

## MEMORANDUM

**TO:** Board of Commissioners  
Ann Arbor Housing Commission

**FROM:** Jennifer Hall, Executive Director

**DATE:** October 25, 2017

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### I. FEDERAL

**A. FY18 Budget:** No update.

**B. CY17 HAP shortfall:** Weneshia Brand, Ulli Raak, Misty Hendershot and I continue to meet monthly with HUD to provide a status update on the projected shortfall. Misty is working with other housing authorities on past-due bills owed to the housing commission for tenant's who have ported to the AAHC. Shortfall estimated at \$110,000.

### II. RAD REDEVELOPMENT

**A. West Arbor (N Maple):** Final CofO received and permanent financing closed.

**B. Swift Lane (White/State/Henry and Lower Platt):** Based on self-scores, it is 50/50 chance that Swift Lane will get funded. If it does not, we will not reapply for 9% competitive tax credit funding, we will apply for a 4% non-competitive funding. The 4% tax credit provides less funding than the 9% tax credit and therefore the challenge will be figuring out how to cover the larger gap in funding that will be needed to make a 4% tax credit deal work.

**C. Colonial Oaks (Main, Penn, Seventh, Colonial Platt):** Platt driveway complete. Seventh sidewalks and landscaping complete and driveway underway. Renovations underway.

**D. Broadway:** No update.

### IV. FINANCIAL REPORT AND UPDATE

September 2017 financials are attached.

### V. PROCUREMENT ACTIVITIES BEYOND SMALL PURCHASES (\$25,000+)

No activities to report

### VI. PERSONNEL

**A. Staffing:** Maintenance Technician interviews completed. Occupancy Specialist interviews underway.

**B. Training:** All staff who use HUD's EIV system received a mandatory security training. Tim Olivier received a procurement training.