

**BEFORE THE BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON**

**RESOLUTION NO. 2015-113**

Approving Offer of North Williams Center, Portland, Oregon, for Conveyance at No Cost for Affordable Housing Development Proposals.

**The Multnomah County Board of Commissioners Finds:**

- a. By Resolution 2013-029, dated March 21, 2013, the Board of County Commissioners approved the acquisition of North Williams Center, 2124-2156 N. Williams Avenue, Portland, Oregon ("Property"). The Property was fully conveyed on September 30, 2013.
- b. By Resolution 2013-059, the Board of County Commissioners approved a lease of the Property to Albertina Kerr Centers, Inc. ("Kerr"). This lease fully supports the provision of important services provided to developmentally disabled adult clients served by Kerr. The leasehold produces income which continues to protect the County's security interest in the Property. The lease, following Kerr's exercise of both 1-year extension options, is scheduled to terminate June 30, 2016.
- c. By Resolution No. 2013-060, dated May 16, 2013, the Board declared the Property surplus and authorized the County's Facilities and Property Management Division ("FPM") to commence the Surplus Property Process. By Resolution 2014-094, dated August 14, 2014, the Board accepted the Surplus Property Report and directed staff to develop disposition options for the Property. Specifically, FPM was directed to continue to solicit public input with an added emphasis on the suitability of the Property for affordable housing.
- d. By Resolution No. 2015-019, dated March 12, 2015, the Board accepted the Supplemental Surplus Property Report and directed issuance of a Request for Proposals for the disposition and redevelopment of the Property as affordable housing.
- e. Offering the Property for competitive development proposals for affordable housing is in the public interest and is consistent with Resolution 2015-019. In addition, a commitment for conveyance of the Property at no cost will support the County's desire to spur development of the site for affordable housing. Conveyance of the Property is subject to final Board approval after conclusion of the offering process. The County desires to help families find safe and affordable housing in a vibrant and close-in neighborhood by maximizing the number of units for families with incomes 0-30% of median family income (lower income working families and those at risk of displacement or coming out of homelessness) at the Property.

- f. County Staff will evaluate proposals for redevelopment of the Property and will prepare a report for Board consideration, including recommendations and the consideration of the conveyance of the Property at no cost to a successful proposer.

**The Multnomah County Board of Commissioners Resolves:**

1. To direct County Staff to conduct a competitive offering process of the Property for redevelopment as affordable housing, including the conveyance of the Property at no cost.
2. The Board directs FPM, in consultation with Chair and Commissioner Staff, to prepare a report at the conclusion of the offering process with recommended affordable housing proposal(s) for consideration by the Board for disposition of the Property.

**ADOPTED this 22<sup>nd</sup> day of October, 2015.**



BOARD OF COUNTY COMMISSIONERS  
FOR MULTNOMAH COUNTY, OREGON

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Deborah Kafoury, Chair

REVIEWED:  
JENNY M. MADKOUR, COUNTY ATTORNEY  
FOR MULTNOMAH COUNTY, OREGON

By   
Kenneth M. Elliott, Assistant County Attorney

SUBMITTED BY: Chair Deborah Kafoury.