

Community Development Committee

For the Metropolitan Council meeting of September 25, 2019

Subject: Housing Trust Fund Program – Grant Renewal Board Resolution 2019-21

Proposed Action

That the Metropolitan Council adopt Resolution 2019-21 (attached) to authorize the Director of the Housing and Redevelopment Authority to execute a grant agreement with Minnesota Housing Finance Agency for the Housing Trust Fund Program.

Summary of Committee Discussion/Questions

The Community Development Committee unanimously recommended approval of the proposed action.

Community Development Committee

Meeting date: Monday, September 3, 2019

For the Metropolitan Council meeting of September 25, 2019

Subject: Housing Trust Fund Program – Grant Renewal Board Resolution No. 2019-21

District(s), Member(s): All

Policy/Legal Reference: MN Stats. Section 462A

Staff Prepared/Presented: Jennifer Keogh, HRA Manager, (651-602-1584)

Division/Department: Community Development/HRA

Proposed Action

That the Metropolitan Council adopt Resolution 2019-21 (attached) as required by Minnesota Housing, to authorize the Director of the Housing and Redevelopment Authority to execute a grant agreement for the Housing Trust Fund (HTF) program renewal funding of \$729,521.

Background

The Council's Housing and Redevelopment Authority (Metro HRA) has administered the Rental Assistance for Anoka County (RAAC) program since 2002. Since inception, the program provided a shallow, \$400 maximum rent subsidy to Anoka County families receiving Minnesota Family Investment Program (MFIP) funds working towards self-sufficiency. This shallow subsidy model does not support the current needs of participants. In addition, the program no longer aligns with the Housing Trust Fund goal to serve people experiencing homelessness.

As of the 2019-2021 grant award, the program population and subsidy structure will change. The new subsidy structure will provide a deeper subsidy to be modeled after the Housing Choice Voucher program. Under the new model, households will pay 30% of their income towards rent, and the grant will serve high priority homeless families. The program will now meet the goals of the Housing Trust Fund to provide rent assistance to those with the highest barriers to housing stability.

The current grant period will expire on September 30, 2019. The renewal funding award of \$689,521 runs from October 1, 2019 through September 30, 2021 and will allow Metro HRA to serve approximately 45 households through the new subsidy model. As part of this year's application process, MN Housing made funds available for Housing Navigation services. The Metro HRA was awarded an additional \$40,000 in housing navigation funds to provide HTF participants with pre-move counseling, housing search assistance, landlord engagement and recruitment, tenant / landlord mediation when necessary and make referrals for community resources. The total funding award is \$729,521.

Rationale

The renewal grant funds will allow the Metro HRA to provide continued rent assistance to existing families and expand new rent assistance opportunities to people experiencing homelessness.

Thrive Lens Analysis

This action demonstrates stewardship and equity through the efficient delivery of rent assistance to low-income persons working towards housing stability.

Funding

The funding award of \$729,521 is for the period October 1, 2019 through September 30, 2021.

Known Support / Opposition

There is no known support or opposition to this action.

**METROPOLITAN COUNCIL
390 Robert Street North, St. Paul, MN 55101**

RESOLUTION NO. 2019 – 21

RESOLUTION AUTHORIZING THE DIRECTOR OF THE METROPOLITAN COUNCIL HOUSING AND REDEVELOPMENT AUTHORITY (METRO HRA) TO EXECUTE A GRANT AGREEMENT WITH MINNESOTA HOUSING FOR THE HOUSING TRUST FUND PROGRAM

WHEREAS:

The Metropolitan Council Housing and Redevelopment Authority was awarded \$729,521 by Minnesota Housing for the administration of the Housing Trust Fund Program for the period October 1, 2019 through September 30, 2021.

WHEREAS:

Minnesota Housing requires a resolution as part of the funding award process designating named signatories and authority to enter into grant agreements, or other documents required for funding.

WHEREAS:

The Metropolitan Council authorizes the Director of the Metropolitan Council Housing and Redevelopment Authority, to execute a grant agreement and other documents required for the Housing Trust Fund Program.

NOW, THEREFORE, BE IT RESOLVED BY THE METROPOLITAN COUNCIL

That the Director of the Housing and Redevelopment Authority of the Metropolitan Council is authorized to execute the required grant agreement and other documents required by Minnesota Housing for the funding awarded for the Housing Trust Fund program.

Adopted this 25 day of September 2019.

Nora Slawik, Metropolitan Council Chair

Recording Secretary