
A G E N D A I T E M S U M M A R Y

Reference No: CR-17-1990

Draft No: 1

P r i n c e G e o r g e ' s

Meeting Date: 2/27/90

C o u n t y C o u n c i l

Requestor: CO. EXEC.

Item Title: To approve financing of rehabilitation at the Nalley Apartments project by the Maryland Community Development Administration

Sponsors WI C CA P W

Date Presented ___/___/___

Executive Action ___/___/___ ___

Committee Referral (1) 2/20/90 H&ED

Effective Date ___/___/___

Committee Action (1) 2/21/90 FAV

Date Introduced 2/20/90

Pub. Hearing Date () ___/___/___ __:___

Council Action (1) 2/27/90 Adopted

Council Votes B_: A_, CA: A_, C_: A_, CI: A_, H_: __, M_: A_,

P_: A_, W_: A_, WI: A_, __: __, __: __, __: __

Pass/Fail P

Remarks _____

Max Campos, Manager

Resource Max Campos, Manager

Drafter: Special Financing

Personnel: Special Financing

LEGISLATIVE HISTORY

HOUSING AND ECONOMIC DEVELOPMENT
COMMITTEE REPORT

DATE: 2/21/90

Committee Vote: Favorable, 3-0 (In favor: Council Members Pemberton, Bell and Wineland)

Max Campos representing the Department of Housing and Community Development and Peggy Roche Ballin representing Tricap Management, Inc. were present for the worksession. Tricap Management took over management of the Nalley Apartments in November 1989.

There are 140 units in the Nalley Apartment complex. Substantial rehabilitation is needed to the units to meet County Code requirements and to maintain the complex in an acceptable condition.

Once renovations are completed the majority of the residents will not receive an increase in rental rates since 123 of the units are

subsidized thru federal programs. Residents under the federal programs only pay 30% of their income for rent.

BACKGROUND INFORMATION/FISCAL IMPACT

(Includes reason for proposal, as well as any unique statutory requirements)

The Maryland Community Development Administration requires approval by Resolution by elected official(s) within the jurisdiction where the project is located. No public hearing is required since the financing is for rehabilitation of the project by the current owner. This is not an IRB/HDRB proposal.

There is no fiscal impact to Prince George's County.