CITY OF CORONA

Neighborhood Stabilization Program (NSP-3) Application

March 1, 2011

City of Corona

PMC

City of Corona NSP3 Application

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CITY OF CORONA NSP3 APPLICATION

March 1, 2011

NSP3 GRANTEE INFORMATION

NSP3 Program Administrator Contact Information	
Name (Last, First)	Morales, Jesus M.
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Mailing Address	400 S. Vicentia Ave., #310 Corona, CA 92882

AREAS OF GREATEST NEED

Map Submission

The maps generated at the HUD NSP3 Mapping Tool for Preparing Action Plan website are attached as Exhibit A.

Data Sources Used to Determine Areas of Greatest Need

Describe the data sources used to determine the areas of greatest need.

Response:

Data sources were the NSP3 mapping tool and local market knowledge gained from implementation of the NSP1 program. The City consulted with its current NSP1 partners in program implementation, neighboring jurisdictions, and experts in local real estate. The City of Corona has an active role in the revitalization of local residential and commercial properties. City staff have significant knowledge and awareness of local market trends.

Determination of Areas of Greatest Need

Describe how the areas of greatest need were established.

Response:

The City has conducted a single-family acquisition, rehabilitation and resale program since April of 2009. Beginning in the fall of 2010 the pipeline of eligible homebuyers decreased along with the general level of market activity.

Although home prices have stabilized, the pool of buyers suited to the types of homes being offered through the City's program has substantially decreased. This can be primarily attributed to tighter credit standards in the mortgage lending market, increased inventory of homes on the market, stagnating incomes, persistent unemployment, and the generally higher pricing of homes in Corona relative to income.

Home prices remain substantially below those of 2007 however prices in Corona remain higher than neighboring communities in Riverside County. Residential rents have not shown a similar fall. Rental costs are a greater challenge to affordable housing now than they were just three years ago especially

with the high unemployment rate in Riverside/San Bernardino counties, which has hovered around 14% over the past year.

Given the amount of funding allocated to the City through NSP3 and the recent changes in the housing market, the City determined that using NSP3 funds to subsidize one to three multi-family rental projects would have the most impact on the selected neighborhoods and be the most efficient and productive use of funds.

The City is proposing to target assistance to two areas.

Harrington Street Neighborhood

The first area is surrounding a vacant residential parcel at 1096 Harrington Street in the Northwest area of the City. The area includes Census Tracts 408.07, 408.8 in their entirety and portions of Census Tracts 415, 408.09 and 408.04. Tracts 408.07 and 408.8 contain the majority of residential properties in the area. The area is bounded by Corydon Street along the Northwest, Fairview Drive and Parkridge Ave on the Northeast, North Main Street on the East, Highway 91 on the South, and North Smith Avenue and West Rincon Street on the West. Please see the map attached as Exhibit B.

The area has an NSP3 Score of 18.02. The state threshold is 17. The area is majority LMMI (53.1 percent) and has a significant number of low-income households (33.5 percent). There are 3,674 housing units in the area. There is not a significant vacancy problem in the area but three quarters of the units in the area received a mortgage between 2004 and 2007, indicating a risk for high cost or adjustable rate mortgages that may have balances in excess of current market values. The number of homes delinquent or in foreclosure, number of foreclosure starts, and number of REO properties are all significant. The 30 units of affordable housing to be eventually developed are close to the 40 units identified as needed to create an impact. Please see the NSP3 Planning Data attached as Exhibit A.

The City has had a long-term interest in seeing the site develop as multi-family rental housing as the presence of a large undeveloped parcel in the middle of a residential area has had a blighting influence over time. The site was in the process of development as multi-family housing when the owner/developer defaulted on the financing used to acquire the site in mid 2010. The lender was contemplating foreclosure however ultimately chose to divest themselves of this nonperforming loan along with several other loans in their portfolio. The Redevelopment Agency of the City of Corona has since purchased the mortgage from the lender and is negotiating acquisition and clean title to the site via a deed-in-lieu of foreclosure. (Please note that the Redevelopment Agency is a legally distinct entity from the City.)

The City will solicit proposals to develop the property as affordable housing. NSP3 funds will be used to acquire the property from the Agency.

West 5th Street Neighborhood

The second area is surrounding an existing 12 unit multi-family property at 926 West 5th Street in central core area of the City. The area is comprised of Census Tract 417.04. The area is bounded by state highway 91 on the North, West Grand Blvd on the East, 10th Street on the South, and South Lincoln on the West. Please see the map attached as Exhibit C.

This area is an aging, densely populated residential area that includes urban commercial uses and mixed residential properties. It is suited to permanent supportive housing in that it is near major transportation corridors served by public transit, near health and government services, close to schools and neighborhood shopping facilities.

The area is known to have a significant number of single-family rental units and small multi-family properties (under 50 units). The area also has a significant problem with blighted properties that are poorly maintained. The City views the rehabilitation of properties in this area and their conversion to affordable housing as part of a broader strategy to address blight and poverty.

The area has a NSP3 need score of 20 (state threshold = 17) with 911 housing units. It has a high concentration of low and moderate income persons with over 90 percent LMMI households and over 70 percent low-income households. Although the area does have other indicators of distress, the primary reason for selecting the area was to maximize the benefit to very-low-income households. The 12 units to be converted to permanent affordable housing are greater than the estimated seven units needed to impact the area.

DEFINITIONS AND DESCRIPTIONS

Definitions

Term	Definition
Blighted Structure	The City of Corona uses the State of California's definition of blight as found at California Health and Safety Code Sections 33030 and 33031 which are attached at Exhibit D.
Affordable Rents	The City will use the HOME program rental affordability standards and definition of affordable rents found at 24 CFR 92.252.

Descriptions

Term	Definition
Long-Term Affordability	The City will use the HOME program long-term affordability standards found at 24 CFR 92.252. To assure long-term rental affordability, the City will record a Regulatory Agreement with Covenants to run with the land restricting the use of the property and requiring the provision of rent-restricted units. The number of affordable units in the development will be in proportion to the contribution of the NSP funds to the total development costs. In addition, the affordable units will be proportional to the units in the development and intermixed throughout the project. The City will also perform annual monitoring (desk and on-site) to ensure the terms of the long-term affordability covenants are being met.
Housing Rehabilitation Standards	The City will apply the existing standards used in the City of Corona Home Improvement Program. Please see the attached summary of those standards in Exhibit E. All rehabilitated property and new construction will comply with all applicable state and local codes for health and safety of the occupants, accessibility, energy efficiency, and water conservation. The City of Corona has adopted the 2010 California Green Building Standards (CALGreen) Code. The City has also adopted local energy and water

	conservation requirements for all new construction and major rehabilitation. All major rehabilitation and new construction of multi-family structures will comply with the Energy Star standard (ASHRAE 90.1—2004, Appendix G) plus 20 percent. Where feasible and in the course of the overall project, all rehabilitation will replace fixtures, appliances, or other building systems or components (windows, doors, HVAC, irrigation controllers) with Energy Star labeled products or those that provide a comparable reduction in energy consumption. All rehabilitation and new construction will install water efficient fixtures (toilets, faucets, showers) such as those bearing the WaterSense label. All such projects will also install water conserving irrigation controllers which incorporate soil moisture and weather sensing instruments. Where feasible and in the course of the overall project, all major rehabilitation will meet the current California state standards for seismic safety. All new construction must meet these requirements by law.
Rental Housing Preference	All of the activities proposed for NSP3 funding are rental housing.
Vicinity Hiring Requirement	The City will require as a condition of assistance that to the maximum extent possible, developers and contractors make any new hire employment opportunities available to persons who reside in the vicinity of the development and that all construction contractors and subcontractors will be required to make employment opportunities available to persons who reside in the vicinity. The City will establish numeric targets prior to the start of construction and monitor vicinity hiring. These same efforts will be made to contract or subcontract with small businesses that are owned and operated by persons residing in the vicinity of the project

LOW-INCOME TARGETING

Low-Income Set-Aside Amount

Enter the low-income set-aside percentage in the first field. The field for total funds set aside will populate based on the percentage entered in the first field and the total NSP3 grant.

Identify the estimated amount of funds appropriated or otherwise made available under the NSP3 to be used to provide housing for individuals or families whose incomes do not exceed 50 percent of area median income.
Response: Total low-income set-aside percentage: 25.00% Total funds set aside for low-income individuals = not less than $329,328

Meeting Low-Income Target

Provide a summary that describes the manner in which the low-income targeting goals will be met.
Response: The requirement to provide housing for individuals or families whose incomes do not exceed 50 percent of area median income will be met by subsidizing the major rehabilitation of a 12 unit multi-family property. The property will be used to provide permanent supportive housing to very-low-income households. Not less than $329,328 of the allocated NSP3 funds will be used to subsidize this property. NSP 1 Very Low-income funds were previously used to acquire the building.

ACQUISITION AND RELOCATION

Demolition or Conversion of LMI Units

Does the grantee intend to demolish or convert any low- and moderate-income dwelling units (i.e., ≤ 80% of area median income)?	No

If yes, fill in the table below.

Question	**Number of Units**
The number of low- and moderate-income dwelling units—i.e., ≤ 80% of area median income—reasonably expected to be demolished or converted as a direct result of NSP-assisted activities.	n/a
The number of NSP affordable housing units made available to low- , moderate-, and middle-income households—i.e., ≤ 120% of area median income—reasonably expected to be produced by activity and income level as provided for in DRGR, by each NSP activity providing such housing (including a proposed time schedule for commencement and completion).	n/a
The number of dwelling units reasonably expected to be made available for households whose income does not exceed 50 percent of area median income.	n/a

PUBLIC COMMENT

Citizen Participation Plan

Briefly describe how the grantee followed its citizen participation plan regarding this proposed substantial amendment or abbreviated plan.
Response: On February 15, 2011 the City published a Notice of Substantial Amendment in the Press Enterprise (a publication of general circulation). The notice was also posted in the public notice display case at City Hall and at the Corona Public Library. The notice described the planned use of NSP3 funds and invited public comment. The notice indicated that a draft form of this application was available at the Redevelopment Agency of the City of Corona office and Reference Desk of the Corona Public Library. The draft application was also posted on the City's website at www.coronansp.com. The published notice and the proof of publication is attached as Exhibit F.

Summary of Public Comments Received.

The summary of public comments received is included as Exhibit G.

NSP Information by Activity

Enter each activity name and fill in the corresponding information. If you have fewer than seven activities, please delete any extra activity fields. (For example, if you have three activities, you should delete the tables labeled "Activity Number 4," "Activity Number 5," "Activity Number 6," and "Activity Number 7." If you are unsure how to delete a table, see the instructions above.

The field labeled "Total Budget for Activity" will populate based on the figures entered in the fields above it.

Consult the NSP3 Program Design Guidebook for guidance on completing the "Performance Measures" component of the activity tables below.

Activity Number 1	
Activity Name	1096 Harrington Street
Uses	Select all that apply: ☐ Eligible Use A: Financing Mechanisms ☐ Eligible Use B: Acquisition and Rehabilitation ☐ Eligible Use C: Land Banking ☐ Eligible Use D: Demolition ☒ Eligible Use E: Redevelopment
CDBG Activity or Activities	Acquisition under 24 CFR 570.201(a) for the purpose of developing affordable housing.
National Objective	Low and Moderate Income Housing under 24 CFR 570.208(a)(3)
Activity Description	The City will provide assistance to purchase the vacant parcels at 1096 Harrington Street. The assistance will be for acquisition with the purpose of developing rent-restricted multi-family housing on the site. The development will be mixed-income rental housing. In compliance with 24 CFR 570.208(a)(3)(i)(A), the number of rent-restricted units will not be less than 20 percent of the total units constructed, and the proportion of the total cost of developing the project to be borne by NSP funds will be no greater than the proportion of units in the project that will be occupied by low and moderate income households. Rents will be targeted to be affordable to households earning not more than 80 percent of the area median income. The City will provide assistance in the form of a deferred payment loan to the developer. Interest if any will be nominal and may be deferred. Re-payment may be based on residual receipts. The loan term will be for 30 yrs or greater depending on what other funds will be used to provide assistance, coterminous with the affordability restrictions.

	To assure long-term rental affordability, the City will record a Regulatory Agreement with Covenants to run with the land restricting the use of the property and requiring the provision of rent-restricted units. The City will require as a condition of assistance that to the maximum extent possible, the developer make any new hire employment opportunities available to persons who reside in the vicinity of the development and that all construction contractors and subcontractors will be required to make employment opportunities available to persons who reside in the vicinity. The City will establish numeric targets prior to the start of construction and monitor vicinity hiring. The same efforts will be made to contract or subcontract with small businesses that are owned and operated by persons residing in the vicinity of the project The City has had a long-term interest in seeing the site develop as multi-family rental housing. The site was in the process of development as multi-family housing when the owner/developer defaulted on the financing used to acquire the site in mid 2010. The lender was contemplating foreclosure however ultimately chose to divest themselves of this nonperforming loan along with several other loans in their portfolio. The Redevelopment Agency of the City of Corona has since purchased the mortgage from the lender and is negotiating acquisition and clean title to the site via a deed-in-lieu of foreclosure. (Please note that the Redevelopment Agency is a legally distinct entity from the City.) The City will solicit proposals to develop the property as affordable housing. NSP3 funds will be used to acquire the property from the Agency. The City has conducted a single-family acquisition, rehabilitation and resale program since April of 2009. Beginning in the fall of 2010 the pipeline of eligible homebuyers decreased along with the general level of market activity. Although home prices have stabilized, the pool of buyers suited to the types of homes being offered through the City's program has substantially decreased. This can be primarily attributed to tighter credit standards in the mortgage lending market, increased inventory of homes on the market, stagnating incomes, persistent unemployment, and the generally higher pricing of homes in Corona relative to income. Home prices remain substantially below those of 2007 however prices in Corona remain higher than neighboring communities in Riverside County. Residential rents have not shown a similar fall. Rental costs are a greater challenge to affordable housing now than they were just three years ago especially with the high unemployment rate in Riverside/San Bernardino counties, which has hovered around 14% over the past year. Given the amount of funding allocated to the City through NSP3 and the recent changes in the housing market, the City determined that using NSP3 funds to subsidize 1-3 multi-family rental projects would have the most impact on the selected neighborhood and be the most efficient and

	productive use of funds.	
Location Description	The activity will take place in the north west area of the City. The area includes Census Tracts 408.07, 408.8 in their entirety and portions of Census Tracts 415, 408.09 and 408.04. Tracts 408.07 and 408.8 contain the majority of residential properties in the area. The area is bounded by Corydon Street along the Northwest, Fairview Drive and Parkridge Ave on the Northeast, North Main Street on the East, Highway 91 on the South, and North Smith Avenue and West Rincon Street on the West. Please see the map attached as Exhibit B. The presence of a large undeveloped parcel in the middle of a residential area has had a blighting influence on the area. The area has experienced a significant number of foreclosures and residential vacancies. The number of housing units to be created by developing the vacant parcel will have a significant impact on the target area.	
Budget	**Source of Funding**	**Dollar Amount**
	NSP3	$ 856,251 (Minimum)
	NSP1 Program Income	$1,000,000 (Estimated)
	Corona RDA Low-Moderate Income Housing Fund	$787,498 (Estimated)
Total Budget for Activity		**$2,500,000**
Performance Measures	The construction of approximately 30 units of rental housing affordable to low-income households.	
Projected Start Date	April - May 2011	
Projected End Date	April, 2013	
Responsible Organization	**Name**	City of Corona
	Location	400 S. Vicentia Ave, #310 Corona, CA 92882
	Administrator Contact Info	Jesus M. Morales, City of Corona 951-739-4950 jesus.morales@ci.corona.ca.us

Activity Number 2	
Activity Name	926 W. 5th Street
Use	Select all that apply: ☐ Eligible Use A: Financing Mechanisms ☒ Eligible Use B: Acquisition and Rehabilitation ☐ Eligible Use C: Land Banking ☐ Eligible Use D: Demolition ☐ Eligible Use E: Redevelopment
CDBG Activity or Activities	Eligible rehabilitation and preservation activities for homes and other residential properties under 24 CFR 570.202.
National Objective	Low and Moderate Income Housing under 24 CFR 570.208(a)(3)
Activity Description	The City will provide assistance to rehabilitate an existing 12 unit multi-family property at 926 W. 5th Street. The acquisition of this property was funded

	with NSP1 funds in August of 2010. The property will be undergoing major rehabilitation. The development will provide permanent supportive housing to formerly homeless persons. Rents will be targeted to be affordable to households earning not more than 50 percent of the area median income. The City will provide assistance in the form of a deferred payment loan to the developer. Interest if any will be nominal and deferred. Re-payment may be based on residual receipts. The loan term will be for 55 years, since Redevelopment Low Mod funds will also be used, coterminous with the affordability restrictions. To assure long-term rental affordability, the City will record a Regulatory Agreement with covenants to run with the land restricting the use of the property to the provision of permanent supportive housing and requiring the provision of rent-restricted units for a term of not less than 55 years. The City will require as a condition of assistance that to the maximum extent possible, the developer make any new hire employment opportunities available to persons who reside in the vicinity of the development and that all construction contractors and subcontractors will be required to make employment opportunities available to persons who reside in the vicinity. The City will establish numeric targets prior to the start of construction and monitor vicinity hiring. The same efforts will be made to contract or subcontract with small businesses that are owned and operated by persons residing in the vicinity of the project The City has had a long-term interest in producing permanent supportive housing. The property was in default and in the process of foreclosure. It was determined to be a suitable size and location to serve as permanent supportive housing. In August 2010 the City assisted Mary Erickson Community Housing (MECH), a CHODO, to acquire the property with NSP1 funds. NSP3 would be used to address relocation costs, additional rehabilitation needs, energy and water efficiency improvements, that would help reduce future operating and maintenance costs. The City has conducted a single-family acquisition, rehabilitation and resale program since April of 2009. Beginning in the fall of 2010 the pipeline of eligible homebuyers decreased along with the general level of market activity. Although home prices have stabilized, the pool of buyers suited to the types of homes being offered through the City's program has substantially decreased. This can be primarily attributed to tighter credit standards in the mortgage lending market, increased inventory of homes on the market, stagnating incomes, persistent unemployment, and the generally higher pricing of homes in Corona. Home prices remain substantially below those of 2007 however prices in Corona remain higher than neighboring communities in Riverside County.

	pricing of homes in Corona. Home prices remain substantially below those of 2007 however prices in Corona remain higher than neighboring communities in Riverside County. Residential rents have not shown a similar fall. Rental costs are a greater challenge to affordable housing now than they were just three years ago especially with the high unemployment rate in Riverside/San Bernardino counties, which has hovered around 14% over the past year. Given the amount of funding allocated to the City through NSP3 and the recent changes in the housing market, the City determined that using NSP3 funds to subsidize 1-3 multi-family rental projects would have the most impact on the selected neighborhood and be the most efficient and productive use of funds.
Location Description	The activity will take place in central core area of the City. The area is comprised of Census Tract 417.04. The area is bounded by state highway 91 on the North, West Grand Blvd on the East, 10th Street on the South, and South Lincoln on the West. Please see the map attached as Exhibit C. This area is an aging, densely populated residential area that includes urban commercial uses and mixed residential properties. It is suited to permanent supporting housing in that it is near major transportation corridors served by public transit, near health and government services, close to schools and neighborhood shopping facilities. The area has a NSP3 need score of 20 (state threshold = 17) with 911 housing units. It has a high concentration of low and moderate income persons with over 90 percent with incomes at or below 120 percent of the area median and over 70 percent with incomes at or below 80 percent of the area median. The 12 units to be converted to permanent affordable housing is greater than the estimated seven units needed to impact the area. The area is known to have a significant number of single-family rental units and small multi-family properties (under 50 units). The area also has a significant problem with blighted properties that are poorly maintained. The City views the rehabilitation of properties in this area and their conversion to affordable housing as part of a broader strategy to address blight and poverty.
Budget	**Source of Funding** / **Dollar Amount** NSP3 / $ 329,328 NSP1 Program Income / $900,711 Corona RDA Low-Moderate Income Housing Fund / $770,000 (estimated)
Total Budget for Activity	$2,000,000
Performance Measures	The rehabilitation of 12 units of permanent supporting rental housing affordable to very-low-income households.
Projected Start Date	Acquired. Scoping of rehabilitation and financing underway.
Projected End Date	April, 2013
Responsible	**Name** / Mary Erickson Community Housing

		951-739-4950 jesus.morales@ci.corona.ca.us

Activity Number 3		
Activity Name	Administration	
Use	Select all that apply: ☐ Eligible Use A: Financing Mechanisms ☐ Eligible Use B: Acquisition and Rehabilitation ☐ Eligible Use C: Land Banking ☐ Eligible Use D: Demolition ☐ Eligible Use E: Redevelopment	
CDBG Activity or Activities	Administration of NSP 3 activities.	
National Objective	N/A	
Activity Description	NSP 3 Administration: These funds will be used to administer all the activities under the Neighborhood Stabilization Program 3 (NSP 3) to include any activities that may be continued if there is program income.	
Location Description	NSP 3 targeted areas	
Budget	**Source of Funding**	**Dollar Amount**
	NSP3	$ 131,731
	Other funding source	$0
	Other funding source	$0
Total Budget for Activity		$131,731
Performance Measures	N/A	
Projected Start Date	Application approval, April 2011	
Projected End Date	April, 2013	
Responsible Organization	**Name**	City of Corona
	Location	400 S. Vicentia Ave, Ste 310 Corona, CA 92882
	Administrator Contact Info	Jesus M. Morales, City of Corona Tel; 951-739-4950 Fax: 951-736-2488 jesus.morales@ci.corona.ca.us www.coronansp.com

CERTIFICATIONS

Certifications for State and Entitlement Communities

(1) **Affirmatively furthering fair housing**. The jurisdiction certifies that it will affirmatively further fair housing, which means that it will conduct an analysis to identify impediments to fair housing choice within the jurisdiction, take appropriate actions to overcome the effects of any impediments identified through that analysis, and maintain records reflecting the analysis and actions in this regard.

(2) **Anti-displacement and relocation plan.** The applicant certifies that it has in effect and is following a residential anti-displacement and relocation assistance plan.

(3) **Anti-lobbying.** The jurisdiction must submit a certification with regard to compliance with restrictions on lobbying required by 24 CFR part 87, together with disclosure forms, if required by that part.

(4) **Authority of jurisdiction.** The jurisdiction certifies that the consolidated plan or abbreviated plan, as applicable, is authorized under state and local law (as applicable) and that the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations and other program requirements.

(5) **Consistency with plan.** The jurisdiction certifies that the housing activities to be undertaken with NSP funds are consistent with its consolidated plan or abbreviated plan, as applicable.
(6) **Acquisition and relocation.** The jurisdiction certifies that it will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (42 U.S.C. 4601), and implementing regulations at 49 CFR part 24, except as those provisions are modified by the notice for the NSP program published by HUD.

(7) **Section 3.** The jurisdiction certifies that it will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u), and implementing regulations at 24 CFR part 135.

(8) **Citizen participation.** The jurisdiction certifies that it is in full compliance and following a detailed citizen participation plan that satisfies the requirements of Sections 24 CFR 91.105 or 91.115, as modified by NSP requirements.

(9) **Following a plan.** The jurisdiction certifies it is following a current consolidated plan (or Comprehensive Housing Affordability Strategy) that has been approved by HUD. [Only States and entitlement jurisdictions use this certification.]

(10) **Use of funds.** The jurisdiction certifies that it will comply with the Dodd-Frank Wall Street Reform and Consumer Protection Act and Title XII of Division A of the American Recovery and Reinvestment Act of 2009 by spending 50 percent of its grant funds within 2 years, and spending 100 percent within 3 years, of receipt of the grant.

(11) **The jurisdiction certifies:**

a. that all of the NSP funds made available to it will be used with respect to individuals and families whose incomes do not exceed 120 percent of area median income; and

b. The jurisdiction will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low- and moderate-income, including any fee charged or assessment made as a condition of obtaining access to such public improvements. However, if NSP funds are used to pay the proportion of a fee or assessment attributable to the capital costs of public improvements (assisted in part with NSP funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds. In addition, with respect to properties owned and occupied by moderate-income (but not low-income) families, an

assessment or charge may be made against the property with respect to the public improvements financed by a source other than NSP funds if the jurisdiction certifies that it lacks NSP or CDBG funds to cover the assessment.

(12) **Excessive force.** The jurisdiction certifies that it has adopted and is enforcing:

a. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in nonviolent civil rights demonstrations; and

b. A policy of enforcing applicable state and local laws against physically barring entrance to, or exit from, a facility or location that is the subject of such nonviolent civil rights demonstrations within its jurisdiction.

(13) **Compliance with anti-discrimination laws.** The jurisdiction certifies that the NSP grant will be conducted and administered in conformity with Title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d), the Fair Housing Act (42 U.S.C. 3601-3619), and implementing regulations.

(14) **Compliance with lead-based paint procedures.** The jurisdiction certifies that its activities concerning lead-based paint will comply with the requirements of part 35, subparts A, B, J, K, and R of this title.

(15) **Compliance with laws.** The jurisdiction certifies that it will comply with applicable laws.

(16) **Vicinity hiring.** The jurisdiction certifies that it will, to the maximum extent feasible, provide for hiring of employees that reside in the vicinity of NSP3 funded projects or contract with small businesses that are owned and operated by persons residing in the vicinity of NSP3 projects.

(17) **Development of affordable rental housing.** The jurisdiction certifies that it will be abide by the procedures described in its NSP3 Abbreviated Plan to create preferences for the development of affordable rental housing for properties assisted with NSP3 funds.

Bradly L. Robbins
Signature/Authorized Official

02 /28 /2011
Date

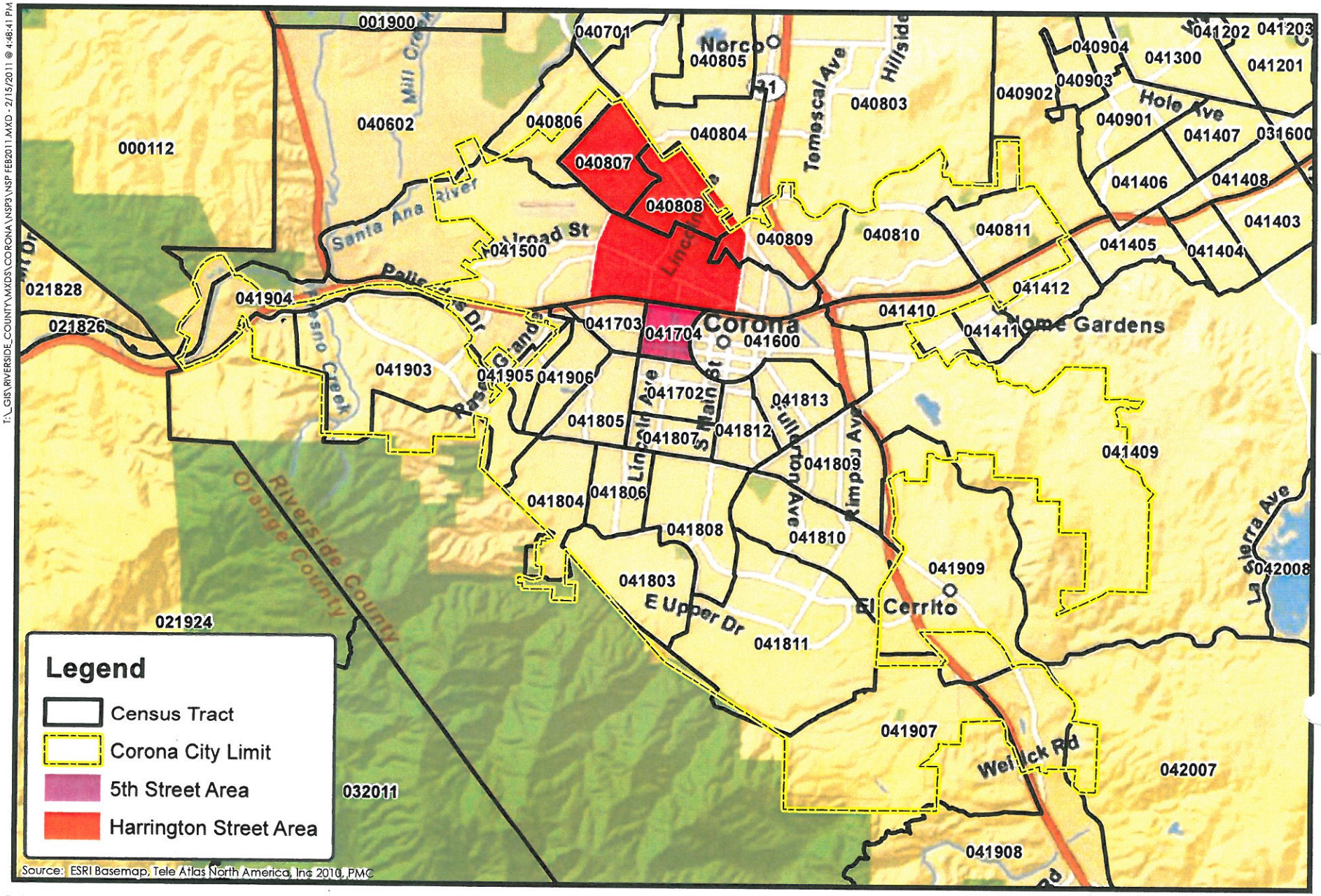
Title: City Manager

CITY OF CORONA NSP3 APPLICATION

List of Exhibits

A. HUD NSP3 Planning Data.
B. Map of 1096 Harrington Street.
C. Map of 926 W. 5th Street.
D. California Health and Safety Code Section 33030 and 33031
E. Rehabilitation Standards
F. Public Notice and proof of publication
G. Summary of public comments and responses.

Exhibit A
HUD NSP3 Planning Data



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City of Corona NSP3 Target Areas

PMC

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Neighborhood ID: 6322326

NSP3 Planning Data

Grantee ID: 0608280E,0606500C
Grantee State: CA
Grantee Name: CORONA,RIVERSIDE COUNTY
Grantee Address:
Grantee Email: rsronce@pmcworld.com

Neighborhood Name: Harrington Street 2
Date:2011-02-11 00:00:00

NSP3 Score

The neighborhoods identified by the NSP3 grantee as being the areas of greatest need must have an individual or average combined index score for the grantee's identified target geography that is not less than the lesser of 17 or the twentieth percentile most needy score in an individual state. For example, if a state's twentieth percentile most needy census tract is 18, the requirement will be a minimum need of 17. If, however, a state's twentieth percentile most needy census tract is 15, the requirement will be a minimum need of 15. If more than one neighborhood is identified in the Action Plan, HUD will average the Neighborhood Scores, weighting the scores by the estimated number of housing units in each identified neighborhood.

Neighborhood NSP3 Score: 18.02
State Minimum Threshold NSP3 Score: 17
Total Housing Units in Neighborhood: 3674

Area Benefit Eligibility

Percent Persons Less than 120% AMI: 53.09
Percent Persons Less than 80% AMI: 33.52

Neighborhood Attributes (Estimates)

Vacancy Estimate

USPS data on addresses not receiving mail in the last 90 days or "NoStat" can be a useful measure of whether or not a target area has a serious vacancy problem. For urban neighborhoods, HUD has found that neighborhoods with a very high number vacant addresses relative to the total addresses in an area to be a very good indicator of a current for potentially serious blight problem.

The USPS "NoStat" indicator can mean different things. In rural areas, it is an indicator of vacancy. However, it can also be an address that has been issued but not ever used, it can indicate units under development, and it can be a very distressed property (most of the still flood damaged properties in New Orleans are NoStat). When using this variable, users need to understand the target area identified.

In addition, the housing unit counts HUD gets from the US Census indicated above are usually close to the residential address counts from the USPS below. However, if the Census and USPS counts are substantially different for your identified target area, users are advised to use the information below with caution. For example if there are many NoStats in an area for units never built, the USPS residential address count may be larger than the Census number; if the area is a rural area largely served by PO boxes it may have fewer addresses than housing units.

USPS Residential Addresses in Neighborhood: 4127
Residential Addresses Vacant 90 or more days (USPS, March 2010): 77
Residential Addresses NoStat (USPS, March 2010): 389

Foreclosure Estimates

HUD has developed a model for predicting where foreclosures are likely. That model estimates serious delinquency rates using data on the leading causes of foreclosures - subprime loans (HMDA Census Tract data on high cost and highly leveraged loans), increasing unemployment (BLS data on unemployment rate change), and fall in home values (FHFA data on house price change). The predicted serious delinquency rate is then used to apportion the state total counts of foreclosure starts (from the Mortgage Bankers Association) and REOs (from RealtyTrac) to individual block groups.

Total Housing Units to receive a mortgage between 2004 and 2007: 2760
Percent of Housing Units with a high cost mortgage between 2004 and 2007: 22.69
Percent of Housing Units 90 or more days delinquent or in foreclosure: 16.39
Number of Foreclosure Starts in past year: 206
Number of Housing Units Real Estate Owned July 2009 to June 2010: 118

HUD is encouraging grantees to have small enough target areas for NSP 3 such that their dollars will have a visible impact on the neighborhood. Nationwide there have been over 1.9 million foreclosure completions in the past two years. NSP 1, 2, and 3 combined are estimated to only be able to address 100,000 to 120,000 foreclosures. To stabilize a neighborhood requires focused investment.

Estimated number of properties needed to make an impact in identified target area (20% of REO in past year): 40

Supporting Data

Metropolitan Area (or non-metropolitan area balance) percent fall in home value since peak value (Federal Housing Finance Agency Home Price Index through June 2010): -44.3
Place (if place over 20,000) or county unemployment rate June 2005*: 3.5
Place (if place over 20,000) or county unemployment rate June 2010*: 10.3
*Bureau of Labor Statistics Local Area Unemployment Statistics

Market Analysis:

HUD is providing the data above as a tool for both neighborhood targeting and to help inform the strategy development. Some things to consider:

1. Persistent Unemployment. Is this an area with persistently high unemployment? Serious consideration should be given to a rental strategy rather than a homeownership strategy.

2. Home Value Change and Vacancy. Is this an area where foreclosures are largely due to a combination of falling home values, a recent spike in unemployment, and a relatively low vacancy rate? A down payment assistance program may be an effective strategy.

3. Persistently High Vacancy. Are there a high number of substandard vacant addresses in the target area of a community with persistently high unemployment? A demolition/land bank strategy with selected acquisition rehab for rental or lease-purchase might be considered.

4. Historically low vacancy that is now rising. A targeted strategy of acquisition for homeownership and rental to retain or regain neighborhood stability might be considered.

5. Historically high cost rental market. Does this market historically have very high rents with low vacancies? A strategy of acquiring properties and developing them as long-term affordable rental might be considered.

Latitude and Longitude of corner points

-117.593966 33.881888 -117.588215 33.882530 -117.582464 33.882316 -117.565556 33.880107 -117.563839 33.893217 -117.576628 33.907893 -117.580233 33.905756 -117.589073 33.915087 -117.600060 33.904474 -117.589931 33.896566 -117.592506 33.891365

Blocks Comprising Target Neighborhood

060650408071000, 060650408071002, 060650408071004, 060650408071009, 060650408071008, 060650408071007, 060650408071006, 060650408071005, 060650408071003, 060650408071001, 060650408072000, 060650408072011, 060650408072010, 060650408072009, 060650408072008, 060650408072007, 060650408072006, 060650408072005, 060650408072004, 060650408072003, 060650408072021, 060650408072020, 060650408072019, 060650408072018, 060650408072017, 060650408072016, 060650408072015, 060650408072014, 060650408072013, 060650408072012, 060650408072001, 060650408072002, 060650408081000, 060650408081001, 060650408081002, 060650408081003, 060650408081005, 060650408081007, 060650408081012, 060650408081011, 060650408081010, 060650408081009, 060650408081008, 060650408081006, 060650408081004, 060650408082000, 060650408082008, 060650408082007, 060650408082006, 060650408082005, 060650408082004, 060650408082003, 060650408082001, 060650408082002, 060650408083000, 060650408083001, 060650408083004, 060650408083003, 060650408083002, 060650408083005, 060650408083007, 060650408083009, 060650408083026, 060650408083025, 060650408083024, 060650408083023, 060650408083022, 060650408083021, 060650408083020, 060650408083019, 060650408083018, 060650408083030, 060650408083029, 060650408083028, 060650408083027, 060650408083017, 060650408083016, 060650408083015, 060650408083014, 060650408083013, 060650408083012, 060650408083011, 060650408083010, 060650408083008, 060650408083006, 060650408091027, 060650408091026, 060650408091024, 060650415001006, 060650415001008, 060650415001032, 060650415001031, 060650415001030, 060650415001029, 060650415001020, 060650415001019, 060650415001018, 060650415001017, 060650415001016, 060650415001015, 060650415001014, 060650415001013, 060650415001007, 060650415002000, 060650415002016, 060650415002015, 060650415002014, 060650415002013, 060650415002012, 060650415002011, 060650415002010, 060650415002009, 060650415002008, 060650415002022, 060650415002021, 060650415002019, 060650415002018, 060650415002017, 060650415002003, 060650415002004, 060650415002005, 060650415002007, 060650415002006, 060650415002002, 060650415002001, 060650408042023, 060650408042021,

Neighborhood ID: 3183258

NSP3 Planning Data

Grantee ID: 0608280E
Grantee State: CA
Grantee Name: CORONA
Grantee Address:
Grantee Email: rsronce@pmcworld.com

Neighborhood Name: 5th Street
Date:2011-02-11 00:00:00

NSP3 Score

The neighborhoods identified by the NSP3 grantee as being the areas of greatest need must have an individual or average combined index score for the grantee's identified target geography that is not less than the lesser of 17 or the twentieth percentile most needy score in an individual state. For example, if a state's twentieth percentile most needy census tract is 18, the requirement will be a minimum need of 17. If, however, a state's twentieth percentile most needy census tract is 15, the requirement will be a minimum need of 15. If more than one neighborhood is identified in the Action Plan, HUD will average the Neighborhood Scores, weighting the scores by the estimated number of housing units in each identified neighborhood.

Neighborhood NSP3 Score: 20
State Minimum Threshold NSP3 Score: 17
Total Housing Units in Neighborhood: 911

Area Benefit Eligibility

Percent Persons Less than 120% AMI: 90.42
Percent Persons Less than 80% AMI: 74.32

Neighborhood Attributes (Estimates)

Vacancy Estimate

USPS data on addresses not receiving mail in the last 90 days or "NoStat" can be a useful measure of whether or not a target area has a serious vacancy problem. For urban neighborhoods, HUD has found that neighborhoods with a very high number vacant addresses relative to the total addresses in an area to be a very good indicator of a current for potentially serious blight problem.

The USPS "NoStat" indicator can mean different things. In rural areas, it is an indicator of vacancy. However, it can also be an address that has been issued but not ever used, it can indicate units under development, and it can be a very distressed property (most of the still flood damaged properties in New Orleans are NoStat). When using this variable, users need to understand the target area identified.

In addition, the housing unit counts HUD gets from the US Census indicated above are usually close to the residential address counts from the USPS below. However, if the Census and USPS counts are substantially different for your identified target area, users are advised to use the information below with caution. For example if there are many NoStats in an area for units never built, the USPS residential address count may be larger than the Census number; if the area is a rural area largely served by PO boxes it may have fewer addresses than housing units.

USPS Residential Addresses in Neighborhood: 994
Residential Addresses Vacant 90 or more days (USPS, March 2010): 29
Residential Addresses NoStat (USPS, March 2010): 52

Foreclosure Estimates

HUD has developed a model for predicting where foreclosures are likely. That model estimates serious delinquency rates using data on the leading causes of foreclosures - subprime loans (HMDA Census Tract data on high cost and highly leveraged loans), increasing unemployment (BLS data on unemployment rate change), and fall in home values (FHFA data on house price change). The predicted serious delinquency rate is then used to apportion the state total counts of foreclosure starts (from the Mortgage Bankers Association) and REOs (from RealtyTrac) to individual block groups.

Total Housing Units to receive a mortgage between 2004 and 2007: 314
Percent of Housing Units with a high cost mortgage between 2004 and 2007: 32.8
Percent of Housing Units 90 or more days delinquent or in foreclosure: 22.1
Number of Foreclosure Starts in past year: 34
Number of Housing Units Real Estate Owned July 2009 to June 2010: 19

HUD is encouraging grantees to have small enough target areas for NSP 3 such that their dollars will have a visible impact on the neighborhood. Nationwide there have been over 1.9 million foreclosure completions in the past two years. NSP 1, 2, and 3 combined are estimated to only be able to address 100,000 to 120,000 foreclosures. To stabilize a neighborhood requires focused investment.

Estimated number of properties needed to make an impact in identified target area (20% of REO in past year): 7

Supporting Data

Metropolitan Area (or non-metropolitan area balance) percent fall in home value since peak value (Federal Housing Finance Agency Home Price Index through June 2010): -44.3
Place (if place over 20,000) or county unemployment rate June 2005*: 3.5
Place (if place over 20,000) or county unemployment rate June 2010*: 10.3
*Bureau of Labor Statistics Local Area Unemployment Statistics

Market Analysis:

HUD is providing the data above as a tool for both neighborhood targeting and to help inform the strategy development. Some things to consider:

1. Persistent Unemployment. Is this an area with persistently high unemployment? Serious consideration should be given to a rental strategy rather than a homeownership strategy.

2. Home Value Change and Vacancy. Is this an area where foreclosures are largely due to a combination of falling home values, a recent spike in unemployment, and a relatively low vacancy rate? A down payment assistance program may be an effective strategy.

3. Persistently High Vacancy. Are there a high number of substandard vacant addresses in the target area of a community with persistently high unemployment? A demolition/land bank strategy with selected acquisition rehab for rental or lease-purchase might be considered.

4. Historically low vacancy that is now rising. A targeted strategy of acquisition for homeownership and rental to retain or regain neighborhood stability might be considered.

5. Historically high cost rental market. Does this market historically have very high rents with low vacancies? A strategy of acquiring properties and developing them as long-term affordable rental might be considered.

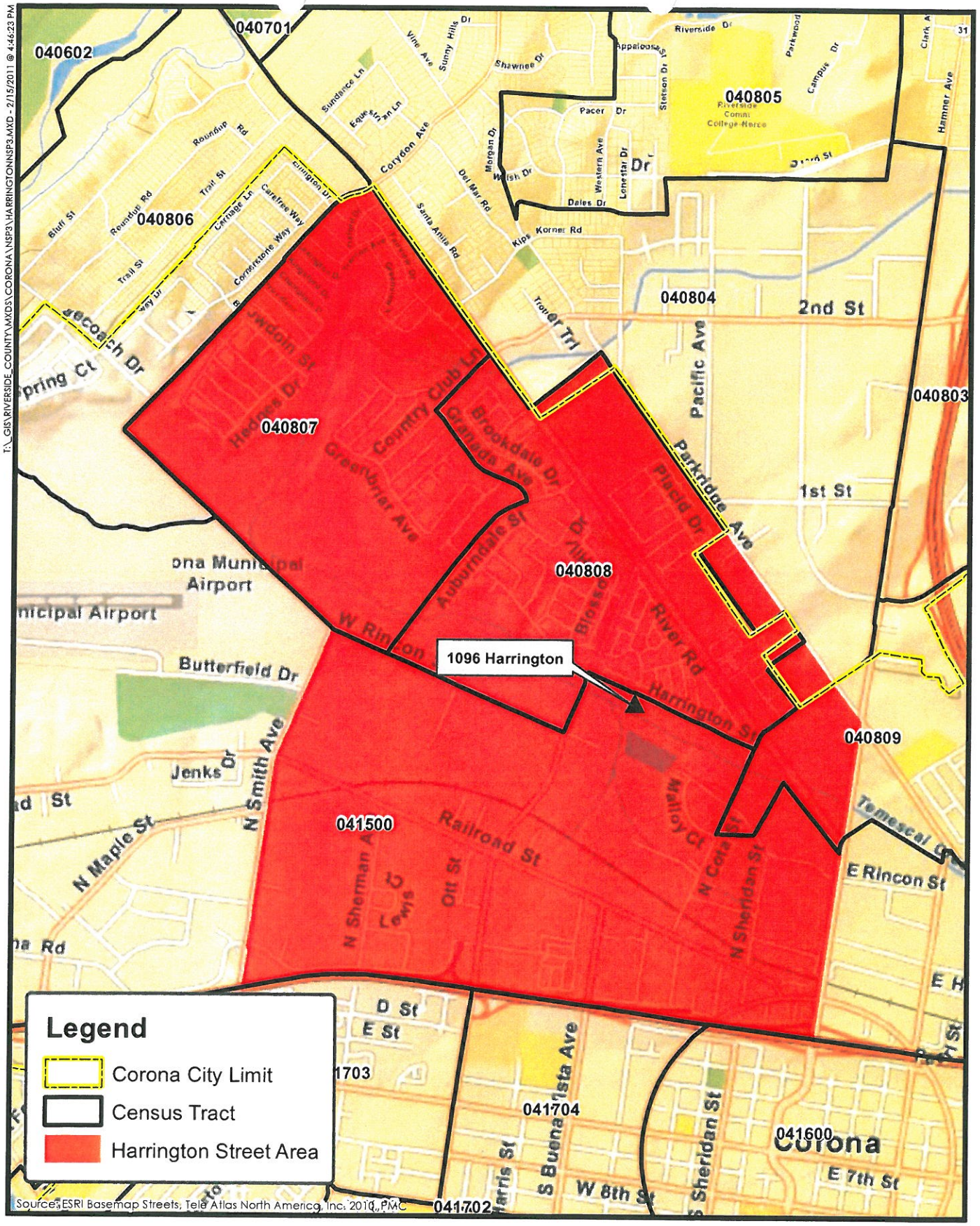
Latitude and Longitude of corner points

-117.582507 33.882387 -117.576799 33.881425 -117.570920 33.880784 -117.572637 33.879323 -117.573795 33.877043 -117.573967 33.874228 -117.572808 33.872197 -117.578387 33.872553 -117.583838 33.873373

Blocks Comprising Target Neighborhood

060650417041000, 060650417041011, 060650417041010, 060650417041009, 060650417041008, 060650417041003, 060650417041004, 060650417041005, 060650417041007, 060650417041006, 060650417041002, 060650417041001, 060650417042000, 060650417042005, 060650417042007, 060650417042009, 060650417042011, 060650417042012, 060650417042010, 060650417042008, 060650417042006, 060650417042004, 060650417042001, 060650417042003, 060650417042002,

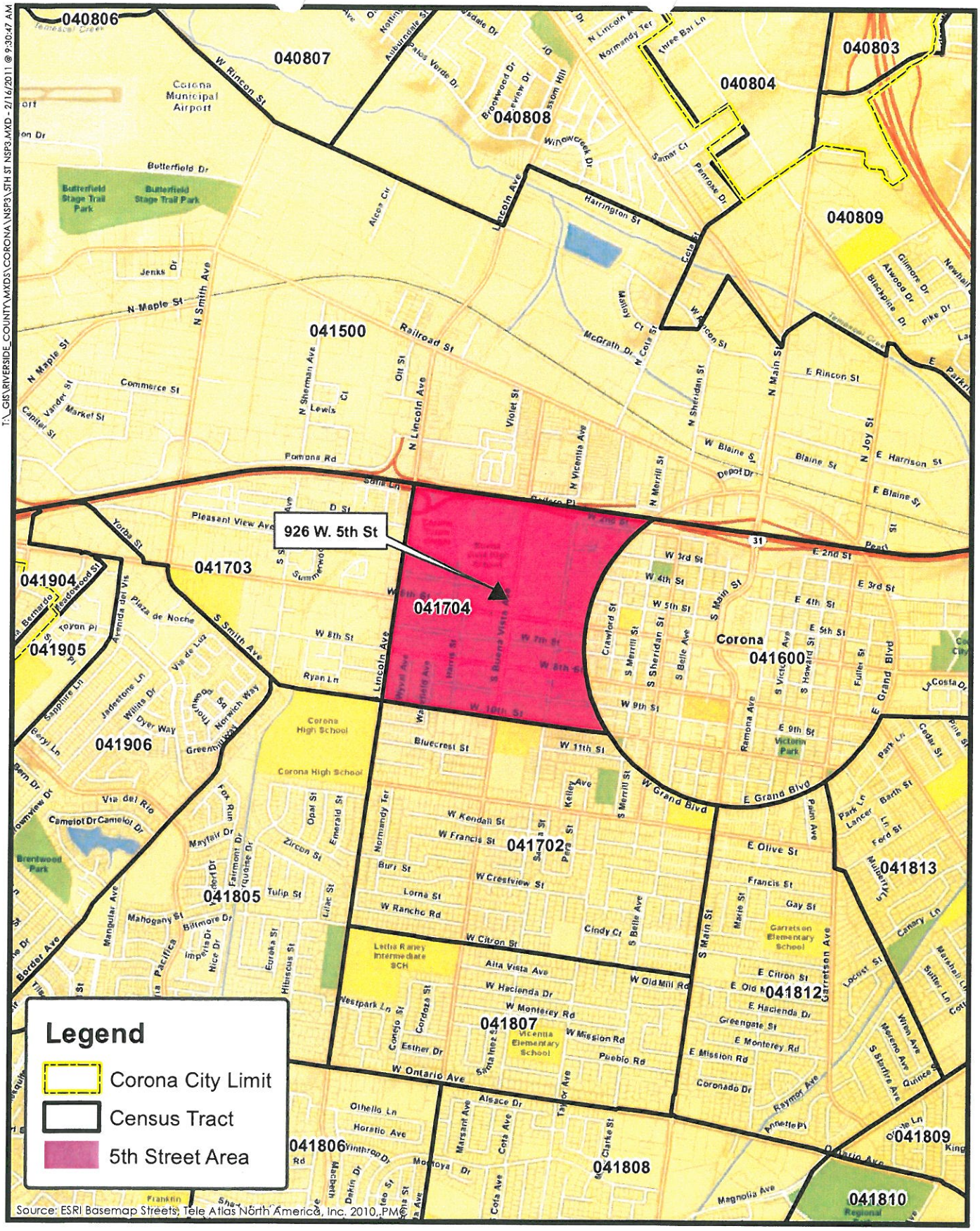
Exhibit B
Map of 1096 Harrington Street



Target Area
1096 Harrington Street

PMC

Exhibit C
Map of 926 West 5th Street



1,000 0 1,000
FEET
N

Target Area
926 W. 5th Street

PMC

Exhibit D

HEALTH AND SAFETY CODE
SECTION 33030-33039

33030. (a) It is found and declared that there exist in many communities blighted areas that constitute physical and economic liabilities, requiring redevelopment in the interest of the health, safety, and general welfare of the people of these communities and of the state.

(b) A blighted area is one that contains both of the following:

(1) An area that is predominantly urbanized, as that term is defined in Section 33320.1, and is an area in which the combination of conditions set forth in Section 33031 is so prevalent and so substantial that it causes a reduction of, or lack of, proper utilization of the area to such an extent that it constitutes a serious physical and economic burden on the community that cannot reasonably be expected to be reversed or alleviated by private enterprise or governmental action, or both, without redevelopment.

(2) An area that is characterized by one or more conditions set forth in any paragraph of subdivision (a) of Section 33031 and one or more conditions set forth in any paragraph of subdivision (b) of Section 33031.

(c) A blighted area that contains the conditions described in subdivision (b) may also be characterized by the existence of any of the following:

(1) Inadequate public improvements.

(2) Inadequate water or sewer utilities.

(3) Housing constructed as a government-owned project that was constructed before January 1, 1960.

33031. (a) This subdivision describes physical conditions that cause blight:

(1) Buildings in which it is unsafe or unhealthy for persons to live or work. These conditions may be caused by serious building code violations, serious dilapidation and deterioration caused by long-term neglect, construction that is vulnerable to serious damage from seismic or geologic hazards, and faulty or inadequate water or sewer utilities.

(2) Conditions that prevent or substantially hinder the viable use or capacity of buildings or lots. These conditions may be caused by buildings of substandard, defective, or obsolete design or construction given the present general plan, zoning, or other development standards.

(3) Adjacent or nearby incompatible land uses that prevent the development of those parcels or other portions of the project area.

(4) The existence of subdivided lots that are in multiple ownership and whose physical development has been impaired by their irregular shapes and inadequate sizes, given present general plan and zoning standards and present market conditions.

(b) This subdivision describes economic conditions that cause blight:

(1) Depreciated or stagnant property values.

(2) Impaired property values, due in significant part, to hazardous wastes on property where the agency may be eligible to use its authority as specified in Article 12.5 (commencing with Section 33459).

(3) Abnormally high business vacancies, abnormally low lease rates, or an abnormally high number of abandoned buildings.

(4) A serious lack of necessary commercial facilities that are normally found in neighborhoods, including grocery stores, drug stores, and banks and other lending institutions.

(5) Serious residential overcrowding that has resulted in significant public health or safety problems. As used in this paragraph, "overcrowding" means exceeding the standard referenced in Article 5 (commencing with Section 32) of Chapter 1 of Title 25 of the California Code of Regulations.

(6) An excess of bars, liquor stores, or adult-oriented businesses that has resulted in significant public health, safety, or welfare problems.

(7) A high crime rate that constitutes a serious threat to the public safety and welfare.

33035. It is further found and declared that:

(a) The existence of blighted areas characterized by any or all of such conditions constitutes a serious and growing menace which is condemned as injurious and inimical to the public health, safety, and welfare of the people of the communities in which they exist and of the people of the State.

(b) Such blighted areas present difficulties and handicaps which are beyond remedy and control solely by regulatory processes in the exercise of police power.

(c) They contribute substantially and increasingly to the problems of, and necessitate excessive and disproportionate expenditures for, crime prevention, correction, prosecution, and punishment, the treatment of juvenile delinquency, the preservation of the public health and safety, and the maintaining of adequate police, fire, and accident protection and other public services and facilities.

(d) This menace is becoming increasingly direct and substantial in its significance and effect.

(e) The benefits which will result from the remedying of such conditions and the redevelopment of blighted areas will accrue to all the inhabitants and property owners of the communities in which they exist.

33036. It is further found and declared that:

(a) Such conditions of blight tend to further obsolescence, deterioration, and disuse because of the lack of incentive to the individual landowner and his inability to improve, modernize, or rehabilitate his property while the condition of the neighboring properties remains unchanged.

(b) As a consequence the process of deterioration of a blighted area frequently cannot be halted or corrected except by redeveloping the entire area, or substantial portions of it.

(c) Such conditions of blight are chiefly found in areas subdivided into small parcels, held in divided and widely scattered

ownerships, frequently under defective titles, and in many such instances the private assembly of the land in blighted areas for redevelopment is so difficult and costly that it is uneconomic and as a practical matter impossible for owners to undertake because of lack of the legal power and excessive costs.

(d) The remedying of such conditions may require the public acquisition at fair prices of adequate areas, the clearance of the areas through demolition of existing obsolete, inadequate, unsafe, and insanitary buildings, and the redevelopment of the areas suffering from such conditions under proper supervision, with appropriate planning, and continuing land use and construction policies.

33037. For these reasons it is declared to be the policy of the State:

(a) To protect and promote the sound development and redevelopment of blighted areas and the general welfare of the inhabitants of the communities in which they exist by remedying such injurious conditions through the employment of all appropriate means.

(b) That whenever the redevelopment of blighted areas cannot be accomplished by private enterprise alone, without public participation and assistance in the acquisition of land, in planning and in the financing of land assembly, in the work of clearance, and in the making of improvements necessary therefor, it is in the public interest to employ the power of eminent domain, to advance or expend public funds for these purposes, and to provide a means by which blighted areas may be redeveloped or rehabilitated.

(c) That the redevelopment of blighted areas and the provisions for appropriate continuing land use and construction policies in them constitute public uses and purposes for which public money may be advanced or expended and private property acquired, and are governmental functions of state concern in the interest of health, safety, and welfare of the people of the State and of the communities in which the areas exist.

(d) That the necessity in the public interest for the provisions of this part is declared to be a matter of legislative determination.

33038. It is found and declared that blighted areas may include housing areas constructed as temporary government-owned wartime housing projects, and that such areas may be characterized by one or more of the conditions enumerated in Sections 33031 to 33034, inclusive.

33039. The Legislature of the State of California recognizes that among the principal causes of slum and blighted residential areas are the following factors:

(a) Inadequate enforcement of health, building, and safety laws.

(b) The fact that the limited financial resources of many human beings who inhabit them make only this type of housing available to such persons.

(c) Racial discrimination against persons of certain groups in seeking housing.

(d) The neglect of absentee landlords.

It is, therefore, declared to be the public policy of this State that, in order to cope with the problems of the rehabilitation of slum or blighted areas, these factors shall be taken into consideration in any rehabilitation or redevelopment program. It is further declared to be the public policy of this State that such rehabilitation or redevelopment programs shall not be undertaken and operated in such a manner as to exchange new slums for old slums or as to congest individuals from one slum to another slum.

Exhibit E

City of Corona

Housing Rehabilitated Standards for NSP assisted activities

The NSP funds will use the City of Corona's standards from the ongoing Home Improvement Program (funding from Redevelopment Housing Funds). These are described below.

Code Correction Repairs

At a minimum at the completion of each project, all health and safety issues and all code violations shall be corrected. Applicable codes include the Uniform Building Code, the National Electrical Code, the Uniform Plumbing Code, the Uniform Mechanical Code and Chapters 5-10 of the Uniform Housing Code, ADA, Section 504, and relevant sections of Titles 24 that pertain to disability access.

In addition to requiring that the building be brought into compliance with applicable codes, the program requires specific additional upgrades in all projects. These include: upgrade of electrical equipment grounding and bonding system; GFCI replacement in kitchen, bathroom and exterior areas; fire extinguishers; smoke detector upgrade to current Uniform Building Code; and installation of carbon monoxide detectors; and exterior painting, if needed. All work performed must comply with the Program Rehabilitation Standards.

Lead Based Paint Repairs

Control or abatement of defective lead based paint surfaces will be included in the property rehabilitation where applicable. A lead hazard assessment will be conducted for any home built before 1978.

Asbestos Removal

Removal of material containing asbestos, if needed, will be included as part of the property rehabilitation.

Other Eligible Improvements

In addition to the above-noted improvements, the following lists other rehabilitation that may be undertaken using NSP funds:

A. Improvements that create greater energy efficiency

B. Repairs that remedy existing non conforming uses such as garage conversions, additions, etc.

C. Exterior work to help presence or protect structures, roofing, siding (if significantly damaged), re-leveling, bracing (including earthquake bracing) , repair/replacement of screens/windows, doors, and door locks, structural and/or foundation damage, replacement of deteriorated attached porch and step structures.

D. Interior work to make a structure more livable and repair/ replace/restore important parts such as plumbing (i.e. re-pipe and replacement of fixtures), damaged flooring, faulty or inadequate hearing/cooling systems, inoperable built-in appliances, damaged ceilings, water heaters, electrical wiring and service, painting)if walls are water damaged.

E. Weatherization and energy conservation items such as insulation caulking, weather-stripping.

F. Fumigation and treatment of termites and pest control.

G. Modification which aid the mobility of elderly and physically disabled such as shower units with seats, lever hardware, retrofitting toilets to achieve adequate height, moving power points and light switches, ramping, reconstructing doorways, lowering sinks in kitchens and bathrooms.

H. Testing for the presence of lead-based paint and associated control/abatement, as required.

Ineligible Improvements

A. Recreational items as barbecues, bathhouses, greenhouses, pools, saunas, television antennas, tennis courts.

B. Luxury items such as burglar alarms, burglar protection bars, dumbwaiters, kennels, murals, flower boxes, awnings, patios, decks, and storage sheds/workshops. Any freestanding appliances such as microwave ovens, refrigerators, dishwashers, and fans.

Other items deemed ineligible by the Director or his/her designee.

Exhibit F

Public Notice and proof of publication

PUBLIC NOTICES Call 1-800-880-0345 or e-mail: legals@pe.com

YOU SHOULD KNOW....

The Press-Enterprise public notices serve to notify the entire community that an important government function is being carried out. This includes governmental events, activities, contracting, and other transactions of interest to every citizen. The Press-Enterprise public notices are a permanent record and source of information for the entire community.

CITATION TO APPEAR

[illegible] appear without counsel and are unable to afford counsel, the Court shall appoint counsel for you, unless such representation is knowingly and intelligently waived."

Section 366.26 provides: "The Court may continue the proceeding for a period not to exceed 30 days as necessary to appoint you counsel, and to enable counsel to become acquainted with your case."

Section 366.26(b) (1) provides: "At the hearing,...the court,...shall do one of the following: (1) [illegible] guardian for the minor and issue letters of guardianship; or (3) Order that the minor be placed in long-term foster care, subject to the regular review of the juvenile court."

Given under my hand and seal of the Superior Court of the County of Riverside, State of California, this 24 day of JANUARY, 2011.

(SEAL)

SHERRI CARTER
Executive Officer
Superior Court of the State California, in and for the County of Riverside.

Hemet, CA 92545-3637

ANYONE CLAIMING TO BE THE FATHER, OF THE ABOVE STATED MINOR:

By order of this Court you are hereby cited and required to appear before a Judge of the Superior Court, located at 9991 County Farm Road, Riverside, California, on APRIL 11, 2011 at 8:00 a.m., in Department J-4, to show cause, if any, why the above-named minors should not be declared free from the custody and control of their parents, pursu-

JASON LABAHN, AND

Falcon Engineering Services requests qualifications from UDBE/DBE firms interested in providing professional engineering services to perform structure construction inspection for Caltrans District 59 (59A0760). Services may include structure construction engineering, field inspection, material testing, surveying, field engineering, and contract administration. Scope of work, as provided in the RFQ, may be provided upon request or downloaded at www.bidsync.com. Interested firms may respond by submitting your Letter of Interest, SF330, and proof of agency certification to Falcon, Attn: Belinda Gampon-Blue, 34 Executive Park, #150, Irvine 92614 or bgampon@harris-assoc.com. Contact Belinda at 949-655-3900 x2324 with questions. Interested parties must respond by 2-18-11. Upon request, Falcon will assist in providing info regarding the consultant's procurement of bonds, lines of credit, and/or insurance. This RFQ shall not obligate Falcon to either contract with or reimburse costs to, respond hereto.

2/15

REQUEST FOR PROPOSALS (RFP)#11-003
INSURANCE BROKERAGE SERVICES AND RISK MANAGEMENT CONSULTING SERVICES

RTA is interested in receiving proposals from qualified consultants to advise the Agency on its insurance placement that may include, but not limited to Crime, Employment Practices Liability, Terrorism Insurance, Underground Storage Tank Pollution, Pollution and Environmental Insurance, Business Interruption, Boiler & Machinery, Property and (DIC) Earthquake and Flood. The services are to be provided over a 5-year period; a two-year base term and three one-year option years.

Parties interested in obtaining a copy of this Request for Proposal (RFP) 11-003, may do so by visiting the Agency's website at www.riversidetransit.com and downloading the document; requests may also be e-mailed to rwyman@riversidetransit.com or faxed to (951) 565-5191. Please include the following information:

- name of firm
- address
- contact person
- telephone and facsimile number
- e-mail address
- Request for Proposal (RFP) 11-003

To receive all further information regarding this RFP 11-003, firms must have either registered and downloaded the document from the Agency's website or have contacted the Agency and received a copy from a staff member. Firms who receive incomplete information regarding the procurement run the risk of submitting a proposal that is non-compliant and, as a result, being deemed non-responsive.

Proposal submittals will be due at 2:00 p.m. on March 24, 2011; a pre-bid conference is scheduled for 10:00 a.m. on Tuesday, February 22, 2011 at the Agency's facility located at 1825 Third Street, Riverside, CA 92507.

Copies of this Request for Proposal may also be obtained by calling Robert Wyman at (951) 565-5190.

2/15, 16

Vendors who wish to pickup the RFP may do so in the purchasing department at the above address, or download the RFP from the District's website. The school district reserves the right to accept or reject any and all bids and to waive any irregularities or informalities in the bids or in the bidding process.

BY ORDER OF THE GOVERNING BOARD
Donald Rosales
Director of Purchasing
Hemet Unified School District

Publish: February 08, 2011 and February 15, 2011

NOTICE OF PUBLIC SALE
OF PERSONAL PROPERTY

Notice is hereby given that pursuant to Section 21700 of the Business and Professions Code, State of California, the undersigned will sell at Public Auction by competitive bidding on Tuesday, February 22nd, 2011 at 1:30 PM at Security Public Storage, 24861 Sunnymead Blvd., City of Moreno Valley, County of Riverside, State of California, the goods, chattels or personal goods and property of the tenants/units listed below.

A001 ROSHARD FAIRMAN
A012 ISAAC ADEGBULUGBE
A014 LYNELL HIGHTOWER
A016 MARICELA BARRERA
B013 BELINDA CORREA
B016 KIRBY LANE
B022 RALPH ESPARZA
B052 JASON CUZZART
B087 LAWRENCE HILDRETH
B097 MATTHEW HAGAN
C010 RAUL CASTANEDA
C013 GERALD MOEN
C016 RICHARD PARKS
C024 ANGELA CASTRO
C027 BUCK NOLLEY
C036 WALTINE ANDERSON
C042 TINA MEADOR
C083 JENICA BURNETT
C090 CARL JONES
C110 JOYCELYN GORDON
D006 ANDRE SPENCER
D007 ANDRE SPENCER
D026 OLLIN MARTINEZ
D027 BERNADETTE GRAVES
D046B DARNEISHA PRICE
E021 JEWEL GOODRICH
E049 CAPRISHA KING
E059 CRYSTAL HUBERT
F006 BELINDA CORREA
F073 WILLIAM LATTIMORE
G019 CARL JONES
G022 RHONDA WALSH

Purchased goods are sold as is, and must be removed within one (1) day of purchase. Payment is to be with cash only and made at the time of purchase. This sale is subject to cancellation without notice in the event of settlement between owner and obligated party. Security Public Storage, 24861 Sunnymead Blvd., Moreno Valley Ca. 92553 (951) 242-9095

2/8, 15

Regional Conservation Authority, under the terms set forth in said agreement, all of the real property hereinafter described which is subject to the Power of Sale by the Tax Collector.

That, the effective date of this agreement shall be at 5:01 P.M. on February 28, 2011. Unless sooner redeemed the undersigned Tax Collector, pursuant to said agreement, will sell said property to the Western Riverside County Regional Conservation Authority. That, upon the sale

ANN JINNETTE, TR
SITUS ADDRESS NONE
PURCHASE PRICE
$25,601.57
579230002-2
LAST ASSESSED TO
MARSHALL EMERY & JERRY MARCHESI & BEVERLY J MARCHESI
SITUS ADDRESS NONE
PURCHASE PRICE
$3,956.86
927680004-0
LAST ASSESSED TO
VAIL LAKE RANCHO CALIF LLC
SITUS ADDRESS NONE
PURCHASE PRICE

the Board of Directors of the Moreno Valley Community Services District

2/9, 15

CITY OF CORONA
NOTICE OF SUBSTANTIAL AMENDMENT TO THE 2010-2011 ANNUAL ACTION PLAN

PUBLIC NOTICE IS HEREBY GIVEN that the City of Corona, California, intends to submit on March 1, 2011, an application for funds made available by U.S. Department of Housing and Urban Development (HUD) for the Neighborhood Stabilization Program 3 (NSP3). This application is to describe to HUD the specific use of NSP3 funds that have been allocated to the City of Corona under the Dodd-Franklin Act of 2010 (PL 111-203). NSP grants are special allocations of Community Development Block Grant (CDBG) program funds. As such, the additional allocation and planned use of these funds is considered to be a substantial amendment to the City of Corona's 2010-2011 Action Plan for the use of CDBG funds. The proposed project will redevelop blighted areas of the City while improving existing sub-standard low-income housing and acquiring land for the purpose of developing affordable housing.

Proposed NSP3 Uses of Funds and Target Geography: The City of Corona, dedicated to providing high quality affordable housing and services, proposes to apply for approximately $1,317,310 in NSP3 funds to stabilize and revitalize two neighborhoods in Corona and to increase the supply affordable rental housing in the City of Corona. The City has been and continues to be damaged by the economic effects of job losses in the Inland Empire (Riverside-San Bernardino counties) due to the high cost of rents and the high number of properties that have been foreclosed upon. Specifically, the City proposes (a) to use $856,251 to acquire vacant foreclosed land to be used in the development of affordable multi-family units to meet the housing needs of the local population, provide affordable rental housing opportunities for low-income families and provide much needed social/community services; and (b) to use $329,328 for the major rehabilitation of a multi-family building previously acquired with NSP 1 funds to provide affordable rental housing opportunities for very low-income families; and (c) to use the balance of funds, $1312,731 for administrative expenses. Funds will be used in the following areas of Corona:

- (a) Corona, CA 92880 (Census Tracts: 408.07, 408.08 and 415.02)
- (b) Corona, CA 92880 (Census Tract: 417.04)

A summary of the proposed project and the NSP3 application are available for public review, during normal business hours, at the Redevelopment Agency of the City of Corona office, located at 400 South Vicentia Avenue, Suite 310, Corona or the Corona Public Library, Reference Desk, located at 650 South Main Street, Corona. The proposed project summary is also available at www.coronansp.com. The public is invited to review the proposed project summary and to submit written comments regarding this proposal to Jesus Morales, Housing Manager, at 400 South Vicentia Avenue, Suite 310, Corona, CA 92882 on or before 5 p.m. March 1, 2011.

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FLORES Recorded March 8, 2007 as Instr. No. 2007-0160081 in Book --- Page --- of Official Records in the office of the Recorder of RIVERSIDE County; CALIFORNIA, pursuant to the Notice of Default and Election to Sell thereunder recorded November 1, 2010 as Instr. No. 2010-0522364 in Book --- Page --- of Official Records in the office of the Recorder of RIVERSIDE County CALIFORNIA. YOU ARE IN DEFAULT UNDER A DEED OF TRUST [illegible] or 2923.55. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the monies paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. Date: February 2, [illegible]

GROUNDWATER BASIN

WHEREAS, the Western Municipal Water District ("WMWD") was formed by the voters in 1954 for the purpose of importing water supplies from the Metropolitan Water District of Southern California; and

WHEREAS, WMWD is a local public water agency as defined by Water Code section 10752(g) that provides water service within its service area and is thus authorized pursuant to Water Code section 10750 et seq. to prepare, adopt and implement a groundwater management plan within all or a portion of WMWD's service area; and

WHEREAS, WMWD's service area includes all or a portion of the Arlington Groundwater Basin ("Basin"), which Basin is not subject to groundwater management pursuant to other provisions of law or a court order, judgment or decree; and

WHEREAS, the preparation and adoption of a groundwater management plan for the Basin pursuant to Water Code section 10750 et seq. will help identify sound objectives, protocols and mechanisms for effective groundwater management for the provision of safe, reliable and sustainable water supplies in the Basin; and

WHEREAS, in accordance with the requirements of Water Code section 10753.2, WMWD published notice in compliance with Government Code section 6066 of a hearing of the Board of Directors of WMWD on whether or not to adopt a resolution of intention to draft a groundwater management plan for the Basin; and

WHEREAS, the Board of Directors of WMWD conducted and concluded a public hearing on November 03, 2010 on whether or not to adopt a resolution of intention to draft a groundwater management plan for the Basin.

NOW, THEREFORE, be it resolved by the Board of Directors of the Western Municipal Water District as follows:

Section 1. All of the foregoing Recitals are true and correct and the Board so finds and determines. The Recitals set forth above are incorporated herein and made an operative part of this Resolution.

Section 2. The Board hereby adopts this Resolution of Intention to draft a groundwater management plan for the Arlington Groundwater Basin in accordance with the provisions of Water Code section 10750 et seq.

ADOPTED this 3rd day of November, 2010, by the Board of Directors of the Western Municipal Water District, Riverside County, California.

/S/ CHARLES D. FIELD
President, Board of Directors

November 3, 2010

I HEREBY CERTIFY that the foregoing is a full, true, and correct copy of Resolution 2694 adopted by the Board of Directors of the Western Municipal Water District at a duly noticed regular meeting held on November 3, 2010.

/S/ DONALD D. GALLEANO
Secretary-Treasurer

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NOTICE OF ADOPTION OF
RESOLUTION OF INTENTION AND PUBLIC HEARING TO CONVEY EASEMENT

Notice is hereby given that the Board of Education ("Board") of the Moreno Valley Unified School District ("District") on February 8, 2011, adopted Resolution No. 2010-11-33, entitled "Resolution of the Board of Education of the Moreno Valley Unified School District Declaring Its Intention to Convey an Easement To New Cingular Wireless, PCS, LLC, For the Purpose of Extending Fiber-Optic Cable Utilities to An Existing Cellular Tower" ("Resolution of Intent"). Within that Resolution, the Board resolved to consider the conveyance of an easement to the New Cingular Wireless for purposes of extending fiber optic utilities to an existing cellular tower, in an area adjacent to the District's Alessandro School at or near 23311 Dracaea Avenue in the City or Moreno Valley, CA.

[illegible] Riverside, CA 92522, attention: Shonda Herold. [illegible] ditional information, please call (951) 826-5590.

AVISO SOBRE EL PERIODO
DE COMENTARIOS PUBLICOS
Ayuntamiento de la Ciudad de Riverside
Solicitud para Subsidio Gratuito del
Programa de Estabilización de Vecindarios 3

Por medio de la presente se les notifica del periodo de participación de los ciudadanos para considerar la Solicitud de Subsidio Gratuito que el Ayuntamiento de la Ciudad de Riverside prelende presentar al Departamento de Vivienda y Desarrollo Urbano (U.S. Departament of Housing and Urban Development (HUD)) con el fin de competir por la tercera ronda de los fondos del Programa de Estabilización de Vecindarios (NSP3).

En Julio 21, 2010, el Congreso aprobó la Reforma de Bolsa de Valores de Dodd-Frank y la Ley de Protección del Consumidor (HR 4173) la cual asignó aproximadamente $1,000,000,000 millones de fondos para NSP3. En Octubre 19, 2010, HUD expidió una Notificación de la Fórmula para Asignación y Requisitos del Programa para los fondos de NSP3.

Alrededor de Febrero 16, 2011, el Ayuntamiento de la Ciudad de Riverside presentará su solicitud para subsidio gratuito a HUD por la cantidad de $3,202,152 en fondos de NSP3. El uso primordial de los fondos será para adquirir y rehabilitar propiedades residenciales vacantes y ejecutadas (embargadas) las cuales subsecuentemente estarán disponibles para venta o renta a familias cuyos ingresos reunen los requisitos necesarios. Las áreas designadas dentro de los limites de la Ciudad de Riverside basadas a las cuadras del censo son las siguientes:

0301.00, 0304.00, 0305.01, 0305.02, 0305.03, [illegible], 0314.02, 0315.01, 0410.01, 0410.02, 0412.02, and [illegible].

Todas las personas que estén interesadas en proporcionar aportaciones o comentarios pueden hacerlo por escrito y enviarlos al domicilio que se indica posteriormente. El período de comentario público será a partir de Febrero 1, 2011 hasta Febrero 15, 2011.

Además, una Sección de Discusión para solicitar comentarios públicos sobre la propuesta del uso del subsidio de fondos gratuitos por parte de todas las personas interesadas la cual se llevará a cabo en Febrero 15, 2011 a las 6:00 P.M. en la Cámara del Cabildo Municipal del Ayuntamiento de la Ciudad de Riverside, ubicado en 3900 Main Street, Riverside, California. Si usted no puede asistir a la audiencia, se aceptarán comentarios por escrito hasta la fecha de la audiencia.

Para ver el borrador de la solicitud de subsidio gratuito, por favor visite el sitio de red del Ayuntamiento en www.riversideca.gov/housing y seleccione el enlace titulado "Neighborhood Stabilization Program 3 Draft Application". Por favor presente cualquier comentario por escrito al Departamento del Desarrollo, División Vivienda y Vecindarios del Ayuntamiento de la Ciudad de Riverside, 3900 Main Street, 2nd Floor, Riverside, CA 92522, atención: Shonda Herold. Para mayor información, por favor comuníquese al (951) 826-5590.

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THE PRESS-ENTERPRISE

CLASSIFIED ADVERTISING

PROOF

Printed by: Tinajero, Maria
at: 12:57 pm
on: Friday, Feb 11, 2011

Ad #: 10554428

3450 Fourteenth St.
Riverside, CA 92501-3878
1-800-880-0345
951-684-1200
951-368-9018 Fax

Account Information

Phone #: (951) 739-4950
Name: HOUSING & DEVELOPMENT DEPT.
Address: CITY OF CORONA
815 W. SIXTH ST.
CORONA CA 92878

Acct #: 081076
Client:
Placed by: Jesus M. Morales
Fax #: (951)

Ad Information

Classification: Legals
Publications: Press-Enterprise

Start date: **02-15-11**
Stop date: **02-15-11**
Insertions: 1

Rate code: LE-Open
Ad type: Ad Liner
Taken by: Tinajero, Maria

Size: 2x69.650
Bill size: 140.00x 5.14 agate lines

Amount due: **$252.00**

Ad Copy:

CITY OF CORONA
NOTICE OF SUBSTANTIAL AMENDMENT TO THE 2010-2011 ANNUAL ACTION PLAN

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Exhibit G

Summary of public comments and responses

No comments were received from the public.

NSP 3 Substantial Amendment/Abbreviated Plan Checklist

Jurisdiction: City of Corona
Lead Agency: City of Corona
Jurisdiction Web Address: 400 South Vicentia Ave., # 310
Corona, CA 92882
NSP Contact Person: Jesus M. Morales
Address: 400 S. Vicentia Ave., #310, Corona, CA, 92882
Telephone: 951-739-4950
Fax: 951-736-2488
Email: jesus.morales@ci.corona.ca.us

The required elements in the substantial amendment/abbreviated action plan are:

A. Areas of Greatest Need

Does the submission identify a neighborhood or neighborhoods as being areas of greatest need with an individual or average combined index score for the grantee's identified target geography that is not less than the lesser of 17 or the 20th percentile most needy score in an individual state? *See http://www.hud.gov/nsp for minimum thresholds.*

Yes **X** No ☐ Verification found on page:

Comments:
See pages 1-3.

B. Distribution and Use of Funds

Does the submission contain a narrative describing how the distribution and uses of the grantee's NSP3 funds will meet the requirements of Section 2301(c)(2) of HERA, as amended by the Recovery Act and the Dodd-Frank Act, that funds be distributed to the areas of greatest need, including those with the greatest percentage of home foreclosures, with the highest percentage of homes financed by a subprime mortgage related loan, and identified by the grantee as likely to face a significant rise in the rate of home foreclosures?

Yes **X** No ☐ Verification found on page:

Note: The grantee's narrative must address the three stipulated need categories in the NSP statute, but the grantee may also consider other need categories.

Comments:
See pages 1-3.

C. Definitions and Descriptions

For the purposes of the NSP3, do the narratives include:

- a definition of "blighted structure" in the context of state or local law
  Yes **X** No ☐ Verification found on page: 3

- a definition of "affordable rents"
  Yes **X** No ☐ Verification found on page: 3

- a description of how the grantee will ensure continued affordability for NSP3 assisted housing
  Yes **X** No ☐ Verification found on page: 2

- a description of housing rehabilitation standards that provide for improvements to increase energy efficiency or conservation of such homes and properties or to provide for a renewable energy source or sources on homes or properties that will apply to NSP3-assisted activities (including applicable Energy Star requirements)
  Yes **X** No ☐ Verification found on page: 3

- a description of how the grantee will comply with rental housing preference
  Yes **X** No ☐ Verification found on page: 4

- a description of how the grantee will meet the vicinity hiring requirement
  Yes **X** No ☐ Verification found on page: 4

Comments:
Please see responses under "definitions and descriptions."

D. Housing Market Conditions

Does the action plan narrative should specifically address how the grantee's program design will address the local housing market conditions?

Yes **X** No ☐ Verification found on page: 1-3

Comments:
See pages 1-3 and activity descriptions.

E. Information By Activity

Does the submission contain information by activity describing how the grantee will use the funds, identifying:

- eligible use of funds under NSP3?
  Yes **X** No ☐ Verification found on page: 6-10

- correlated eligible activity under CDBG?
  Yes **X** No ☐ Verification found on page: 6-10

- the areas of greatest need addressed by the activity or activities?
  Yes **X** No ☐ Verification found on page: 6-10

- expected benefit to income-qualified persons or households or areas?
  Yes **X** No ☐ Verification found on page: 6-10

- appropriate performance measures for the activity?
  Yes ☐ No ☐ Verification found on page: 6-10

- amount of funds budgeted for the activity?
  Yes **X** No ☐ Verification found on page: 6-10

- the name, location and contact information for the entity that will carry out the activity
  Yes **X** No ☐ Verification found on page: 6-10

- expected start and end dates of the activity?
  Yes **X** No ☐ Verification found on page: 6-10

- how the grantee shall, to the maximum extent feasible, provide for the hiring of employees who reside in the vicinity of NSP3 projects or contract with small businesses that are owned and operated by persons residing in the vicinity of such project, including information on existing local ordinances that address these requirements?
  Yes **X** No ☐ Verification found on page: 6-10

- the procedures used to create preferences for the development of affordable rental housing developed with NSP3 funds?
  Yes **X** No ☐ Verification found on page: 6-10

Comments:
Please see the individual activity description tables.

F. Specific Activity Requirements

Does each activity narrative describe the general terms under which assistance will be provided, including:

<u>If the activity provides financing,</u>

- the range of interest rates (if any)
  Yes ☐ No **X** Verification found on page:

<u>If the activity provides housing,</u>

- duration or term of assistance?
  Yes **X** No ☐ Verification found on page: 6-10

- tenure of beneficiaries (e.g., rental or homeownership)?
  Yes **X** No ☐ Verification found on page: 6-10

- does it ensure continued affordability?
  Yes **X** No ☐ Verification found on page: 6-10

- does the applicant indicate which activities will count toward the statutory requirement that at least 25% of funds must be used for housing individuals and families whose incomes do not exceed 50% of area median income?
  Yes **X** No ☐ Verification found on page: 8-10

Comments:
Please see the individual activity description tables.

G. Low-Income Targeting

Has the grantee described how it will meet the statutory requirement that at least 25% of funds must be used for housing individuals and families whose incomes do not exceed 50% of area median income?
Yes **X** No ☐ Verification found on page: 4-5, 8-10

Has the grantee identified how the estimated amount of funds appropriated or otherwise made available will be used for housing individuals or families whose incomes do not exceed 50% of area median income?
Yes **X** No ☐ Verification found on page: 8-10
Amount budgeted: $329,328

Comments:
Please see the section "Low Income Targeting" and the individual activity description tables.

H. Demolition or Conversion of Low- And Moderate-Income Units

Does grantee plan to demolish or convert any low- and moderate-income dwelling units?
Yes ☐ No **X** Verification found on page:

Does the substantial amendment include:

- The number of low- and moderate-income dwelling units—i.e., ≤ 80% of area median income—reasonably expected to be demolished or converted as a direct result of NSP-assisted activities?
  Yes **X** No ☐ Verification found on page: 6-10

- The number of NSP3 affordable housing units made available to low- , moderate-, and middle-income households—i.e., ≤ 120% of area median income—reasonably expected to be produced by activity and income level as provided for in DRGR, by each NSP3 activity providing such housing (including a proposed time schedule for commencement and completion)?
  Yes **X** No ☐ Verification found on page: 6-10

- The number of dwelling units reasonably expected to be made available for households whose income does not exceed 50 percent of area median income?

  Yes **X** No ☐ Verification found on page: 6-10

Comments:
Please see the individual activity description tables.

I. Public Comment Period

Was the proposed action plan amendment published via the grantee jurisdiction's usual methods and on the Internet for no less than 15 calendar days of public comment?

Yes **X** No ☐ Verification found on page: Exhibit F

Is there a summary of citizen comments included in the final amendment?

Yes ☐ No **X** Verification found on page: ***No comments were provided by citizens.***

J. Website Publication

The following documents are available on the grantee's website:

- Proposed NSP3 Substantial Amendment Yes **X** No ☐
- Final NSP3 Substantial Amendment Yes **X** No ☐
- Subsequent NSP3 Amendments Yes ☐ No ☐

Website URL: www.coronansp.com

K. SF424

Does the application contain the SF424 form?

Yes **X** No ☐

L. Certifications

(Note: Make sure grantee signs the correct certifications; non-entitlement local governments have to sign a different set of certifications)

Certifications for Entitlement Communities and States:

The following certifications are complete and accurate:

(1) Affirmatively Furthering Fair Housing	Yes **X**	No ☐
(2) Anti-Displacement and Relocation Plan	Yes **X**	No ☐
(3) Anti-Lobbying	Yes **X**	No ☐
(4) Authority of Jurisdiction	Yes **X**	No ☐
(5) Consistency with Plan	Yes **X**	No ☐
(6) Acquisition and Relocation	Yes **X**	No ☐
(7) Section 3	Yes **X**	No ☐
(8) Citizen Participation	Yes **X**	No ☐
(9) Following a Plan	Yes **X**	No ☐
(10) Use of Funds	Yes **X**	No ☐
(11) a. Use NSP Funds ≤ 120 of AMI	Yes **X**	No ☐
b. No Recovery of Capital Costs through Special Assessments	Yes **X**	No ☐

(12) Excessive Force	Yes **X**	No☐
(13) Compliance with Anti-Discrimination Laws	Yes **X**	No☐
(14) Compliance with Lead-Based Paint Procedures	Yes **X**	No☐
(15) Compliance with Laws	Yes **X**	No☐

Certifications for Non-Entitlement Communities:
The following certifications are complete and accurate:

(1) Affirmatively Furthering Fair Housing	Yes☐	No☐
(2) Anti-Displacement and Relocation Plan	Yes☐	No☐
(3) Anti-Lobbying	Yes☐	No☐
(4) Authority of Jurisdiction	Yes☐	No☐
(5) Consistency with Plan	Yes☐	No☐
(6) Acquisition and Relocation	Yes☐	No☐
(7) Section 3	Yes☐	No☐
(8) Citizen Participation	Yes☐	No☐
(9) Use of Funds	Yes☐	No☐
(10) a. Use NSP Funds ≤ 120 of AMI	Yes☐	No☐
b. No Recovery of Capital Costs through Special Assessments	Yes☐	No☐
(11) Excessive Force	Yes☐	No☐
(12) Compliance with Anti-Discrimination Laws	Yes☐	No☐
(13) Compliance with Lead-Based Paint Procedures	Yes☐	No☐
(14) Compliance with Laws	Yes☐	No☐

Substantially Complete

Is the amendment substantially incomplete?

Yes☐ No **X**

If the amendment is substantially incomplete, set for the basis of that determination by using the following as a guide:

- The amendment was developed without the requires citizen participation.
- The amendment fails to satisfy all of the required elements in the Notice.

Comments:

Recommended for approval ☐

Recommended for disapproval ☐

Date amendment disapproved (in part or in its entirety): Click here to enter a date.

Note: Written notification of disapproval must be communicated to the applicant in accordance with 24 CFR 91.500(c). If disapproved, provide documentation, including dates and times on incompleteness determination and discussions with grantee and headquarters.

Reviewed by: Click here to enter text. Date: Click here to enter a date.

Program Manager: Click here to enter text. Date: Click here to enter a date.

CPD Director: Click here to enter text. Date: Click here to enter a date.

APPLICATION FOR FEDERAL ASSISTANCE

Version 7/03

2. DATE SUBMITTED March 1, 2011	Applicant Identifier B-11-MN-06-0506	
3. DATE RECEIVED BY STATE	State Application Identifier	
4. DATE RECEIVED BY FEDERAL AGENCY	Federal Identifier	

1. TYPE OF SUBMISSION:

Application	Pre-application
☐ **Construction**	☐ **Construction**
☑ **Non-Construction**	☐ **Non-Construction**

5. APPLICANT INFORMATION

Legal Name: City of Corona	**Organizational Unit:** Department: Redevelopment Department
Organizational DUNS: 088513155	Division: Housing
Address: Street: 400 South Vicentia Ave., #310	**Name and telephone number of person to be contacted on matters involving this application (give area code)** Prefix: / First Name: Jesus
City: Corona	Middle Name M
County: Riverside	Last Name Morales
State: CA / Zip Code 92882	Suffix:
Country: USA	Email: jesus.morales@ci.corona.ca.us
6. EMPLOYER IDENTIFICATION NUMBER *(EIN)*: 95-6000697	Phone Number (give area code) 951-739-4950 / Fax Number (give area code) 951-736-2488

8. TYPE OF APPLICATION:

☑ **New** ☐ **Continuation** ☐ **Revision**

If Revision, enter appropriate letter(s) in box(es)
(See back of form for description of letters.)

☐ ☐

Other (specify)

7. TYPE OF APPLICANT: (See back of form for Application Types)

C

Other (specify)

9. NAME OF FEDERAL AGENCY:
Dept. of Housing and Urban Development (HUD)

10. CATALOG OF FEDERAL DOMESTIC ASSISTANCE NUMBER: 14-218

TITLE (Name of Program):
CDBG (Neighborhood Stabilization Program 3)

11. DESCRIPTIVE TITLE OF APPLICANT'S PROJECT:
NSP 3 program.

12. AREAS AFFECTED BY PROJECT *(Cities, Counties, States, etc.)*:
City of Corona

13. PROPOSED PROJECT

Start Date:	Ending Date:
April 2011	March 2014

14. CONGRESSIONAL DISTRICTS OF:

a. Applicant	b. Project
44	44

15. ESTIMATED FUNDING:

a. Federal	$ 1,317,310.00
b. Applicant	$ .00
c. State	$ .00
d. Local	$ .00
e. Other	$ .00
f. Program Income	$ .00
g. TOTAL	$ 1,317,310.00

16. IS APPLICATION SUBJECT TO REVIEW BY STATE EXECUTIVE ORDER 12372 PROCESS?

a. Yes. ☐ THIS PREAPPLICATION/APPLICATION WAS MADE AVAILABLE TO THE STATE EXECUTIVE ORDER 12372 PROCESS FOR REVIEW ON

DATE:

b. No. ☑ PROGRAM IS NOT COVERED BY E. O. 12372

☐ OR PROGRAM HAS NOT BEEN SELECTED BY STATE FOR REVIEW

17. IS THE APPLICANT DELINQUENT ON ANY FEDERAL DEBT?

☐ Yes If "Yes" attach an explanation. ☐ No

18. TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL DATA IN THIS APPLICATION/PREAPPLICATION ARE TRUE AND CORRECT. THE DOCUMENT HAS BEEN DULY AUTHORIZED BY THE GOVERNING BODY OF THE APPLICANT AND THE APPLICANT WILL COMPLY WITH THE ATTACHED ASSURANCES IF THE ASSISTANCE IS AWARDED.

a. Authorized Representative

Prefix Mr.	First Name Bradly	Middle Name L.
Last Name Robbins		Suffix
b. Title City Manager		c. Telephone Number (give area code) 951-736-3527
d. Signature of Authorized Representative		e. Date Signed February 28, 2011

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Standard Form 424 (Rev.9-2003)
Prescribed by OMB Circular A-102

CORONA
REDEVELOPMENT AGENCY

March 8, 2011

Bob DiGruccio
Community Development Specialist-Neighborhood Stabilization Program
U.S. Dept. of Housing and Urban Development
611 West Sixth Street Ste. 1000
Los Angeles, CA 90017

Dear Bob,

Enclosed please find three original executed agreements for the NSP 3 funds. The second page was replaced with the corrected page you forwarded to us. We look forward to using these funds to provide affordable housing to needy residents in our community. On behalf of the City of Corona we also want to thank the U.S. Dept. of Housing and Urban Development ("HUD") in particular our local HUD office for all their assistance and for providing these funds to assist residents in our community looking for affordable housing opportunities. We look forward to working with you and HUD to fully utilize these funds.

If you have questions please call me directly, 951-739-4950.

Sincerely,

Jesus M. Morales

Jesus M. Morales
Housing Manager

G:\CDBG-HSG_NSP 3\Transmit signed agreements ltr 03.08.11.doc110

FUNDING APPROVAL AND GRANT AGREEMENT FOR NEIGHBORHOOD STABILIZATION PROGRAM 3 (NSP3) FUNDS AS AUTHORIZED AND APPROPRIATED UNDER THE WALL STREET REFORM AND CONSUMER PROTECTION ACT OF 2010, AMERICAN RECOVERY AND REINVESTMENT ACT OF 2009 AND THE HOUSING AND ECONOMIC RECOVERY ACT OF 2008
(PUBLIC LAWS 111-203, 111-005 and 110-289)

NSP3 GRANTEE: City of Corona

DUNS # 88513155

NSP3 GRANT NUMBER: B-11-MN-06-0506

NSP3 GRANT AMOUNT: $1,317,310

NSP3 APPROVAL DATE: 3/2/2011

NSP3 EXPENDITURE DEADLINE (2 YEAR): 3/1/2013

NSP3 EXPENDITURE DEADLINE (3 YEAR): 3/1/2014

1. This Grant Agreement between the U.S. Department of Housing and Urban Development (HUD) and City of Corona(Grantee) is made pursuant to the authority of section 1497 of the Wall Street Reform and Consumer Protection Act of 2010 (Pub. L. 111-203 (July 21, 2010)) (Dodd-Frank Act), title XII of Division A of the American Recovery and Reinvestment Act of 2009 (Public Law 111-5 (February 17, 2009)) (Recovery Act) and sections 2301 – 2304 of the Housing and Economic Recovery Act of 2008 (Public Law 110-289 (July 30, 2008)) (HERA). The program established pursuant to section 2301-2304 of HERA is known as the "Neighborhood Stabilization Program" or "NSP." The term "NSP2" refers to the second appropriation of NSP funds provided under the Recovery Act. The additional allocation under the Frank Dodd Act represents the third round of Neighborhood Stabilization Program funding and is referred to as "NSP3." Notice of Formula Allocations and Program Requirements for Neighborhood Stabilization Program Formula Grants (Docket No. FR-5447-N-01, October 19, 2010) (NSP3 Notice); the Dodd-Frank Act; the Recovery Act; HERA; the Grantee's application for NSP3; the HUD regulations at 24 CFR Part 570 (as modified by the NSP3 Notice as now in effect and as may be amended from time to time) (Regulations); and this Funding Approval, including any special conditions, constitute part of the Grant Agreement. In the event of a conflict between a provision of the Grantee's Application and any provision of this Grant Agreement, the latter shall control.

2. The Grantee shall comply with reporting requirements established by HUD and OMB (including all revisions to such reporting requirements) and the Federal Funding Accountability and Transparency Act (Pub. L. 109–282) (including implementing guidance).

3. Subject to the provisions of this Grant Agreement, HUD will make NSP3 Grant Funds in the amount of **$1,317,310** available to the Grantee upon execution of this Grant Agreement by the parties. Of that amount, **$329,328** must be used to house individuals or families whose incomes do not exceed 50 percent of area median income, pursuant to Dodd-Frank Act. The Grantee shall have 24 months from the date of HUD's execution of this Grant Agreement to expend half of the NSP3 Grant amount pursuant to the requirements of this Agreement, the Dodd-Frank Act, the Recovery Act, HERA and the NSP3 Notice, as amended. The Grantee shall have 36 months from the date of HUD's execution of this Grant Agreement to expend the total NSP3 Grant amount pursuant to the requirements of this Agreement, the Dodd-Frank Act, the Recovery Act, HERA and the NSP3 Notice, as amended. The NSP3 Grant Funds may be used to pay eligible costs arising from eligible uses incurred after the NSP3 Approval Date provided the activities to which such costs are related are carried out in compliance with all applicable requirements. Pre-award planning and general administrative costs may not be paid with funding assistance except as permitted in the NSP3 Notice, as amended. Other pre-award costs may not be paid with funding assistance except as permitted by 24 CFR 570.200(h); for purposes of NSP3, such costs are limited to those incurred on or after the date that the NSP3 Notice was published by HUD.

4. The Grantee agrees to assume all of the responsibilities for environmental review, decisionmaking, and actions, as specified and required in regulations issued by the Secretary pursuant to section 104(g) of Title I of the Housing and Community Development Act, as amended (42 U.S.C. 5304) and published in 24 CFR Part 58.

5. The Grantee agrees that it will demolish or convert units using NSP3 funds only to the extent and scope described in the NSP3 substantial amendment. The Grantee agrees that under no circumstances will NSP3 funds be used to demolish any public housing (as defined in section 3 of the United States Housing Act of 1937 (42 U.S.C. 1437a)).

6. The Grantee agrees to comply with the Recovery Act provisions concerning tenant protections applicable to NSP3 acquisitions of foreclosed property. The Grantee must document its efforts to ensure that the initial successor in interest (ISII) in a foreclosed upon dwelling or residential real property (typically, the initial successor in interest in property acquired through foreclosure is the lender or trustee for holders of obligations secured by mortgage liens) has provided bona fide tenants with the notice and other protections outlined in the Recovery Act. The Grantee will not use NSP3 funds to finance the acquisition of property from any initial successor in interest that failed to comply with applicable requirements unless the Grantee assumes the obligations of such initial successor in interest with respect to bona fide tenants. If the Grantee elects to assume such obligations, it may only do so if the tenant is still occupying the property and will provide any tenant displaced as a result of the NSP3 funded acquisition with the assistance outlined in 24 CFR 570.606. If the Grantee knows that the ISII did not comply with the NSP tenant protection requirements and vacated the property contrary to the NSP requirements, NSP3 funds cannot be used to acquire such properties.

7. The Grantee further acknowledges its responsibility for adherence to all applicable terms and conditions of this grant award by sub-recipient entities and contractors, including obtaining a DUNS number (or updating the existing DUNS record), and registering with the Central Contractor Registration.

8. This Grant Agreement may be amended only with the prior written approval of HUD. In considering proposed amendments to this Grant Agreement, HUD shall also review, among other things, whether the amendment is otherwise consistent with the Dodd-Frank Act, the Recovery Act, HERA, the NSP3 Notice, as amended, and the Regulations.

9. The Grantee may not amend its Grantee Submission other than as described above; however, such amendments will be subject to the requirements of the NSP3 Notice and any revisions HUD may make to the NSP3 Notice (or any successor Notice or regulation).

10. The Grantee must respond in writing to any citizen complaint within 15 working days, if feasible, and send a copy of the response to HUD. The Grantee shall at all times maintain an up-to-date copy of its Grantee Application, including all amendments approved by HUD, on its Internet website. Further, the Grantee shall maintain information on all drawdowns, deposits, and expenditures of grant funds and program income under this Funding Approval and Grant Agreement and any other records required by 24 CFR 570.506 and the NSP3 Notice, as amended, in its files and shall make such information available for audit or inspection by duly authorized representatives of HUD, HUD's Office of the Inspector General, or the Comptroller General of the United States.

11. The Grantee is advised that providing false, fictitious or misleading information with respect to NSP3 Grant Funds may result in criminal, civil or administrative prosecution under 18 USC § 1001, 18 USC § 1343, 31 USC § 3729, 31 USC § 3801 or another applicable statute.

12. Close-out of this grant shall be subject to the provisions of 24 CFR 570.509 or such close-out instructions as may hereafter be issued by HUD specifically for NSP3 grants.

This NSP3 Grant Agreement is binding with respect to HUD in accordance with its terms upon the execution by HUD in the space provided below, subject to execution on behalf of the Grantee.

The United States Department of Housing and Urban Development

Signature of Authorized Official

William Vasquez

Name of Authorized Official

Director, Office of Community Planning and Development

Title of Authorized Official

3/2/11

Date of Signature

The Grantee City of Corona

Signature of Authorized Offical

Bradly Robbins

Name of Authorized Official

City Manager

Title of Authorized Official

3-8-11

Date of Signature

956000697

Grantee Tax Identification Number

RECEIVED
CITY OF CORONA
CITY MANAGER'S OFFICE
2011 MAR -7 PM 4:15

U.S. Department of Housing and Urban Development
Office of Community Planning and Development
Los Angeles Field Office, Region IX
611 West 6th Street, Suite 1000
Los Angeles, California 90017-3101

MAR -2 2011

Bradly Robbins, City Manager
City of Corona
ATTENTION: Jesus Morales
400 S. Vicentia Avenue
Corona, CA 92882

Dear Mr. Robbins:

SUBJECT: Neighborhood Stabilization Program (NSP -3)
Executed Grant Agreements
Project Number: B-11-MN-06-0506
Tax Identification Number: 956000697
DUNS Number: 88513155

Enclosed are three copies of the Grant Agreement for Neighborhood Stabilization Program (NSP 3) grant funds allocated to the City of Corona. The Department has approved your jurisdiction's substantial action plan amendment for the NSP 3 funds in the amount of **$1,317,310** and looks forward to working with you as your jurisdiction begins to implement its NSP 3 program.

The NSP 3 program is authorized by Section 1497 of the Dodd-Frank Wall Street Reform and Consumer Protection Act of 2010 (Dodd-Frank). Please note that under the terms of Dodd-Frank, NSP 3 grantees have the same deadlines for expenditure as NSP 2, defined in the Title XII of American Recovery and Reinvestment Act (ARRA): grantees must expend 50% of their grant amount in two years and 100% of their grant amount in three years. The two-year period was triggered by HUD's execution of the Grant Agreement. Please execute and date the agreements and return them to this HUD office as quickly as possible to ensure that you have the maximum time available to use the NSP funds.

Grant Agreements must be signed by an authorized official of the grantee. Upon receipt of the executed Grant Agreement, HUD will immediately forward the fully executed Grant Agreement to the Department's accounting operations center in order to make the funds available on the grantee's line of credit. Please remember that NSP funds will be available through HUD's Disaster Recovery Grant Reporting (DRGR) system, not the Integrated Disbursement and Information System (IDIS). If you have questions regarding DRGR, please contact the DRGR help desk at **DRGR_Help@hud.gov**. HUD will notify grantees when NSP funds are available for drawdown through DRGR.

Grantees are reminded that the October 19, 2010, Federal Register Notice for NSP 3 requires quarterly reports by grantees (see 75 FR 64337, Section O, Reporting). Such reports are due not later than 30 days following the end of each calendar quarter with the first such report due not later than July 31, 2011, for the quarter ending June 30, 2011. Given three-year period in which grantees must expend the NSP 3 funds, it is imperative that grantees regularly update DRGR with program performance information. HUD will closely monitor quarterly report submissions and will aggressively pursue grantees that fail to report in a timely manner. Grantees are also reminded that each quarterly report must be posted on their web sites so that the public may have ready access to the information.

In the October 19, 2010 Notice, HUD authorized grantees to use up to 10 percent of their NSP funds for administrative costs incurred in management and implementation of the NSP program. While HUD is cognizant of the fiscal pressures facing many state and local governments, please understand that these funds may only be used for administration of NSP and may not be used to finance the broader governmental functions of the grantee. The Department will be monitoring NSP drawdowns to identify instances where grantees draw administrative funds that are excessive in relation to the level of program progress.

Grantees are reminded that:

- The October 19, 2010, Federal Register Notice requires that NSP grantees maintain on their official website a copy of the final approved substantial action plan amendment. Grantees are also reminded that they are required to post quarterly performance reports to their websites concurrent with their submission to HUD.

- NSP-funded activities are subject to applicable provisions of the HUD Environmental Review Procedures (24 CFR Part 58). In this regard a request for release of funds must be approved by HUD prior to the obligation or utilization of funds for NSP activities. The environmental review process for NSP is the same as for the Community Development Block Grant (CDBG) program.

- The Grant Agreement requires grantees to submit information on performance measurement as established by the Secretary for activities undertaken with NSP grant funds.

- As a recipient of HUD funds, federal law requires that grantees ensure their plan benefits all members of their community, without regard to race, color, national origin, sex, religion, familial status, or disability. Grantees should take affirmative steps to ensure that no person is denied the benefit of housing or housing-related services for any of the foregoing reasons.

- Providing false, fictitious or misleading information with respect to the administration of NSP funds may result in criminal, civil or administrative prosecution under 18 U.S.C. 1001, 18 U.S.C. 1343, 31 U.S.C. 3729, 31 U.S.C. 3801, or another applicable statute.

We are pleased to have this opportunity to work with your jurisdiction through the Neighborhood Stabilization Program and we are available to assist with your implementation of the program. If you have any questions please contact Robert DiGruccio, Neighborhood Stabilization Program Specialist, at (213) 534-2517.

Sincerely,

William Vasquez

William G. Vasquez, Director
Office of Community Planning
and Development

Enclosures