



Legislation Details (With Text)

File #: 1088-2022 **Version:** 1

Type: Ordinance **Status:** Passed

File created: 4/6/2022 **In control:** Housing Committee

On agenda: 5/2/2022 **Final action:** 5/5/2022

Title: To authorize the appropriation and expenditure of up to \$19,188.00 of 2021 HOME Investment Partnerships Program (HOME) program income; to authorize the Director of the Department of Development to modify a loan agreement, promissory note, and mortgage with CHP Homeport Homes LLC to add up to \$19,188.00 for the 181 N. Ohio project; and to declare an emergency. (\$19,188.00).

Sponsors:

Indexes:

Code sections:

Attachments: 1. 1088-2022 2022-04-06 Housing Homeport Mod HOME

Date	Ver.	Action By	Action	Result
5/5/2022	1	CITY CLERK	Attest	
5/4/2022	1	MAYOR	Signed	
5/2/2022	1	COUNCIL PRESIDENT	Signed	
5/2/2022	1	Columbus City Council	Approved	Pass

BACKGROUND: This ordinance authorizes appropriation and expenditure of up to \$19,188.00 of the 2021 HOME Investment Partnerships Program (HOME) program income from the U.S. Department of Housing and Urban Development and authorizes the Director of the Department of Development to modify a loan agreement, promissory note, and mortgage with CHP Homeport Homes LLC to add up to \$19,188.00 for the 181 N. Ohio project.

With the construction of a new, single-family home at 181 N. Ohio Avenue, CHP Homeport Homes, LLC continues development projects to bring 12 new single-family homes to the Near East Side of Columbus. The 12 sites are scattered on N. Ohio Ave., Mt. Vernon Ave., Burt St., and Granville St. These sites are close to where Homeport has already developed 70 homes. These new homes will be a mix of one and two-story models designed by Sullivan Bruck Architects.

The project at 181 N. Ohio Avenue is a 1,200 sq. ft., two-story, single-family dwelling and will feature three bedrooms, two bathrooms, a front porch, and a detached two-car garage. There is a buyer identified for this project who is a first-time homebuyer earning below 80% of the Area Median Income.

The modification is needed to address increased construction costs.

This legislation represents appropriation for a part of the HOME portion of the 2022 Action Plan, per Ordinance 2800-2021.

Original	\$159,687.00	Ord. 2048-2019 & 0869-2020	PO295202
Mod 1	<u>\$ 19,188.00</u>		
Total	\$178,875.00		

Emergency action is requested in order for the organization to maintain their project schedule.

Contract Compliance: the vendor number is 019329 and expires 1/13/2024.

Fiscal Impact: Funding is available from the 2021 HOME program income (G452000).

To authorize the appropriation and expenditure of up to \$19,188.00 of 2021 HOME Investment Partnerships Program (HOME) program income; to authorize the Director of the Department of Development to modify a loan agreement, promissory note, and mortgage with CHP Homeport Homes LLC to add up to \$19,188.00 for the 181 N. Ohio project; and to declare an emergency. (\$19,188.00).

WHEREAS, the City of Columbus is a participating jurisdiction of the U.S. Department of Housing and Urban Development; and

WHEREAS, the City of Columbus is the recipient of HOME Investment Partnerships funds from the U.S. Department of Housing and Urban Development and received program income as a result of the repayment of loans; and

WHEREAS, the Columbus City Council has approved the 2022 Action Plan, per Ordinance 2800-2021, as required by HUD; and

WHEREAS, the Department of Development seeks to provide CHP Homeport Homes LLC with additional funds for 181 N. Ohio to offset increased construction costs; and

WHEREAS, an emergency exists in the usual daily operation of the Department of Development in that it is immediately necessary to authorize the Director to modify the loan agreement, promissory note, and mortgage to in order for the organization to maintain their project schedule, thereby preserving the public health, peace, property, safety, and welfare; and **NOW, THEREFORE,**

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS:

SECTION 1. That from the unappropriated monies and from all monies estimated to come into said fund from any and all sources and unappropriated for any other purpose during the fiscal year ended December 31, 2022, the sum of \$19,188.00 is appropriated in Fund 2201 (HOME), from Dept-Div 44-10 (Housing), G452000 (2021 HOME program income), object class 05 (Other Expenses) per the account codes in the attachment to this ordinance.

SECTION 2. That the expenditure of \$19,188.00 or so much thereof as may be needed, is hereby authorized in Fund 2201 (HOME), Dept-Div 4410 (Housing), G452000 (2021 HOME program income), object class 05 (Other Expenses) per the account codes in the attachment to this ordinance.

SECTION 3. That the Director of Development is hereby authorized to modify a loan agreement, promissory note, and mortgage with CHP Homeport Homes, LLC to add up to \$19,188.00 for the 181 N. Ohio project.

SECTION 4. Funds are hereby deemed appropriated and expenditures and transfers authorized to carry out the purposes of this ordinance and the City Auditor shall establish such accounting codes as necessary.

SECTION 5. That the City Auditor is authorized to make any accounting changes to revise the funding source for all contracts or contract modifications associated with this ordinance.

SECTION 6. At the end of the grant period, any repayment of unencumbered balances required by the grantor is hereby authorized and any unused City match monies may be transferred back to the City fund from which they originated in accordance with all applicable grant agreements.

SECTION 7. That for the reasons stated in the preamble hereto, which is hereby made a part hereof, this Ordinance is hereby declared to be an emergency measure and shall take effect and be in force from and after its approval by the Mayor, or ten days after passage if the Mayor neither approves nor vetoes the same.