

ORDINANCE/RESOLUTION REQUEST

Please email requests to the Mayor's Legislative Team

at MailHighOrdinance@DenverGov.org by 9 a.m. Friday. Contact the Mayor's Legislative team with questions

Please mark one: ☐ Bill Request or ☒ Resolution Request Date of Request: 07/24/2025

Please mark one: The request directly impacts developments, projects, contracts, resolutions, or bills that involve property and impact within .5 miles of the South Platte River from Denver's northern to southern boundary? (Check map [HERE](#))

☒ Yes ☐ No

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 a contract with 4965 Washington Street LLP for \$22,550,681.00 and a term of 20 years to provide funding for 20 Homeless Resolution Project Based Vouchers assisting with the delivery of 20 Permanent Supportive Housing units at 4965 Washington Street, in Council District 9 (HOST-202580351).

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

4. Contact Person:

| | |
|---|---|
| Contact person with knowledge of proposed ordinance/resolution (e.g., subject matter expert) | Contact person for council members or mayor-council |
| Name: Alex Marqusee | Name: Polly Kyle |
| Email: Alexander.Marqusee@denvergov.org | Email: Polly.Kyle@denvergov.org |

5. General description or background of proposed request. Attach executive summary if more space needed:

This Housing Assistance Payment agreement provides funding to Washington Street LLPV for the provision of Permanent Supportive Housing at 4965 Washington Street, for 20 households experiencing homelessness. Housing Assistance Payments cover the difference between the calculated affordable tenant rent (as low as \$0) and the unit rent capped at the State DOH Voucher Payment Standard.

The agreement will commence upon final execution by all parties and will expire, unless sooner terminated, twenty (20) years after the issuance of a certificate of occupancy for the building and following HOST's written notice of its acceptance of the PSH units (Notice of Acceptance).

The City's maximum payment obligation over the 20-year term shall not exceed \$22,550,681. The City is not obligated to execute any agreement or any amendment for any further payments. The City's payment obligation, whether direct or contingent, extends only to funds appropriated annually by the Denver City Council, paid into the Treasury of the City, and encumbered for the purpose of this Agreement. The City does not by this Agreement irrevocably pledge present cash reserves for payment or performance in future fiscal years. This Agreement does not and is not intended to create a multiple-fiscal year direct or indirect debt or financial obligation of the City.

6. **City Attorney assigned to this request (if applicable):** Ubaldo Fernandez

7. **City Council District:** Council District 9

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

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____

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 (including any dba's):
4965 Washington Street LLLP

Contract control number (legacy and new):
HOST-202580351

Location:
566 W Lake St, Suite 400 Chicago, IL 60661

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):
Execution of the agreement – 20 years after issuance of a certificate of occupancy and following HOST's Notice of Acceptance

Contract Amount (indicate existing amount, amended amount and new contract total):
\$22,550,681.00

| <i>Current Contract Amount</i> | <i>Additional Funds</i> | <i>Total Contract Amount</i> |
|--------------------------------|-------------------------|------------------------------|
| (A) | (B) | (A+B) |
| \$22,550,681 | N/A | \$22,550,681 |

| <i>Current Contract Term</i> | <i>Added Time</i> | <i>New Ending Date</i> |
|----------------------------------|-------------------|----------------------------------|
| See contract term/duration above | N/A | See contract term/duration above |

Scope of work:

City is providing 20 Homeless Resolution Project Based Vouchers (HR-PBVs). The units will be subsidized for a period of 20 years from the date of a certificate of occupancy and following HOST's Notice of Acceptance.

Project will be paid State of Colorado Division of Housing (CDOH) reimbursement rates, updated annually.

Was this contractor selected by competitive process? NO

If not, why not? Vouchers for new construction project with associated gap financing

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

Source of funds:
Homeless Resolution Fund

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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