



Legislation Text

File #: 09-0958, **Version:** 1

Resolution to Allocate \$25,000.00 in NSP Funds to Habitat for Humanity of Huron Valley, to Provide Homebuyer Education to Low-Mod Homebuyers (\$25,000.00 NSP Funds)

Attached for your review and approval is a resolution to allocate \$25,000.00 in NSP funds to Habitat for Humanity of Huron Valley (Habitat), to provide homebuyer education to low-mod homebuyers. Habitat is the fiduciary for the Washtenaw Housing Education Partners (WHEP), which includes Community Housing Alternatives, Habitat for Humanity of Huron Valley, P.O.W.E.R. Inc., MSU Extension, the Washtenaw County Treasurer's Office, and the Housing Bureau for Seniors.

The Washtenaw Housing Education Partners (WHEP) will provide a minimum of 8 hours of homeowner education that can include counseling, financial literacy classes, credit repair assistance, home maintenance classes and help applying for down payment assistance from other funders. HUD requires all homebuyers who receive NSP funds to purchase a home to attend a minimum of 8 hours of homebuyer education from HUD or HUD-equivalent certified counselors. MSU Extension will provide 6 hours of homebuyer orientation from a HUD-certified counselor. POWER Inc. will provide one-on-one counseling, financial literacy and credit repair from a MSHDA-certified counselor. Habitat for Humanity and MSU Extension will provide home maintenance classes.

This project is consistent with the City's Consolidated Strategy and Plan. The City Attorney's office will review the contractual documents to ensure that Habitat will comply with the requirements in the NSP regulations. It will be the responsibility of the Office of Community Development to monitor agency compliance with these regulations.

On February 24, 2009 the Urban County of Washtenaw, of which the City of Ann Arbor is a member, reviewed WHEP's application for funds and recommended approval of \$25,000.00 in City of Ann Arbor NSP funds, and \$60,000.00 in Urban County NSP funds.

Effective September 9, 2009, the NSP budget reflects \$605,000.00 in uncommitted and available funds.

The Office of Community Development recommends City Council approve the \$25,000.00 NSP contract with Habitat as the fiduciary for WHEP, to provide homebuyer education.

Habitat will receive Living Wage and Human Rights approval before the contract is executed.

Prepared by: Jennifer Hall, Housing Manager

Reviewed by: Mary Jo Callan, Community Development Director and Jayne Miller, Community Services Administrator

Whereas, An application was received in January, 2009 from the Washtenaw Housing Education Partners (WHEP) for funding to provide homebuyer education to assist low-mod income homebuyers acquire affordable housing;

Whereas, Habitat is the fiduciary of WHEP, which includes Community Housing Alternatives, Habitat

for Humanity of Huron Valley, P.O.W.E.R Inc., MSU Extension, the Washtenaw County Treasurer's Office, and the Housing Bureau for Seniors; and

Whereas, This project is consistent with the City's Consolidated Strategy and Plan;

RESOLVED, That City Council approve the allocation of \$25,000 in NSP Funds to Habitat for Humanity of Huron Valley as the fiduciary of WHEP, to provide homebuyer education to low-mod income households;

RESOLVED, That the Mayor and City Clerk be hereby authorized and directed to sign a contract with Habitat for Humanity of Huron Valley consistent with this resolution, subject to approval as to substance by the City Administrator and approval as to form by the City Attorney with funds to be available until expended without regard to fiscal year; and

RESOLVED, That the City Administrator, or his designee be authorized to take necessary administrative actions and to execute any documents necessary to complete this transaction and to implement this resolution.