

RESOLUTION NO. 96-52

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF EL PASO DE ROBLES  
AUTHORIZING THE YOUTHBUILD PROJECT TO BE ALLOCATED 1996  
CDBG FUNDS UNDER THE CITY'S LOW INCOME HOUSING ASSISTANCE PROGRAM

WHEREAS, following a public hearing on the allocation of its 1996 allotment of Community Development Block Grant (CDBG) funds, the City Council, via Resolution 96-38, established a Low Income Housing Assistance Program to be an umbrella program for a variety of forms of assistance to developers and purchasers of housing that is reserved for occupancy by low income households with assistance to be in the form of loans (below-market rate interest, deferred payment) or grants for such expenses as site acquisition, off-site improvements, construction of new housing by Community Based Development Organizations (CBDO), and first-time homebuyer assistance (assuming that such use of CDBG funds is re-authorized by Congress); and

WHEREAS, Resolution 96-38 included within the Low Income Housing Assistance Program a commitment by the City Council to award \$70,500 to the proposed YouthBuild Project to construct 4 new low income rental dwelling units on a 20,000 square foot lot located between Oak and Vine Streets, approximately 100 feet south of 30th Street, subject to the following conditions: (1) that a pro forma cost analysis be submitted to the City in order to determine the actual amount of CDBG funds that are necessary and appropriate for this project (which may be more or less than \$70,500); (2) that affordability restrictions be recorded against the property to ensure that units remain affordable to low income households for a period of at least 10 years; and (3) that if YouthBuild proposes to use CDBG funds for new construction costs, that it form a CBDO as defined by 24 CFR 570.204; and

WHEREAS, subsequent to the adoption of Resolution 96-38, participants in the YouthBuild Program have proposed alternative options of assisting said YouthBuild Project, which may include using up to \$125,000 of the CDBG funds allocated to the Low Income Housing Assistance Program for purposes of site acquisition (by a non-profit housing corporation), off-site improvements, downpayment assistance for first-time homebuyers (if such use of CDBG funds is re-authorized by Congress), and/or new construction costs for a CBDO; such alternatives include development of for-sale housing affordable to low income households and alternative sites within City limits for this project; and

WHEREAS, use of CDBG funds for site acquisition for low income housing is authorized by both Federal CDBG regulations (24 CFR 570.201[a]) and Resolution 96-38; and

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of El Paso De Robles, California, to authorize that, as an alternative option to the \$70,500 committed to the YouthBuild Project by Resolution 96-38 for off-site improvements and construction of new housing by a

CBDO, up to \$125,000 of the 1996 CDBG funds allocated to the Low Income Housing Assistance Program may be used by the proposed YouthBuild Project for purposes of site acquisition (only by a non-profit housing corporation), off-site improvements, downpayment assistance to first-time homebuyers (if such use of CDBG funds is re-authorized by Congress), and new construction costs if construction is carried out by a CBDO. Assistance may be in the form of below market rate interest, deferred payment loans and/or grants. Affordability to low income households shall be assured for at least 10 years pursuant to YouthBuild Regulations. CDBG funds to be used for this purpose may be used on any property located within City limits.

BE IT FURTHER RESOLVED, by the City Council of the City of El Paso De Robles, California, that any assistance to the YouthBuild Project in the form of a grant shall be justified by a detailed financial analysis and subject to further review and approval by the City Council prior to release of CDBG funds.

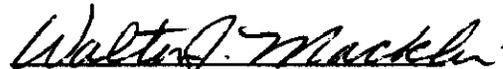
PASSED AND ADOPTED THIS 16th day of April, 1996 by the following roll call vote:

AYES: Iversen, Martin, Macklin

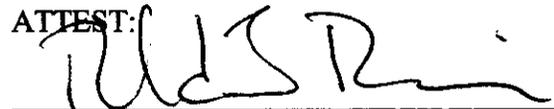
NOES:

ABSENT: Heggarty

ABSTAIN: Picanco

  
MAYOR WALTER J. MACKLIN

ATTEST:

  
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RICHARD J. RAMIREZ, CITY MANAGER/CITY CLERK

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