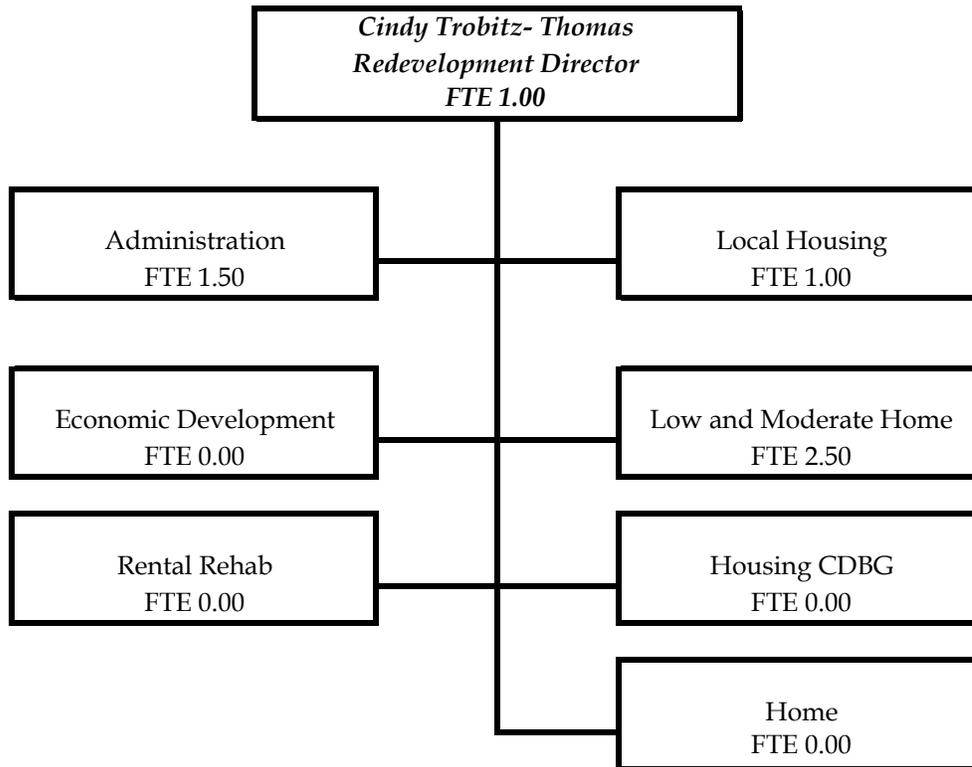


Redevelopment Department



Mission.

Bring together resources to achieve Eureka's vision of a diverse, sustainable community with healthy neighborhoods, a vibrant urban core, a strong regional economy and quality jobs for all citizens.

Department Summary

Redevelopment & Housing



DEPARTMENT DESCRIPTION:

The Redevelopment & Housing Department is responsible for all redevelopment and housing programs that occur inside the City of Eureka. Programs include: Redevelopment Administration, Economic Development, Local Housing, Low and Moderate Income Housing, Housing CDBG Program, Housing Rental Rehabilitation, and HOME.

EXPENDITURES BY PROGRAM:	2007-08 Actual	2008-09 Amended Budget	2008-09 Estimated	2009-10 Budget
Redevelopment Administration	\$1,499,319	\$2,259,038	\$1,790,852	\$1,593,500
Economic Development	242,661	808,354	611,176	1,740,176
Local Housing Program	115,134	219,907	85,700	154,875
Low and Moderate Income Housing	2,693,048	2,767,176	2,193,246	1,958,343
Housing CDBG Program	488,825	440,598	99,180	371,001
Housing - Rental Rehabilitation		70,000		70,000
HOME	28,720	403,000	3,025	405,000
CalHOME	35,000	475,000	90,000	475,000
Total	\$5,102,707	\$7,443,073	\$4,873,179	\$6,767,895

EXPENDITURES BY CATEGORY:

Salaries and Benefits	\$450,154	\$536,647	\$479,761	\$505,452
Services and Supplies	4,652,553	6,906,426	4,393,418	\$6,262,443
Capital Outlay				
Total	\$5,102,707	\$7,443,073	\$4,873,179	\$6,767,895

REVENUES BY FUND:

Redevelopment Administration	\$1,110,710	\$1,213,275	\$1,020,363	\$997,500
Economic Development	242,661	808,354	611,176	1,740,176
Local Housing Program	115,134	219,907	85,700	154,875
Low & Moderate Income Housing	2,693,048	2,767,176	2,193,246	1,958,343
Housing CDBG Program	488,825	440,598	99,180	371,001
Housing - Rental Rehabilitation		70,000		70,000
HOME	28,720	403,000	3,025	405,000
CalHOME	35,000	475,000	90,000	475,000
ERA Debt Service Fund	368,573	949,111	678,189	576,000
ERA Capital Projects Fund	20,036	96,652	92,300	20,000
Total	\$5,102,707	\$7,443,073	\$4,873,179	\$6,767,895

Department Summary

Redevelopment & Housing



	<u>2007-08</u> <u>Actual</u>	<u>2008-09</u> <u>Actual</u>	<u>2009-10</u> <u>Budget</u>
PERSONNEL:			
Full-time Positions	5.00	6.00	6.00
Regular Part-Time Positions	0.75		
Total	<u>5.75</u>	<u>6.00</u>	<u>6.00</u>
FULL TIME EQUIVALENT SUMMARY BY FUND:	<u>2007-08</u> <u>Actual</u>	<u>2008-09</u> <u>Actual</u>	<u>2009-10</u> <u>Budget</u>
Economic Development Revolving Loan Fund	0.50	0.06	
Low & Moderate Income Housing Fund	2.50	2.94	3.00
Local Housing Fund	0.75	1.00	
Redevelopment Administration Fund	2.00	2.00	3.00
Total	<u>5.75</u>	<u>6.00</u>	<u>6.00</u>

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Redevelopment Administration

PROGRAM: Redevelopment Administration

ACCOUNT: 46410

MISSION:

The mission of Redevelopment is to undertake projects that will revitalize the project areas and improve the economic base of the community by facilitating redevelopment, housing and economic development activities.

PROGRAM DESCRIPTION:

The Redevelopment Program is responsible for the implementation of all activities associated with the operations of the Eureka Redevelopment Agency. The main function of the Agency is to ensure compliance with all established objectives and policies while implementing redevelopment activities within the City of Eureka, with the first objective being to revitalize project areas and improve the economic base of the community by facilitating redevelopment, housing and economic development activities.

	<u>2007-08 Actual</u>	<u>2008-09 Amended Budget</u>	<u>2008-09 Estimated</u>	<u>2009-10 Budget</u>
PROGRAM EXPENDITURES:				
Salaries and Benefits	\$244,690	\$217,973	\$237,029	\$270,446
Services and Supplies	1,254,629	2,041,065	1,553,823	1,323,054
Total Expenditures	<u>\$1,499,319</u>	<u>\$2,259,038</u>	<u>\$1,790,852</u>	<u>\$1,593,500</u>

	<u>2007-08 Actual</u>	<u>2008-09 Actual</u>	<u>2009-10 Budget</u>
FULL TIME AND REGULAR PART-TIME POSITIONS:			
Redevelopment and Housing Director		0.50	0.50
Management Analyst		1.00	
Projects Manager			2.00
Senior Administrative Assistant		0.50	0.50
Total		<u>2.00</u>	<u>3.00</u>

SERVICE LEVEL CHANGES:

One Projects Manager from Low & Mod transferred to Admin for an increase in FTE of 1.00.



DEPARTMENT: Redevelopment & Housing

FUND: Redevelopment Administration

PROGRAM: Redevelopment Administration

ACCOUNT: 46410

COUNCIL GOALS SUPPORTED:

ATTRACT CITY RESIDENTS DOWNTOWN BY ENHANCING THE EXCITING MIX OF RESTAURANTS, RETAIL, WATER ACCESS, AND HOUSING ON OUR WATERFRONT

<u>Supporting Departmental Objectives</u>	<u>PERFORMANCE MEASURES:</u>			
	<u>2007-08 Actual</u>	<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Provide security services	100%	100%	100%	100%
Parking solutions for residences/businesses	5%	100%	45%	50%
Encourage upper floor and infill development				
ERTN's executed	1	1	4	1
Agency Assisted	2	5	1	1
Facades Loans executed	1	3	3	3
Rental Rehab Loans executed	1	1	1	1
Federal/State Funding				
Applications prepared/approved	4	4	4	3

ATTRACT VIBRANT COMMERCIAL BUSINESSES TO OUR DOWNTOWN COORIDOR THAT CAN PLAY A VITAL ROLE IN OUR DOWNTOWN ECONOMY

<u>Supporting Department Objectives</u>	<u>PERFORMANCE MEASURES:</u>			
	<u>2007-08 Actual</u>	<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Identify Vacant Underutilized Buildings with Eureka Main Street and solicit unique Businesses with Following Programs	100%	100%	100%	100%
Enterprise Zone				
Business Loan				
State/Federal Loans/Grant programs				
Development Assistance Programs				
Façade Improvement Loan				
Rental Rehab Loan Program				

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Redevelopment Administration

PROGRAM: Redevelopment Administration

ACCOUNT: 46410

ENCOURAGE THE CONSTRUCTION OF HOUSING CAPABLE OF ATTRACTING NEW RESIDENTS DOWNTOWN

<u>Supporting Departmental Objectives</u>	<u>2007-08 Actual</u>	<u>PERFORMANCE MEASURES:</u>		
		<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Vacant Underutilized Property Acquisition				
Encourage Housing Development Through				
ERTN's executed	1	1	4	1
Agency Assisted	2	5	1	1
Facades Loans executed	1	3	2	3
Rental Rehab Loans executed	1	1	1	1
Federal/State Funding				
Applications prepared/approved	100%	100%	100%	100%
Wheelchair Ramps Installed	1	5	2	2
Lead Hazard Reduction Projects	NONE	1	1	1
Paint-Up/Fix-up Grants	26	20	11	11
Dumpsters Issued	14	20	20	20
Demolitions Completed	NONE	1	1	1

MAKE DOWNTOWN LIVING ATTRACTIVE AND EXCITING BY ENHANCING RESIDENTIAL SERVICES, SUCH AS DEVELOPING A DOWNTOWN GROCERY STORE

<u>Supporting Departmental Objectives</u>	<u>2007-08 Actual</u>	<u>PERFORMANCE MEASURES:</u>		
		<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Recreation and Pedestrian Enhancements	3	3	1	1
Completed Along Waterfront	1	100%	2	2
Livable Community Development Projects				
ERTN's executed	1	1	4	1
Agency Assisted	2	5	1	1
Facades Loans executed	1	3	2	3
Rental Rehab Loans executed	NONE	1	1	NONE
Federal/State Funding				
Applications prepared/approved	100%	100%	100%	100%
Wheelchair Ramps Installed	1	5	2	2
Lead Hazard Reduction Projects	NONE	1	1	1
Paint-Up/Fix-up Grants	26	20	11	11
Dumpsters Issued	14	20	20	20
Demolitions Completed	NONE	1	1	1
Enterprise Zone Designation	100%	100%	100%	100%
Jefferson School Property Re-use	NONE	50%	50%	100%

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Redevelopment Administration

PROGRAM: Redevelopment Administration

ACCOUNT: 46410

CREATE AN EXCITING THEATRE DISTRICT IN DOWNTOWN EUREKA CAPABLE OF SUPPORTING A WIDE VARIETY OF PREFORMANCES AND ATTRACTING VISITORS FROM OUT OF THE AREA.

<u>Supporting Departmental Objectives</u>	<u>2007-08</u> <u>Actual</u>	<u>PERFORMANCE MEASURES:</u>		
		<u>2008-09</u> <u>Target</u>	<u>2008-09</u> <u>Estimated</u>	<u>2009-10</u> <u>Target</u>
Develop "F" Street corridor as Theatre District	N/A	N/A	N/A	100%
Assist Historic Theatre Development By				
Providing Access to the Following Programs	100%	100%	100%	100%
Enterprise Zone				
Business Loan				
State/Federal Loans/Grant programs				
Development Assistance Programs				
Façade Improvement Program				
Seismic Upgrade Program				

IMPLEMENT THE REACH PROGRAM IN ORDER TO SUPPORT AREA MUSEUMS

<u>Supporting Departmental Objectives</u>	<u>2007-08</u> <u>Actual</u>	<u>PERFORMANCE MEASURES:</u>		
		<u>2008-09</u> <u>Target</u>	<u>2008-09</u> <u>Estimated</u>	<u>2009-10</u> <u>Target</u>
Complete REACH Feasibility Study	100%	N/A	N/A	N/A

ADOPT AN EFFECTIVE PARKING PLAN THAT SUPPORTS THE NEEDS OF DOWNTOWN RESIDENTS AND RETAIL BUSINESSES

<u>Supporting Department Objectives</u>	<u>2007-08</u> <u>Actual</u>	<u>PERFORMANCE MEASURES:</u>		
		<u>2008-09</u> <u>Target</u>	<u>2008-09</u> <u>Estimated</u>	<u>2009-10</u> <u>Target</u>
Develop a Long Term Parking Plan with Eureka Main Street and Property Owners	5%	100%	45%	50%

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Redevelopment Administration

PROGRAM: Redevelopment Administration

ACCOUNT: 46410

SUPPORT RE-OPENING AND SUCCESSFUL OPERATION OF THE EUREKA INN

<u>Supporting Departmental Objectives</u>	<u>2007-08 Actual</u>	<u>PERFORMANCE MEASURES:</u>		
		<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Meet with Prospective Buyers to Encourage Development through Enterprise Zone Business Loan State/Federal Loans/Grant programs Development Assistance Programs Mills Act Façade Improvement Program Historic Tax Credits	100%	100%	100%	100%

COMPLY WITH CALIFORNIA REDEVELOPMENT LAW REQUIREMENTS

<u>Supporting Department Objectives</u>	<u>2007-08 Actual</u>	<u>PERFORMANCE MEASURES:</u>		
		<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Annual Report Completed	YES	YES	YES	YES
Statement of Indebtedness Completed	YES	YES	YES	YES
Provide Staff Support to RAB	YES	YES	YES	YES
Implement Goals & Policies of Redevelopment Plan	YES	YES	YES	YES

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Revolving Loan - HUD,
CDBG & EDBG

PROGRAM: Economic Development

ACCOUNT: 46510

PROGRAM MISSION:

The mission of the Economic Development program is to improve the City's quality of life while encouraging **diversity in the economic base, creating opportunity for businesses and developing a sustainable future** for local residents through job retention, creation and attraction

PROGRAM DESCRIPTION:

The Economic Development program provides financing to encourage business start-ups and expansions as well as various economic development activities within the City of Eureka (i.e. Enterprise Zone, Foreign Trade Zone, Business Loans and Feasibility Studies). Funds for this program come from loan repayments on Housing and Urban Development (HUD) and Community Development Block Grant (CDBG) economic development grants/loans. Redevelopment Agency staff are responsible for administering the activities supported by this program on behalf of the City of Eureka.

	<u>2007-08 Actual</u>	<u>2008-09 Amended Budget</u>	<u>2008-09 Estimated</u>	<u>2009-10 Budget</u>
PROGRAM EXPENDITURES:				
Salaries and Benefits	\$1,229	\$2,533	\$680	
Services and Supplies	241,432	805,821	610,496	1,740,176
Total Expenditures	<u>\$242,661</u>	<u>\$808,354</u>	<u>\$611,176</u>	<u>\$1,740,176</u>

	<u>2007-08 Actual</u>	<u>2008-09 Actual</u>	<u>2009-10 Budget</u>
FULL TIME AND REGULAR PART-TIME POSITIONS:			
Program Coordinator		0.03	
Redevelopment Projects Manager		0.03	
Total		<u>0.06</u>	

SERVICE LEVEL CHANGES:

Program Coordinator FTE .03% transferred to Redevelopment Admin
 Redevelopment Projects Manager FTE .03% transferred to Low & Moderate Income Housing



DEPARTMENT: Redevelopment & Housing

FUND: Revolving Loan - HUD,
CDBG & EDBG

PROGRAM: Economic Development

ACCOUNT: 46510

COUNCIL GOALS SUPPORTED:

WORK UNDER THE PRINCIPLES OF PROSPERITY! AND SUPPORT HUMBOLDT COUNTY'S IDENTIFIED INDUSTRY CLUSTERS

<u>Supporting Departmental Objectives</u>	<u>PERFORMANCE MEASURES:</u>			
	<u>2007-08 Actual</u>	<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Attend and participate in planning meetings	15	17	17	18
Market to companies in the industry clusters	75%	80%	80%	80%

FOCUS ON ECONOMIC DEVELOPMENT THAT ATTRACTS, EXPANDS, AND RETAINS BUSINESSES AND SERVICES THAT MAINTAIN OUR QUALITY OF LIFE IN HUMBOLDT COUNTY

<u>Supporting Departmental Objectives</u>	<u>PERFORMANCE MEASURES:</u>			
	<u>2007-08 Actual</u>	<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Business Loans Processed	2	2	1	2
Business Meetings	5	12	3	12
Attend CAEZ Quarterly Board Meetings	5	5	5	5
New Enterprise Zone Designation	100%	100%	100%	100%
Business Licenses waived	155	125	160	175
Hiring Tax Credit Vouchers Issued	741	700	750	750
Marketing Ads Placed	6	5	5	5
Presentations to Local Business Groups	1	4	3	4
Market/administer State & Federal Programs	100%	100%	100%	100%
Enterprise Zone				
CDBG				
EDA				
Industrial Development Bonds				
Employment Training Programs				
Foreign Trade Zone				
Attend CALED Quarterly Board Meetings	5	5	5	5
Attend Upstate Board Meetings	4	4	3	4
Attend Eureka Main Street Board Meetings	6	6	5	10
Attend North Coast SBDC Board Meetings	6	5	5	6
CALBIS/UPSTATE RFP Responses	1	3	3	4
Businesses assisted by Ombudsman	5	6	5	8
California Enterprise Development Authority	11	11	12	12
Membership/Board Meetings				
Business Site Visit	3	12	5	12

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Revolving Loan - HUD,
CDBG & EDBG

PROGRAM: Economic Development

ACCOUNT: 46510

LEAD OUR REGION BY SUPPORTING ECONOMIC DEVELOPMENT SOLUTIONS

<u>Supporting Department Objectives</u>	2007-08	<u>PERFORMANCE MEASURES:</u>		
	<u>Actual</u>	2008-09 <u>Target</u>	2008-09 <u>Estimated</u>	2009-10 <u>Target</u>
Attend Upstate Board Meetings	4	4	3	4
Marketing Ads Placed	6	5	5	5
Attend CALED Quarterly Board Meetings	5	5	5	5
Attend CAEZ Quarterly Board Meetings	5	5	5	5
Activate the Foreign Trade Zone	50%	100%	100%	N/A
Business Development Workshops Sponsored	4	6	9	5
Obtain New Enterprise Zone Designation	75%	25%	25%	N/A

ACHIEVE CONSISTENT INCREASES IN THE NUMBER OF LIVING-WAGE EMPLOYERS

<u>Supporting Departmental Objectives</u>	2007-08	<u>PERFORMANCE MEASURES:</u>		
	<u>Actual</u>	2008-09 <u>Target</u>	2008-09 <u>Estimated</u>	2009-10 <u>Target</u>
Attend Upstate Board Meetings	100%	100%	100%	100%
Marketing Ads Placed	6	5	5	5
Business Packets Distributed	62	40	51	70
Coastal Dependent Industrial ERTN	1	N/A	1	1
RFP's Issued	1	0	3	3
Proposals Evaluated with RAB Criteria	1	1	1	1
California Enterprise Development Authority Membership/Board Meetings	11	11	12	12

INCREASE THE RESILIENCE OF OUR CITY BUDGET TO STATE TAKEAWAYS AND OTHER FLUCTUATIONS IN OUTSIDE FUNDING SOURCES

<u>Supporting Departmental Objectives</u>	2007-08	<u>PERFORMANCE MEASURES:</u>		
	<u>Actual</u>	2008-09 <u>Target</u>	2008-09 <u>Estimated</u>	2009-10 <u>Target</u>
Meetings with State/Federal Legislators/Staff	4	6	11	10
Properties Marketed for "Fair Market"	1	1	3	3

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Revolving Loan - HUD,
CDBG & EDBG

PROGRAM: Economic Development

ACCOUNT: 46510

BECOME THE VISITOR-SERVING HUB OF THE REGION

	PERFORMANCE MEASURES:			
	2007-08	2008-09	2008-09	2009-10
<u>Supporting Departmental Objectives</u>	<u>Actual</u>	<u>Target</u>	<u>Estimated</u>	<u>Target</u>
Marketing Ads Placed	6	5	5	5
Support the Mural Program	100%	100%	100%	100%
Provide Funding to Eureka Main Street	100%	100%	100%	100%

BECOME THE INFORMATION AND TECHNOLOGY CAPITOL OF THE REGION

	PERFORMANCE MEASURES:			
	2007-08	2008-09	2008-09	2009-10
<u>Supporting Departmental Objectives</u>	<u>Actual</u>	<u>Target</u>	<u>Estimated</u>	<u>Target</u>
Attend Broadband Workshops	1	1	1	1
Meetings with State/Federal Legislators/Staff	4	6	11	10
Meetings With CALTRANS to improve Regional Transportation	YES	YES	YES	YES

**KEEP SUFFICIENT LAND AND INFRASTRUCTURE DEDICATED FOR HIGH WAGE EMPLOYERS,
INCLUDING LIGHT INDUSTRY AND MANUFACTURING**

	PERFORMANCE MEASURES:			
	2007-08	2008-09	2008-09	2009-10
<u>Supporting Department Objectives</u>	<u>Actual</u>	<u>Target</u>	<u>Estimated</u>	<u>Target</u>
Providing Access to the Following Programs	100%	100%	100%	100%
Enterprise Zone				
Business Loan				
State/Federal Loans/Grant programs				
Development Assistance Programs				
Work with County to Preserve Industrially Zoned Properties	NO	NO	NO	NO

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing
PROGRAM: Local Housing

FUND: Housing
ACCOUNT: 46310

PROGRAM MISSION:

Provide rehabilitation loans and grants to eliminate health and safety hazards within the community. Eliminate blight from neighborhoods. Assist homeowners and tenants with relocation and lead based paint grants to mitigate lead based paint hazards during rehabilitation projects. Provide assistance and documentation for the update of the City's Housing Element. Keep housing rehabilitation program, residential anti-displacement and temporary relocation plan, and all other program guidelines current.

PROGRAM DESCRIPTION:

These funds are provided for properties city-wide that are not within a specific target area and for rehabilitation projects that do not fit into any of the Federal or State programs. For single family residents, the residence must be owner occupied; for multi-family residents, the tenant's income must be determined to be moderate income or less. **Paint Up/Fix Up Grant Program:** This program funds minor repairs to the exterior of residences located within the City limits. Currently grants are being provided at \$2,500 per eligible property. On average, the City funds 40 grants per year. **Dumpster Grant Program:** This program provides dumpsters for the clean-up of residential sites and neighborhoods located within the city limits. The City currently budgets \$5,000 every fiscal year, and City Garbage provides the twenty free dumpsters for housing needs every calendar year. On average the City provides 20 dumpsters per fiscal year. **Graffiti Grant Program:** Shafer's Ace Hardware has partnered with the City to provide clean up kits to low moderate income residents of the City to remediate graffiti on residential properties. **Wheelchair Ramp Grant Program:** This program provides grant funding for construction of residential wheelchair ramps. The program targets very low to moderate income tenants or homeowners by providing up to \$3,500 in grants to eligible households. **Senior Home Repair Grant Program:** The purpose is to assist low to moderate income seniors in the community, who could not otherwise afford the repairs, an opportunity to install health and safety repairs to modify their homes to accommodate their special needs and make their homes safer. **Lead Based Paint Grants:** Provide grant money for evaluation, inspection, mitigation and clearance of lead based paint hazards found in residential rehabilitation projects. **Relocation Grants:** Provide relocation grant funds for emergency temporary relocation during rehabilitation projects as per the Housing Rehabilitation Residential Anti-Displacement & Temporary Relocation Plan. **Demolition Grants:** Provide grants for demolition to degraded properties which come before the Agency through requests for Redevelopment funding assistance.

	<u>2007-08</u> <u>Actual</u>	<u>2008-09</u> <u>Amended</u> <u>Budget</u>	<u>2008-09</u> <u>Estimated</u>	<u>2009-10</u> <u>Budget</u>
PROGRAM EXPENDITURES:				
Salaries and Benefits	\$39,123			
Services and Supplies	76,011	219,907	85,700	154,875
Total Expenditures	\$115,134	\$219,907	\$85,700	\$154,875

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing
PROGRAM: Local Housing

FUND: Housing
ACCOUNT: 46310

	<u>2007-08</u> <u>Actual</u>	<u>2008-09</u> <u>Actual</u>	<u>2009-10</u> <u>Budget</u>
FULL TIME AND REGULAR PART-TIME POSITIONS:			
Housing Technician	0.75	1.00	
Total	0.75	1.00	

SERVICE LEVEL CHANGES:

Housing Technician position transferred to Low & Moderate Income Housing Fund for a decrease in FTE of 1.00.

COUNCIL GOALS SUPPORTED:

CONTINUE REDEVELOPMENT PROGRAMS THAT ENCOURAGE THE UPGRADE OF EXISTING HOUSING UNITS

CONTINUE TO ENCOURAGE EUREKA'S HOMEOWNERS TO ENHANCE THEIR PROPERTY

<u>Supporting Departmental Objectives</u>	<u>PERFORMANCE MEASURES:</u>			<u>2009-10</u> <u>Target</u>
	<u>2007-08</u> <u>Actual</u>	<u>2008-09</u> <u>Target</u>	<u>2008-09</u> <u>Estimated</u>	
Additional Funds for Sr. Home Repair Program	No	No	No	No
Housing Loans Processed	1	2	1	2
Graffiti Clean Up Kits Issued	None	2	2	2
Paint Up/Fix Up Grants Issued	26	20	11	11
Dumpster Grants Issued	14	20	20	20
Wheelchair Ramp Grants Issued	1	5	2	2
Senior Repair Grants Issued	62	60	70	70
Lead Based Paint Grants	None	2	1	1
Relocation	None	1	None	1
Demolition	None	1	None	1



DEPARTMENT: Redevelopment & Housing

FUND: Low and Moderate
Income Housing

PROGRAM: Low and Moderate Income Housing

ACCOUNT: 46320

PROGRAM MISSION:

Provide rehabilitation loans and grants to eliminate health and safety hazards within the community. Eliminate blight from neighborhoods. Assist homeowners and tenants with relocation and lead based paint grants to mitigate lead based paint hazards during rehabilitation projects. Provide assistance and documentation for the update of the City's Housing Element. Keep housing rehabilitation program, residential anti-displacement and temporary relocation plan, and all other program guidelines current.

PROGRAM DESCRIPTION:

The Low and Moderate Income Housing Program receives funding from the 20% tax increment revenue generated from the three project areas of the Redevelopment Agency. It funds and/or administers a number of programs or grants, including the First Time Homebuyer, Housing Rehabilitation, Lead Based Paint Hazard Reduction Grant Program and the Downtown Residential Seismic Retrofit loans. Funds are also used to meet cash match requirements of other State and Federal Grant applications. **First Time-Homebuyer Program:** This program provides up to \$120,000 in second mortgage financing to supplement a qualified First Time Homebuyer's down payment. **Housing Rehabilitation:** The program targets low and moderate income homeowners, and provides deferred or amortized low interest loans. **Lead Hazard Evaluation and Reduction Grant Program:** This program provides funds for the evaluation, inspection, mitigation and clearance of lead based paint hazards found in residential rehabilitation projects. **Downtown Residential Retrofit Loans:** This program provides "gap" financing for property owners in the Redevelopment Project area for the purpose of seismically retrofitting unreinforced masonry (URM) residential structures. Funds must be used to complete the seismic upgrade of "high hazard" structures and cannot be used for mechanical/electrical or exterior façade upgrades. **HOME Program First Time Homebuyer Grant #03-HOME-0677:** Agency provided \$100,000 in cash match for Redwood Community Action Agency, acting as a CHDO to provide First Time Homebuyer loans. **Paint Up/Fix Up Grants:** This program funds repairs and paint to the exterior of residences located Buhne Street north to the city limits. Currently grants are being provided at \$2,500 per property.

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Low and Moderate
Income Housing

PROGRAM: Low and Moderate Income Housing

ACCOUNT: 46320

PROGRAM EXPENDITURES:	2007-08 Actual	2008-09 Amended Budget	2008-09 Estimated	2009-10 Budget
Salaries and Benefits	\$164,714	\$314,015	\$236,263	\$235,006
Services and Supplies	2,528,334	2,453,161	1,956,983	1,723,337
Capital Outlay				
Total Expenditures	\$2,693,048	\$2,767,176	\$2,193,246	\$1,958,343

FULL TIME AND REGULAR PART-TIME POSITIONS:	2007-08 Actual	2008-09 Actual	2009-10 Budget
Redevelopment and Housing Director		0.50	0.50
Program Coordinator		1.00	0.97
Redevelopment Projects Manager		1.00	0.97
Housing Technician			1.00
Senior Administrative Assistant		0.50	0.50
Total		3.00	2.94

SERVICE LEVEL CHANGES:

The Projects Manager FTE 0.97 transferred from Low & Mod to Redevelopment Admin; The Program Coordinator FTE 0.03 transferred from Economic Development to Low & Moderate Income Housing; Housing Technician position 1.00 FTE transferred from Local Housing to Low & Moderate Income Housing Fund for a net FTE increase of 0.06.

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing

FUND: Low and Moderate
Income Housing

PROGRAM: Low and Moderate Income Housing

ACCOUNT: 46320

COUNCIL GOALS SUPPORTED:

CONTINUE REDEVELOPMENT PROGRAMS THAT ENCOURAGE THE UPGRADE OF EXISTING HOUSING UNITS
CONTINUE TO ENCOURAGE EUREKA'S HOMEOWNERS TO ENHANCE THEIR PROPERTY
INCREASE AFFORDABLE HOUSING OPPORTUNITIES IN EUREKA
PRESERVE EUREKA AS AN AFFORDABLE PLACE TO LIVE THAT OFFERS A VARIETY OF OPTION FOR FIRST TIME HOMEBUYERS

<u><i>Supporting Departmental Objectives</i></u>	PERFORMANCE MEASURES:			
	<u>2007-08 Actual</u>	<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Update Policies & Procedures of the City's Rehabilitation Program	No	No	No	Yes
Additional Funds for Sr. Home Repair Program	No	No	No	No
<u><i>Amend</i></u> FTHB Downpayment Assistance	Yes	No	No	Yes
Humboldt Housing & Coalition Grant Writing Consultant Fees	Yes	Yes	Yes	Yes
FTHB Program Amendments & New Lender Selection	Yes	No	No	Yes
First Time Homebuyer Loans	14	12	15	12
Housing Rehabilitation Loans	2	3	2	3
Rental Rehab Loan - Eureka 2007-08 Housing Authority	1	1	1	1
Paint Up/Fix Up Grants	15	20	20	20
Lead Based Paint	2	3	2	3
Downtown Residential Seismic Retrofit Loan & Rental Rehab (Greyhound)	None	1	1	1
Relocation Grants	None	None	None	1

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing **FUND:** Housing - CDBG
PROGRAM: Housing - CDBG **ACCOUNT:** 46310

PROGRAM MISSION:

Provide rehabilitation loans and grants to eliminate health and safety hazards in residential units within the community. Eliminate blight from neighborhoods. Assist homeowners and tenants with relocation and lead based paint grants to mitigate lead based paint hazards during rehabilitation projects. Ensure the provision of quality housing opportunities for very low and low income residents and increase and preserve the supply of very low and low income housing.

PROGRAM DESCRIPTION:

The City of Eureka has received State funding from the Community Development Block Grant program (CDBG) for the purpose of providing loans to very low and low income families. The loans are used for health and safety repairs with the purpose of eliminating substandard and deteriorated housing. Program income is derived from previous CDBG loan repayments deposited into a Revolving Loan Fund.

	<u>2007-08 Actual</u>	<u>2008-09 Amended Budget</u>	<u>2008-09 Estimated</u>	<u>2009-10 Budget</u>
PROGRAM EXPENDITURES:				
Salaries and Benefits	\$398	\$2,126	\$5,789	
Services and Supplies	488,427	438,472	93,391	371,001
Total Expenditures	<u>\$488,825</u>	<u>\$440,598</u>	<u>\$99,180</u>	<u>\$371,001</u>

COUNCIL GOALS SUPPORTED:

CONTINUE REDEVELOPMENT PROGRAMS THAT ENCOURAGE THE UPGRADE OF EXISTING HOUSING UNITS				
CONTINUE TO ENCOURAGE EUREKA'S HOMEOWNERS TO ENHANCE THEIR PROPERTY				
	PERFORMANCE MEASURES:			
<u>Supporting Departmental Objectives</u>	<u>2007-08 Actual</u>	<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
Housing Loans Approved	2	5	2	3
Loan Increase	1	None	None	None
Lead Based Paint Grants	2	5	2	3
Relocation Grants	1	1	1	1

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing
PROGRAM: Housing - Rental Rehabilitation

FUND: Housing Rental Rehabilitation
ACCOUNT: 46310

PROGRAM MISSION:

To assist in the elimination of substandard and deteriorated rental housing and encourage rental property owners who have low to moderate income tenants to rehabilitate their rental units.

PROGRAM DESCRIPTION:

The City of Eureka has received Federal grant funding administered through the State of California for the purpose of providing loans to landlords who rent to very low to moderate income families for health and safety repairs within the city limits of Eureka. These funds may be combined with another source of funds as repayments are sporadic. Loans require covenants for the rent to remain affordable and the income of the tenants to remain from low to moderate income.

PROGRAM EXPENDITURES:	<u>2007-08 Actual</u>	<u>2008-09 Amended Budget</u>	<u>2008-09 Estimated</u>	<u>2009-10 Budget</u>
Services and Supplies		\$70,000		\$70,000
Total Expenditures		\$70,000		\$70,000

COUNCIL GOALS SUPPORTED:

CONTINUE REDEVELOPMENT PROGRAMS THAT ENCOURAGE THE UPGRADE OF EXISTING HOUSING UNITS				
CONTINUE SMALL MULTI-FAMILY REHAB/CONSTRUCTION FUND PROGRAM				
CREATE PARTNERSHIPS WITH THE PRIVATE SECTOR TO HELP S TO SUCCESSFULLY MEET OUR HOUSING NEEDS				
FUND AND DEVELOP PROGRAMS TO ASSIST LANDLORDS WITH HOUSING UPGRADE PROJECTS				
	PERFORMANCE MEASURES:			
	<u>2007-08 Actual</u>	<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
<u>Supporting Departmental Objectives</u>				
Loans Anticipated	None	1	1	1

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing
PROGRAM: HOME

FUND: Housing
ACCOUNT: 46310

PROGRAM MISSION:

HOME grant funds are for Owner Occupied Rehabilitation (OOR), special projects, rental rehabilitation, or for First Time Homebuyer funds. All funds are to assist low income participants (80% of Humboldt County Area Median) who are located within the City limits. Program funds supplement the City's ongoing commitment to assist Borrowers to purchase or rehabilitate their existing homes or rentals to remove health and safety issues and to preserve Eureka's unique but aging housing stock. HOME grants were received in 1998-2001 and 2003 and all are currently closed with no open grant activity, therefore the loan repayments are placed in the revolving loan fund to be used for future allowable HOME activities.

PROGRAM DESCRIPTION:

For the OOR loan program, \$40,000 loans were provided for repair of health and safety issues to meet building code requirements. Exterior repairs and paint are also encouraged to improve the property's appearance and may be required to reduce lead based paint hazards. Loan terms are 15 years at 3% interest and deferred payment loans must be located within the city limits. Homeowners must maintain a current insurance policy for the term of the loan. In 2009-2010 the HOME program income revolving funds will be used to assist the low income First Time Homebuyers with additional downpayment assistance.

PROGRAM EXPENDITURES:	2007-08	2008-09	2008-09	2009-10
	<u>Actual</u>	<u>Amended Budget</u>	<u>Estimated</u>	<u>Budget</u>
Services and Supplies	\$28,720	\$403,000	\$3,025	\$405,000
Total Expenditures	\$28,720	\$403,000	\$3,025	\$405,000

COUNCIL GOALS SUPPORTED:

INCREASE AFFORDABLE HOUSING OPPORTUNITIES IN EUREKA PRESERVE EUREKA AS AN AFFORDABLE PLACE TO LIVE THAT OFFERS A VARIETY OF OPTIONS FOR FIRST-TIME HOMEBUYERS				
<u>Supporting Departmental Objectives</u>	<u>PERFORMANCE MEASURES:</u>			
	2007-08 <u>Actual</u>	2008-09 <u>Target</u>	2008-09 <u>Estimated</u>	2009-10 <u>Target</u>
First Time Homebuyer Loan	None	None	None	5

CONTINUE REDEVELOPMENT PROGRAMS THAT ENCOURAGE THE UPGRADE OF EXISTING HOUSING UNITS CONTINUE TO ENCOURAGE EUREKA'S HOMEOWNERS TO ENHANCE THEIR PROPERTY				
<u>Supporting Departmental Objectives</u>	<u>PERFORMANCE MEASURES:</u>			
	2007-08 <u>Actual</u>	2008-09 <u>Target</u>	2008-09 <u>Estimated</u>	2009-10 <u>Target</u>
OOR Loan	None	None	None	1
Rental Rehabilitation Special Project	None	1	1	1

Redevelopment & Housing



DEPARTMENT: Redevelopment & Housing
PROGRAM: CalHOME

FUND: Housing
ACCOUNT: 46310

PROGRAM MISSION:

The State of California Housing and Community Development Department awarded the City of Eureka \$600,000 for owner occupied rehabilitation loans. The purpose is to provide health and safety repairs with the intention of improving the appearance and livability of the City's housing stock and to assist those households with low income (80% of Humboldt County Area Median and less) who are unable to finance health and safety repairs to their homes on their own. This program will provide 13-15 rehabilitation loans. The State of California budget woes have frozen further draws from CalHome until further notification.

PROGRAM DESCRIPTION:

Provides up to \$40,000 in owner occupied rehabilitation loans for the repair of health and safety issues to meet building code requirement repairs. Energy efficient items are encouraged. Exterior repairs and paint are also encouraged to improve the property's appearance and may be required to reduce lead base paint hazards. Loan terms are 30 years @ 3% interest, deferred payment loans. Property must be owner occupied for the term of the loan and must be located within the city limits of Eureka. Homeowner must maintain a current "Full Replacement Value" insurance policy for the term of the loan.

PROGRAM EXPENDITURES:	2007-08 Actual	2008-09 Amended Budget	2008-09 Estimated	2009-10 Budget
Services and Supplies	35,000	\$475,000	\$90,000	\$475,000
Total Expenditures	\$35,000	\$475,000	\$90,000	\$475,000

COUNCIL GOALS SUPPORTED:

CONTINUE REDEVELOPMENT PROGRAMS THAT ENCOURAGE THE UPGRADE OF EXISTING HOUSING UNITS				
CONTINUE TO ENCOURAGE EUREKA'S HOMEOWNERS TO ENHANCE THEIR PROPERTY				
	PERFORMANCE MEASURES:			
<u>Supporting Departmental Objectives</u>	<u>2007-08 Actual</u>	<u>2008-09 Target</u>	<u>2008-09 Estimated</u>	<u>2009-10 Target</u>
CalHome Application Approval	Yes	N/A	N/A	N/A
Guidelines & Reuse Plan Approval	Yes	N/A	N/A	N/A
Request Funds \$125 Increment	Yes	N/A	N/A	N/A
Executed Monitoring Agreement	Yes	N/A	N/A	N/A
Loans Anticipated (13-15 Total*)	N/A	3	2	*

* FY 2008-09 Balance of funds are frozen by State due to budget constraints