



**Sacramento
Housing &
Redevelopment
Agency**

**REPORT TO
City of Sacramento
915 I Street, Sacramento, CA 95814-2671
www.CityofSacramento.org**

Staff Report
October 24, 2006

Honorable Mayor and
Members of the City Council

Title: 2007 One-Year Action Plan for CDBG, HOME, ADDI, ESG and HOPWA, and Amendment of Prior Action Plans

Location/Council District: Citywide

Recommendation: City Council adopt **City Resolution** to 1) approve the 2007 One-Year Action Plan; 2) authorize the Sacramento Housing and Redevelopment Agency ("SHRA") to submit the 2007 One-Year Action Plan to the U.S. Department of Housing and Urban Development (HUD); 3) authorize the City Manager and SHRA Executive Director to execute agreements and contracts with the appropriate entities to carry out the Community Development Block Grant (CDBG), HOME Investment Partnership Program (HOME), and American Dream Downpayment Initiative (ADDI) funded activities; 4) amend various years' Action Plan for previously approved CDBG and Housing Opportunities for Persons with AIDS (HOPWA) activities; 5) amend the SHRA budget to receive CDBG, HOME and ADDI grant funds in accordance with the 2007 One-Year Action Plan; and 6) authorize the County Department of Human Assistance (DHA) to receive Emergency Shelter Grant (ESG) and HOPWA funds and to execute contracts with appropriate entities to carry out the projects contained within the One-Year Action Plan.

Contact:

Christine Weichert, Assistant Director-Community Development, 440-1353
Anne Mullinax, Program Manager-Community Development, 440-1399 x1412

Presenters: Anne Mullinax, Program Manager – Community Development

Department: Sacramento Housing and Redevelopment Agency

Description/Analysis

Issue: This report approves the 2007 One-Year Action Plan, thereby updating the Consolidated Plan; amends prior year Action Plans, and authorizes their submission to HUD. The One-Year Action Plan describes CDBG, HOME, HOPWA, ESG and ADDI funded activities the jurisdiction will be undertaking in the coming year. The Consolidated Plan is a five-year planning document (covering the period 2003-2007) approved by the City Council on October 29, 2002.

2007 One-Year Action Plan for CDBG, HOME, ADDI, ESG and HOPWA, and
Amendment of Prior Action Plans

Commission Action: At its meeting on October 4, 2006, the Sacramento Housing and Redevelopment Commission adopted a motion recommending approval of the attached resolution. The votes were as follows:

AYES: Burns, Burruss, Fowler, Gore, Hoag, Piatkowski, Shah, Stivers.

NOES: None.

ABSENT: Coriano, Simon.

Policy Considerations: The recommended actions in this staff report are consistent with SHRA policies and no new policies are being recommended.

Environmental Considerations: All new federally funded projects are subject to environmental review under the requirements of the National Environmental Policy Act (NEPA) and per HUD regulations prior to any commitment of federal funds for expenditures, unless they are exempt from such review.

Commitment of funding for new projects that could result in a direct or indirect physical change to the environment are subject to environmental review under the California Environmental Quality Act (CEQA) if implementation of the projects is authorized as part of the budgeting process.

Many of the 2007 One-Year Action Plan new projects are exempt or categorically excluded from environmental review under CEQA and NEPA. Those projects that are not exempt or the project has not yet been defined are subject to confirmation that the project to be funded is categorically excluded under NEPA per 24 Code of Federal Regulations (CFR) Part 58 and exempt under CEQA per the Guidelines prior to project implementation. Please refer to Attachment 1 for information.

Rationale for Recommendation: As a condition of the receipt of various federal grants provided through the U.S. Department of Housing and Urban Development (HUD), the regulations require the annual submittal of a One-Year Action Plan describing proposed activities and expenditures for the following year using the goals and priorities of the Consolidated Plan.

Please refer to the exhibits for the list of 2007 recommended activities, projects to be defunded, and 2006 Action Plan amendments.

Financial Considerations: Allocations made in the 2007 One-Year Action Plan are based on an estimated CDBG entitlement of \$5,845,235; \$407,649 in CDBG reprogramming; \$571,000 in CDBG program income (PI); \$3,194,864 in HOME funds; \$403,835 in HOME program income; \$56,943 in ADDI funds; \$770,280 in HOPWA funds, \$494,250 in HOPWA reprogramming; and \$249,563 in ESG funds.

2007 One-Year Action Plan for CDBG, HOME, ADDI, ESG and HOPWA, and
Amendment of Prior Action Plans

Amendments made in the 2006 One-Year Action Plan are based on \$200,000 from
CDBG capital reserve, and \$23,580 from 2005 unallocated HOPWA funds.

The \$537,004 CDBG capital reserve budgeted in the One-Year Action Plan is
approximately nine percent of the 2007 CDBG entitlement. If Congress ultimately
approves funding in a lesser amount, the reserve will be used to fund budgeted
projects. Alternatively, the reserve may be used for overruns in capital improvement
projects. Funding received in excess of projected revenue will be appropriated to
capital reserve pending further Council action.

M/WBE Considerations: Minority and Women's Business Enterprise requirements will
be applied to all activities to the extent required by federal funding.

SBE Considerations: SHRA will comply with current Small Business Enterprise
policy, as applicable.

Respectfully Submitted by: _____



ANNE M. MOORE
Executive Director

Recommendation Approved:



by **CASSANDRA A.B. JENNINGS**
City Manager

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**City of Sacramento
Environmental Determination**

Public Services (no physical impact) - NEPA per 24 CFR Section 58.34 (a)(4) and 58.35(b)(2) and CEQA per Guidelines Section 15378 (a):

- Emergency Shelter Grant Program
- Volunteers of America Detox Facility
- Lutheran Social Services
- Senior Nutrition Program
- Workrecreation
- Phoenix Park Resource Center
- Phoenix Park Security
- InfoLine Sacramento
- Downtown SRO Supportive Services
- Human Rights/Fair Housing Commission
- Sacramento Housing Alliance Fair/Affordable Housing Education
- Mercy Housing Supportive Housing Program
- Home Assistance Repair Program for Seniors (HARPS)
- Single-Family Rehabilitation/ Emergency Repair/Accessibility Grant Program Delivery
- Homeownership Assistance Delivery

- HOPWA – MAAP Program
- HOPWA - Volunteers of America – Open Arms
- HOPWA - AIDS Housing Alliance – Saint Martin De Porras
- HOPWA - Center for AIDS Research, Education and Services (CARES)
- HOPWA - Placer County – Emergency Housing Assistance
- HOPWA - El Dorado County – Emergency Housing Assistance
- HOPWA - United Way of Butte and Glenn Counties –Emergency Housing Assistance

Administrative Functions (staff costs) - NEPA per 24 CFR Section 58.34 (a)(3) and 58.35 (b)(3) and CEQA per Guidelines Section 15378 (b)(2):

- Commercial Revitalization Program
- Community Development Block Grant Administration
- Department of Human Assistance Administration (Homeless, ESG, and CDBG)
- HOPWA Administration
- Rebuilding Together
- City Code Enforcement
- HOME Administration

- Public Improvement Delivery
- Section 108 Custodial Accounts
- Section 108 Loan Repayment - Del Paso Nuevo
- Section 108 Loan Repayment – Globe Mills

Planning and Feasibility Studies - NEPA per 24 CFR Section 58.34 (a)(1) and CEQA per Guidelines Section 15262:

- Community Development Block Grant Pre-Planning and Planning
- Ten-Year Plan to End Chronic Homelessness
- Transit-Oriented Development Planning

Financial Assistance for Acquisition and/or Rehabilitation of Existing Structures - NEPA per 24 CFR 58.35 (a)(3), (a)(5) and (b)(5) and CEQA per Guidelines Section 15310:

- Multi-Family Acquisition and Rehabilitation Program*
- American Dream Downpayment Assistance Initiative Program
- First-Time Homebuyer Assistance Program
- NeighborWorks, Inc. Rehabilitation and Downpayment Assistance
- Dreamstreet

Rehabilitation of Existing Structures (health and safety standards) - NEPA per 24 CFR 58.34 (a)(10) and CEQA per Guidelines Section 15301(d):

- Emergency Repair Program/Accessibility Grant Program
- Single-Family Rehabilitation Loan Program
- Commercial Revitalization Program

Rehabilitation of Existing Structures (access improvements) - NEPA per 24 CFR 58.35 (a)(2) and CEQA per Guidelines Section 15301(a):

- Emergency Repair Program/Accessibility Grant Program*

Rehabilitation/Reconstruction of Existing Public Facilities (existing right of way, no expansion of use, and/or minor alterations to land) - NEPA per 24 CFR 58.35 (a)(1) and CEQA per Guidelines Section 15301(c) and 15304(b):

- Dixieanne Park Improvements*
- North Sacramento Infrastructure Improvements*
- Tahoe Park Streetlights*
- Phoenix Park Security Gates*
- Florin Road Median Improvements*

Supplemental Assistance to Pre-existing Projects (no change in scope) - NEPA per 24 CFR 58.35 (b)(7) and CEQA per Guidelines Sections 15162 and 15301(c):

- Sacramento Chinese Community Center Rehabilitation
- Colonial Heights Sidewalk Improvements

Financial Assistance for New Construction - Projects funded under the following loan program will require prior environmental review to verify that the project will have no significant impacts prior to funding commitment:

- Multi-Family Housing New Construction*
- Northgate Park Site Acquisition*
- Del Paso Nuevo Land Acquisition and Infrastructure Improvements

* The programs and projects with an (*) are subject to environmental review under CEQA and/or NEPA prior to funding commitment to confirm that the project is exempt, categorically excluded, or that there will be no significant adverse environmental impacts.

RESOLUTION NO. 2006 -

Adopted by the Sacramento City Council

on date of

AMENDING PRIOR YEARS' ACTION PLAN AND APPROVAL OF THE 2007 ONE-YEAR ACTION PLAN FOR COMMUNITY DEVELOPMENT BLOCK GRANT, HOME INVESTMENT PARTNERSHIP, AMERICAN DREAM DOWNPAYMENT INITIATIVE, EMERGENCY SHELTER GRANT, AND HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS PROGRAMS; RELATED BUDGET AMENDMENT

BACKGROUND

- A. On October 29, 2002, the Sacramento City Council approved the 2003-2007 Consolidated Plan. The Consolidated Plan identifies the City's housing and community development needs and describes a long-term strategy for meeting those needs. In addition, it specifically addresses the following federally-funded housing and community development programs: Community Development Block Grant (CDBG), HOME Investment Partnership (HOME), American Dream Downpayment Initiative (ADDI), Emergency Shelter Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA) Programs.
- B. The Department of Housing and Urban Development (HUD) requires the annual submittal of a One-Year Action Plan describing proposed activities and expenditures for the following year using the goals and priorities set out in the Consolidated Plan.
- C. A noticed public hearing soliciting comments on the programs and projects proposed for funding under the amended Action Plans and the 2007 One-Year Action Plan was held by the Sacramento Housing and Redevelopment Commission on October 4, 2006.

BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:

Section 1. All evidence presented having been duly considered, the findings, including environmental findings regarding this action, as stated in the staff report that accompanies this resolution, are approved.

Section 2. The amendment of prior years' Action Plans by defunding the projects and programs as set out in Exhibit A, which is attached to this resolution, is hereby approved.

Section 3. The 2007 One-Year Action Plan, which allocates anticipated CDBG, HOME, ADDI, ESG and HOPWA to various programs and projects, as set out in Exhibit B, which is attached to this resolution, is hereby approved.

Section 4. The 2006 One-Year Action Plan is amended to add the projects set out in Exhibit C, which is attached to this resolution, is hereby approved.

Section 5. The Sacramento Housing and Redevelopment Agency (SHRA) is authorized to submit the amendment of the prior years' Action Plan and the 2007 One-Year Action Plan to the U.S. Department of Housing and Urban Development (HUD).

Section 6. SHRA is authorized to amend the SHRA Budget to allocate the CDBG funding for programs and projects in accordance with the amendment of the prior years' Action Plan, and to allocate the CDBG, HOME, ADDI, ESG and HOPWA grant funding for programs and projects as set out in the 2007 One-Year Action Plan.

Section 7. SHRA is authorized to amend the SHRA Budget to reallocate the 2007 CDBG Capital Reserve, HOME, ADDI, ESG and HOPWA budgets to the extent that the final 2007 federal funding entitlement is more or less than the amounts estimated in the 2007 One-Year Action Plan.

Section 8. SHRA is authorized to execute the Action Plan grant agreement(s) with HUD, and the agreements and contracts with the appropriate entities to carry out the CDBG, HOME, ADDI, ESG and HOPWA funded activities in the amended prior years' Action Plan in accordance with the 2007 One-Year Action Plan.

Section 9. The City Manager is authorized to execute agreements and contracts with the appropriate entities to carry out the activities contained within the 2007 One-Year Action Plan.

Section 10. The County Department of Human Assistance (DHA) Director, or designee, is authorized to receive ESG and HOPWA grant funds in accordance with the 2007 One-Year Action Plan, and to execute agreements and contracts with appropriate entities to carry out ESG and HOPWA funded activities.

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Exhibit A: Defunded Activities for Various Years' Action Plan

Exhibit B: 2007 One-Year Action Plan Activities

Exhibit C: Amendment to 2006 One-Year Action Plan Activities

**City of Sacramento
Defunded Activities for Various Years' Action Plan**

Activities being defunded are those that have been completed or funded through alternative sources. Newly funded activities are scheduled to be implemented and completed by December 31, 2008 to comply with federal regulations governing the timely expenditure of funds.

Activity descriptions for 2007 are located in Exhibit B and for 2006 in Exhibit C.

Recommendation	Amount
2006 Capital Reserve – Funds originally set aside for contingency for capital improvement projects. Staff recommends funds to be allocated to the 2006 Phoenix Park Security Gates project.	\$200,000
2006 Dixieanne Streetlights (District 2) - \$350,000 was allocated to this project to install acorn style streetlights in the Dixieanne neighborhood. This project is complete and staff recommends re-allocating the remaining \$140,000 to the 2007 Dixieanne Park Improvements project.	\$140,000
2004 Franklin Boulevard Streetscape Improvements (District 5) - \$368,000 was allocated to this project for the design and installation of streetscape improvements on Franklin Boulevard from Sutterville Road to 33rd Avenue and Fruitridge Road from 24th Street to Highway 99. Franklin Boulevard tax increment funds have been subsequently allocated to this project, and staff recommends re-allocating \$75,000 from this project to the 2007 Colonial Heights Sidewalk Improvements project.	\$75,000
2003 65th Street and Fruitridge Road Improvements (District 6) - \$185,000 was allocated to this project for improvements to four crosswalk areas at the intersections including sidewalks, planter strips, irrigation, landscaping, raised decorative walls, traffic loop modifications, and other enhancements or improvements along Fruitridge Road. This project is complete. This report recommends the remaining funds be reallocated to the 2007 Tahoe Park Streetlights project.	\$65,000
2005 Max Baer Lighting Improvement (District 6) - \$268,326 was allocated to this project for the installation of street lights near the Max Baer Clubhouse and around the perimeter of the park. This project is complete. This report recommends the remaining funds be reallocated to the 2007 Tahoe Park Streetlights project.	\$127,649
2005 HOPWA - Staff recommends reprogramming \$517,830 of un-allocated 2005 HOPWA funds. \$23,580 to 2006 HOPWA Program Administration , and \$494,250 to the 2007 AIDS Housing Alliance Program .	\$517,830
Total	\$1,125,479

**City of Sacramento
2007 One-Year Action Plan Activities**

The U.S. Department of Housing and Urban Development (HUD) requires a consolidated planning process for the federal Community Development Block Grant (CDBG), HOME Investment Partnership Program (HOME), American Dream Downpayment Assistance Initiative (ADDI), Housing Opportunities for Persons with AIDS (HOPWA), and Emergency Shelter Grant (ESG) programs. This process consolidates multiple grant application requirements into a single submission. The concept of the Consolidated Plan was developed to further HUD's statutory goals through a collaborative process involving the community to establish a unified vision for future community development actions.

The Five-Year Consolidated Plan outlines proposed strategies for the expenditure of CDBG, HOME, ADDI, HOPWA, and ESG funds for the period 2003-2007. In general, the mission of the Consolidated Plan is to revitalize selected lower-income neighborhoods and to assist disadvantaged populations by providing adequate public facilities and services, generating affordable housing opportunities, and stimulating economic development.

The One-Year Action Plan is the annual update to the Consolidated Plan. A key component of the One-Year Action Plan is the allocation of funds to proposed activities. This portion of the plan describes activities the jurisdiction will undertake in the coming year. Proposed activities address the priority needs and specific objectives of the 2003-2007 Consolidated Plan, adopted by the Sacramento City Council on October 29, 2002.

In addition, a description of other actions to further the Consolidated Plan strategies is required by HUD as part of the One-Year Action Plan application. These include the Public Housing Authority Administrative Plan, the Citizen Participation Plan, the Continuum of Care Plan and the 10-Year Plan to End Chronic Homelessness. These documents, on file with the Agency Clerk, are incorporated into this staff report and the record by this reference.

The One-Year Action Plan is based on the following estimated revenues:

Revenue Source	Estimated Revenue
CDBG Entitlement	\$5,845,235
CDBG Program Income	\$571,000
CDBG Defunding	\$407,649
HOME Entitlement	\$3,194,864
HOME Program Income	\$403,835
ADDI Entitlement	\$56,943
ESG Entitlement	\$249,563
HOPWA Entitlement	\$770,280
HOPWA Defunding	\$494,250
Total Revenues	\$11,993,619

The following table summarizes proposed activities for 2007. Activities are organized into categories; funding totals for each category are indicated.

Funding Category	Proposed Funding
Infrastructure and Public Improvements (includes reprogrammed funds)	\$1,724,947
Housing Development, Preservation and Homeownership	\$5,093,293
Public Services	\$2,416,285
Commercial Revitalization	\$53,500
Grant Planning and Administration	\$1,547,959
HUD Loan Repayments	\$620,631
CDBG Capital Reserve	\$537,004
Total Funding	\$11,993,619

Background on the City Council District Allocation

The infrastructure and public improvement projects recommended in the 2007 One-Year Action Plan are allocated by City Council District. Each Council District contains low- and moderate-income census tracts, and each Council District allocation is based on the percentage of low- and moderate-income population residing within the District according to the 2000 Census. This allocation method is used to distribute funds for new and continuing capital improvement projects.

The chart below shows the percent of low- and moderate-income population and each Council District's CDBG allocation.

District 1	District 2	District 3	District 4	District 5	District 6	District 8
2000 Percent of Low- and Moderate-Income Population						
10.91%	18.53%	12.13%	12.27%	16.62%	13.20%	16.35%
CDBG Allocation						
\$125,000	\$210,000	\$140,000	\$140,000	\$190,000	\$150,000	\$190,000

ANNUAL DISTRICT CDBG ALLOCATIONS

Council District 1	\$125,000	Council District 2	\$210,000
Reprogramming	\$0	Reprogramming 2004 Dixieanne Streetlights	\$140,000
Northgate – Park Site Acquisition*	\$125,000	Dixieanne Park Improvements*	\$350,000
Council District 3	\$140,000	Council District 4	\$140,000
Reprogramming	\$0	Reprogramming	\$0
North Sacramento Infrastructure *	\$140,000	Sacramento Chinese Community Center Rehabilitation	\$140,000
Council District 5	\$190,000	Council District 6	\$150,000
Reprogramming 2004 Franklin Blvd. Streetscape	\$75,000	Reprogramming 2003 65 th Street & Fruitridge Road Improvements 2005 Max Baer Lighting Improvements Total Reprogramming	\$65,000 \$127,649 \$192,649
Colonial Heights Streetscape	\$265,000	Tahoe Park Streetlights*	\$342,649
Council District 7	\$ -	Council District 8	\$190,000
Reprogramming	\$0	Reprogramming	\$0
Council District 7 does not have a significant number of low-and moderate-income census tracts, so there is no CDBG allocation.	\$ -	Dreamstreet* Florin Road Median Improvements* Total	\$75,000 \$115,000 \$190,000

*New Capital Improvement Project

2007 Action Plan Activities

INFRASTRUCTURE AND PUBLIC IMPROVEMENTS

The following are recommended capital improvements of public or community-based facilities and public rights-of-way to be completed within 18 months. These activities, when appropriate, will be coordinated with other City Departments to maximize leveraging with the City's capital improvement plans.

Northgate - Park Site Acquisition (District 1): Provides funding to acquire land in the Northgate neighborhood. This site will be a future park.	\$125,000	CDBG
Dixieanne Park Improvements (District 2): Provides funds for improvements to the park including such items as a play area, skate park, multi-purpose turf, shade structure, picnic tables, trees and landscaping, lighting, and signage.	\$350,000	CDBG
North Sacramento Infrastructure Improvements (District 3): Provides for improvements on Del Paso Boulevard from Ripley Street to South Avenue including curb, gutter, sidewalks, storm drains, lighting, signage, trees and landscaping, and paving.	\$140,000	CDBG
Sacramento Chinese Community Center Rehabilitation (District 4): Provides funding to be used to rehabilitate a new or existing Sacramento Chinese Community Service Center in the Southside Park neighborhood. The rehabilitation will allow for expanded meeting space and services to area residents. An additional \$306,000 was allocated to this project in 2004 and 2005.	\$140,000	CDBG
Colonial Heights Sidewalk Improvements (District 5): Construction of pedestrian improvements in residential area, including curb, gutter, sidewalks, street pavement, trees and landscaping, and associated minor drainage improvements. Precise location to be scoped within funding parameters; project vicinity is 50th, 52nd and 53rd between 14th and 15th Streets. An additional \$451,000 was allocated to this project in 2002 and 2005.	\$265,000	CDBG
Tahoe Park Streetlights (District 6): Provides for streetlight improvements in the Tahoe Park neighborhood bounded by 53 rd Street, 14 th Avenue, 57 th Street, and Sierra Avenue.	\$342,649	CDBG

Dreamstreet (District 8): Provides funding to be used for Rebuilding Together's Dreamstreet program in Council District 8 for volunteer coordination. The Dreamstreet program utilizes volunteer labor to make improvements to low-income homeowner's property and includes painting, installing fences, repairing roofs, landscaping, and many other kinds of home repair and safety modification activities.	\$75,000	CDBG
Florin Road Median Improvements (District 8): Provides funds for median improvements, including curb, street pavement, trees, landscaping, irrigation, and associated minor drainage improvements at the intersection of Florin Road and Tamoshanter Way.	\$75,000	CDBG
Matson Drive Sidewalk Improvements (District 8): Construction of pedestrian improvements in residential area, including curb, gutter, and sidewalks on Matson Drive between Henrietta Drive and Sylvia Way.	\$40,000	CDBG
Public Improvements Delivery: Supportive services for capital improvement projects in 2007.	\$172,298	CDBG
Total Infrastructure and Public Improvements	\$1,724,947	

HOUSING DEVELOPMENT, PRESERVATION AND HOMEOWNERSHIP
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The following are recommended activities to increase, improve, and preserve affordable housing opportunities.

Multi-Family Housing Acquisition and Rehabilitation:	\$22,500	CDBG PI
Provides loans for the acquisition and rehabilitation of low- and moderate-income multi-family housing.	\$1,437,689	HOME
	\$403,835	HOME PI
Multi-Family Housing New Construction: Provides loans for the construction of multi-family housing.	\$1,437,689	HOME
American Dream Downpayment Assistance Initiative Program: Provides up to \$10,000 in downpayment assistance to income eligible, first-time homebuyers. ADDI funds may also be used for rehabilitation of the home in conjunction with the purchase.	\$56,943	ADDI

<p>Emergency Repair Program/Accessibility Grant Program (ERP-A): This program provides grants of up to \$5,000 each to very-low income homeowners for emergency health and safety repairs as well as grants to low-income disabled residents for accessibility modifications.</p>	\$300,000	CDBG
<p>First-Time Homebuyer Assistance Program: Provides up to \$40,000 in down payment, closing costs, homeownership education and counseling to income eligible first-time homebuyers.</p>	\$350,000	CDBG
<p>Home Assistance Repair Program for Seniors (HARPS): Provides technical assistance and referral services to senior homeowners with minor home needs, such as installation of grab bars and plumbing repairs.</p>	\$16,625	CDBG
<p>Single-Family Rehabilitation Program: Provides rehabilitation loans up to \$50,000 to owner-occupant low- and moderate-income homeowners.</p>	\$65,000	CDBG PI
<p>Rebuilding Together: Provides for administrative costs associated with minor home repairs for low- and moderate-income homeowners.</p>	\$18,000	CDBG
<p>City Code Enforcement: Provides funds for City code enforcement staff to address boarded and/or vacant and substandard residential properties in low- and moderate-income areas.</p>	\$250,000	CDBG
<p>NeighborWorks, Inc. Rehabilitation and Downpayment Assistance: Provides single-family down payment assistance loans to low- and moderate-income homeowners in CDBG eligible areas.</p>	\$30,000	CDBG PI
<p>Del Paso Nuevo: Provides for low-income single family home development through land acquisition and infrastructure improvements based on a previously approved financing plan.</p>	\$400,000	CDBG PI
<p>Single-Family Rehabilitation, Emergency Repair/Accessibility Grant Program Delivery: Supportive services for the single-family rehabilitation, emergency repair/accessibility programs in 2007.</p>	\$201,747	CDBG

Homeownership Assistance Delivery: Supportive services for the Homeownership Program in 2007.	\$103,266	CDBG
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Total Housing Development, Preservation, and Homeownership	\$5,093,293	
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COMMERCIAL REVITALIZATION

The following are recommended activities to provide financial and technical assistance to revitalize distressed business communities.

Commercial Revitalization Program: The program operates as a zero-interest loan program along 65th Street Redevelopment Area and Northgate Boulevard, using CDBG funding for façade improvements and correction of code violations.	\$53,500	CDBG PI
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Total Commercial Revitalization	\$53,500	
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PUBLIC SERVICES

The following are recommended funding allocations to support human assistance programs. For CDBG, HUD limits funding for public services to 15 percent of the total amount of entitlement and program income.

DHA Emergency Shelter Program: Provides temporary housing and services for homeless persons: North A Street, Cal Expo, St. John's Shelter, and Salvation Army.	\$249,563	ESG
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DHA VOA Detox Facility: Provides shelter, food, tuberculosis screening, medical assessments, detoxification, counseling services, and recovery program to public inebriates and homeless.	\$305,000	CDBG
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DHA Lutheran Social Services: Provides child care and case management to transitional housing participants through the Building Bridges program. Operated by Lutheran Social Services.	\$13,000	CDBG
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DHA Senior Nutrition Program: Provides meals to homebound seniors and to non-homebound seniors at over 21 dining sites.	\$225,000	CDBG
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Workreation: Summer program for low- and moderate-income youth includes neighborhood beautification projects, field trips, and educational opportunities. Program administered by City Neighborhood Services.	\$80,000	CDBG
Phoenix Park Resource Center: Provides funds for utility payments, resource center office expenses, and resource center staff.	\$25,000	CDBG
Phoenix Park Security Services: Provides funds for security guards, police services, and security improvements.	\$100,000	CDBG
InfoLine Sacramento: Provides information which links callers with organizations providing housing, transportation, health, and other services in low- and moderate-income areas.	\$57,300	CDBG
Downtown SRO Supportive Services: Provides coordination of health and human services, crisis intervention, independent living skills, drug and alcohol recovery, and community building activities at four downtown hotels: Shasta, Sequoia, YWCA and the Marshall. The service center is located at 719 J Street.	\$120,000	CDBG
2007 AIDS Housing Alliance program: Provides for costs associated with the acquisition and construction of approximately 40 permanent supportive housing units. These funds will be disbursed over a three year period (2007-2009).	\$494,250	HOPWA
MAAP: Provides intensive case management to 30 to 60 individuals participating in the Shelter Plus Care program who may be single or a member of a family, and are formerly homeless persons living with HIV/AIDS.	\$80,000	HOPWA
Volunteers of America – Open Arms: Provides intensive case management to 60 individuals participating in the Shelter Plus Care program who may be single or a member of a family, and are formerly homeless persons living with HIV/AIDS.	\$312,189	HOPWA
AIDS Housing Alliance – Saint Martin De Porres: Provides funds to operate an emergency shelter for homeless individuals with HIV/AIDS. Individuals are eligible for 90 days of emergency shelter including chemical dependency assessment, meals, transportation and assistance into permanent housing.	\$631,900	HOPWA
Center for AIDS Research, Education and Services (CARES): Provides funds to acquire 20 housing units (one unit to serve as an operations office) to be used for permanent housing for persons living with HIV/AIDS. In addition to housing, on-site supportive services will also be provided.	\$116,197	HOPWA

Placer County – Emergency Housing Assistance: Provides case management, assessment, and referral to services and housing to persons living with HIV/AIDS. Administered by Sacramento County Department of Human Assistance for Placer County.	\$33,908	HOPWA
El Dorado County – Emergency Housing Assistance: Provides for short-term emergency housing assistance for persons with HIV/AIDS. Administered by Sacramento County Department of Human Assistance for El Dorado County.	\$33,908	HOPWA
United Way of Butte and Glenn Counties –Emergency Housing Assistance: Provides for short-term emergency housing assistance for persons with HIV/AIDS. Administered by Sacramento County, Department of Human Assistance for Yolo County.	\$33,320	HOPWA
Total Public Services	\$2,910,535	

HUD LOAN REPAYMENTS

The following debt service payments for HUD Section 108 loans and internal SHRA loans for commercial revitalization, job creation, and infrastructure development.

Section 108 Loan Repayment - Del Paso Nuevo: Annual debt service payment on Section 108 loan funds used to develop infrastructure in a new neighborhood subdivision. If program income is utilized towards the debt service payment then unused funds will be utilized towards project costs. Ninth of 20 payments.	\$495,631	CDBG
Section 108 Loan Repayment – Globe Mills: Annual debt service payment on Section 108 loan funds used to develop infrastructure a new senior housing development. If program income is utilized towards the debt service payment then unused funds will be utilized towards project costs. One of two payments.	\$125,000	CDBG
Total Loan Repayments:	\$620,631	

GRANT PLANNING AND ADMINISTRATION
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The following are related to immediate/intermediate term CDBG program planning, community participation and general program administration. For CDBG, HUD limits funding for planning and administration to 20 percent of the total amount of entitlement and program income. For HOME, the limit is ten percent.

DHA Administration: Administrative funding for the implementation of CDBG Detox and Senior Nutrition program activities.	\$23,500	CDBG
HOPWA Administration: Administrative funding for the implementation of HOPWA program activities.	\$23,108	HOPWA
Human Rights/Fair Housing Commission: Provides administrative support for fair housing activities, including investigations, referral mediation, outreach, education, and fair housing audits.	\$92,903	CDBG
CDBG Pre-Planning Costs: Provides funds for long-range planning activities for CDBG-eligible projects (e.g., initial planning, cost estimates, conceptual design).	\$100,000	CDBG
Sacramento Housing Alliance Fair/Affordable Housing Education: Funds to provide fair housing education and outreach including affordable housing education to various community groups. The public will be educated on fair housing law, and provided information to combat negative stereotypes about affordable housing.	\$10,000	CDBG
Mercy Housing Supportive Housing Program: Provides technical assistance to social service organizations developing supportive housing for special needs groups.	\$25,000	CDBG
Ten-Year Plan to End Chronic Homelessness: Administrative services for the implementation of the Plan.	\$100,000	CDBG
Transit-Oriented Development Planning: Provide funds for planning costs associated with the development of transit oriented development (TOD).	\$50,000	CDBG
Section 108 Custodial Accounts: Administrative costs associated with Section 108 payments and processing.	\$6,000	CDBG
CDBG Planning: Project and program planning for CDBG activities in 2007.	\$124,866	CDBG

CDBG Administration: Administrative services for CDBG programs in 2007.	\$673,096	CDBG
HOME Program Administration: Administrative services for the implementation of HOME-funded activities in 2006.	\$319,486	HOME
Total Grant Planning and Administration:	\$1,547,959	

CDBG CAPITAL RESERVE

Capital Reserve: Fund reserve account for overruns in capital improvement activities and to fund budgeted activities in 2007 if CDBG entitlement is less than anticipated.	\$537,004	CDBG
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**City of Sacramento
Amendment to 2006 Action Plan Activities**

This report formally amends the 2006 Action Plan by augmenting existing and new projects with CDBG and HOPWA. These activities have been identified as those that need immediate funding. Also, these adjustments will facilitate timely expenditures as required by HUD.

INFRASTRUCTURE AND PUBLIC IMPROVEMENTS

2006 Phoenix Park Security Gates Project: Provides funding for the security gates system, including gates with openers, street improvements, utilities (power and phone line), monitors for homeowner association offices, and two poles for lighting and security cameras.	\$200,000	CDBG
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GRANT PLANNING AND ADMINISTRATION
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2006 HOPWA Program Administration: Administrative funding for the implementation of HOPWA program activities.	\$23,580	HOPWA
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