



Stanislaus Regional Housing Authority

ALPINE | AMADOR | CALAVERAS | INYO | MARIPOSA
MONO | STANISLAUS | TUOLUMNE COUNTIES

Date: June 11, 2020
To: Board of Commissioners
From: Barbara S. Kauss, CEO/Executive Director
Subject: ACTION ITEMS #1-3 - Resolution approving the Housing Authority of the County of Stanislaus to apply for and accept HOME funding for Development of Phase II Helen White Court, City of Modesto Community Development Block Grant (CDBG) for Vine Street Road Improvements and the Development of a Modular Unit at 1704 Oregon Street, Modesto.

Resolution No. 19-20-24, 19-20-25, 19-20-26

BACKGROUND

On February 25, 2020 the City of Modesto solicited CDBG & HOME RFP projects responses from interested organizations. The City of Modesto has available funds and has requested proposals to be submitted for current and future development projects. The Housing Authority prepared three (3) development responses to this solicitation.

The Housing Authority of the County Stanislaus (Authority) currently owns two parcels located at the 400 block of Vine Street, Modesto. The Authority is currently developing Phase I, King Kennedy Cottages, which includes the development of 23 modular homes. The Authority is applying for HOME funds in the amount of \$1,151,000.00 for Phase II, Helen White Court, which will be 11 units dedicated to affordable Senior Housing. The City of Modesto requires the portion of Vine Street accessing the two developments to be improved to handle the increased traffic. The Housing Authority is requesting \$400,000.00 in CDBG funding to complete the improvements. The improvements will include resurfacing of the street as well as curb, gutter, sidewalk and lighting installations. The Authority has also applied for \$125,840.00 in CDBG funding to place a modular/manufactured home on a lot located at 1704 Oregon Drive, Modesto CA. The City of Modesto has expressed interest in the transferring the property to the Authority for the purpose of developing additional affordable housing.

RECOMMENDATION

Following review and discussion, staff recommends the Board of Commissioners approve the submission of applications and acceptance of funds for HOME Funding in the amount of \$1,151,000.00 for the development of Phase II, Helen White Court at the 400 Block of Vine Street, Modesto, CA; and the Community Development Block Grant Funding allocation in the amount of \$400,000.00 for road improvements at the 400 Block of Vine Street, Modesto, CA; and the Community Development Block Grant Funding allocation in the amount of \$125,840.00 for the development of a single family affordable housing unit at 1704 Oregon Drive, Modesto, CA.

FISCAL IMPACT

Potential grant or loan funding in the amount of \$1,151,000.00

Potential grant or loan funding in the amount of \$400,000.00

Potential grant or loan funding in the amount of \$125,840.00





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RESOLUTION NO.19-20-24

RESOLUTION APPROVING THE HOUSING AUTHORITY OF THE COUNTY OF STANISLAUS TO APPLY FOR AND ACCEPT THE CITY OF MODESTO'S HOME FUNDS FOR THE DEVELOPMENT OF PHASE II, HELEN WHITE COURT LOCATED AT 400 BLOCK VINE STREET, MODESTO, CA

WHEREAS, the Housing Authority of the County of Stanislaus desires to increase the number of affordable housing units in Stanislaus County; and

WHEREAS, the Housing Authority of the County of Stanislaus applied for HOME (HOME FUNDS) with City of Modesto in the amount of \$1,151,000.00; and

WHEREAS, if awarded the CEO/Executive Director is authorized to receive such funds towards the development and construction of Helen White Court; and

WHEREAS, the CEO/Executive Director is authorized to take all necessary action to execute grant related agreements; and

WHEREAS, the Development of the property would allow the Housing Authority to add additional affordable housing units; and

WHEREAS, the CEO/Executive Director will review and approve any funding documents for compliance with Housing Authority polices;

WHEREAS, the development will increase affordable housing in the City of Modesto, would meet an unmet community need and further the Housing Authority's mission;

NOW THEREFORE BE IT RESOLVED by the Board of Commissioners of the Housing Authority of the County of Stanislaus, that:

1. The CEO/Executive Director is authorized to apply for HOME FUNDS with the City of Modesto in the amount of \$1,151,000.00 for Phase II, Helen White Court located at 400 Block Vine Street, Modesto, CA
2. The CEO/Executive Director is authorized to accept HOME FUNDS, or any other funding from the City of Modesto provided for project funding.
3. The CEO/Executive Director is authorized, after legal review, to sign all necessary documents and take all necessary actions to execute grant agreements including but not limited to:



- a. Loan agreements.
- b. Grant agreements.
- c. Amendments to previously executed loans and grants.
- d. Real estate documents.
- e. Banking documents.
- f. Lease agreements.
- g. Grant applications
- h. Contractual and grant billing statements.

4. This Resolution shall take effect immediately.

DULY AND REGULARLY ADOPTED by the Board of Commissioners of the Housing Authority of the County of Stanislaus this 11th day of June 2020.

On motion of Commissioner _____, seconded by Commissioner _____, and on the following roll call vote:

AYES:

NAYS:

ABSTAIN:

ABSENT:

Attest: _____
Secretary

Approved: _____
Chairperson