



Legislation Text

File #: 0267-2023, **Version:** 1

BACKGROUND: This legislation authorizes the Director of Development to enter a not-for-profit service contract with the Tony R Wells Foundation in an amount up to \$765,662.00 to provide relocation support and rental assistance for the residents of the Latitude Five25 apartment complex.

On Dec. 25, 2022, Latitude Five25 - an apartment complex located at 525 Sawyer Blvd., Columbus, Ohio was declared unsafe due to burst pipes and resulting flooding. As a result 150 households in the apartment complex had to be immediately vacated.

With assistance from the American Red Cross of Greater Columbus and the Central Ohio Transit Authority, an emergency shelter was established at the Dodge Recreation Center to serve the tenants. Given the extensive damage and long standing need for complex wide repairs a longer term relocation option for residents is necessary.

The Community Shelter Board mobilized to provide temporary housing in motels for over 140 individuals-coordinating accommodations, meals, and linkage to on-site county agencies.

Recognizing the extensive damage to the complex as well as the ongoing litigation to hold the property owners accountable the City of Columbus in partnership with the Franklin County Board of Commissioners are providing resources to support the engagement of a relocation specialist to work with tenants to identify new housing options.

Additionally, funding will be utilized to provide rental assistance to cover the difference between their rental rate at Latitude Five25 and the amount at the new location if it is higher. This assistance will be provided for a period of up to six months. Security deposits, relocation assistance including moving, packing and storage, utility arrearages and other basic assistance needs are all eligible uses.

We are contracting with the Wells Foundation to retain a relocation specialist who will identify available units and work with displaced residents to be successfully relocated. These services require expertise that cannot be provided by existing city employees.

The City has successfully partnered with the Wells Foundation to administer rental assistance through the Emergency Rental Assistance program as well as down payment assistance through American Dream Downpayment Initiative.

Emergency action is requested to provide prompt payment to landlords to rehouse currently displaced residents.

FISCAL IMPACT: \$765,662.00 will be transferred from General Fund Citywide Account; contingent on the passage of the 2023 General Fund Operating Budget, Ordinance No. 2937-2022.

CONTRACT COMPLIANCE: The vendor number is 038668 and expires on 7/20/2023.

To authorize the Director of the Department of Development to enter into a not-for-profit service contract with the Tony R Wells Foundation in an amount up to \$765,662.00 to provide relocation support and rental assistance for the residents of the Latitude Five25 apartment complex; to authorize the transfer of \$765,662.00 from the General Fund Citywide Account to the Department of Development General Fund Budget, to authorize the expenditure of \$765,662.00 from the 2023 General Fund Budget, contingent upon the passage of Ordinance No. 2937-2022; to approve expenditures incurred prior the approval of the purchase order; and to declare an emergency. (\$765,662.00)

WHEREAS, On Dec. 25, 2022, Latitude Five25 - an apartment complex located at 525 Sawyer Blvd., Columbus, Ohio was declared unsafe due to burst pipes and resulting flooding; and

WHEREAS, as a result 150 households in the apartment complex had to be immediately vacated; and

WHEREAS, recognizing the extensive damage to the complex as well as the ongoing litigation to hold the property owners accountable the City of Columbus in partnership with the Franklin County Board of Commissioners are providing resources to support the engagement of a relocation specialist to work with tenants to identify new housing options; and

WHEREAS, the City wishes to contract with the Wells Foundation to retain a relocation specialist who will identify available units and work with displaced residents to be successfully relocated; and

WHEREAS, funding will also be utilized to provide rental assistance to cover the difference between their rental rate at Latitude Five25 and the amount at the new location, if it is higher; and

WHEREAS, security deposits, relocation assistance including moving, packing and storage, utility arrearages and other basic assistance needs are all eligible uses; and

WHEREAS, assistance will be provided to residents for a period of up to six months; 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 of the Department of Development to enter into a not-for-profit service contract with the Tony R Wells Foundation to provide relocation support and rental assistance for the residents of the Latitude Five25 apartment complex; and **NOW THEREFORE**,

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

Section 1. That the Director of Development is hereby authorized to enter into a not-for-profit service contract with the Tony R Wells Foundation in an amount up to \$765,662.00 to provide relocation support and rental assistance for the residents of the Latitude Five25 apartment complex.

Section 2. That the transfer of \$765,662.00 or so much thereof as may be needed, contingent upon the passage

of Ordinance No. 2937-2022, is hereby authorized within Fund 1000 (General Fund), from Dept.-Div 45-01 (Financial Management), object class 10 (Transfer Out Operating) to Dept-Div 44-01 (Administration), object class 05 (Other) per the account codes in the attachment to this ordinance.

Section 3. That for the purpose stated in Section 1, the expenditure of \$765,662.00 or so much thereof as may be needed, is hereby authorized in Fund 1000 (General Fund), Dept. 44-01 (Administration), in Object Class 05 (Other) per the accounting codes in the attached to this ordinance.

Section 4. That this agreement is awarded pursuant to the relevant provisions of Columbus City Code related to awarding not-for-profit service contracts.

Section 5. That the funds necessary to carry out the purpose of this ordinance are hereby deemed appropriated, and the City Auditor shall establish such accounting codes as necessary.

Section 6. That the City Auditor is authorized to make any accounting changes to revise the funding source for all contract modifications associated with this ordinance.

Section 7. 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 passage and approval by the Mayor or ten days after passage if the Mayor neither approves nor vetoes the same.