

**ORDINANCE/RESOLUTION REQUEST**

Please email requests to the Mayor’s Legislative Team

at [MileHighOrdinance@DenverGov.org](mailto:MileHighOrdinance@DenverGov.org) by **3:00pm on Monday**. Contact the Mayor’s Legislative team with questions

Date of Request: 04/19/2021

Please mark one:  Bill Request or  Resolution Request

**1. Type of Request:**

- Contract/Grant Agreement     Intergovernmental Agreement (IGA)     Rezoning/Text Amendment
- Dedication/Vacation     Appropriation/Supplemental     DRMC Change
- Other:

**2. Title:** (Start with *approves, amends, dedicates*, etc., include name of company or contractor and indicate the type of request: grant acceptance, contract execution, contract amendment, municipal code change, supplemental request, etc.)

Approves an agreement with Brothers Redevelopment, Inc. through contract control number HOST 202158228 for \$2,000,000. Purpose is to fund the administration of the Emergency Rental Assistance (ERA) program for a contract term from 3/1/2021-12/31/2021.

**3. Requesting Agency:** Department of Housing Stability

**4. Contact Person:**

|                                                                |                                                             |
|----------------------------------------------------------------|-------------------------------------------------------------|
| Contact person with knowledge of proposed ordinance/resolution | Contact person to present item at Mayor-Council and Council |
| Name: Melissa Thate                                            | Name: Elvis Rubio                                           |
| Email: Melissa.Thate@denvergov.org                             | Email: Elvis.Rubio@denvergov.org                            |

**5. General description or background of proposed request. Attach executive summary if more space needed: (in this section, please describe what the additional funding will support if it is an amendment)**

This agreement creates a \$2,000,000 contract between HOST and Brothers Redevelopment, Inc. to administer the Emergency Rental Assistance (ERA) Program. The ERA program was established and is funded through the United States Department of the Treasury, pursuant to Section 501(a) of Division N of the Consolidated Appropriations Act, 2021. Brothers Redevelopment will provide emergency housing rental and utility assistance to eligible households in the City and County of Denver earning up to 80% of the area median income that are unable to pay rent and utilities due to the COVID-19 pandemic. This contract will serve approximately 200 unduplicated households.

- a. **Contract Control Number:** HOST 202158228
- b. **Duration:** 3/1/2021 to 12/31/2021
- c. **Location:** Denver, CO
- d. **Affected Council District:** All Districts
- e. **Benefits:** Provides up 12 months of emergency rental and utility assistance to eligible households experiencing financial hardship.
- f. **Costs:** \$2,000,000

**6. City Attorney assigned to this request (if applicable):** Andrew Riester

**7. City Council District:** All

*To be completed by Mayor’s Legislative Team:*

Resolution/Bill Number: RR21 0470

Date Entered: \_\_\_\_\_

8. **\*\*For all contracts, fill out and submit accompanying Key Contract Terms worksheet\*\***

**Key Contract Terms**

**Type of Contract: (e.g. Professional Services > \$500K; IGA/Grant Agreement, Sale or Lease of Real Property):** Professional Services > \$500K

**Vendor/Contractor Name:** Brothers Redevelopment, Inc.

**Contract control number:** HOST 202158228

**Location:** 2250 Eaton Street, Gdn Lvl B, Edgewater, COO 80214

**Is this a new contract?**  Yes  No **Is this an Amendment?**  Yes  No **If yes, how many?** \_\_\_\_

**Contract Term/Duration (for amended contracts, include existing term dates and amended dates):**  
3/1/2021 to 12/31/2021

**Contract Amount (indicate existing amount, amended amount and new contract total):**

| <i>Current Contract Amount</i><br>(A) | <i>Additional Funds</i><br>(B) | <i>Total Contract Amount</i><br>(A+B) |
|---------------------------------------|--------------------------------|---------------------------------------|
| \$2,000,000                           |                                | \$2,000,000                           |

  

| <i>Current Contract Term</i> | <i>Added Time</i> | <i>New Ending Date</i> |
|------------------------------|-------------------|------------------------|
| 3/1/2021 to 12/31/2021       |                   |                        |

**Scope of work:**

These funds will be provided to *Brothers Redevelopment, Inc.* to be utilized for administration of the Emergency Rental Assistance (ERA). Brothers Redevelopment will provide up to 12 months of assistance and plus an additional three months if the grantee determines the extra months are needed to ensure housing stability and if grantee funds are available to eligible households in the City and County of Denver. The program is designed to help residents avoid an eviction and maintain housing stability by assisting low- and moderate-income residents (80% area median income and below) who are experiencing a housing crisis due to unemployment or has experienced a reduction in household income, incurred significant costs, or experienced financial hardship due to COVID-19.

**Was this contractor selected by competitive process?** No **If not, why not?** Emergency Conditions Bidding Exemption

**Has this contractor provided these services to the City before?**  Yes  No

**Source of funds:** Emergency Rental Assistance (ERA) Program

**Is this contract subject to:**  W/MBE  DBE  SBE  XO101  ACDBE  N/A

**WBE/MBE/DBE commitments (construction, design, Airport concession contracts):** N/A

**Who are the subcontractors to this contract?** N/A

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*To be completed by Mayor's Legislative Team:*

Resolution/Bill Number: RR21 0470

Date Entered: \_\_\_\_\_

**Executive Summary:**

Differences between the Temporary Rental & Utility Assistance (TRUA) program and the Emergency Rental Assistance ERA program below.

**TRUA (CRF) vs ERAP**

| <b>Criteria</b>                                            | <b>TRUA (CRF)</b>                                                                   | <b>ERAP</b>                                                                                                                                                                                                                                                                                            |
|------------------------------------------------------------|-------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Income Level                                               | 80% AMI                                                                             | 80% AMI *Prioritization to 50% AMI                                                                                                                                                                                                                                                                     |
| Income Determination                                       | Monthly income at time of application                                               | Total household income for 2020 or monthly income at time of application                                                                                                                                                                                                                               |
| Eligibility                                                | Financial hardship due to COVID-19                                                  | Qualifies for unemployment or has experienced a reduction in household income, incurred significant costs, or experienced a financial hardship due to COVID-19; Demonstrates a risk of experiencing homelessness or housing instability *Prioritization to households unemployed for more than 90 days |
| Documentation of Hardship                                  | Self-attestation                                                                    | Self-attestation                                                                                                                                                                                                                                                                                       |
| Able to serve residents who are undocumented               | Yes                                                                                 | Yes                                                                                                                                                                                                                                                                                                    |
| Able to serve residents who receive other rental subsidies | Yes, but must not be a duplication of benefits                                      | Yes, but must not be a duplication of benefits                                                                                                                                                                                                                                                         |
| Landlord Application on Behalf of Tenant                   | Landlords may apply to State POP Program                                            | Yes, but tenant must cosign                                                                                                                                                                                                                                                                            |
| Direct Payments to Tenants                                 | Payments are made to landlord or utility provider                                   | Yes, but must first make an effort to pay landlord/utility provider.                                                                                                                                                                                                                                   |
| Assistance type and duration                               | Up to 6 months of rent; up to 2 occurrences of utilities. Pays arrears and current. | Up to 12 months' rent and utilities; additional 3 months possible (arrears, current, and prospective if arrears paid and with income recertification)                                                                                                                                                  |
| Able to serve residents who receive other rental subsidies | Yes, but must not be a duplication of benefits                                      | Yes, but must not be a duplication of benefits                                                                                                                                                                                                                                                         |

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