

RESOLUTION NO. 07-24

AUTHORIZING THE CITY MANAGER TO COMMIT AND EXPEND FUNDS IN SUPPORT OF THE GRAND JUNCTION HOUSING AUTHORITY AFFORDABLE HOUSING DEVELOPMENT KNOWN AS *THE CURRENT* LOCATED AT 674 23 ³/₄ ROAD IN GRAND JUNCTION, COLORADO

RECITALS:

The Grand Junction Housing Authority (GJHA) is developing affordable housing on its 15-acre property located at 674 23 ³/₄ Road. The first phase of the development known as *The Current* will provide 54 one and two bedroom rent restricted units for persons at or below 60% of the area median income (Development). Once constructed the rent for the units in the Development will be restricted for a term of 40 years.

Due to several factors, including higher interest rates and inflation in construction and material costs, the GJHA asked that the City contribute \$1,500,000 to the Development. The City contribution is necessary to augment the GJHA application to the Colorado Housing and Finance Authority (CHFA) for Low Income Housing Tax Credits. For the Tax Credit application to be considered by CHFA the City's commitment needs to be made on or before February 1, 2024.

On January 30, 2024, the City Council met in a Special Meeting and determined, based on the importance of the Development, and that the City has budgeted in 2024 for significant investments in housing, that construction of *The Current* and the dedication of it by the GJHA to affordable housing is necessary, appropriate and will advance the public health, safety, and welfare of inhabitants of the City.

NOW THEREFORE, as provided in this Resolution, be it resolved that the City Council of the City of Grand Junction authorizes the City Manager to commit and expend budgeted funds in the amount of one million five hundred thousand dollars (\$1, 500,000.00) for and in support of the Development as described in this Resolution.

1. That the Recitals are incorporated herein. Based thereon, and in support of the City Council's commitment to affordable housing, City Council hereby authorizes the City Manager to commit \$1,500,000.00 to assist the Grand Junction Housing Authority with its application to the Colorado Housing and Finance Authority for Low Income Housing Tax Credits; and,
2. When that application is successful, the City Council hereby authorizes the City Manager, as contemplated in this Resolution, to disburse \$1,500,000.00 to the Grand Junction Housing Authority for and on behalf of the Development.

3. That this Resolution shall serve to demonstrate and confirm the City's support of the Grand Junction Housing Authority's application to the Colorado Housing and Finance Authority for Low Income Housing Tax Credits, or for any other purpose necessary or required for the Grand Junction Housing Authority to secure the necessary financing for the Development.

Passed and adopted this 30th day of January 2024.



Anna M. Stout
President of the City Council



ATTEST:



Amy Phillips
City Clerk