



**MEMORANDUM NEIGHBORHOOD RESOURCES - COUNCIL MEMO NO. NR13-017**

**DATE:** APRIL 29, 2013

**TO:** MAYOR AND CITY COUNCIL

**THRU:** RICH DLUGAS, CITY MANAGER *RD*  
JEFF CLARK, FIRE CHIEF *JC*  
JENNIFER MORRISON, NEIGHBORHOOD RESOURCES DIRECTOR *JM*

**FROM:** BARBARA BELLAMY, CDBG PROGRAM SUPERVISOR *BB*

**SUBJECT:** RESOLUTION NO. 4672 OF THE CITY OF CHANDLER, MARICOPA COUNTY, ARIZONA AUTHORIZING APPROVAL OF AN APPLICATION FOR AND USE OF FISCAL YEAR 2013-2014 HOME PROGRAM FUNDS FROM THE CRANSTON-GONZALEZ NATIONAL AFFORDABLE HOUSING ACT THROUGH THE MARICOPA COUNTY CONSORTIUM.

HHSC AND STAFF RECOMMENDATION: Mayor and City Council are requested to approve Resolution No. 4672 of the City of Chandler, Maricopa County, Arizona authorizing approval of an application for and use of Fiscal Year 2013-2014 Home Investment Partnership Program (HOME) funds from the Cranston-Gonzalez National Affordable Housing Act through the Maricopa County Consortium.

BACKGROUND: The City of Chandler receives federal HOME Investment Partnership funds annually through the Maricopa HOME Consortium. Chandler will receive an estimated \$273,684 in Fiscal Year 2013-2014 HOME dollars funded by the U.S. Department of Housing and Urban Development. Eligible activities utilizing HOME funds include: homeowner rehabilitation, homebuyer activities, rental housing, and tenant-based rental assistance.

Staff announced the availability of HOME funding to area housing nonprofit organizations and Request for Proposals were issued seeking applications for HOME eligible activities. Staff received two applications for HOME funds.

DISCUSSION:

The City's Fiscal Year 2013-2014 HOME program descriptions, as well as the Housing and Human Services Commission funding recommendations are attached.

Council Memo NR13-017

April 29, 2013

Page 2 of 2

**RECOMMENDATION:** Mayor and City Council are requested to approve Resolution No. 4672 of the City of Chandler, Maricopa County, Arizona authorizing the City Manager to execute and submit all related document for an application for and use of Fiscal Year 2013-2014 HOME Program funds from the Cranston-Gonzalez National Affordable Housing Act through the Maricopa County Consortium.

Attachments: A - Resolution Number 4672  
B – Fiscal Year 2013-2014 HOME Program Descriptions and Funding Recommendations

RESOLUTION NO. 4672

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHANDLER, MARICOPA COUNTY, ARIZONA AUTHORIZING APPROVAL OF AN APPLICATION FOR AND USE OF FISCAL YEAR 2013-2014 HOME PROGRAM FUNDS FROM THE CRANSTON-GONZALEZ NATIONAL AFFORDABLE HOUSING ACT THROUGH THE MARICOPA COUNTY CONSORTIUM

WHEREAS, The City of Chandler anticipates receiving a Fiscal Year 2013-2014 annual allocation through the Maricopa County Consortium by its entitlement from the United States Department of Housing and Urban Development to use for its Fiscal Year 2013-2014 HOME Program; and

WHEREAS, Title II of the Cranston-Gonzalez National Affordable Housing Act made available funds in Fiscal Year 2013-2014 to assist the City of Chandler in creating a more viable community; and

WHEREAS, decent, safe, affordable housing is at the core of family stability and strong neighborhoods; and

WHEREAS, since 1982, the HOME program has expanded the supply of decent safe, affordable housing, strengthened public-private partnerships; improved the lives of low-and moderate-income people, and strengthened neighborhoods; and

WHEREAS, the HOME program provides no interest loans and/or grants for the rehabilitation of existing low income homeowner properties; and

WHEREAS, the HOME program is cost effective and strengthens public-private partnerships by leveraging additional private resources to HOME projects; and

WHEREAS, the City Council has examined the proposed program and received input from citizens of the community in public hearings, and has deliberated on the needs, goals, and programs specified for Community Development funding; and

WHEREAS, City staff has prepared an Annual Action Plan for the use of Community Development resources for Fiscal Year 2013-2014;

NOW, THEREFORE BE IT RESOLVED, that the City Council does hereby approve application to the U.S. Department of Housing and Urban Development through the Maricopa County Consortium with all documents, submissions, plans, and materials required by the Act; and

FURTHER, that the Mayor or City Manager, subject to requirements of the City Code, or their designee(s) are authorized to apply for funds for the program hereby adopted, with the final Fiscal Year 2013-2014 allocation amount to be determined by the U.S. Department of

Housing and Urban Development and the Maricopa HOME Consortium Agreement, and are authorized to prepare, submit, negotiate and execute all contracts for services and funds to be made available to the City under the Title II of the Cranston-Gonzalez National Affordable Housing Act for financing and implementation of all referenced programs and projects; and

FURTHER, the City Manager or his designee shall have authority to provide required policy and administrative assurances including civil rights, equal opportunity, citizen participation, relocation and property acquisition policy, environmental assurances, labor standards, and others as may be specified in 24 CFR Part 92, Subpart K, Section 92.504 (c) (2) HOME Investment Partnerships Program; and

FURTHER, that the City Manager or his designee be and is hereby authorized to take those actions necessary and prudent to implement the program outlined by the City Council including the signing of contracts, the expenditure of funds, the hiring of personnel and/or contractors, the scheduling of activities, the establishment of procedures for monitoring and evaluation of program activities and other steps necessary to insure that the program can be carried out in a timely and effective manner, including but not limited to the establishment of administrative procedures.

PASSED AND ADOPTED BY THE CITY COUNCIL OF THE CITY OF CHANDLER, ARIZONA THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2013.

ATTEST:

\_\_\_\_\_  
CITY CLERK

\_\_\_\_\_  
MAYOR

APPROVED AS TO FORM:

\_\_\_\_\_  
CITY ATTORNEY

*CAB*

#### CERTIFICATION

I HEREBY CERTIFY that the above foregoing Resolution No. 4671 was duly passed and adopted by the City Council of the City of Chandler, Arizona at a regular meeting held on the \_\_\_\_\_ day of \_\_\_\_\_, 2013, and that a quorum was present thereat.

\_\_\_\_\_  
CITY CLERK

**ATTACHMENT B**

**CITY OF CHANDLER  
FISCAL YEAR 2013-2014 HOME FUNDING PROGRAM DESCRIPTIONS  
AND FUNDING RECOMMENDATIONS**

**1. Newtown Community Development Corp. – Community Land Trust - Acquisition, Rehabilitation, Resale**

Funding Request: \$425,000  
Recommendation: \$185,441  
Number to be Served: 3 households

Newtown CDC will acquire and rehabilitate up to three single family homes in the City of Chandler that after rehab will be sold to low and moderate income first time homebuyers. A Note and Deed of Trust is recorded after closing to secure the City's HOME funds invested into the house until the property is sold to an eligible buyer. Upon resale the improvement only are sold to the income eligible first time homebuyer, and resale and occupancy restrictions are secured by the CLT ground lease. Newtown has a significant pipeline of eligible buyers and would expect to complete three units before December, 2014.

**2. Habitat for Humanity of Central Arizona – Housing Reconstruction**

Funding Request: \$150,000  
Recommendation: \$71,138  
Number to be Served: 1 households

Habitat for Humanity will provide housing reconstruction for properties that require extensive rehabilitation. The program will utilize up to \$50,000 in HOME funding per household and Habitat will fund the shortfall. The shortfall is the difference between the \$50,000 the City will provide and the total development cost. Habitat will offer a 0% interest mortgage to qualified buyers. The City will manage the relocation of the family during the temporary period the home is being reconstructed. Referrals to the program will come from the City of Chandler's housing rehabilitation programs.