

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

150



FROM: Economic Development Agency

SUBMITTAL DATE:
April 10, 2014

SUBJECT: Substantial Amendment to the 2013-2014 One Year Action Plan, All Districts, [\$967,395], HOME Investment Partnerships Act Funds

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the substantial amendment of the 2013-2014 One-Year Action Plan of the 2009-2014 Five-Year Consolidated Plan, to add the following projects, which are fully described in Attachment A respectively:

Orange Blossom II Apartments	\$ 521,400	Add New HOME Project
Tenant-Based Rental Assistance	\$ 445,995	Add New HOME Project

BACKGROUND:

Summary

(Commences on Page 2)

Robert Field
Assistant County Executive Officer/EDA

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 967,395	\$ 0	\$ 967,395	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

SOURCE OF FUNDS: HOME Investment Partnerships Act Funds	Budget Adjustment: No
	For Fiscal Year: 2013/14

C.E.O. RECOMMENDATION:

APPROVE

BY:
Rohini Dasika

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Jeffries, Tavaglione, Stone, Benoit and Ashley
 Nays: None
 Absent: None
 Date: April 22, 2014
 xc: EDA

Kecia Harper-Ihem
 Clerk of the Board
 By:
 Deputy

Prev. Agn. Ref.: _____ District: ALL Agenda Number: _____

3-11

FORM APPROVED COUNTY COUNSEL
BY: JAILA R. BROWN 3/26/14 DATE

Departmental Concurrence

FISCAL PROCEDURES APPROVED
PAUL ANGLIO, CPA, AUDITOR-CONTROLLER
BY: Esteban Hernandez 4/7/14

- A-30
- Positions Added
- 4/5 Vote
- Change Order

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

Economic Development Agency

FORM 11: Substantial Amendment to the 2013-2014 One Year Action Plan, All Districts , [\$967,395], HOME Investment Partnerships Act Funds

DATE: April 10, 2014

Page 2 of 2

BACKGROUND:

Summary

The United States Department of Housing and Urban Development (HUD) requires that all substantial amendments to the County of Riverside's Five-Year Consolidated Plan and the One-Year Action Plan are subject to the citizen participation process and are approved by the Board of Supervisors and HUD in accordance with the County of Riverside Citizen Participation Plan for the 2009-2014 Five Year Consolidated Plan (Citizen Participation Plan). All new activities added to the One-Year Action Plan, as well as any significant increases in funding to an existing project, are considered to be substantial amendments.

The projects, as described in Attachment A, have been determined by staff to be eligible activities that meet a National Objective of the HOME program. Staff recommends approval of the new projects as substantial amendments.

Pursuant to 24 CFR 91.105 and the Citizen Participation Plan, the Economic Development Agency published the required public notices notifying the public of the comment period for the proposed substantial amendments to the 2013-2014 One-Year Action Plan, of the 2009-2014 Five-Year Consolidated Plan. No public comments have been received.

Impact of Residents and Businesses

Approving this item will have a positive impact on the citizens and businesses throughout the County of Riverside. The project is expected to generate construction, permanent maintenance and property management jobs, and provide affordable housing for residents.

SUPPLEMENTAL:

Additional Fiscal Information

There is no impact upon the County's General Fund; the County's contribution for the proposed projects will be fully funded with HOME Investment Partnerships Act Funds from HUD.

Attachments:

- Attachment A – Project Descriptions
- Attachment B – Public Notice

Attachment A

Amendment Action and Project Descriptions

2 pages

Amendment Action:

The County of Riverside 2013-2014 One-Year Action Plan of the 2009-2014 Five-Year Consolidated Plan is amended as follows:

1. "Orange Blossom II Apartments" and "Tenant-based Rental Assistance" are added to the HOME program list of funded activities;
2. The County of Riverside 2013-2014 One-Year Action Plan is hereby amended to allow for an added allocation of HOME funds for each project/program towards direct project staffing in an amount not to exceed 10% of the total HOME funds approved for each project.

The projects are fully described as follows:

Added Project:

Project: **Orange Blossom II Apartments**
Eligibility: 24 CFR §92.205(a)(1)
Sponsor: Riverside Housing Development Corporation
Address: 4250 Brockton Avenue, Riverside, CA 92501
Funding Source: HOME Investment Partnerships Act
Project Funding: **\$474,000**
EDA Direct Project Staffing: **\$47,400**
Total HOME funding: **\$521,400**
Benefit: Housing for low-income households
Number Served: Total 3 households (3 HOME units)

Site Location: 41945 Orange Blossom Lane in the community of Valle Vista outside of the City of Hemet, Assessor Parcel Number: 438-110-061. The property is approximately 0.19 acres.

Project Description: In an ongoing effort to revitalize Orange Blossom Lane, formerly known as Marine Drive, in the community of Valle Vista in the unincorporated area of Riverside County, Riverside Housing Development Corporation (RHDC), a nonprofit affordable housing developer and certified Community Housing Development Organization, is proposing to use \$474,000 in HOME funds for a second phase of acquisition and rehabilitation. The project proposes to acquire and rehabilitate a three-unit property for qualified low-income family households. The project will consist of one three-bedroom unit and 2 two-bedroom units. Other sources of funding include a conventional loan for \$120,000. The total cost of development is estimated to be \$594,000.

Project: **Tenant-based Rental Assistance (TBRA) Program**
Eligibility: 24 CFR §92.205(a)(1)
Sponsor: Housing Authority of the County of Riverside
Address: 5555 Arlington Avenue, Riverside, CA 92504
Funding Source: HOME Investment Partnerships Act
Project Funding: **\$445,995**
Benefit: Housing for low-income households
Number Served: Total 45 households anticipated
Site Location: Scattered sites throughout the County of Riverside.

Project Description: The Housing Authority of the County of Riverside, a public housing authority acting under the California Housing Authorities Law and subrecipient, intends to utilize \$445,995 in HOME funds to fund, operate and administer a Tenant-based Rental Assistance (TBRA) Program targeted to chronically homeless individuals and families residing on the streets or in emergency shelters with a strong emphasis on chronically homeless individuals who are living in homeless encampments. The goal of the program is to remove the initial barrier that homeless individuals and families encounter as they attempt to find and secure a suitable, decent housing unit to rent. The program is designed to provide extremely low-income individuals and families earning no more than 30% of the area median income a one-time grant to pay for the utility and/or security deposit and 12 months of rental assistance using Section 8 subsidy calculation standards. Other funding sources in the sum amount of \$75,000 may include grant funding from Substance Abuse and Mental Health Services Administration (SAMHSA), United Way, Southern California Edison, Emergency Shelter Grants, and Emergency Food and Shelter Funds. The total estimated project cost is \$520,995.

Attachment B

Public Notices
2 pages

PUBLIC NOTICE

March 14, 2014

Riverside County Board of Supervisors County Administrative Center
4080 Lemon Street, 5th Floor, Riverside, California 92501
(951) 343-5495 Mervyn Manalo

TO ALL INTERESTED AGENCIES, GROUPS, AND PERSONS:

The Economic Development Agency hereby notifies concerned members of the public pursuant to 24 CFR §91.505 of its intent to amend the 2013-2014 One Year Action Plan. This amendment reports on a substantial change to the Action Plan. A substantial change occurs if the use of funds is changed from one eligible activity to another; a new, proposed activity is funded that was not described in the Consolidated Plan; an increase in the amount of Community Planning and Development (CPD) funds allocated to an existing activity; or a funded activity described in the Consolidated Plan is canceled.

The following summary presents an overview of proposed projects that will be added to the HOME Investment Partnerships Act (HOME) program list of funded activities:

Orange Blossom II Apartments – Acquisition and rehabilitation of a three-unit property for qualified low-income family households in the community of Valle Vista in the County of Riverside. Total project funding allocation: \$521,400 including a 10% allocation for direct project staffing.

Tenant-based Rental Assistance (TBRA) program – Rental assistance targeted to chronically homeless individuals and families residing on the streets or in emergency shelters with a strong emphasis on chronically homeless individuals who are living in homeless encampments. The program is designed to remove the initial barrier that homeless individuals and families encounter as they attempt to find a suitable, decent housing unit to rent and provide extremely low-income individuals and families earning no more than 30% of the area median income a one-time grant to pay for the utility and/or security deposit and 12 months of rental assistance using Section 8 subsidy calculation standards. Total project funding allocation: \$445,995.

It is anticipated that the Board of Supervisors will take action on the amendment at its regular meeting to be held on or about **April 22, 2014**, in the meeting room of the Board of Supervisors, Riverside County, Administrative Center, 4080 Lemon Street, Riverside, California. Any interested person wishing to comment may submit written comments to Riverside County Economic Development Agency, 5555 Arlington Ave, Riverside, CA 92504, Attention: Mervyn Manalo, Housing Specialist, by **April 21, 2014** or may appear and be heard at the time of approval on or about **April 22, 2014**.

AVISO PUBLICO

14 de marzo 2014

Junta de Supervisores del Condado de Riverside
Centro Administrativo del Condado
4080 Lemon Street, 5to Piso
Riverside, California 92501

(951) 343-5495 Mervyn Manalo

A TODOS LOS ORGANISMOS, GRUPOS Y PERSONAS INTERESADOS:

La Agencia de Desarrollo Económico comunica a los miembros interesados del público de conformidad a 24 CFR § 91.505 de su intención de modificar el Plan de Acción del año 2013-2014. Esta enmienda, informa sobre un cambio sustancial en el Plan de Acción. Un cambio sustancial se produce si el uso de los fondos cambia de una actividad elegible por otra, la nueva actividad propuesta financiada que no se describe en el Plan Consolidado, un aumento en la cantidad de (CPD) de los fondos de Planificación y Desarrollo de la Comunidad asignada a una actividad existente, o una actividad financiada que se describe en el Plan Consolidado se cancela.

El siguiente resumen presenta una visión general de los proyectos propuestos, que se añadirá a la Ley de Asociaciones para Inversión (HOME) lista de programas de actividades financiadas:

Orange Blossom II Apartments - Adquisición y rehabilitación de una propiedad de tres unidades para los hogares familiares calificados de bajos ingresos de la comunidad de Valle Vista en el condado de Riverside. Total de la asignación de fondos del proyecto: \$521.400 incluyendo una asignación del 10% para el personal directo del proyecto.

Programa Asistencia de alquiler basado en inquilinos (TBRA) - La asistencia de alquiler dirigida a personas crónicamente sin hogar y las familias que residen en las calles o en refugios de emergencia, con un fuerte énfasis en las personas crónicamente sin hogar que viven en campamentos de personas sin hogar. El programa está diseñado para eliminar la barrera inicial que los individuos y familias sin hogar enfrentan en su intento de encontrar una vivienda adecuada, decente para alquilar y proporcionar a individuos y familias que ganan extremadamente no más del 30% del ingreso medio del área un solo pago substancial para pagar por la utilidad y/o depósito de garantía y 12 meses de ayuda de alquiler utilizando la Sección 8, normas de cálculo de subsidios. Total de la asignación de fondos del proyecto: \$445.995.

Se prevé que la Junta de Supervisores adoptará una decisión sobre la enmienda en la sesión usual que se celebrará en o alrededor del **22 de abril de 2014** en la sala de reuniones de la Junta de Supervisores del Condado de Riverside, Centro Administrativo, 4080 Lemon Street, Riverside, California. Cualquier persona interesada que deseen comentar podrá presentar observaciones por escrito a la Agencia de Desarrollo Económico del Condado de Riverside (Riverside County Economic Development Agency), 5555 Arlington Ave, Riverside, CA 92504, Atención: Mervyn Manalo, especialista de viviendas, el 21 de abril 2014 o puedan comparecer y ser escuchado en el momento de la aprobación en o alrededor del **22 de abril 2014**.