

365



**SUBMITTAL TO THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

**FROM:** Economic Development Agency

**SUBMITTAL DATE:**  
June 17, 2010

**SUBJECT:** Resolution No. 2010-198, Approving an Amendment Request for Funding and the Execution of an Amended Grant Agreement and any Amendments thereto from the State of California Neighborhood Stabilization Program

**RECOMMENDED MOTION:** That the Board of Supervisors:

1. Conduct a public hearing on Resolution No. 2010-198, Approving an Amendment Request for Funding and the Execution of an Amended Grant Agreement and any Amendments thereto from the State of California Neighborhood Stabilization Program; and
2. At the close of the public hearing, adopt Resolution Number 2010-198.

**BACKGROUND:** In April 2009, the State of California issued a Notice of Funding Availability (NOFA) soliciting proposals for the use of the Neighborhood Stabilization Program funds as authority Federally by the Housing and Economic Recovery Act of 2008. The NOFA identified the Riverside County and the Cities of Calimesa, Coachella, Palm Desert, Palm Springs, and Rancho Mirage as eligible applicants if a joint application were submitted where the requested amount was in excess of \$1,000,000.

(Continued)

Robert Field  
Assistant County Executive Officer/EDA

<b>FINANCIAL DATA</b>	Current F.Y. Total Cost:	\$ 0	In Current Year Budget:	Yes
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	No
	Annual Net County Cost:	\$ 0	For Fiscal Year:	2009 / 2010

**COMPANION ITEM ON BOARD OF DIRECTORS AGENDA:** No

<b>SOURCE OF FUNDS:</b> State Neighborhood Stabilization Program Funds	<b>Positions To Be Deleted Per A-30</b>	<input type="checkbox"/>
	<b>Requires 4/5 Vote</b>	<input type="checkbox"/>

**C.E.O. RECOMMENDATION:** APPROVE

BY Jennifer L. Sargent

County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Benoit, seconded by Supervisor Stone and duly carried, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Buster, Tavaglione, Stone and Benoit  
 Nays: None  
 Absent: Ashley  
 Date: June 29, 2010  
 xc: EDA

Kecia Harper-Ihem  
 Clerk of the Board  
 By Deputy

Prev. Agn. Ref.: 9.9, 12/22/09      District: ALL      Agenda Number:

9.10

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD

FORM APPROVED COUNTY COUNSEL  
 BY MICHELLE CLACK  
 DATE 6/21/10  
 Departmental Concurrence

Policy  
 Policy  
 Consent  
 Consent  
 Dept't Recomm.:  
 Per Exec. Ofc.:

**BACKGROUND:** (Continued)

The Cities of Calimesa, Coachella, Palm Desert, Palm Springs, and Rancho Mirage are eligible to receive a maximum amount of \$287,701, \$974,583, \$326,784, \$549,970, and \$161,196 respectively. Despite being an eligible applicant, the Cities of Calimesa and Rancho Mirage chose to not solicit the funds allocated to them. Riverside County proposes to solicit the funds otherwise allocated to Calimesa and Rancho Mirage as role up funds.

The County of Riverside proposes to operate as the lead agency in applying for funds.

The Cities of Coachella, Palm Desert, and Palm Springs desire to join efforts with each other and the County of Riverside to request an amendment to the previously approved use of Neighborhood Stabilization Program funds from the State as follows:

**COUNTY OF RIVERSIDE**

The County of Riverside originally proposed to use its full allocation of \$448,898, to offer silent second loans in direct homeownership assistance to eligible first time home buyers who will purchase and occupy eligible foreclosed or abandoned bank owned single family homes.

The County of Riverside proposes to amend the use of the full allocation of \$448,898, to instead cause for the acquisition, rehabilitation, and resale of eligible foreclosed or abandoned bank owned single family homes throughout the County of Riverside by independent development partners. Homes that are acquired and rehabilitated will then be resold to income eligible home buyers who will purchase and occupy the single family home. The proposed acquisition, repair, remarketing, and resale activity may be accomplished in partnership with and by an independent private or public third party with a loan of the herein described Neighborhood Stabilization Program funds.

**CITY OF COACHELLA**

The City of Coachella originally proposed to use its full allocation of \$974,583, to offer silent second loans in direct homeownership assistance to eligible first time home buyers who will purchase and occupy eligible foreclosed or abandoned bank owned single family homes.

The City of Coachella proposes to amend the use of the full allocation of \$974,583, to instead cause for the acquisition, rehabilitation, and resale of eligible foreclosed or abandoned bank owned single family homes within the City of Coachella by independent development partners. Homes that are acquired and rehabilitated will then be resold to income eligible home buyers who will purchase and occupy the single family home. The proposed acquisition, repair, remarketing, and resale activity may be accomplished in partnership with and by an independent private or public third party with a loan of the herein described Neighborhood Stabilization Program funds.

(Continued)

**BACKGROUND:** (Continued)

**CITY OF PALM DESERT**

The City of Palm Desert originally proposed to use its full allocation of \$326,784, to offer silent second loans in direct homeownership assistance to eligible first time home buyers who will purchase and occupy eligible foreclosed or abandoned bank owned single family homes.

The City of Palm Desert wishes to amend its original proposed use of the full allocation of \$326,784, to include acquisition, rehabilitation, and resale as well as homebuyer assistance in the form of silent second loans for eligible foreclosed or abandoned bank owned single family homes within the City of Palm Desert. Homebuyer assistance offers silent second loans in direct homeownership assistance to income eligible home buyers who purchase and occupy eligible single family homes. The proposed acquisition, repair, remarketing, and resale activity may be accomplished in partnership with and by an independent private or public third party with a loan of the herein described Neighborhood Stabilization Program funds.

**CITY OF PALM SPRINGS**

The City of Palm Springs proposes to use \$400,000, of its allocation for the redevelopment of vacant land relative to storm water drainage improvements in support of the proposed Rosa Gardens Apartments to be located on Las Vegas Road between Eastgate Road and McCarthy Road in the City of Palm Springs, California. The City of Palm Springs proposes to use the remaining \$149,970 of its allocation to offer silent second loans, in direct homeownership assistance home buyers who will purchase and occupy eligible foreclosed or abandoned bank owned single family homes within the City of Palm Springs.

County Counsel has reviewed and approved the attached Resolution. Staff recommends approval.

**RESOLUTION NUMBER 2010-198**

**AUTHORIZING A REQUEST TO THE CALIFORNIA STATE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT TO AMEND THE CONTRACT USE OF CALIFORNIA NEIGHBORHOOD STABILIZATION PROGRAM (NSP) FUNDING AND EXECUTION OF THE RELATED AGREEMENT AND ANY AMENDMENTS THERETO**

**RECITALS**

**WHEREAS**, the California Department of Housing and Community Development ("HCD") has issued a Notice of Funding Availability ("NOFA") for the Neighborhood Stabilization Program; and

**WHEREAS**, the County of Riverside is an eligible applicant to the issued NOFA; and

**WHEREAS**, the County of Riverside and the incorporated municipalities within the County of Riverside is an area highly impacted by foreclosed or abandoned properties; and

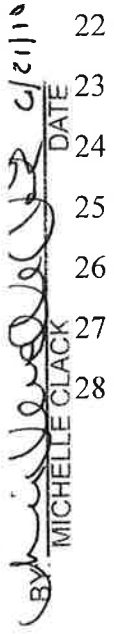
**WHEREAS**, the County of Riverside, in conjunction with the City of Coachella, City of Palm Desert and City of Palm Springs, jointly applied for and received an allocation of funds through the Neighborhood Stabilization Program (NSP); and

**WHEREAS**, the County of Riverside, the City of Coachella, and the City of Palm Desert desire to request an amendment to the originally proposed and applied for use of NSP funds; and

**WHEREAS**, HCD has requested that a resolution in this form be adopted by the Board of Supervisors for the County of Riverside authorizing our request to amend the proposed use of funds.

**BE IT RESOLVED, FOUND, DETERMINED, AND ORDERED** by the Board of Supervisors of the County of Riverside, in regular session assembled on June 29, 2010, that:

1. The Board of Supervisors authorizes the Assistant County Executive Officer / EDA or designee to submit a request to HCD to amend the proposed use of funds allocated by

BY:  DATE: 6/29/10  
 MICHELLE CLACK

1 the State of California for California Neighborhood Stabilization Program (NSP) Funds  
2 (and its contents) up to \$2,300,234 for the following activities:

3 a. County of Riverside (\$448,897)

4 i. Original proposed used of funds

- 5 1. Home purchase price assistance program to assist eligible home  
6 buyers to acquired foreclosed or abandoned single family homes.
- 7 2. Provide after acquisition funding to make necessary repairs to the  
8 acquired foreclosed or abandoned single family home.
- 9 3. This program will be available within the established NSP eligible  
10 target areas as identified on target area maps located at  
11 [www.rivcoeda.org](http://www.rivcoeda.org).

12 ii. Proposed amended use of funds

- 13 1. The County of Riverside proposes to amend the use of the full  
14 allocation \$448,898 to cause for the acquisition, rehabilitation, and  
15 resale of eligible foreclosed or abandoned bank owned single  
16 family homes throughout the County of Riverside by independent  
17 development partners.
- 18 2. Homes that are acquired and rehabilitated will then be resold to  
19 income eligible home buyers who will purchase and occupy the  
20 single family home.
- 21 3. The proposed acquisition, repair, remarketing and resale activity  
22 may be accomplished in partnership with and by an independent  
23 private or public third party with a loan of the herein described  
24 Neighborhood Stabilization Program funds.
- 25 4. This program will be available within the established NSP eligible  
26 target areas as identified on target area maps located at  
27 [www.rivcoeda.org](http://www.rivcoeda.org).

28 b. City of Coachella (\$925,854)

1 i. Original proposed used of funds

- 2 1. Home purchase price assistance program to assist eligible home  
3 buyers to acquired foreclosed or abandoned single family homes.  
4 2. This program will not provide after acquisition funding to make  
5 necessary repairs to the acquired foreclosed or abandoned single  
6 family home.  
7 3. This program will be available within the established NSP eligible  
8 target areas as identified on target area maps located at  
9 [www.coachella.org](http://www.coachella.org).

10 ii. Proposed amended use of funds

- 11 1. The City of Coachella proposes to amend the use of the full  
12 allocation \$974,583 to cause for the acquisition, rehabilitation, and  
13 resale of eligible foreclosed or abandoned bank owned single  
14 family homes within the City of Coachella by independent  
15 development partners.  
16 2. Homes that are acquired and rehabilitated will then be resold to  
17 income eligible home buyers who will purchase and occupy the  
18 single family home.  
19 3. The proposed acquisition, repair, remarketing and resale activity  
20 may be accomplished in partnership with and by an independent  
21 private or public third party with a loan of the herein described  
22 Neighborhood Stabilization Program funds.  
23 4. This program will be available within the established NSP eligible  
24 target areas as identified on target area maps located at  
25 [www.coachella.org](http://www.coachella.org).

26 c. City of Palm Desert (\$294,106)

27 i. Original proposed used of funds  
28

- 1 1. Home purchase price assistance program to assist eligible home
- 2 buyers to acquired foreclosed or abandoned single family homes.
- 3 2. Provide after acquisition funding to make necessary repairs to the
- 4 acquired foreclosed or abandoned single family home.
- 5 3. This program will be available within the established NSP eligible
- 6 target areas as identified on target area maps located at
- 7 <http://www.cityofpalmdesert.org/Index.aspx?page=102>.

8 ii. Proposed amended use of funds

- 9 1. The City of Palm Desert wishes to amend its original proposed
- 10 use of the full allocation of \$326,784, to include acquisition,
- 11 rehabilitation, and resale as well as homebuyer assistance in the
- 12 form of silent second loans for eligible foreclosed or abandoned
- 13 bank owned single family homes within the City of Palm Desert.
- 14 2. Homebuyer assistance offers silent second loans in direct
- 15 homeownership assistance home buyers who purchase and
- 16 occupy eligible single family homes.
- 17 3. The proposed acquisition, repair, remarketing and resale activity
- 18 may be accomplished in partnership with and by an independent
- 19 private or public third party with a loan of the herein described
- 20 Neighborhood Stabilization Program funds.
- 21 4. This program will be available within the established NSP eligible
- 22 target areas as identified on target area maps located at
- 23 <http://www.cityofpalmdesert.org/Index.aspx?page=102>.

24 d. City of Palm Springs (\$549,970)

25 i. Original proposed use of funds

- 26 1. Home Purchase Price Assistance (149,970)
- 27 2. Home purchase price assistance program to assist eligible home
- 28 buyers to acquired foreclosed or abandoned single family homes.

1 3. This program will not provide after acquisition funding to make  
2 necessary repairs to the acquired foreclosed or abandoned single  
3 family home.

4 4. This program will be available within the established NSP eligible  
5 target areas as identified on target area maps located at  
6 [www.palmsprings-ca.gov](http://www.palmsprings-ca.gov).

7 ii. Redevelopment of Vacant Land (\$400,000)

8 1. Construction of a storm water drainage system for the benefit of  
9 an affordable multi-family housing project to be known as the  
10 Rosa Gardens Apartments and located at 3603 McCarthy Way in  
11 Palm Springs, CA and referenced with Assessor Parcel Number  
12 669-420-009.

13 2. The City of Palm Springs does not propose an amendment to their  
14 use of funds.

15 2. If any additional NSP funding becomes available at a later date, the County of Riverside  
16 is authorized to apply for, and/or accept funding, up the amount eligible under any  
17 revised or reissued notice of funding availability. Any additional NSP funding will be  
18 used in accordance with funding requirements established by the State of California  
19 Neighborhood Stabilization Program.

20 3. The above described, originally submitted and approved application was a joint  
21 application by and between the County of Riverside, the City of Coachella, the City of  
22 Palm Desert, and the City of Palm Springs.

23 4. The herein authorized request for amended use of NSP funds is also a joint request by  
24 the County of Riverside, the City of Coachella, the City of Palm Desert and the City of  
25 Palm Springs.

26 5. The County of Riverside accepts the role and responsibility of the lead agency for the  
27 NSP application activities.  
28



- 1 6. The County of Riverside has determined that federal Citizen Participation requirements  
2 were met during the development of the original application and as a result of a public  
3 hearing held prior to the adoption of this resolution.
- 4 7. The Assistant County Executive Officer / EDA is hereby authorized and directed to act  
5 on the County's behalf in all matters pertaining to the original application and the herein  
6 authorized request for amendment.
- 7 8. If the request for amendment is approved by HCD, the Assistant County Executive  
8 Officer / EDA is authorized to enter into and sign the related agreement or amended  
9 agreement by and between the State of California and the County of Riverside, subject  
10 to approval by County Counsel, and any subsequent amendments thereto.
- 11 9. If the request for amendment is approved by HCD, the Assistant County Executive  
12 Officer and or the Assistant Director of EDA for Housing are authorized to sign Fund  
13 Requests and other required reporting forms.

14  
15 S:\Housing\CDBG-HOUSING\Emilio Ramirez\HR 3221\state nsp\amendment\state nsp amendment resolution.doc

16  
17 ROLL CALL:

18 Ayes: Buster, Tavaglione, Stone, and Benoit  
19 Nays: None  
Absent: Ashley

20  
21 The foregoing is certified to be a true copy of a resolution duly  
22 adopted by said Board of Supervisors on the date therein set forth.

23 KECIA HARPER-IHEM, Clerk of said Board

24 By: \_\_\_\_\_  
25 Deputy

# THE PRESS-ENTERPRISE

3450 Fourteenth Street  
Riverside CA 92501-3878  
951-684-1200  
951-368-9018 FAX

PROOF OF PUBLICATION  
(2010, 2015.5 C.C.P.)

Press-Enterprise

PROOF OF PUBLICATION OF

Ad Desc.: NSP

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above entitled matter. I am an authorized representative of THE PRESS-ENTERPRISE, a newspaper of general circulation, printed and published daily in the County of Riverside, and which newspaper has been adjudicated a newspaper of general circulation by the Superior Court of the County of Riverside, State of California, under date of April 25, 1952, Case Number 54446, under date of March 29, 1957, Case Number 65673 and under date of August 25, 1995, Case Number 267864; that the notice, of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

06-12-10

I Certify (or declare) under penalty of perjury that the foregoing is true and correct.

Date: Jun. 12, 2010  
At: Riverside, California

EDAWDC COUNTY OF RIVERSIDE

1325 SPRUCE ST STE 400  
RIVERSIDE CA 92507-0506

Ad #: 10295302

PO #:

Agency #: \_\_\_\_\_

Ad Copy:

## PUBLIC NOTICE

PROPOSED AMENDMENT TO THE USE OF NEIGHBORHOOD STABILIZATION PROGRAM FUNDS FROM THE CALIFORNIA STATE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT BY THE COUNTY OF RIVERSIDE, CITY OF COACHELLA, CITY OF PALM DESERT AND CITY OF PALM SPRINGS

The County of Riverside, City of Coachella, City of Palm Desert and City of Palm Springs (together referred to as "the parties") jointly issue this notice informing the public of an amendment to the proposed uses of Neighborhood Stabilization Program funds applied for with the California State Department of Housing and Community Development. The parties cooperated to apply for a sum total of \$2,300,235 with an allocation of \$448,898 to the County of Riverside, \$974,583 to the City of Coachella, \$326,784 to the City of Palm Desert and \$549,970 to the City of Palm Springs. The following describes the proposed amended use by jurisdiction.

### COUNTY OF RIVERSIDE

The County of Riverside originally proposed to use its full allocation of \$448,898 to offer silent second loans in direct homeownership assistance to eligible first time home buyers who will purchase and occupy eligible foreclosed or abandoned bank owned single family homes.

The County of Riverside proposes to amend the use of the full allocation \$448,898 to instead cause for the acquisition, rehabilitation, and resale of eligible foreclosed or abandoned bank owned single family homes throughout the County of Riverside by independent development partners. Homes that are acquired and rehabilitated will then be resold to income eligible home buyers who will purchase and occupy the single family home. The proposed acquisition, repair, remarketing and resale activity may be accomplished in partnership with and by an independent private or public third party with a loan of the herein described Neighborhood Stabilization Program funds.

### CITY OF COACHELLA

The City of Coachella originally proposed to use its full allocation of \$974,583 to offer silent second loans in direct homeownership assistance to eligible first time home buyers who will purchase and occupy eligible foreclosed or abandoned bank owned single family homes.

The City of Coachella proposes to amend the use of the full allocation \$974,583 to instead cause for the acquisition, rehabilitation, and resale of eligible foreclosed or abandoned bank owned single family homes within the City of Coachella by independent development partners. Homes that are acquired and rehabilitated will then be resold to income eligible home buyers who will purchase and occupy the single family home. The proposed acquisition, repair, remarketing and resale activity may be accomplished in partnership with and by an independent private or public third party with a loan of the herein described Neighborhood Stabilization Program funds.

### CITY OF PALM DESERT

The City of Palm Desert originally proposed to use its full allocation of \$326,784 to offer silent second loans in direct homeownership assistance to eligible first time home buyers who will purchase and occupy eligible foreclosed or abandoned bank owned single family homes.

The City of Palm Desert wishes to amend its original proposed use of the full allocation of \$326,784, to include acquisition, rehabilitation, and resale as well as homebuyer assistance in the form of silent second loans for eligible foreclosed or abandoned bank owned single family homes within the City of Palm Desert. Homebuyer assistance offers silent second loans in direct homeownership assistance to income eligible home buyers who purchase and occupy eligible single family homes. The proposed acquisition, repair, remarketing and resale activity may be accomplished in partnership with and by an independent private or public third party with a loan of the herein described Neighborhood Stabilization Program funds.

### CITY OF PALM SPRINGS

The City of Palm Springs proposes to use \$400,000 of its allocation for the redevelopment of vacant land relative to storm water drainage improvements in support of the proposed Rosa Gardens apartments to be located on Las Vegas Road between Eastgate Road and McCarthy Road in the City of Palm Springs, CA. The City of Palm Springs proposes to use the remaining \$149,970 of its allocation to offer silent second loans in direct homeownership assistance home buyers who will purchase and occupy eligible foreclosed or abandoned bank owned single family homes within the City of Palm Springs.

NOTICE IS HEREBY GIVEN that, at 9:30 a.m., or as soon thereafter as the matter can be heard, on Tuesday, June 29, 2010, at the 1st Floor - County Administrative Center, 4080 Lemon Street, Riverside, California, the Board of Supervisors of the County of Riverside will conduct a public hearing to consider the above described request for amendment, at which it will hear and consider information concerning a proposed amendment request.

Those wishing to comment on the proposed amendment may either appear in person at the public hearing or submit written comments, which must be received by June 28, 2010 at 5 pm. Written comments should be sent to:

Emilio Ramirez  
Assistant Director  
Riverside County Economic Development Agency  
3403 Tenth Street, Suite 300  
Riverside, CA 92501  
emilioramirez@rlvcoeda.org

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