



Memorandum

TO: Satpal Sidhu, County Executive
FROM: Charlene Ramont, Interim Director
RE: Lydia Place – Small Capital Contract
DATE: **AUGUST 28, 2025**

Attached is a contract between Whatcom County and the Lydia Place for your review and signature.

▪ Background and Purpose

This contract provides funding to support the rehabilitation and remodel of a Lydia Place owned property, Gladstone House. Gladstone House was designed as transitional housing for eligible residents using a cooperative living model. This project retains the transitional housing model but converts the units to accommodate large families of 5 or more individuals – a significant unmet need in Whatcom County.

The work funded by this contract meets the eligibility requirements for HB 1590 funding as the facility provides transitional housing to individuals that are at or below 60% of the Area Media Income and more than 15% of the units are occupied by residents who were previously living in or near Bellingham, where the facility is located. This contract is awarded as a result of RFP 23-88.

▪ Difference from Previous Contract

On September 10th, 2024 Council approved AB2024-576, a contract for Lydia Place for the purpose of renovating Gladstone House, a transitional housing development.

Due to a clerical error, the resulting contract (#202409038) expired on April 30, 2025 without an amendment. This proposed contract is identical to Contract #202409038 with the following exceptions:

1. The contract end date has been changed to December 31, 2026.
2. Exhibit A Section B, Program Schedule, modified to reflect September 30, 2026 Work completed, inspection, and project close out.

▪ Funding Amount and Source

Funding for this contract, in an amount not to exceed \$166,950, is provided by HB 1590. These funds are included in the 2025 budget. Council authorization is required as funding for this contract exceeds \$75,000.

Please contact Eric Chambers, Special Projects Manager at 360-778-6199 (EKChambe@co.whatcom.wa.us) or Charlene Ramont, Interim Director at 360-778-6169 (CRamont@co.whatcom.wa.us) if you have any questions.

Encl.

