

# Grantee: California

## Grant: B-11-DN-06-0001

### January 1, 2019 thru March 31, 2019 Performance

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<b>Grant Number:</b> B-11-DN-06-0001	<b>Obligation Date:</b>	<b>Award Date:</b>
<b>Grantee Name:</b> California	<b>Contract End Date:</b>	<b>Review by HUD:</b> Reviewed and Approved
<b>Grant Award Amount:</b> \$11,872,089.00	<b>Grant Status:</b> Active	<b>QPR Contact:</b> Kristofer Genilo
<b>LOCCS Authorized Amount:</b> \$11,872,089.00	<b>Estimated PI/RL Funds:</b> \$6,000,000.00	
<b>Total Budget:</b> \$17,872,089.00		

### Disasters:

#### Declaration Number

NSP

### Narratives

#### Summary of Distribution and Uses of NSP Funds:

December, 2013:

In order to respond to shifts in current market conditions and foreclosure impacts, and to allow the jurisdictions to more substantially stabilize their neighborhoods, HCD will allow the NSP3 grantees to expand their existing, approved Areas of Greatest Need. The expanded areas must reflect similar housing stock, neighborhood and demographic makeup and must be consistent to the current approved Areas of Greatest Need, and must receive the federal minimum needs score of 17 in the NSP Mapping Tool, and must be approved by HCD.

If any of the NSP-3 grantees identify unused or disencumbered NSP-3 funds, HCD will work to re-distribute the funds to the other NSP-3 grantees.

The State held the comment period for the changes proposed (1/2/14- 1/17/14) and received no comments.

#### How Fund Use Addresses Market Conditions:

The purchase and rehabilitation of foreclosed single family residential (SFR) units for homeownership or rental housing for income qualified households will eliminate vacancies within the identified areas of greatest need, while providing affordable housing to low and moderate income households, an often underserved population. The rehabilitation work will be targeted to local workers within the defined area. This 3-pronged approach will help remove vacancies, provide affordable housing and provide employment opportunities within the neighborhood.

NSP3 grantees will be able to include vacant lots for rehabilitation as an eligible property within the Areas of Greatest Need.

#### Ensuring Continued Affordability:

Each unit will have a minimum affordability period, based on activity (sale or rental). The HOME affordability standards will be used as the minimum requirements (resale and single family rental housing will have a maximum term of 15 years, based on the amount of assistance provided).

#### Definition of Blighted Structure:

A structure is blighted when it exhibits objectively determinable signs of deterioration sufficient to constitute a threat to human health, safety, and public welfare. This definition is consistent with California Health & Safety Code definition of a substandard structure under Section 17920.

#### Definition of Affordable Rents:

At minimum, all properties assisted with NSP funds will be subject to the HOME requirements of continued affordability as outlined in the regulations for the HOME Investment Partnership Program, Final Rule, 24 CFR Part 92. These regulations are available at the following sites: HOME affordability rental housing 92.242:

[http://edocket.access.gpo.gov/cfr\\_2004/aprqr/pdf/24cfr92.252.pdf](http://edocket.access.gpo.gov/cfr_2004/aprqr/pdf/24cfr92.252.pdf) and HOME affordability periods-Homeownership 92.254:

[http://edocket.access.gpo.gov/cfr\\_2004/aprqr/pdf/24cfr92.254.pdf](http://edocket.access.gpo.gov/cfr_2004/aprqr/pdf/24cfr92.254.pdf).

#### Housing Rehabilitation/New Construction Standards:

All grantees will be required to submit their local Rehabilitation Standards for Department review prior to activity work. Each project work write up must be developed as outlined by the Rehabilitation Standards and must be submitted to the Department. At completion, all properties must meet local and state building codes, be free of all health and safety hazards



and include energy efficient system if remaining economic life is less than 20 years.

**Vicinity Hiring:**

Each grantee will be required to provide hiring of employees who reside within the vicinity defined, and contract with small businesses that are owned and operated by persons residing within the vicinity of the projects to the maximum extent feasible. Each jurisdiction must provide their outreach plan for contacting eligible residences for Department review. The "Vicinity Hiring" requirement is in addition to all responsibilities and requirements of Section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and 24 CFR Part 135, as long as no obligation is in direct conflict.

**Procedures for Preferences for Affordable Rental Dev.:**

All NSP3 funds will be used to acquire and rehabilitate foreclosed single family residential units (1-4) to be sold or rented to income eligible households. A minimum of 25% of all the total NSP3 funds will be used to assist households at or below the 50% AMI level.

Grantees originally drew funds from the non-set aside funds until they were aware of the household's income limits. The State must move the funds, associated address and beneficiary data to the set aside activity to have the results be properly reflect our accomplishments (without reporting the <50%AMI households with the set aside activity the households do not appear). The State has requested HUD TA on how to adjust the records within DRGR.

**Grantee Contact Information:**

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 Division of Financial Assistance  
 2020 West El Camino Avenue, Suite 500  
 P. O. Box 952054  
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<b>Overall</b>	<b>This Report Period</b>	<b>To Date</b>
<b>Total Projected Budget from All Sources</b>	\$0.00	\$13,232,360.00
<b>Total Budget</b>	\$0.00	\$13,232,360.00
<b>Total Obligated</b>	\$0.00	\$13,232,360.00
<b>Total Funds Drawdown</b>	\$0.00	\$13,202,140.06
<b>Program Funds Drawdown</b>	\$0.00	\$10,733,843.06
<b>Program Income Drawdown</b>	\$0.00	\$2,468,297.00
<b>Program Income Received</b>	\$0.00	\$2,468,297.00
<b>Total Funds Expended</b>	\$0.00	\$13,200,373.39
<b>HUD Identified Most Impacted and Distressed</b>	\$0.00	\$0.00
<b>Other Funds</b>	\$ 0.00	\$ 0.00
Match Funds	\$ 0.00	\$ 0.00
Non-Match Funds	\$ 0.00	\$ 0.00

**Funds Expended**

<b>Overall</b>	<b>This Period</b>	<b>To Date</b>
City of West Sacramento	\$ 0.00	\$ 3,157,850.00
City of Yuba City	\$ 0.00	\$ 3,972,424.00
County of Yuba	\$ 0.00	\$ 5,508,481.00
State of California	\$ 0.00	\$ 0.00
State of California - CDBG Administration	\$ 0.00	\$ 561,618.39

**Progress Toward Required Numeric Targets**

<b>Requirement</b>	<b>Target</b>	<b>Projected</b>	<b>Actual</b>
<b>Overall Benefit Percentage</b>	99.99%	.00%	.00%
<b>Minimum Non Federal Match</b>	\$.00	\$.00	\$.00
<b>Overall Benefit Amount</b>	\$16,874,634.37	\$.00	\$.00
<b>Limit on Public Services</b>	\$1,780,813.35	\$.00	\$.00
<b>Limit on Admin/Planning</b>	\$1,187,208.90	\$995,767.00	\$965,547.06



<b>Limit on Admin</b>	\$ .00	\$995,767.00	\$965,547.06
<b>Most Impacted and Distressed</b>	\$ .00	\$ .00	\$ .00
<b>Progress towards LH25 Requirement</b>	\$4,468,022.25		\$4,807,805.00

## Overall Progress Narrative:

We are actively working on closing out NSP grants.

## Project Summary

Project #, Project Title	This Report	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
11-NSP3-001, Admin	\$0.00	\$2,175,602.00	\$901,414.06
11-NSP3-002, 25% Set Aside	\$0.00	\$6,000,000.00	\$4,678,523.00
11-NSP3-003, Acq/Rehab/Disposition	\$0.00	\$9,397,568.00	\$5,153,906.00

