2008-2009 Program Year



Substantial Amendment Action Plan

Jurisdiction: City of Woodland

Lead Agency

Jurisdiction Web Address:

http://cityofwoodland.org/gov/depts/cd/redev/community development block grant (cdbg)/c

dbq__recovery.asp

CDBG-R Contact Person: Cynthia Shallit

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Woodland, CA 95695

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Introduction

On April 15, 2008, the City of Woodland adopted the 2008-2009 Action Plan covering the period of July 1, 2008 through June 30, 2009. The City's Action Plan was approved by the U.S. Department of Housing and Urban Development on August 15, 2008. The Action Plan is a planning document required by HUD for localities receiving federal Community Development Block Grant (CDBG) and other formula grant program funds. The Action Plan outlines specific projects and activities that the City will carry out during the July 1, 2008 through June 30, 2009 fiscal year.

On March 6, 2009 the City of Woodland was notified that the community would be receiving \$154,946 in CDBG-Recovery (CDBG-R) funds, authorized by the American Recovery and Reinvestment Act (ARRA) of 2009. In order to apply for these funds, the U.S. Department of Housing and Urban Development is requiring each jurisdiction to submit a Substantial Amendment to the PY 2008 Action Plan by June 5, 2009. The following Substantial Amendment details how the City of Woodland will expend its CDBG-R allocation to address the goals of the ARRA.

A. SPREADSHEET FOR REPORTING PROPOSED CDBG-R ACTIVITIES

The Activity Data Spreadsheet is included as Table 2.

B. SUMMARY OF PROPOSED CDBG-R ACTIVITIES

PLANNING and ADMINISTRATION

1) Activity Name: CDBG Administration

(a) Activity Description:

Funding Amount: \$15,496

HUD Matrix Code: 21A General Program Administration

Citation: 570.206

Funding will cover costs of staff time and consultant services related to the overall administration of the CDBG-R funds, including coordination, implementation, management, monitoring, reporting, and evaluation. Funds will also contribute to planning and citizen participation efforts required to implement the grant.

(b) Jobs Created:

This will continue to fund the City's CDBG administration expenses.

(c) Additional Activity Information:

This activity is not applicable

(d) Responsible Organization Agency:

City of Woodland Attn: Cynthia Shallit 300 First Street Woodland, CA 95695 (530) 661-5815

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CAPITAL and OTHER PROJECTS

2) Activity Name: Homebuyer Assistance Program

(a) Activity Description:

Funding Amount: \$55,000

HUD Matrix Code: 13 Direct Homeownership Assistance Citation: 570.208(a)(3) – Low/Mod Housing

Description:

This program assists households at or below 80 percent of the area median income with homebuyer assistance loans through a maximum \$75,000 City loan. The program will assist eligible homebuyers in the City's Affordable Housing Program in Spring Lake to obtain affordable financing and homeownership. These funds will assist in the development of Spring Lake (specific plan area), create construction jobs and indirect jobs, get households to occupy homes, stabilize the neighborhood and stimulate economic development in the City as a whole. This program will generate program income when the housing assistance loans are repaid upon sale or transfer of title.

(b) Jobs Created:

The program will generate construction jobs when the homes are built as well as spur additional economic benefit to all businesses involved with the selling of a home.

(c) Additional Activity Information:

Not Applicable

(d) Responsible Organization Agency: City of Woodland

Contact: Cynthia Shallit

(530) 661-5815

3) Activity Name: ADA Improvement Project

(a) Activity Description:

Funding Amount: \$61,209 HUD Matrix Code: 03L Sidewalks

Citation: 570.208(a)(2)(D)(ii)(A) – Low/Mod Clientele

Description:

The project will construct ADA compliant ramps and paths of travel in identified priority corridors in the City. The CDBG-R funds will support project costs to undertake the additional intersections. This project will address the Recovery Act goal of investing in infrastructure that will provide long term economic benefit.

(b) Jobs Created:

Construction jobs to complete this project will be created.

(c) Additional Activity Information:

Not Applicable

(d) Responsible Organization Agency: City of Woodland

Contact: Brent Meyer

(530) 661-5947

PUBLIC SERVICE

1) Activity Name: Foreclosure Prevention Project

(a) Activity Description:

Funding Amount: \$10,000

HUD Matrix Code: 05C Legal Services

Citation: 570.208(a)(2) – Low/Mod Clientele

Description:

This program is greatly needed at this economic time. Since December, the number of Woodland residents seeking assistance with foreclosure prevention has increased 400% compared to the previous 5 months; and the number of Woodland residents seeking assistance with debt collection defense has tripled.

This program will provide direct representation to low and moderate income homeowners. In direct representation of Woodland clients, LSNC will negotiate with lenders to secure loan modifications or refinancing for borrowers who are in default or at risk of being in default. In cases where a foreclosure sale is already pending, LSNC will attempt to postpone that sale to give enough time to negotiate a loan modification or

refinance. Finally, in cases where it is clear that the homeowner was a victim of predatory lending, LSNC will represent the borrower in a suit against the lender, where feasible.

(b) Jobs Created:

One part-time, temporary attorney position will be created to carry out this activity while funding is available.

(c) Additional Activity Information:

Not applicable.

(d) Responsible Organization Agency: Legal Services of Northern California, Yolo County

Contact: Alysa Meyer, Managing Attorney

619 North Street

Woodland, CA 95695 phone: 530-662-1065

2) Activity Name: Vocational Assistance

(a) Activity Description:

Funding Amount: \$3,242

HUD Matrix Code: 05 H Employment Training

Citation: 570.208(a)(2) – Low/Mod Clientele

Description:

Demand for this type of assistance has been growing since the beginning of the economic downturn; certain industries have been losing jobs forcing workers to get training in new fields to be employable. This program will provide assistance to low income Woodland residents for tuition, fees, books and materials for vocational and community college course.

(b) Jobs Created:

This activity will not specifically create jobs, but will assist individuals in getting trained in order to obtain a job. In the economic downturn there is still a demand for employees in vocational positions, therefore this program is creating trained, educated, and ready to work individuals for the economy.

(c) Additional Activity Information:

Not applicable.

(d) Responsible Organization Agency: Short Term Emergency Aid Committee (STEAC)

Contact: Susan Simon, Executive Director

1900 E. Eighth Street Davis, CA 95618 phone: 530-758-8435

3) Activity Name: Wayfarer Meals Program

(a) Activity Description:

Funding Amount: \$10,000

HUD Matrix Code: 05 Public Service

Citation: 570.208(a)(2)(D) – Low/Mod Clientele

Description:

Provide an expanded meal program that has been reduced due to lack of funding, but at the same time has experienced an increase in demand from families seeking food assistance. The meal program currently uses donated "day-old" product from local grocers to provide meals for less than \$2 per meal. This system limits the nutritious value of meals. Additional funding would allow the Wayfarer to purchase meat and fresh vegetables to include in the meals. These funds will be addressing a goal of the Recovery Act, to minimize and avoid reductions in essential services.

(b) Jobs Created:

This activity will not specifically create jobs, but will assist households that have been strained by the economic downturn, such as losing a job, losing housing due to foreclosure, or reduced income.

(c) Additional Activity Information: Not applicable.

(d) Responsible Organization Agency: Yolo Wayfarer Center

Contact: Leona Jull, Executive Director

207 Fourth Street Woodland, CA 95695

phone: (530) 661-1218 ext 302

A summary of the specific activities that will be implemented with the allocation of CDBG-R funds (\$154,946) is provided in Table 1. In addition, the Activity Data Spreadsheet is included as Table 2.

C. PUBLIC COMMENT

A summary of the public comments received in regards to the proposed CDBG-R Substantial Amendment are listed below. The Substantial Amendment was available on the City of Woodland's official website, www.cityofwoodland.org, from May 18, 2009 through June 2, 2009. Hard copies of the amendment were also available at City Hall, 300 First Street, Woodland and the Community Development Annex, 520 Court Street, Woodland.

Response:

No responses have been received to date.

The following budget adjustments have been made to the 2008-2009 Action Plan to allocate the CDBG-R funds.

Table 1.

CDBG Program/Activities		
Planning And Administrative	CDBG-R	Total Funds Available
Administration	\$15,495	\$15,495
Subtotal Planning, Administration	\$15,495	\$15,495
Public Facilities and Public Improvements		
Homebuyer Assistance Program	\$61,000	\$61,000
ADA Improvement Project	\$55,209	\$55,209
Subtotal Public Facilities and Public Improvements	\$116,209	\$116,209
Public Services		
LSNC - Foreclosure Prevention Project	\$10,000	\$10,000
STEAC Vocational Assistance	\$3,242	\$3,242
Yolo Wayfarer Meals Program	\$10,000	\$10,000
Subtotal Public Services	\$23,242	\$23,242
Total Amount for CDBG-R Activities	\$154,946	\$154,946