

12947

DATE: July 16, 2010

TO: Board of Acquisition and Contract

FROM: Edward Burroughs
Acting Commissioner

SUBJECT: Resolution Authorizing the Agreement between the County of Westchester and the Westchester Housing Fund, Inc. d/b/a Community Capital Resources, to Administer the Affordable Housing Feasibility Fund in Order to Explore Potential Affordable Housing Developments

The attached resolution authorizes the County of Westchester to enter into an agreement with the Westchester Housing Fund, Inc. d/b/a Community Capital Resources (CCR), to provide a grant from the Community Development Block Grant Program (CDBG). The grant will be used to administer the Affordable Housing Feasibility Fund that will be used to explore potential affordable housing developments in Westchester County. The term of the agreement is from August 6, 2010, to February 15, 2011, and the amount of the grant is \$75,000.00.

The Westchester Housing Fund, Inc. d/b/a Community Capital Resources is a Community Development Financial Institution that has been providing loans to developers of affordable housing projects since 1989. CCR will administer the Affordable Housing Feasibility Fund. The fund will be used to distribute loans to affordable housing developers. The developer would use these funds to explore whether or not a site might be viable. If the developer researches a potential project and the project proves not feasible, the possibility of loan "forgiveness" is available to qualifying developers.

This agreement will serve the public purpose of providing affordable housing and promotes fiscal responsibility by securing non-county taxpayer resources.

The goal and objective of this agreement is to provide loans to affordable housing developers in order to increase the pool of affordable housing in Westchester County. The project will be monitored by the Department of Planning staff, who will review all payment requests to make sure all contractual requirements are met.

This procurement is in compliance with the County of Westchester Procurement Policy Procedures, pursuant to Section 3(a)xvi, which states that contracts with recipients for disbursement of grants or loans under the Community Development Block Grant Program are exempt.

Act # 34-2009, adopted March 5, 2009, by the Westchester County Board of Legislators, authorized the County to file an FY 2009-2013 Consolidated Plan application consisting of an Action Plan for Fiscal Year 2009 as an Urban County to the United States Department of Housing and Urban Development (HUD).

On May 28, 2009, the Board of Acquisition and Contract approved a resolution authorizing the County of Westchester to enter into an agreement with the United States Department of Housing and Urban

Development for the thirty-fourth year grant totaling \$8,117,872.00 from HUD. The allocation for the Community Development Block Grant Program is \$5,960,971.00. This project will be funded from the thirty-fourth year CDBG allocation.

I recommend approval of this agreement.

EB/cp
Attachment

APPROVED BOARD OF ACQUISITION & CONTRACT - 8-13-2010 - JOMARY VIEIRA, SECRETARY

RESOLUTION

UPON A COMMUNICATION FROM THE ACTING COMMISSIONER OF PLANNING, BE IT HEREBY

RESOLVED, that the County of Westchester is hereby authorized to enter into an agreement with the Westchester Housing Fund, Inc. d/b/a Community Capital Resources, through the Community Development Block Grant Program, in the amount of \$75,000.00 to be paid pursuant to an approved budget, for a period beginning August 6, 2010, and ending February 15, 2011, for an Affordable Housing Feasibility Fund in order to facilitate the exploration of affordable housing developments, and be it further

RESOLVED, that the County Executive or his duly authorized designee is authorized to execute any documents and take any actions necessary to effectuate purposes hereof.

Recommended for Approval:

Account to be Charged/Credited

		Major Program, Program & Phase	Object	Trust	
Fund	Dept	Or Unit	Sub Object	Account	Dollars
263	19	067J	4380	T067	\$75,000.00

Budget Funding Year(s) (must match resolution) FY 2009 Start Date August 6, 2010 End Date February 15, 2011

Funding Source Tax Dollars _____
 State Aid _____

\$75,000.00 Federal Aid \$75,000.00 – U.S. Department of Housing and Urban Development
 (must match resolution) Other _____

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APPROVED BOARD OF ACQUISITION & CONTRACT - 8/13/2010 - MARY VIEIRA, SECRETARY