



Agency File # 28

SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY

May 12, 1982

Redevelopment Agency of the
City of Sacramento
Sacramento, California



Honorable Members in Session:

JUN 15 1982

SUBJECT

Rehabilitation Program Policy - Temporary Relocation

SUMMARY

The attached resolution revises existing City policy to provide that temporary relocation costs during property rehabilitation are an eligible City funded rehabilitation loan expenditure.

BACKGROUND

In August 1981, the Redevelopment Agency of the City of Sacramento and Housing Authority of the County of Sacramento adopted a set of uniform policies for administration and financial assistance available between the City and County rehabilitation programs. An area in which the City and County currently have different policies is temporary relocation during property rehabilitation. These existing policies are as follows:

EXISTING COUNTY POLICY

1. Temporary relocation cost is an includable Rehabilitation Loan expenditure. These costs include: actual moving expenses, deposits and rental of temporary dwelling unit, cost for storage of household goods.

EXISTING CITY POLICY

- The City provides separate CDBG allocation for temporary relocation assistance program. These funds provide for:
1. Actual moving expenses, deposits and rental of temporary dwelling unit, cost of storage of household goods.

6-15-82
All Districts

SECRET

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EXISTING COUNTY POLICY

- 2. Technical assistance is provided with the cost of allowable rehabilitation program administrative expenditure.
- 3. Temporary relocation cost is included in \$27,000 maximum loan/grant amount.

EXISTING CITY POLICY

- 2. There is no cost to property owner.
- 3. Technical assistance by Agency staff.
- 4. Temporary relocation cost is in addition to \$27,000 maximum loan/grant amount.

Agency staff recommends that the existing City temporary relocation program be discontinued as a separately funded program and that the Redevelopment Agency adopt the attached resolution that would make temporary relocation costs an allowable rehabilitation loan cost.

In addition to being an allowable rehabilitation loan cost, the attached resolution would provide that temporary relocation costs not be included when computing the \$27,000 maximum loan/grant assistance level. Temporary relocation costs could be allowed in addition to this maximum if the rehabilitation of the property requires the entire \$27,000. The average rehabilitation assistance under City programs is \$21,000 and approximately 20% of all rehabilitated properties require the maximum \$27,000. If temporary relocation costs were to be considered as part of this \$27,000, a portion of the rehabilitation work would have to be eliminated.

This recommendation to allow temporary relocation costs to be made in addition to the maximum assistance level is also being made to the County Board of Supervisors for administration of County rehabilitation programs.

The recommended policy revision has been reviewed by the Alkali Flat, Del Paso Heights and Oak Park Project Area Committees. The recommendations of Agency staff and the three Project Area Committees are attached as Exhibit A.

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FINANCIAL DATA

The existing Temporary Relocation Program has previously been allocated \$60,000 in 1981-82 Community Development Block Grant funds. The adoption of the attached resolution revising the existing policy will not require the allocation of additional funds for rehabilitation programs.

VOTE AND RECOMMENDATION OF COMMISSION

At its regular meeting of _____, 1982, the Sacramento Housing and Redevelopment Commission adopted a motion recommending adoption of the attached resolution. The votes were as follows:

- AYES: Angelides, Dickinson, Knepprath, Luevano, A. Miller, B. Miller, Teramoto
- NOES: None
- ABSENT: Fisher, Walton

RECOMMENDATION

The staff recommends adoption of the attached resolution adopting a revised temporary relocation policy.

Respectfully submitted,

William H. Edgar
WILLIAM H. EDGAR
Executive Director

TRANSMITTAL TO COUNCIL:

Walter J. Lippe
WALTER J. LIPE
City Manager

Contact Person: Michael Hanamura

WHE/AS/dp

RESOLUTION NO. 82-041

ADOPTED BY THE REDEVELOPMENT AGENCY OF THE CITY OF SACRAMENTO
ON DATE OF

June 15, 1982

REHABILITATION PROGRAM POLICY TEMPORARY RELOCATION COSTS

BE IT RESOLVED BY THE REDEVELOPMENT AGENCY OF THE CITY
OF SACRAMENTO:

Section 1. The existing Temporary Relocation Assist-
ance Program shall be discontinued upon the completion of all
cases active as of the date of this resolution.

Section 2. As to the Rehabilitation Loan Program of
the Agency, actual expenditures for the temporary relocation of
the owner during rehabilitation shall be an eligible expenditure
of loan or grant funds and the maximum total of loan and grants
(\$27,000) may be exceeded as additional loan to the extent of
such expenditures. Technical staff costs associated with such
expenditures shall be an authorized administrative expenditure
of the program.

CHAIRMAN

ATTEST:

APPROVED
SACRAMENTO REDEVELOPMENT AGENCY
CITY OF SACRAMENTO

SECRETARY

JUN 15 1982

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SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY
REHABILITATION PROGRAM POLICIES
TEMPORARY RELOCATION POLICY

EXHIBIT A

AGENCY STAFF
RECOMMENDED POLICY

Revise existing City policy to make it consistent with the existing County policy as follows:

1. Temporary relocation cost to be includable City funded rehabilitation loan expenditure.
2. Technical assistance to be provided by Agency staff. This cost to allowable rehabilitation program administrative expenditure. (Not part of the rehabilitation loan).
3. Temporary Relocation costs are not to be included when computing the the maximum \$27,000 loan/grant amount.

ALKALI FLAT PAC
RECOMMENDED POLICY

The Alkali Flat PAC concurs with the Agency staff recommended policy.

DEL PASO HEIGHTS PAC
RECOMMENDED POLICY

- 1A. Temporary relocation cost to be included in the City funded loan expenditure providing the rehab need does not exceed \$27,000 maximum.
- 1B. Rehab needs over the \$27,000 maximum, the temporary relocation shall be provided from a separate fund at no cost to the property owner.

OAK PARK PAC
RECOMMENDED POLICY

Maintain the existing City policy as follows:

The City to continue to provide separate allocation of funds for temporary relocation. These funds to provide for:

1. Technical assistance.
2. Payment for cost of moving, storage of furniture, etc.
3. No cost to property owner.
4. Temporary relocation cost to be in addition to \$27,000 maximum loan/grant amount.