



## Legislation Details (With Text)

**File #:** 3413-2023      **Version:** 1

**Type:** Ordinance      **Status:** Passed

**File created:** 11/22/2023      **In control:** Housing Committee

**On agenda:** 12/11/2023      **Final action:** 12/14/2023

**Title:** To authorize the Director of the Department of Development to enter into a contract with Jonathan Barnes Architecture and Design in support of architectural design services that will be used to aid in the Accessory Dwelling Unit Pilot Program for Columbus residents; to authorize an expenditure from the Development Taxable Bond fund; to authorize expenditures prior to the Purchase Order; to waive the competitive bidding provisions of Columbus City Codes; to repeal ordinance 2814-2023; and to declare an emergency (\$50,000.00).

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 3413-2023 HOUSING ADU 2ND BOND AGREEMENT Financials, 2. 3413-2023 Housing ADU 2nd Bond Agreement Bid Waiver 2023-11-20

Date	Ver.	Action By	Action	Result
12/14/2023	1	ACTING CITY CLERK	Attest	
12/13/2023	1	MAYOR	Signed	
12/13/2023	1	MAYOR	Signed	
12/11/2023	1	COUNCIL PRESIDENT	Signed	
12/11/2023	1	Columbus City Council	Approved	Pass

### BACKGROUND

This legislation authorizes the Director of the Department of Development to enter into a contract with Jonathan Barnes Architecture and Design in an amount up to \$50,000.00 in support of architectural design services that will be used to aid in the Accessory Dwelling Unit Pilot Program in the City of Columbus.

As Columbus continues to grow, there are real concerns that housing affordability and supply issues will continue to worsen. Accessory dwelling units (ADUs) provide an opportunity to increase the housing supply, provide financial stability for owners, and can be leveraged to increase affordable housing. ADUs have the opportunity to positively impact a number of Columbus residents, including aging residents looking to downsize but stay in their neighborhood; retirees on fixed incomes needing extra income to cover their mortgage; homeowners looking for real estate investments; young professionals without families; and people with disabilities that can have their own living space but still be close to family support. The overall economic impact of ADUs is that they will increase the supply of studio and one-bedroom options in Columbus.

Columbus City Council approved Ordinance 0231-2023 on February 6, 2023 authorizing and agreement with Jonathan Barnes Architecture and Design in an amount up to \$125,000.00. The term of the agreement expired on October 31, 2023. In order to complete the services, a new agreement is desired with a start date of November 1, 2023 in an amount not to exceed \$50,000.00.

This legislation authorized the repeal of Ordinance 2814-2023.

A waiver of competitive bidding is requested due to the immediate need in beginning design work on the Accessory Dwelling Unit Pilot in order to create housing opportunities for residents of Columbus.

**Emergency Designation:** Emergency action is requested to ensure that Jonathan Barnes Architecture and Design can immediately complete design services in aid of the Accessory Dwelling Unit Pilot Program.

**Fiscal Impact:** Funds are available within the Development Taxable Bonds Fund.

**Contract Compliance:** the vendor number is 005667 and expires 03/28/2025

To authorize the Director of the Department of Development to enter into a contract with Jonathan Barnes Architecture and Design in support of architectural design services that will be used to aid in the Accessory Dwelling Unit Pilot Program for Columbus residents; to authorize an expenditure from the Development Taxable Bond fund; to authorize expenditures prior to the Purchase Order; to waive the competitive bidding provisions of Columbus City Codes; to repeal ordinance 2814-2023; and to declare an emergency (\$50,000.00).

**WHEREAS**, as the city of Columbus continues to grow, there are real concerns that housing affordability and supply issues will continue to worsen; and,

**WHEREAS**, accessory dwelling units (ADUs) provide an opportunity to increase the housing supply, provide financial stability for owners, and can be leveraged to increase affordable housing; and,

**WHEREAS**, Columbus City Council approved Ordinance 0231-2023 on February 6, 2023 authorizing and agreement with Jonathan Barnes Architecture and Design in an amount up to \$125,000.00; and

**WHEREAS**, Columbus City Council approved Ordinance 2814-2023 authorizing a modification to the agreement to extend the expiration date; and

**WHEREAS**, the agreement expired before a modification could be executed and it is now necessary to repeal ordinance 2814-2023; and

**WHEREAS**, it is necessary to authorize the Director of the Department of Development to enter into a contract with Jonathan Barnes Architecture and Design in an amount up to \$50,000.00 in support of architectural design services that will be used to aid in the Accessory Dwelling Unit Pilot Program; and

**WHEREAS**, it has been determined that it is in the best interests of the City to waive the competitive bidding requirement to ensure that Jonathan Barnes Architecture and Design can immediately begin providing design services in aid of the Accessory Dwelling Unit Pilot Program; 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 enter into a contract with Jonathan Barnes Architecture and Design so it can immediately complete design services that will be used to aid in the Accessory Dwelling Unit Pilot Program, all for the immediate preservation of 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 it is necessary to repeal Ordinance 2814-2023 passed October authorizing the contract modification because the modification was not executed prior to the contract expiration date.

**SECTION 2.** That the Director of the Department of Development is hereby authorized to enter into a contract beginning November 1, 2023, with Jonathan Barnes Architecture and Design in support of architectural design services that will be used to aid in the Accessory Dwelling Unit Pilot Program. Professional services costs associated with the planning and design incurred prior to the execution of the purchase order, starting November 1, 2023, are hereby determined to be a valid public purpose and will be reimbursed.

**SECTION 3.** That for the purpose as stated in Section 2, the expenditure of \$50,000.00, or so much thereof as may be necessary, is hereby authorized in fund 7739 (Development Taxable Bonds), Project 200025-100000, in Object Class 06 (Capital Outlay) per the accounting codes in the attachment to this ordinance.

**SECTION 4:** That this Council finds it is in the best interests of the City to waive the competitive bidding provisions of Chapter 329 of Columbus City Codes to enter into this contract and such are hereby waived.

**SECTION 5.** That the City Auditor is hereby authorized to transfer the unencumbered balance in a project account to the unallocated balance account within the same fund upon receipt of certification by the Director of the Department administering said project that the project has been completed and the monies are no longer required for said project.

**SECTION 6.** 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 7.** 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 8.** 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.