

**Revised 2/28/2006**

2006 MAR -2 PM 6:09

APPROVED AS TO FORM AND LEGALITY:

By: \_\_\_\_\_

Deputy City Attorney

## OAKLAND CITY COUNCIL

RESOLUTION NO. 79780 C. M. S.

INTRODUCED BY COUNCILMEMBER \_\_\_\_\_

**RESOLUTION ALLOCATING \$1 MILLION OF COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM INCOME TO EAST OAKLAND COMMUNITY PROJECT FOR DEVELOPMENT OF A NEW HOUSING FACILITY FOR THE HOMELESS AT 7515 INTERNATIONAL BOULEVARD**

**WHEREAS**, the Housing and Community Development Division of the Community Economic Development Agency (CEDA) provides administration and related services for the Community Development Block Grant (CDBG) Program; and

**WHEREAS**, the CDBG budget includes \$1.8 million in "program income," which represents funds received as repayments of loans made to low income homeowners to rehabilitate their homes; and has seen significant repayments of first-time homebuyer loans made in prior years from HOME and Redevelopment Agency Low/Moderate Income Housing Funds; and

**WHEREAS**, in the past few years the CDBG program income has realized substantial revenue from unanticipated loan repayments due to the strong housing market; and

**WHEREAS**, as of June 30, 2005, there was approximately \$3.1 million of unspent CDBG program income funds in this program; and

**WHEREAS**, the East Oakland Community Project (EOCP) has proposed a new 125 bed housing facility for the homeless at 7515 International Boulevard; and

**WHEREAS**, the new proposed facility has a total development cost of \$8,699,584; and

**WHEREAS**, the total amount of funds committed to this project is \$5,884,500 which leaves a funding gap of \$2,815,084; and

**WHEREAS**, EOCP desires \$1 million of CDBG funds to help close the gap for the development of the new proposed facility; and

**WHEREAS**, \$1 million of CDBG program income has been recommended for EOCP to help close the gap for the development of the new proposed facility; now, therefore, be it

**RESOLVED:** \$1 million shall be appropriated to the Community Development Block Grant Fund (2108); Residential Lending Organization (88939); Rehabilitation Loan Program Costs (G08750); and be it further

**RESOLVED:** That the City Council hereby allocates this \$1 million of CDBG program income to East Oakland Community Project for development of a new housing facility for the homeless at 7515 International Boulevard from the Community Development Block Grant Fund (2108); and be it further

**RESOLVED:** That the project will be subject to the Agency's employment and contracting requirements, including Prevailing Wage, Living Wage, Local Employment Program for construction (including apprenticeship requirements), Local and Small Business Enterprise Program, Equal Benefits, and First-Source Hiring requirements; and be it further

**RESOLVED:** That during the construction of the facility and once the facility is in operation, EOCP will be held to the following employment and contracting requirements which include without limitation:

**HUD Section 3:** A requirement that employment opportunities be given to low and very low income persons.

**City Local Employment Requirements:** Fifty percent (50%) of work hours at the construction site shall be furnished by Oakland residents on a craft-by-craft basis, and fifty percent (50%) of all new construction hires shall be Oakland residents.

**City 15% Apprenticeship:** 15% of the total workforce hours go to Oakland apprentices.

**City Local/Small Local Business Enterprise Requirements:** A minimum of 20% local business participation is required at a rate of 10% certified local businesses and 10% certified small local businesses or 20% certified small local business participation.

and be it further

**RESOLVED:** That the EOCP shall continue its strong commitment to hire Oakland residents as program service staff; and be it further

**RESOLVED:** That the City Council hereby authorizes the City Administrator to conduct negotiations, execute documents, and take any other action with respect to the project and the allocation of CDBG funds consistent with this Resolution and its basic purpose.

**MAR - 7 2006**

IN COUNCIL, OAKLAND, CALIFORNIA, \_\_\_\_\_, 2006

**PASSED BY THE FOLLOWING VOTE:**

AYES- BROOKS, BRUNNER, CHANG, KERNIGHAN, NADEL, QUAN, REID, AND

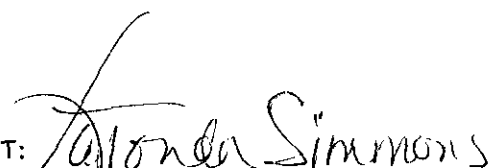
NOES-  ~~PRESIDENT DE LA FUENTE~~

ABSENT-

ABSTENTION-

Excused - Reid, DeLaFuente - 2

ATTEST:



LATONDA SIMMONS

City Clerk and Clerk of the Council  
of the City of Oakland, California