



Memo

To: Tracey Douglas, City Administrator
Ron Brooks, City Treasurer

Thru: Jeff Ulysse, Acting CBED Director

From: David Cristeal

Date: December 27, 2024

Re: Acceptance of the Metropolitan Washington Council of Governments (MWCOG) Housing Affordability Program Planning (HAPP) Grant

Introduction & Background:

The preservation and expansion of rental housing affordability is a necessary strategy to help lower-wage renters remain in Hyattsville. In July of 2024, staff applied for a MWCOG HAPP grant to evaluate and recommend strategies to preserve and/or expand affordability of 4 rental communities in West Hyattsville. In October of 2024, the Metropolitan Washington Council of Governments (MWCOG) awarded a Housing Affordability Planning Program (HAPP) grant of \$59,000 to the City for this purpose.

Discussion:

The HAPP grant will be used to hire a consultant who will evaluate, provide funding feasibility strategies, and an implementation process for strengthening or expanding the affordability of four (4) transit and amenity rich naturally occurring affordable housing (NOAH) communities. These 4 communities are adjacent to recent and continuing development of market rate townhomes and apartments. If redeveloped into either market rate housing type, over 1,000 households living in these 4 apartment communities would be permanently displaced.

Recommendation & Next Steps:

Staff recommends the Mayor and City Council authorize the City Administrator to accept the MWCOG – HAPP Grant in the amount of \$59,000 for the feasibility and planning analysis of preserving or expanding the affordability of four (4) market affordable rental communities in west Hyattsville. The Treasurer is authorized to make necessary budget adjustments to accept and expend the grant proceeds.

The City Attorney and Treasurer have favorably reviewed the Grant Agreement between the City and MWCOG (see attached). If the MWCOG HAPP Grant is accepted by the City Council, staff are ready to commence the process to complete this work:

1. Issue Request for Proposals (RFP)
2. Review applicant requests and bring forward a recommendation to the City Council
3. Work with a chosen consultant to complete the work
4. Share interim and final report with the City Council

Attachments:

Grant Agreement and City's Application for the MWCOG HAPP Grant