTSC agreement.

Sincerely,


Adrienne Todman
Executive Director, District of Columbia Housing Authority

Enclosures

AT/hg

cc: Nyasha Smith , Secretary to the Council

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Chairman Phil Mendelson
at the request of District of
Columbia Housing Authority

A PROPOSED RESOLUTION

IN THE COUNCIL OF THE DISTRICT OF COLUMBIA

To declare the existence of an emergency with respect to the need to approve an Agreement to Enter into a Long Term Subsidy Contract (“ALTSC”) for a Multiyear Term of Fifteen (15) Years in support of the District’s Local Rent Supplement Program (“LRSP”) to fund housing costs associated with affordable housing units for Contract No. 2013-007A with Phyllis Wheatley Residential, LP for LRSP units at Phyllis Wheatley YWCA, located at 901 Rhode Island Avenue, NW, and to authorize payment for housing services to be received under such contract.

RESOLVED, BY THE COUNCIL OF THE DISTRICT OF COLUMBIA, that this resolution may be cited as the “Local Rent Supplement Program Contract No. 2013-007A Approval and Authorization Emergency Declaration Resolution of 2014”.

Sec. 2. In 2007, the District passed Title II of the Fiscal Year 2007 Budget Support Act of 2006 (“BSA”) to provide funding for affordable housing for extremely low-income households in the District. The passage of the BSA created the Local Rent Supplement Program (“LRSP”), a program designed to provide affordable housing and supportive services to extremely low-income District residents, including those who are homeless or in need of supportive services, such as elderly individuals or those with disabilities, through project-based, tenant-based and sponsored-based LRSP affordable housing units. The

1 BSA provided for the District of Columbia Housing Authority (“DCHA”) to administer the LRSP of
2 behalf of the District.

3 Sec. 3. In April 2013, DCHA participated in a Request for Proposals (“RFP”) issued by the
4 District of Columbia Department of Housing and Community Development (“DHCD”). Of the total
5 proposals received, eighteen (18) developers were chosen to work with DCHA and other District agencies
6 to develop affordable housing and permanent supportive housing units for extremely low income families
7 making zero to thirty percent of the area’s median income, as well as the chronically homeless and
8 individuals with mental or physical disabilities throughout Washington, D.C. Upon approval of the
9 contract by the Council, DCHA will enter into an Agreement to Enter into a Long Term Contract
10 (“ALTSC”) with the selected housing providers under the LRSP for housing services provided
11 thereunder.

12 Sec. 4 (a) There exists an immediate need to approve a certain ALTSC with Phyllis Wheatley
13 Residential, LP under the District of Columbia Housing Authority’s Local Rent Supplement Program in
14 order to provide long term affordable housing units for extremely low-income households in the District
15 of Columbia for Units at Phyllis Wheatley YWCA, located at 901 Rhode Island Avenue, NW.

16 (b) The emergency legislation to approve the contract will authorize an ALTSC between the
17 District of Columbia Housing Authority and Phyllis Wheatley Residential, LP with respect to the
18 payment of rental subsidy, and allow the owner to lease the rehabilitated units at the Phyllis Wheatley
19 YWCA and house District of Columbia extremely low-income households with incomes at thirty percent
20 (30%) or less of the area median income.

21 Sec. 5. The Council determines that the circumstances enumerated in section 4 constitute
22 emergency circumstances making it necessary that the Local Rent Supplement Program Contract No.
23 2013-007A Approval and Authorization Emergency Declaration Resolution of 2014 be adopted after a
24 single reading.

1 Sec. 6. Pursuant to section 451 of the District of Columbia Home Rule Act, approved
2 December 24, 1973 (87 Stat. 803; D.C. Official Code § 1-204.51), and section 202 of the
3 Procurement Practices Reform Act of 2010, effective April 8, 2011 (D.C. Law 18-371; D.C. Official
4 Code § 2-352.02), the Council approves the ALTSC with Phyllis Wheatley Residential, LP for the
5 creation of eighty-four (84) affordable housing units, in an amount not to exceed \$827,568 annually.

6 Sec. 7. The Secretary of the Council shall transmit a copy of this resolution, upon its adoption, to
7 DCHA and the Mayor.

8 Sec. 8. The Council adopts the fiscal impact statement of the Chief Financial Officer as required
9 by section 602(c)(3) of the District of Columbia Home Rule Act, approved December 24, 1973 (87 Stat.
10 813; D.C. Code § 1-206.02(c)(3)).

11 Sec. 9. This resolution shall take effect immediately.