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2025 RES- 074

**AUTHORIZING A CONTRACT FOR SERVICES FUNDED BY CDBG-DR FUNDS
DCDHS – HAA DIVISION**

Dane County is an Entitlement Community under two U.S. Department of Housing and Urban Development (HUD) grant programs: the Community Development Block Grant (CDBG) and the Home Investment Partnerships (HOME). As an Entitlement Community, Dane County is eligible to apply for the Community Development Block Grant Disaster Relief (CDBG-DR) funds directly to the State of Wisconsin. The CDBG-DR funds are intended to help cities, counties, and states recover from a Presidentially declared disaster.

On October 18, 2018, a Presidentially declared disaster was made for portions of the State of Wisconsin, including Dane County, to help people and communities who suffered damage from the storms and flooding that occurred in the designated time period. The Village of Oregon has become a part of the highest percentage growth in rent-burdened households at or below 30% of County Median Income as a result of the 2018 flood's impact on the availability of rental units, and the substantial population growth in the village.

Following the approval of resolution 2024 RES-138, Dane County submitted an application to the CDBG-DR program and was awarded an allocation of \$1,998,275.00 to build affordable rental units in the Village of Oregon. Northpointe Development II Corporation, also known as its affiliate Main Street – Oregon LLC, for Main Street Townhomes was selected as the subrecipient to receive CDBG-DR funds as it had undergone two separate Request For Proposals (RFPs) – HOME (2023 RES-259) and Affordable Housing Development Fund (2024 RES-153) – that are used as leveraged funds to secure the CDBG – DR funding and would meet the timeline completion requirement.

The Main Street Townhomes will be located at 249 North Main Street, Oregon, WI 53575, and it is a 24-unit affordable housing development. Five (5) units will be income restricted to those earning less than 30% area median income (AMI), ten (10) units will be restricted to those earning less than 50% AMI, and the remaining nine (9) units will be restricted to those earning less than 80% AMI. Five (5) units will be targeted to house individuals/families that are experiencing homelessness on the HSC community by-name list.

Following the approval of resolution 2024 RES-374, the County Executive signed the grant agreement with the State of Wisconsin for the awarded allocation of \$1,998,275.00 CDBG-DR Funds.

NOW, THEREFORE, BE IT RESOLVED that the following contract be awarded and that the County Executive and County Clerk are hereby authorized and directed to sign the agreement on behalf of Dane County, and that the Controller is authorized to make payments related to the execution of the contract.

Vendor
Main Street – Oregon, LLC

Contract Amount
\$1,500,000.00