

AGENDA ITEM NO. 4 – R3 PROGRAMS & SERVICES, FINANCIAL MODELING, AND PROGRAM TECHNICAL ASSISTANCE

Attachments:

- Rural Special Operations Team
- Readiness Assessment

Background

This topic addresses potential programs and the program implementation, including financial modeling and support staff needed to implement R3’s mission. In other words, what you do, and how you’ll do it.

Overview

R3’s mission is to provide necessary resources to assist with the execution of housing and community improvement projects.

R3’s board has not yet defined what this assistance includes, except in the intergovernmental agreement, which identifies without limitation, “evaluating and providing logistical aid concerning housing and community development projects (e.g., determining the feasibility and requirements of proposed projects, sources of project funding, and assisting and managing project completion).”

R3’s legislative appropriation (HB3410 Section 8) also identifies their funding scope “to provide planning, infrastructure, capital equipment and predevelopment costs for housing, to award grants and loans to capacity builders and developers of housing and to enter into public-private partnerships for the development of housing. Housing supported with moneys appropriated under this section may be located in any area of this state, except for within the urban growth boundary of a city with a population greater than 50,000.”

Our Catalyst Team will be present virtually and in-person to discuss each of these items.

Discussion Topic No. 1 – R3 Programs and Services

These organizing and funding documents identify specific categories of assistance. They can be grouped into categories, as shown in the table below. These are proposed programs and services for the board to review and discuss as the potential services we will offer.

The board may make recommendations or changes to any of the services shown in this table.

R3 PROGRAMS AND SERVICES	
Needs and Opportunities Analysis	Determine readiness levels (staffing, equipment, capacity, and capabilities) for specific housing projects to identify where, when, and how to assist members in achieving their strategic goals and objectives.
Feasibility Assessment	Evaluate a project’s feasibility and financial readiness, including identifying funding and other resources needed for a successful project completion.
Planning Assistance	Assisting with pre-development activities, including planning, permitting, and entitlement activities such as completing land use, environmental, civil, engineering, and financial/market assessments to gain legal approval to build.
Design Assistance	Performing conceptual analysis, site planning, location, and alignment (i.e., topographic surveys, site inspections, and opinions of probable cost) and geospatial analysis to help visualize and analyze the community’s data with collaborative maps, dashboards, and reporting for context and further study.
Financial Assistance	<p>We can help build capital stacks – layers of strategic investment capital, own-source revenue, grants, loans, and state appropriations – and manage these investment portfolios for a given project. This may include providing technical assistance grants, loans, and forgivable loans for projects at each stage of its development, including:</p> <ul style="list-style-type: none"> <input type="checkbox"/> Pre-development; <input type="checkbox"/> Marketing and branding; <input type="checkbox"/> Infrastructure; <input type="checkbox"/> Capital equipment; <input type="checkbox"/> Construction; <input type="checkbox"/> Post-construction incentives; and <input type="checkbox"/> Lease-up assistance.
Joint Development Agreements (Public-Private Partnerships)	We can assist with negotiating public-private development agreements and joint developments with private investors/interests and public agencies. We can also manage public entity relationships, strategic teaming, and negotiations to achieve project outcomes.
Project Management/Construction Management	We can assist with project and construction management during project implementation, including purchasing bulk materials to achieve higher economies of scale.
Asset Management	We can help acquire and deploy capital equipment to member communities to increase the longevity of their housing and infrastructure investments.

AGENDA ITEM NO. 5 – GENERAL DISCUSSION OF PRIOR TOPICS CONTINUED TO DECEMBER

Topics:

- DAS Grant Agreement
- At-large board member applications
- Biannual Request for Qualifications – RFQ-2023-01
- Auditing Services Proposals – RFP-2023-02
- Accounting Services Proposal – RFP-2023-03
- .GOV Domain and R3 website

DISCUSSION

We will review the status of each of the above topics during this item.

AGENDA ITEM NO. 6 – BOARD COMMENTS & UPCOMING MEETINGS

Attachment(s)

- None

BACKGROUND

Board members may discuss topics of their choosing or suggest future agenda items.

UPCOMING MEETINGS

The Board agreed to use the third Wednesday evening of each month for their board meetings.

November 20 – Board Meeting

December 18 – Board Meeting