Affordable Housing Advisory Council Meeting

March 25, 2022
9:30am
AHAC Agenda – March 25, 2022

1. Welcome and Call to Order – Rip Sullivan/Kerrie Wilson, Co-Chairs

2. Workhouse Arts Center Presentation – Joan Beacham, Gasim Elfaki, Eileen Gasteiger, Lauren Shirley

3. Legislative Review – Rip Sullivan

4. Workplan Focus Areas – Rip Sullivan/Kerrie Wilson

5. Fairfax County FY23 Budget Hearings – Rip Sullivan/Kerrie Wilson

6. Next Meetings
Strategy #2: Legislation and Budget
• County, State Budget and Policy Recommendations
  • Annual Budget/Budget Guidance/Legislative Platform
  • Development and Preservation Strategy – Evaluation of Use of funding

Strategy #3: Housing/Intersectionality
• Continuum of Care

Strategy #4: Education and Awareness

*Bring up Focal Area for Review*
FY23 Budget Hearings

- AHAC Testimony before the Board of Supervisors
- Framework Elements
- Decisions – FY23/FY24 Budget Guidance
Tom Fleetwood, Director
Department of Housing and Community Development
Works in Progress: Projects under construction, in design and pre-design
Projects in Construction

Development of Properties through PPEA Process

- North Hill (279 units - 216 multifamily, 63 senior)
- One University (240 units – 120 multifamily, 120 senior)
- Oakwood (150 senior units)
Projects in Construction

- Development of Properties through financial support
  - Arden (126 multifamily)
  - Arrowbrook (274 multifamily)
Projects in Design

Development of Properties through PPEA Process and by HCD

- **West Ox** (34 units supportive housing)
- **Stonegate** (234 units renov. multifamily)
- **Little River Glen I and IV** (120 renov. & 60 new senior units)
Projects in Pre-Design

- Development of Properties through PPEA Process
  - Residences at the Government Center II (275 units – multifamily)
  - Franconia Governmental Center (120 multifamily units)

- Development of Properties through Development Agreements
  - Dominion Square West (at least 175 multifamily units)
  - SOMOS (~450 multifamily units)
Looking Forward:
Approved FY 2022 resources, proposed FY 2023 resources, and the plan to use them
Looking Forward

- All Board-approved FY 2022 resources for Blueprint Loans will be committed by July 1, pending Board authorization
  - Includes approximately $20 million in local dollars
  - Nearly $9 million in proffer dollars
  - $15 million in the first tranche of ARPA funds
- FCRHA approved contributing $17 million toward two major projects
- Nearly all funding **proposed** for FY 2023 is anticipated to be used on projects in the pipeline
- Currently, all immediate needs are fully funded
- Board strategy of utilizing a combination of ARPA and carryover/mid-year/third quarter one-time funding to further support housing development remains viable in FY 2023
Looking Forward

Projected Use for Board Approved Funding for FY 2022 and 2023

<table>
<thead>
<tr>
<th>Projects</th>
<th>Funding Needed</th>
<th>Blueprint/AHDI Funding</th>
<th>Tysons Proffer Housing Trust</th>
<th>Moving to Work</th>
<th>ARPA</th>
<th>TOTAL</th>
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<tbody>
<tr>
<td>FY 2022 FUNDING</td>
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<td></td>
<td></td>
<td></td>
<td>$75,745,220</td>
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<tr>
<td>Little River Glen</td>
<td>$7,000,000</td>
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<td>$7,000,000</td>
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<td>$7,000,000</td>
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<td>Dominion Square West - Phase I: $43,051,534</td>
<td>$43,051,534</td>
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<td>$10,000,000</td>
<td>* $10,970,000</td>
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<td>Planned Property Acquisition</td>
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<td>Balance in FY 2022 Funds</td>
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<td>FY 2023 FUNDING</td>
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<td>Beginning Balance for FY 2023</td>
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<td>SOMOS: $24,750,000</td>
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*Although the project has been approved, we do not anticipate the expense will be paid in FY 2022 and instead will come out of the 2nd tranche of ARPA funds in FY 2023.
1. AHAC Testimony before the BOS
2. Testimony Elements
3. Decisions
Other Business

2022 Meeting Dates
May 20, 2022 – Quarterly Meeting
Summer TBD – Work Plan/Working Group Meetings
October 7, 2022 – Quarterly Meeting

*New Calendar Invitations Sent from DHCDAHAC@fairfaxcounty.gov

Governance – Term Renewals and Board Appointments

Staff Transitions