

RESOLUTION NO. 22-856

A RESOLUTION DESIGNATING THE MODEL GROUP AS THE DEVELOPER OF RECORD TO EXPLORE THE FEASIBILITY AND BENEFITS OF ESTABLISHING A TRANSIT-ORIENTED WORKFORCE HOUSING PROJECT AT 7000 MONTGOMERY ROAD

WHEREAS: the Village of Silverton adopted a housing plan in 2021 that recognizes the Silverton' community's obligation to add 125 workforce housing units inside the Village in the next ten years in order to contribute Silverton's fair share of affordable housing in the region; and

WHEREAS: the need for increasing affordable housing is clear and present given that 44% of households in the Village of Silverton are considered cost burdened, meaning these household pay more than 30% of their monthly income on housing; and

WHEREAS: the Village of Silverton has partnered with the Southwest Ohio Regional Transit Authority (SORTA) to explore the feasibility and desirability of creating an affordable housing project on the western portion of 7000 Montgomery Road, a property owned and managed by SORTA; and

WHEREAS: SORTA and the Village of Silverton issued a request for qualifications to the affordable housing development community in the first quarter of 2022 which led to three highly-qualified firms submitting materials to the Village and SORTA on March 18th; and

WHEREAS: the Village engaged Green Umbrella and the Urban League of Southwest Ohio to provide additional input on the firms submitting materials on sustainability and equity issues and such input has been considered as part of Council's determination; and

WHEREAS: the Village Manager and the Seasongood Fellow reviewed the submissions of the three firms to determine which firm offered the best proposition for Silverton considering quality, service, adaptability for the Village; and

WHEREAS: under Article X, Section 12 of the Charter provides that Council may adopt separate or combined procedures for procuring professional design services, construction management services, building component commissioning services, or construction services as long as such procedures are intended to competitively procure services offering the City the best value considering quality, timeliness, and price; and

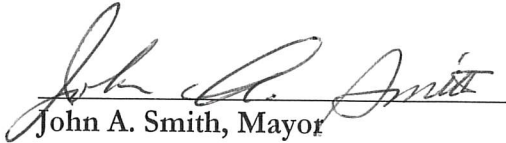
WHEREAS: staff from SORTA and the Village of Silverton concur that the best developer for this site as provided under the Charter is the Model Group and staff from both organizations are recommending to the SORTA Board and Village Council that the Model Group be designated as the developer of record to explore the feasibility and desirability of this project in 2022.

NOW THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE VILLAGE OF SILVERTON, OHIO, THAT:


SECTION I. Village Council hereby designates the Model Group as the exclusive developer of record for 7000 Montgomery Road until September 1, 2022 or until such time as a formal development agreement is entered into by SORTA, the Model Group and the Village to be approved by Council at a later time. This designation will end at the earlier of these two dates.

SECTION II. This Resolution shall be in force and effect from the earliest time provided by law.

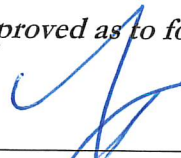
PASSED this 7th day of April, 2022.


John A. Smith, Mayor

ATTEST:



Thomas M. Carroll, Village Manager

Approved as to form:


Bryan E. Pacheco, Village Solicitor

CERTIFICATION:

I, Meredith L. George, Clerk of Council of the Village of Silverton, County of Hamilton, State of Ohio; do hereby certify that there is no newspaper published in said municipality and that publication of the foregoing Ordinance No. 22-856 has been duly made by posting true copies in two (2) places that are accessible by the public in said municipality, as determined by Council as follows: 1) Silverton Town Hall lobby area and Council Chambers foyer; and 2) Silverton's official website. Said posting was for a period of fifteen days commencing April 8, 2022.


Meredith L. George
Clerk of Council of Silverton, Ohio