



## City Council Office

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Montana Housing, Community Housing  
Montana Department of Commerce  
P.O. Box 200528  
301 S. Park Avenue  
Helena, MT 59620-0528

Wednesday, July 20, 2022

Re: Homeword Creekside Apartments Renovation Project in Missoula, MT, Housing Tax Credit and HOME applications

To Whom it may Concern:

The Missoula City Council is proud to support the rehabilitation project that Homeword is proposing for their Creekside Apartments in Missoula.

Housing is a critical and urgent need in our community and we see the incredible value Creekside Apartments brings to our city and to our city-wide housing goals. We hear from residents consistently about their housing needs and the inventory gap for units that people with a range of incomes can afford. This project aligns with the adopted city-wide housing policy, A Place to Call Home, our city's climate goals as well as the Mayor's Strategic Plan.

As members of Council, we understand that investments in dedicated, income restricted housing are not one-time endeavors. Ensuring the long-term habitability and affordability of this project is a priority and with that comes the obligation of additional investment. Housing preservation plays a key role in the health of our housing market. Losing 161 income restricted units would be a devastating blow to the residents who live there and our entire community.

While the original builder did not use durable materials, we have seen Homeword's stewardship of resources and thoughtful design work throughout their portfolio of housing projects and have every confidence that this building will be more sustainable once these improvements are made. It is a long-held belief that providing safe and healthy housing is a critical need for neighbors of all incomes. The Mayor's Strategic Plan emphasizes the City's action-oriented focus on health and safety, and community design and livability which further promotes maintaining existing resources. Creekside Apartments are located near services, including The University of Montana, downtown Missoula, and the Kim Williams Trails. This connectivity to the built and natural environment promotes wellbeing and autonomy.

We are so grateful to Montana Housing and the Montana Board of Housing's ongoing partnership and support of Missoula's efforts to preserve and create housing that people of all incomes are proud to call home.

In conclusion, the Creekside Apartments renovation project will sustain an essential resource for 161 households who are stably housed with incomes below 60 percent of the Area Median Income. In a Place to Call Home we emphasized Council's role in supporting and advocating for Low Income Housing Tax Credit projects that support our overall housing priorities. We appreciate the challenge of allocating finite resources and respectfully request your thoughtful consideration of Homeward's plan and community goals when deciding where to allocate the essential Housing Tax Credits.

Sincerely,

Gwen Jones  
City Council President, City of Missoula

cc: Andrea Davis, Homeward