

RESOLUTION NO. 9986

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESA, MARICOPA COUNTY, ARIZONA, DECLARING AN AGREEMENT BETWEEN THE CITY AND A NEW LEAF/NATIVE AMERICAN CONNECTIONS TO PROVIDE CITY SUPPORT AND ASSISTANCE TO A PROPOSED TRANSIT-ORIENTED DEVELOPMENT PROJECT AT THE EXISTING LA MESITA PROPERTY.**

WHEREAS, A New Leaf/Native American Connections (A New Leaf) submitted a proposal to the Mesa City Council related to building a transit-oriented supportive housing development at La Mesita in West Mesa;

WHEREAS, in an effort to compete for housing tax credit financing and to meet a deadline dictated by the Arizona State Housing Department of March 1, 2012, A New Leaf requires a financial participation letter of interest and resolution from the City of Mesa;

WHEREAS, if this residential development is approved by the Arizona Housing Department, the City is also in agreement to continue to negotiate other possible City financial participation, such as expedited administrative reviews and processing, a request for a 40-year non-interest bearing loan of \$1,500,000 and reservation of up to 30 project-based;

WHEREAS, the Mesa City Council has directed the creation of this resolution because final decisions related to other City financial participation are contingent on A New Leaf's successful completion of their financing plan, further discussions and negotiations with the City, and A New Leaf's participation and selection within the federally-approved process to obtain project-based vouchers for the population they serve;

WHEREAS, the process for the City of Mesa's decision-making is an open, public process required by Arizona State and local laws, the City of Mesa agrees to provide expedited administrative reviews for entitlements and to work within the public, open meeting structure to attempt to meet the deadlines required by the Arizona Department of Housing for the retention of tax credit financing;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MESA, ARIZONA as follows:

Section 1. That the Mesa City Council hereby agrees to further consider City financial participation of \$1,500,000 for the possible transit-oriented design housing development at the existing La Mesita property at 2254 W. Main Street, Mesa, Arizona. This preliminary City support is contingent on A New Leaf's obtaining tax credit financing from the Arizona Department of Housing, obtaining City and/or City Council reviews and approvals of

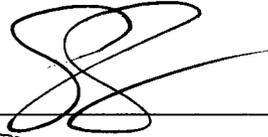
site plans and a development agreement consistent with ARS Section 9-500.05, and successfully applying for and receiving project-based vouchers to serve their population.

Section 2: That the City Manager, Christopher J. Brady, or his designated representative, is authorized to seek appropriate City Council or Board approvals, and is directed to execute all documents necessary to carry out the intent of this Resolution and attached letter of support; and the City Clerk, Linda Crocker, or her designated representative is authorized and directed to attest to the signature of the City Manager or his authorized designated representative on such documents.

Section 3: The City Manager, Christopher J. Brady, or his designated representative is further authorized to approve minor, administrative, technical, procedural and non-material modifications to all documents necessary to carry out this Resolution and the related letter of support, as needed.

PASSED AND ADOPTED by the City Council of the City of Mesa, Maricopa County, Arizona, this 27<sup>th</sup> day of February, 2012.

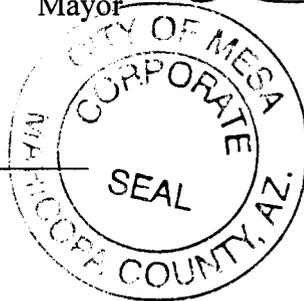
APPROVED:



\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Clerk





February 27, 2012

Ms. Ruby Dhillon  
Rental Programs Administrator  
Arizona Department of Housing  
1110 W. Washington Street, Suite 310  
Phoenix, AZ 85007

RE: La Mesita Supportive Housing Project

Dear Ms. Dhillon:

Per Resolution No. 9986, this letter confirm the City's agreement to support the application by A New Leaf/Native American Connections (A New Leaf) for housing tax credits from the Arizona Department of Housing for the Transit-Oriented Development of the La Mesita property at 2254 W. Main Street, in Mesa, Arizona. It is our understanding that A New Leaf is applying under the Non-Profit set-aside in accordance with the 2012 Qualified Allocation Plan. If approved for this financing, Mesa believes this project can fit with the City Council's strategic initiatives as well as the City's West Main Street Development Plan approved by Council in 2007.

A New Leaf has requested the City consider reserving up to 30 Project-Based Vouchers for the population they serve. Upon approval by HUD, the City will support this request by helping to ensure they are part of this year's selection process, which also follows the process and decision-making parameters set by HUD. Also, A New Leaf has proposed City participation in this project, which may include expedited planning reviews, a 40-year non-interest bearing loan of approximately \$1.5M, and other assistance. While the City of Mesa will provide administrative expedited reviews and strive to meet the timelines required by the State, the City must also meet all public process, meeting and open meeting law requirements. The City of Mesa agrees to further consider these requests because the City of Mesa and A New Leaf agree that all final decisions related to City support and participation will be contingent on: 1) A New Leaf's successful completion of their financing plan; and 2) A New Leaf's successful negotiation with and receipt of City formal approval of a site plan, a development agreement and their successful application and receipt of up to 30 project-based vouchers to serve their population.

Sincerely,

Natalie N. Lewis  
Asst. to City Manager

c: Mesa Mayor and City Council, City Manager's Office, A New Leaf/Native American Communities