

1 **2019 RES-543**

2 **HOME CONTRACT AMENDMENT REQUEST FROM THE WI PARTNERSHIP FOR HOUSING DEVELOPMENT**

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4 Dane County administers the Home Investment Partnership (HOME) program funds from the U.S.
5 Department of Housing and Urban Development (HUD) as an entitlement community on an annual basis.
6 The funds are allocated within the County's CDBG jurisdiction to implement the strategies of the Dane
7 County Consolidated Plan. HOME funds are to be used exclusively to create affordable housing for low-
8 income households.

9 The Wisconsin Partnership for Housing Development (WPHD) was awarded \$300,000 in 2019 HOME
10 funding for the development of 4 supportive housing units for families in Stoughton. WPHD has obtained
11 necessary zoning changes and the City of Stoughton has approved the plans for development. After
12 approval of the plans, bids were obtained from contractors for construction. Recent changes in design
13 requirements from the State of WI mandate that a sprinkler system be included in all units; as well as
14 more stringent storm water management requirements. These items, in addition to the rapid increase in
15 construction costs, have resulted in a construction bid that is about \$150,000 more than the WPHD
16 originally estimated.

17 WPHD has looked at other financing options, but can't support additional loan funds to make the project
18 feasible. In order to move forward with the development of the units, WPHD has requested \$100,000 in
19 funds that were awarded to WPHD for the 2020 program year to be used to supplement the previously
20 awarded 2019 project award. WPHD was awarded \$222,192 for 2020 to use towards the acquisition of 2
21 existing units of housing to be used as long-term rental housing. This proposed change would reduce the
22 funding for the 2020 project from \$222,192 to \$122,192 and expected units from 2 to 1.

23 A public hearing for the request was held on January 28, 2020 at the Blooming Grove Town Hall; no
24 comments were received nor members from the public present to speak on the request. Following the
25 public hearing, the CDBG Commission voted unanimously to approve the request (6-0).

26 NOW, THEREFORE, BE IT RESOLVED that the Dane County Board of Supervisors does approve the contract
27 amendment request from the WPHD to move \$100,000 in HOME funds from the organization's 2020
28 award to the 2019 project;

29 BE IT FURTHER RESOLVED that the Dane County Controller is authorized to issue checks necessary to
30 effectuate this request; and

31 BE IT FINALLY RESOLVED that the Dane County Clerk and Dane County Executive are hereby authorized to
32 sign the appropriate contract on behalf of Dane County.