



FRUITA
COLORADO

AGENDA ITEM COVER SHEET

TO: Mayor & City Council

FROM: Dan Caris, Planning and Development Director

DATE: March 15, 2022

AGENDA TEXT: Colorado Housing Finance Authority – Jurisdiction Letter/Questionnaire

BACKGROUND

The purpose of this item is to discuss the City's response to the Colorado Housing Finance Authority (CHFA) questionnaires for the following developments, "Fruita Mews" and "Residences at Fruita" CHFA sent Mayor Kincaid a jurisdictional letter/questionnaire for each project for the City's review and response. At the March 1st, 2022 Council Workshop staff received direction to put the responses together for Council review and discussion and Mayor signature.

CHFA has requested that the City of Fruita respond to an organizational questionnaire for two developments seeking Low Income Housing Tax Credits (LIHTC). The two projects "Fruita Mews" and "Residences at Fruita" are the developments listed in the questionnaires. It is our understanding that this is a routine practice for CHFA to solicit organizational feedback to ensure proposed developments align with the City's housing strategies and goals.

FISCAL IMPACT

N/A currently

APPLICABILITY TO CITY GOALS AND OBJECTIVES

The City has already taken steps toward goals in the comprehensive plan to address "*prioritizing infill development over development at the edge of the city limits*" and to "*allow and encourage a diversity of housing types to fit the needs of the Fruita community and provide the diverse 'funky' character that is treasured by residents.*" These break down further in Chapter 3 Land Use + Growth of Fruita in Motion to policies and actions that include addressing affordable housing.

ACTION

Council should review these drafts for discussion at the meeting for both the "Fruita Mews" and the "Residences at Fruita" to finalize the responses to CHFA, and approve for the Mayor's signature.