

Kansas City

414 E. 12th Street
Kansas City, MO 64106



Agenda - Final

Wednesday, February 16, 2022

4:00 PM

26th Floor, Council Chamber

Special Committee on Housing Policy

Dan Fowler, Chair
Brandon Ellington, Vice Chair
Kevin O'Neill
Parks-Shaw Ryana
Quinton Lucas

PUBLIC OBSERVANCE OF MEETINGS

Members of the City Council may attend this meeting via videoconference.

Any closed session may be held via teleconference.

The public can observe this meeting at the links provided below.

Applicants and citizens wishing to participate have the option of attending each meeting or they may do so through the videoconference platform ZOOM, using this link:

<https://us02web.zoom.us/j/84530222968>

Robinson

[220067](#)

Authorizing the City Manager to negotiate and execute a contract with the Kansas City, Missouri Homesteading Authority to utilize \$700,000.00 from the Housing Trust Fund to rehab and renovate houses in the Kansas City, Missouri Homesteading Authority's inventory for the purpose of providing permanent housing for houseless residents of the City.

Lucas

[220162](#)

RESOLUTION - Approving the 2022-2028 Five Year Consolidated Plan and 2022 One-Year Action Plan ("Plan") in accordance with the National Affordable Housing Act of 1990, as amended, and authorizing submittal to the U.S. Department of Housing and Urban Development for its consideration.

Lucas

[220163](#)

Estimating revenues in the amount of \$25,000,000 in the General Grants Fund for the Emergency Rental Assistance Program Round I from the Missouri Housing Development Commission administered by the U.S. Department of Treasury to provide rental and utility assistance to those affected by the COVID-19 pandemic and to provide case management to households being evicted or at-risk of being evicted; appropriating monies; authorizing the Director of Housing and Community Development to execute contracts for Emergency Rental Assistance activities; requiring monthly reporting to the Missouri Housing Development Commission; and directing the City Manager to report back to the City Council with a plan of distribution of funds within 14 days of the passage of the ordinance.

HELD IN COMMITTEE

ADDITIONAL BUSINESS

1. There may be a general discussion regarding current Special Committee on Housing Policy issues.

2. Closed Session

- Pursuant to Section 610.021 subsection 1 of the Revised Statutes of Missouri to discuss legal matters, litigation, or privileged communications with attorneys;
- Pursuant to Section 610.021 subsection 2 of the Revised Statutes of Missouri to discuss real estate;
- Pursuant to Section 610.021 subsections 3 and 13 of the Revised Statutes of Missouri to discuss personnel matters;
- Pursuant to Section 610.021 subsection 9 of the Revised Statutes of Missouri to discuss employee labor negotiations;
- Pursuant to Section 610.021 subsection 11 of the Revised Statutes of Missouri to discuss specifications for competitive bidding;
- Pursuant to Section 610.021 subsection 12 of the Revised Statutes of Missouri to discuss sealed bids or proposals; or
- Pursuant to Section 610.021 subsection 17 of the Revised Statutes of Missouri to discuss confidential or privileged communications with auditors.

3. Those who wish to comment on proposed ordinances can email written testimony to public.testimony@kcmo.org. Comments received will be distributed to the committee and added to the public record by the clerk.

The City Clerk's Office now has equipment for the hearing impaired for use with every meeting. To check out the equipment please see the secretary for each committee. Be prepared to leave your Driver's License or State issued Identification Card with the secretary and she will give you the equipment. Upon returning the equipment your license will be returned.

The city provides several ways for residents to watch City Council meetings:

- Livestream on the city's website at www.kcmo.gov
- Livestream on the city's YouTube channel at <https://www.youtube.com/watch?v=3hOublg4fok>
- Watch Channel 2 on your cable system. The channel is available through Time Warner Cable (channel 2 or 98.2), AT&T U-verse (channel 99 then select Kansas City) and Google Fiber on Channel 142.
- To watch archived meetings, visit the City Clerk's website and look in the Video on Demand section: http://kansascity.granicus.com/ViewPublisher.php?view_id=2

Adjournment



File #: 220067

ORDINANCE NO. 220067

Authorizing the City Manager to negotiate and execute a contract with the Kansas City, Missouri Homesteading Authority to utilize \$700,000.00 from the Housing Trust Fund to rehab and renovate houses in the Kansas City, Missouri Homesteading Authority's inventory for the purpose of providing permanent housing for houseless residents of the City.

WHEREAS, there are as many as 1733 people in Kansas City currently experiencing houselessness, according to Project Homeless Connect Kansas City, with 386 under the age of 18; and

WHEREAS, the COVID-19 pandemic has exacerbated the public health issue by exponentially increasing job loss and financial struggle, particularly in communities of color and for those living at or near the poverty threshold as established by the United States' Department of Health and Human Services; and

WHEREAS, the intersecting and sometimes competing costs of housing and health create an undue burden on our City's poorest and most vulnerable residents; and

WHEREAS, spending public dollars to mitigate the effects of houselessness on the entire community serves a legitimate public purpose; and

WHEREAS, the Kansas City, Missouri Homesteading Authority currently has 9 houses in its inventory that are available for sale; and

WHEREAS, the City and the Kansas City, Missouri Homesteading Authority wish to partner together to rehab and renovate the 9 houses in the Kansas City, Missouri Homesteading Authority's inventory to create permanent housing for houseless residents of the City; and

WHEREAS, upon completion of the rehab and renovation of the homes, the City intends for the homes to be sold to non-profit housing providers who will, in addition to providing case management and support services for occupants, maintain the properties and ensure that the homes remain attainable for houseless residents of the City; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the City Manager is hereby directed to negotiate and execute a contract with the Kansas City, Missouri Homesteading Authority to rehab and renovate houses in the

Kansas City, Missouri Homesteading Authority's inventory for the purpose of providing permanent housing for houseless residents of the City.

Section 2. That the sum of \$700,000.00 is hereby appropriated from the Unappropriated Fund Balance of Fund No. 2490, the Kansas City Housing Trust Fund, to the following account:

22-2490-555308-B-55007333	Homeless Prevention	\$700,000.00
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Section 3. That the City Manager is designated as requisitioning authority for Account No. 22-2490-555308-B-55007333.

Section 4. That the contract authorized by Section 1 shall require, at a minimum, the following elements:

- a) That all 9 homes in the Kansas City, Missouri Homesteading Authority's inventory will be rehabbed and renovated;
- b) That the homes, once rehabbed and renovated, will be sold for \$1.00 each to non-profit housing providers; and
- c) That the homes, once rehabbed and renovated, will be occupied by residents of the City previously experiencing houselessness.

Section 5. That this ordinance, appropriating money, is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter and shall take effect in accordance with Section 503 of the City Charter.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which the payment is to be made

Tammy L. Queen
Director of Finance

Approved as to form and legality:

Julian Langenkamp
Assistant City Attorney

**No Fact Sheet
Provided for
Ordinance No.**

220067

LEGISLATION IN BRIEF:

Authorizing the City Manager to negotiate and execute a contract with the Kansas City, Missouri Homesteading Authority to utilize \$700,000.00 from the Housing Trust Fund to rehab and renovate houses in the Kansas City, Missouri Homesteading Authority's inventory for the purpose of providing permanent housing for houseless residents of the City.

What is the purpose of this legislation? OPERATIONAL

For the purpose of authorizing expenditures new or planned to conduct municipal services

Does this legislation spend money? YES Yes/No

See Sections 01, 02 and 03 for sources of funding

Does this legislation estimate new Revenues? NO Yes/No

0

Does this Legislation Increase Appropriations? YES Yes/No

See Section 03 for increases in appropriations

Are costs associated with this legislation ongoing (Yes)? Or one-time (No) NO Yes/No

See Section 00: "Notes" Below

Section 00: Notes:

The sum of \$700,000 is appropriated from the Unappropriated Fund Balance of the Housing Trust Fund to renovate and rehab houses. Five years of operational costs for ongoing programs should be included in Section 04 below.

FINANCIAL IMPACT OF LEGISLATION

Section 01: If applicable, where are funds appropriated in the current budget?

FUND	DEPTID	ACCOUNT	PROJECT	FY 21-22 BUD	FY 22-23 EST

Section 02: If applicable, where will new revenues be estimated?

FUND	DEPTID	ACCOUNT	PROJECT	FY 21-22 BUD	FY 22-23 EST

Section 03: If applicable, where will appropriations be increased?

FUND	DEPTID	ACCOUNT	PROJECT	FY 21-22 BUD	FY 22-23 EST
2490	555308	B	55007333	700,000	

NET IMPACT ON OPERATIONAL BUDGET				(700,000.00)	-
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RESERVE STATUS: **DRAW ON RESERVES**

SECTION 04: FIVE-YEAR FISCAL IMPACT (Direct and indirect)

FUND	FUND NAME	FY 21-22	FY 22-23	FY 23-24	FY 24-25	FY 25-26	FY 26-27	All Outyears
TOTAL REV		-	-	-	-	-	-	-

FUND	FUND NAME	FY 21-22	FY 22-23	FY 23-24	FY 24-25	FY 25-26	FY 26-27	All Outyears
2490	Housing Trust	700,000						
TOTAL EXP		700,000	-	-	-	-	-	-

NET Per-YEAR IMPACT	(700,000)	-	-	-	-	-	-	-
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NET IMPACT (SIX YEARS)	(700,000.00)							
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File #: 220162

RESOLUTION NO. 220162

RESOLUTION - Approving the 2022-2028 Five Year Consolidated Plan and 2022 One-Year Action Plan (“Plan”) in accordance with the National Affordable Housing Act of 1990, as amended, and authorizing submittal to the U.S. Department of Housing and Urban Development for its consideration.

WHEREAS, Congress and the President signed the Cranston-Gonzalez National Affordable Act on November 28, 1990; and

WHEREAS, Title I requires cities to submit to the United States Department of Housing and Urban Development a single 5-year document entitled the Consolidated Plan and a One-Year Action Plan, and any amendments to the Five-Year consolidated Plan on an annual basis; and

WHEREAS, Title I authorizes the Secretary of the U.S. Department of Housing and Urban Development to award grants to units of local government, such as the City of Kansas City, Missouri, to finance its community development and housing programs; and

WHEREAS, the four grant programs included within the 2022 One-Year Action Plan are the Community Development Block Grant (CDBG), the HOME Investment Partnership Act Program, the Emergency Solutions Grant Program, and the Housing Opportunities for Persons with Aids Program; and

WHEREAS, the need to fund affordable housing projects requires that previously-budgeted CDBG and HOME funds be reprogrammed, which requires the submission of a Substantial Amendment to the US Department of Housing and Urban Development; and

WHEREAS, for 2022, the City of Kansas City Missouri, intends to submit a Five-Year Consolidated Plan and a One-Year Action Plan, an application to the four programs pursuant to and in accordance with Title I of the National Affordable Housing Act of 1990, as amended, and appropriate administrative rules and regulations promulgated and adopted under such Act; NOW, THEREFORE,

BE IT RESOLVED BY THE COUNCIL OF KANSAS CITY:

Section 1 That the 2022-2028 Five-Year Consolidated Plan and the 2022 One-Year Action Plan budget, prepared pursuant to the National Affordable Housing Act of 1990, as amended, is attached hereto in summary, is hereby approved.

Section 2. That any that the Substantial Amendment, prepared pursuant to the National Affordable Housing Act of 1990, as amended, a copy of which in substantial form is attached hereto and made a part hereof, is hereby approved.

Section 3. That the Mayor, on behalf of the City of Kansas City, Missouri, is hereby authorized to execute and submit the aforesaid 2022 Action Plan and the 2022-2028 Five-Year Consolidated Plan to the United States Department of Housing and Urban Development upon notice of entitlement funding levels through the Housing and Community Development Department;

Section 4. That the City Council hereby certifies that said 2022 Action Plan has been prepared and will be submitted to the U.S. Department of Housing and Urban Development pursuant to and in accordance with the Department's rules and regulation;

Section 5. That the City Council hereby certifies that said Plan has been prepared and will be submitted to the U.S. Department of Housing and Urban Development pursuant to and in accordance with the Department's rules and regulations, including but not limited to Title 24 Section 570.301 through and including 570.306 of the Code of Federal Regulations.

..end



File #: 220163

ORDINANCE NO. 220163

Estimating revenues in the amount of \$25,000,000 in the General Grants Fund for the Emergency Rental Assistance Program Round I from the Missouri Housing Development Commission administered by the U.S. Department of Treasury to provide rental and utility assistance to those affected by the COVID-19 pandemic and to provide case management to households being evicted or at-risk of being evicted; appropriating monies; authorizing the Director of Housing and Community Development to execute contracts for Emergency Rental Assistance activities; requiring monthly reporting to the Missouri Housing Development Commission; and directing the City Manager to report back to the City Council with a plan of distribution of funds within 14 days of the passage of the ordinance.

WHEREAS, the Emergency Rental Assistance Program (ERAP) was established by Section 501 of Division N of the Consolidated Appropriation Act, 2021, Pub. L No 116-260 on January 1, 2021, to be used to provide emergency rental and utility assistance; and

WHEREAS, execution of contracts will provide rental and utility assistance and case management and to be spent by September, 2022 with a possible extension to December, 2022; and

WHEREAS, the Missouri Housing Development Commission (MHDC) shall contract with the City of Kansas City, Missouri through the Housing and Community Development Department to provide rental and utility assistance as required by the U.S. Department of Treasury; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. The revenue is estimated in the following account of the General Grants Funds in the following amounts:

22-2580-550001-479979-G55	MHDC Emergency Rental Assistance	\$25,000,000.00
22-2580-570001-479979-G57ERAP21	Emergency Rental Assistance	<u>265,090.00</u>
	TOTAL	\$25,265,090.00

Section 2. That the sum of \$25,000,000.00 is hereby appropriated to the following accounts in the General Grants Fund:

22-2580-555501-A-G55MHDC	Emergency Rental Assistance	\$ 2,500,000.00
22-2580-555501-B-G55MHDC	Emergency Rental Assistance	<u>22,500,000.00</u>
	TOTAL	\$25,000,000.00

Section 3. That the sum of \$265,090.00 hereby appropriated to the following accounts in the General Grants Fund:

22-2580-575501-B-G57ERAP21	Emergency Rental Assistance	\$ 265,090.00
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Section 4. That the Director of Housing and Community Development Department is hereby authorized to expend up to \$25,000,000.00 and \$265,090.00 respectively from the funds appropriated to the General Grants Fund in department 555501 and 575501 respectively to satisfy the cost of contracts for rental and utility assistance and eviction prevention.

Section 5. That the Director of Housing and Community Development Department is hereby authorized to contract for services pursuant to this ordinance from 22-2580-555501-619080-G55MHDC without further Council approval, provided such contracts provide for adequate and appropriate reporting requirements as indicated by the rules and regulations.

Section 6. That the Director of Housing and Community Development is hereby authorized to contract for services pursuant to this ordinance from 22-2580-575501-619080-G57ERAP21 without further Council approval, provided such contracts provide for adequate and appropriate reporting requirements as indicated by the rules and regulations of the funds.

Section 7. That until funds appropriated through this ordinance are exhausted, the Director of Housing and Community Development Department shall provide a quarterly report to Council which includes applicants served, funding spent, and remaining funds available. Reporting to MHDC will be in the time and manner provided for in the contract as signed by both parties.

Section 8. That the City Manager is directed to report back to the City Council on a plan of distribution of funds within 14 days of the passage of the ordinance.

..end

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

Tammy L. Queen
Director of Finance

Approved as to form and legality:

Joseph Guarino
Assistant City Attorney

LEGISLATIVE FACT SHEET		Legislation Number:	
		Approval Deadline:	
LEGISLATION IN BRIEF:			
What is the reason for this legislation?	Fact Sheet Color Codes		
	User Entered Field		
	User Select From Menu		
	For OMB Use		
	Sponsor(s)		
	Programs, Departments, or Groups Affected		
	Sub-Program in Budget (page #)		
	Discussion (including relationship to other Council actions)	Applicants/ Proponents	City Department
	Other		
	Staff Recommendation		
	Board or Commission Recommendation		
	Future Impacts		
	Cost of Legislation current Fiscal Year		
	Costs in Future Fiscal Years?		
	Annual Revenue Increase/Decrease		
	Applicable Dates:		
Prepared by:			
Date Prepared:			
Reviewed by:			
Date Reviewed			
Reference Numbers			
Citywide Business Plan Goal			
Citywide Business Plan Objective			
Citywide Business Plan Strategy			



APPROPRIATION TRANSACTION
CITY OF KANSAS CITY, MISSOURI

DEPARTMENT Housing and Community Development Department

BUSINESS KCMBU DATE: _____ JOURNAL ID: _____

LEDGER GROUP: APPROP

<u>FUND</u>	<u>DEPT ID</u>	<u>ACCOUNT</u>	<u>PROJECT</u>	<u>AMOUNT</u>	<u>INC/DEC</u>	
2580	550001	A	G55MHDC	\$2,500,000.00	INC	
2580	555501	B	G55MHDC	\$22,500,000.00	INC	
2580	570001	B	G57ERAP21	265,090.00	INC	
					TOTAL	\$25,265,090.00

BUSINESS KCMBU DATE: _____ JOURNAL ID: C
(same as above, except prefixed by a C)

LEDGER GROUP: ADMIN BUDGET PERIOD: _____

<u>FUND</u>	<u>DEPT ID</u>	<u>ACCOUNT</u>	<u>PROJECT</u>	<u>AMOUNT</u>	<u>INC/DEC</u>	
2580	550001	A	G55MHDC	\$2,500,000.00	INC	
2580	555501	B	G55MHDC	\$22,500,000.00	INC	
2580	570001	B	G57ERAP21	265,090.00	INC	
					TOTAL	\$25,265,090.00

DESCRIPTION: _____

NET _____ -



LEGISLATIVE FISCAL NOTE	LEGISLATION NUMBER:	220163
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LEGISLATION IN BRIEF:

ance Program from the U.S. Department of Treasury to assist households that are unable to pay rent and utilities due to the COVID-19 pandemic and auth

What is the purpose of this legislation? LEGISLATIVE

for the purpose of editing, repealing, or creating a provision in the city's code of ordinances; or for stating non-monetary support. This Fiscal note should be blank

Sections 01-04 should be blank. See section 00 for more information

Yes/No
 Yes/No
 Yes/No
 Yes/No

Section 00: Notes:

FINANCIAL IMPACT OF LEGISLATION

Section 01: If applicable, where are funds appropriated in the current budget?

FUND	DEPTID	ACCOUNT	PROJECT	FY 21-22 BUD	FY 22-23 EST
2580	555001	G55MHDC	G55MHDC	2,500,000	

Section 02: If applicable, where will new revenues be estimated?

FUND	DEPTID	ACCOUNT	PROJECT	FY 21-22 BUD	FY 22-23 EST
2580	555501	G55MHDC	GMHDC	22,500,000	

Section 03: If applicable, where will appropriations be increased?

FUND	DEPTID	ACCOUNT	PROJECT	FY 21-22 BUD	FY 22-23 EST
2580	570001	A,B	G57ERAP21	25,265,090	

NET IMPACT ON OPERATIONAL BUDGET

RESERVE STATUS: REVENUE SUPPORTED

SECTION 04: FIVE-YEAR FISCAL IMPACT (Direct and indirect)

FUND	FUND NAME	FY 21-22	FY 22-23	FY 23-24	FY 24-25	FY 25-26	FY 26-27	All Outyears
5370								
3439								
1000								
1000								
TOTAL REV		-	-	-	-	-	-	-

FUND	FUND NAME	FY 21-22	FY 22-23	FY 23-24	FY 24-25	FY 25-26	FY 26-27	All Outyears
5370								
2580								
1000								
1000								
TOTAL EXP		-	-	-	-	-	-	-

NET Per-YEAR IMPACT

NET IMPACT (SIX YEARS)

REVIEWED BY DATE 2/15/2022

User entered field

User select from menu

Calculated Field

Direct and indirect 5-year costs associated

Need to add a COA for Fund Name

Add an exception for Various? EX. Various and Budget Ordinance

Need to add a COA for Fund Name

Q: FTE question?

A: For grants write some more prompts for ongoing grant expenses