

**COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND**  
**2014 Legislative Session**

Resolution No. CR-12-2014

Proposed by The Chairman (by request – County Executive)

Introduced by Council Members Lehman, Davis, Franklin and Patterson

Co-Sponsors \_\_\_\_\_

Date of Introduction March 11, 2014

**RESOLUTION**

1 A RESOLUTION concerning

2 Housing and Community Development

3 Annual Action Plan: FY 2014

4 For the purpose of amending the Annual Action Plan for Housing and Community Development:  
5 FY 2014 and approving the reprogramming and reallocation of \$2,542,595.78 in Community  
6 Development Block Grant (“CDBG”) funds from the FY 2000, FY 2001, FY 2002, FY 2003, FY  
7 2004, FY 2005, FY 2006, FY 2007, FY 2008, FY 2009, FY 2010, FY 2011, FY 2012, FY 2013,  
8 and FY 2014 Annual Action Plans to a new activity, the Single-Family Homeowner Occupied  
9 Housing Rehabilitation Assistance Program (the “Program”), to be administered by the  
10 Redevelopment Authority of Prince George’s County/Housing Initiative Partnership, Inc.  
11 (“Administrator”).

12 WHEREAS, pursuant to Section 15A-107 of the Prince George’s County Code, the County  
13 Executive submitted a citizen participation plan in conjunction with the FY 2011-2015  
14 Consolidated Plan for Housing and Community Development to the County Council; and

15 WHEREAS, the citizen participation plan was adopted by CR-26-2010 and provided for  
16 citizen involvement in the various stages of Housing and Community development activities and  
17 listed the actions which are subject to the citizen participation plan; and

18 WHEREAS, pursuant to Section 15A-105 of the County Code, the Annual Action Plan for  
19 Housing and Community Development: FY 2014 must be amended at this time to include the  
20 estimated cost of projects, the total cost to bring them to completion, and identification of the  
21 sources of funds; and

22 WHEREAS, the Program, as described in Attachments “A1-A3” requires funding to

1 administer the operations of the Single-Family Homeowner Occupied Housing Rehabilitation  
2 Assistance Program; and

3 WHEREAS, Attachment “B” includes the projects from CDBG Program Years 25, 26, 27,  
4 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, and 39 (i.e., FY 2000, FY 2001, FY 2002, FY 2003, FY  
5 2004, FY 2005, FY 2006, FY 2007, FY 2008, FY 2009, FY 2010, FY 2011, FY 2012, FY 2013,  
6 and FY 2014) that were approved in prior years’ Annual Action Plans and have available CDBG  
7 funds totaling \$2,542,595.78 needing to be reprogrammed and reallocated; and

8 WHEREAS, the County Executive recommends the reprogramming and reallocation of  
9 \$2,542,595.78 in CDBG funds to the Program; and

10 WHEREAS, Attachment “C” consists of the Annual Action Plan for Housing and  
11 Community Development: FY 2014, as amended.

12 NOW, THEREFORE, BE IT RESOLVED by the County Council of Prince George's  
13 County, Maryland, that the Annual Action Plan for Housing and Community Development:  
14 FY 2014 is hereby amended to reprogram and reallocate \$2,542,595.78 in CDBG funding to the  
15 Program described in Attachments “A1-A3”, “B”, and “C”, respectively, as attached hereto and  
16 made a part hereof.

17 BE IT FURTHER RESOLVED that upon adoption of this Resolution, it shall be  
18 transmitted to the County Executive by the Clerk of the Council to submit the amended Annual  
19 Action Plan to the U.S. Department of Housing and Urban Development.

Adopted this 8th day of April, 2014.

COUNTY COUNCIL OF PRINCE  
GEORGE'S COUNTY, MARYLAND

BY: \_\_\_\_\_  
Mel Franklin  
Chairman

ATTEST:

\_\_\_\_\_  
Redis C. Floyd  
Clerk of the Council

APPROVED:

DATE: \_\_\_\_\_ BY: \_\_\_\_\_  
Rushern L. Baker, III  
County Executive

Note: Attachment C is available in hard copy only and as an Inclusion File in LIS.

**ATTACHMENT A-1**

**PROJECT INFORMATION SHEET**

**Single-Family Homeowner Occupied  
Housing Rehabilitation Assistance Program  
Prince George's County, Maryland**

**PROJECT DESCRIPTION:** The County's Single-Family Homeowner Occupied Housing Rehabilitation Assistance Program provides financial assistance in the form of an amortized loan, deferred payment loan or a grant to qualified homeowners in an amount not to exceed \$60,000. The amount of assistance approved must be sufficient to upgrade the dwelling to contemporary minimal living standards which includes the elimination of County housing, health and fire code violations existing on the premises posing a direct and immediate threat to the health and safety of occupants. The County desires to enter into a contract with the "Redevelopment Authority of Prince George's County/Housing Initiative Partnership, Inc." to administer this Program.

**PROPOSED RECIPIENT:** Redevelopment Authority of Prince George's County  
9200 Basil Court, 5<sup>th</sup> Floor  
Largo, Maryland 20774

Housing Initiative Partnership, Inc.  
6525 Belcrest Road, Suite 555  
Hyattsville, Maryland 20782

**CONTACT:** Pamela A. Wilson, Acting Housing Development Program Manager, DHCD  
301-883-5551  
pawilson@co.pg.md.us

**NEIGHBORHOOD/LOCALITY:** County-wide

**PROPOSED ASSISTANCE:** Approximately 47 Loans  
Average Loan per unit is \$45,000  
Maximum Loan per unit is \$60,000

**ATTACHMENT A-2****PROJECT INFORMATION SHEET****Single-Family Homeowner Occupied  
Housing Rehabilitation Assistance Program  
Prince George's County, Maryland****PROJECT DESCRIPTION:**

The Redevelopment Authority of Prince George's County/Housing Initiative Partnership, Inc., selected from a competitive Request for Application (RFA) process, will administer the operations of the County's Single-Family Homeowner Occupied Housing Rehabilitation Assistance Program ("Program") in accordance with the County's Operating Procedures as adopted by CR-25-2013 and under the provisions of a Lump Sum Drawdown Agreement governed by 24 CFR 570.513. The Program provides financial assistance in the form of an amortized loan, deferred payment loan or a grant to qualified homeowners in an amount not to exceed \$60,000. The amount of assistance approved must be sufficient to upgrade the dwelling to contemporary minimal living standards which includes the elimination of County housing, health and fire code violations existing on the premises posing a direct and immediate threat to the health and safety of occupants. Secondary to the aforementioned priorities, general property improvements of modest means, to enhance comfort, convenience and appearance are eligible activities. To be eligible, an applicant's income must not exceed eighty percent (80%) of the area median income for areas with "unusually high income," as determined by the United States Department of Housing and Urban Development, with adjustments for family size. These income limits are also referred to as "uncapped limits." The homeowner will be required to sign a Deed of Trust that requires them to maintain the property as their primary place of residency otherwise the applicable loan balance must be paid in full.

All payments of principal and interest under the Program shall be treated as program income, by County Resolution (CR-25-2013), the Administrative Regulations for the Prince George's County Housing Rehabilitation Assistance Program. Such program income shall be paid into a revolving Housing Rehabilitation Fund ("Fund") established and maintained by the County Executive or his designee in accordance with applicable Federal, State and Local laws. The proceeds from the Fund shall be used in accordance with the operating procedures of the Program and will be distributed as such: (1) 90 percent of the program income will be used to fund future assistance under the Program; and (2) 10 percent will be used to supplement the administrative costs associated with the implementation of the Program.

**ATTACHMENT A-3**

**PROJECT FINANCING ESTIMATE**

**Single-Family Homeowner Occupied  
Housing Rehabilitation Assistance Program  
Prince George’s County, Maryland**

<b>SOURCES OF FUNDS</b>	<b>AMOUNT</b>	<b>%</b>
Prince George’s County CDBG PY 39R – Round III Funds	<b>\$2,542,595.78</b>	<b>100%</b>
<b>TOTAL SOURCES</b>	<b>\$2,542,595.78</b>	<b>100%</b>

  

<b>USES OF FUNDS</b>	<b>AMOUNT</b>	<b>%</b>
Project Delivery Costs	<b>\$508,519.16</b>	<b>20%</b>
Direct Loans	<b>\$2,034,076.62</b>	<b>80%</b>
<b>TOTAL USES</b>	<b>\$2,542,595.78</b>	<b>100%</b>