



## MEMORANDUM

**TO:** Trustees

**FROM:** Linda Grayson, Housing Committee **BOARD ACTION REQUIRED**

**DATE:** October 14, 2022

**SUBJECT:** Approve Funding for DOORWAYS' Elliott Place Permanent Supportive Housing Project

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Attached is a Resolution approving a \$250,000 10-year forgivable loan for DOORWAYS' Phase II Elliot Place project.

The Elliot Place project will dedicate a total of thirty-nine (39) permanent supportive housing (PSH) units within a 50-unit complex on DOORWAYS' new Jefferson Avenue campus in the Jeff-Vander-Lou neighborhood. This facility will serve the homeless and housing unstable who are battling HIV/AIDS and challenged by mental health and substance use conditions.

Onsite behavioral health services led by Behavioral Health Director Jess Cox, will oversee 360-degree case management, which will include a thorough intake assessment and referrals to both onsite (24-hour staffing, food pantry, pharmacy, and behavioral health services) and offsite (food banks, medical care, enrollment in public assistance/food stamp programs, in-patient substance use recovery programs) resources. Behavioral health screenings will identify those who are struggling with mental health/substance use issues; and through a partnership between Williams and Associates, St. Louis University Psychological Services, and Behavioral Health Response, onsite counseling will be provided.

The MHB Housing Committee met August 25, 2022, to review the funding request and unanimously recommends a 10-year \$250,000 forgivable loan for approval. The 10-year forgivable loan will obligate DOORWAYS to ensure all 39 PSH units are dedicated for a minimum of 10 years, subject to an annual certification and site visit, which if satisfactory, will reduce the balance owed each year by 10 percent.

**CITY OF SAINT LOUIS MENTAL HEALTH BOARD OF TRUSTEES**

**AUTHORIZATION OF FUNDING TO DOORWAYS FOR  
10-YEAR PERMANENT SUPPORTIVE HOUSING FORGIVABLE LOAN**

**RESOLUTION**

**WHEREAS**, the City of St. Louis Mental Health Board (MHB) has levied a property tax pursuant to the laws of the State of Missouri (Section 205.975 – 205.990 RSMo.) to fund the Community Mental Health Fund; and

**WHEREAS**, MHB has determined that there is a shortage of safe, sanitary housing for persons with serious behavioral health conditions; and

**WHEREAS**, MHB has established a Supportive Housing Fund to expand access to housing and to assist organizations to develop properties for the intended purposes set forth by the Fund; and

**WHEREAS**, DOORWAYS has proposed that MHB's Supportive Housing Fund invest in the construction of a 50-unit facility housed on their new Jefferson Avenue campus, of which 39 units will be dedicated to permanent supportive housing for St. Louis residents with serious behavioral health conditions and HIV/AIDS; and

**WHEREAS**, the project will exemplify the principles of "Housing First," and the benefits of low-barrier access to housing for those most in need; and

**WHEREAS**, DOORWAYS has experience at developing and operating other special needs housing projects; and

**WHEREAS**, MHB's Housing Committee reviewed the full proposal and unanimously recommends the project for MHB support;

**NOW THEREFORE BE IT RESOLVED:**

The Board Chair and Executive Director are authorized to negotiate, with assistance from the general counsel, an agreement with DOORWAYS for a loan of up to \$250,000 to complete the development and operate for at least ten years, at least 39 permanent supportive housing units for persons with serious behavioral health conditions within the Jeff-Vander-Lou neighborhood.

**APPROVED THIS 20<sup>th</sup> DAY OF OCTOBER 2022**

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| Board Chair/Officer Name (printed): | Signature: |
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**ATTEST:**

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| Board Officer Name (printed): | Signature: |
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