



TACOMA HOUSING AUTHORITY

RESOLUTION 2015-5-27 (5)

Date: May 27, 2015
To: THA Board of Commissioners
From: Michael Mirra
Executive Director
Re: Approval of Project-Based Voucher Extension: Tyler Square

Background:

THA provides project based-vouchers (PBV) in a number of properties throughout the city. Current contracts have terms of 10-15 years. Over half of THA's contracts were executed between 2003-2005 when State and Federal money was invested in transitional housing. Most of these contracts have now reached their contract expiration and, to date, the board has approved contract extensions in order to maintain the affordability in these properties.

This resolution relates to Tyler Square. Tyler Square is a 27-unit property at 3202 S. Tyler Street. The property contains a mix of 2, 3, and 4 bedroom units. It is owned by Tacoma Rescue Mission (TRM). THA has twelve (12) project-based vouchers (PBV) in the property. The property also receives Continuum of Care service dollars. The 12 PBV units have operated as transitional housing units during the duration of the PBV contract. The initial PBV contract expired at the end of January. THA and TRM both wish to maintain the affordability of these units.

In consultation with TRM and Pierce County Community Connections, we hope the property will change from transitional housing to either permanent housing or service enriched affordable housing that is available to higher need THA clients. Over the next two years, TRM will work with Pierce County and Building Changes to determine the best future use of this property.

Staff recommends renewing this contract for up to ten (10) years. THA is asking for authorization to allow staff to negotiate the length and term of the contract. THA anticipates executing a shorter term contract to give TRM time to move away from the transitional housing model then contemplate a second extension for the property's new use.

Recommendation

Approve Resolution 2015-5-27 (5) authorizing renewal of the Tyler Square Project-Based Vouchers for a period of up to ten (10) years.



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Project-Based Voucher Extension: Tyler Square

A RESOLUTION of the Board of Commissioners of the Housing Authority of the City of Tacoma

Whereas, Tacoma Housing Authority (THA) has twelve (12) project-based vouchers (PBV) at the Tyler Square Apartments;

Whereas, THA and Tacoma Rescue Mission wish to maintain the long-term affordability of this property; and,

Whereas, a contract extension will be negotiated with the property for up to ten (10) years.

Resolved by the Board of Commissioners of the Housing Authority of the City of Tacoma, Washington as follows:

Authorizes the Executive Director to execute a new Project-Based Housing Assistance Payment (HAP) contract with Tacoma Rescue Mission for Tyler Square Apartments effective February 1, 2015, for a term not to exceed ten (10) years.

Approved: May 27, 2015



Stanley Rumbaugh, Chair