

JOINT CITY & ARHA COMMITMENTS

RESOLUTION NO. 99

WHEREAS, the City of Alexandria recognizes the need for development and redevelopment within its boundaries for the social and economic benefit of the City and its citizens, and

WHEREAS, the City of Alexandria supports and encourages such development and redevelopment where it is of high quality and beneficial to the interest of Alexandria, and its citizens, and

RESOLUTION NO. 830

WHEREAS, the City Council of Alexandria, on March 21, 1972, adopted Resolution 99, which stated that it was the position of the City that "whenever private or public development or redevelopment makes the elimination of public housing necessary or desirable, and for so long as the present inventory of public housing is felt by the City of Alexandria and the Alexandria Redevelopment and Housing Authority to be a necessary part of the housing stock of Alexandria, the City will adopt and implement or secure the adoption and implementation of a plan of relocation and reconstruction of such units prior to the demolition or other impairment of units affected by the development or redevelopment"; and



1972

Resolution 99 Adopted

- ARHA and City commit to one-for-one replacement of the current public housing inventory
- Adoption of Plan for Tenant relocation and unit reconstruction required prior to demolition

1982

Resolution 830 Adopted

- 1,150 units identified for replacement
- No unit demolished unless replacement housing is available
- Tenant relocation Plan
- Replacement units must be "substantially equivalent" for 20 years or more
- If federal funding phases out public housing or Section 8 housing, replacement housing can be the type that "closely approximates" those programs

2014

ARHA Redevelopment Activities

- ARHA engages with private developers to redevelop portions of its housing stock
- Scattered sites, Project-based Section 8, HOPE VI Program, LIHTC units
- ARHA issues RFP to select developer partners to assist in redeveloping key properties
- ARHA Redevelopment Work Group established

2018

Resolution 830 Community Engagement Process

- Convened by ARHA Redevelopment Work Group to review Resolution 830 Policy and update, if necessary
- Resolution 830 Working Group convened
- Draft Revised Resolution considered by City Council and ARHA Board of Commissioners

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF ALEXANDRIA, VIRGINIA

That with respect to a public development or redevelopment activity which would make the elimination of existing housing necessary or desirable, the City affirms its position that no such activity can proceed prior to the adoption of a plan which provides for the prior or simultaneous relocation and/or replacement of the housing to be so eliminated.

With respect to private development or redevelopment projects which would eliminate existing housing, it shall be the policy of the City to support and encourage cooperative relocation efforts and to continue the present City policy of providing displaced residents with relocation counseling and technical assistance as required by law.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF ALEXANDRIA, VIRGINIA

That with respect to development or redevelopment activity which would make the elimination of the existing 1,150 units of public housing (See Attachment A)

necessary, the City of Alexandria reaffirms its position that no such activity can proceed prior to the adoption of a plan which provides for the prior relocation and/or replacement of the said public housing as outlined in Attachment A to be so eliminated.

For the purposes of this Resolution, any public housing that is demolished or any equal number of publicly assisted housing units, defined as housing "that connotes the commitment by the provider of such housing that is equivalent to the units being replaced for at least a period of 20 or more years." For the purposes of this Resolution it is understood that the recently approved 90-unit Fairfax House Section 8 new construction project for the elderly has been approved as replacement housing for an equal number of public housing units.

