

PALM BEACH COUNTY
BOARD OF COUNTY COMMISSIONERS

AGENDA ITEM SUMMARY

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Meeting Date: April 5, 2011 [X] Consent [] Regular
[] Public Hearing

Department: Housing and Community Development

Submitted By: Housing & Community Development

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I. EXECUTIVE BRIEF

Motion and Title: Staff recommends motion to approve: a waiver to exceed the \$35,000 funding limit under the Residential Rehabilitation Program (Program) for Annette Kendrick, by authorizing an additional \$1,219.10 to complete the rehabilitation project at her South Bay home.

SUMMARY: In accordance with the Program policies, Ms. Kendrick was approved for \$34,995.28 for a rehabilitation project at her South Bay home. As part of the rehabilitation project, her master bedroom ceiling was being painted due to previous water intrusion. The entire master bedroom ceiling collapsed; revealing the need for replacement. The cost of this additional work (including closing costs) is \$1,219.10, which will bring the total project cost to \$36,214.38, which exceeds the \$35,000 funding limit under the Program. A waiver to the applicable Program policies is necessary in order to enable the additional work to be completed. All funding provided to homeowners under the Program is secured by a mortgage and promissory note. These are federal Community Development Block Grant funds which require no local match. District 6 (TKF)

Background and Justification: The Residential Rehabilitation Program provides funding to income qualified applicants residing in single-family homes. This funding is made available to upgrade these homes to applicable housing and building code standards. Program policies approved by the Board of County Commissioners on November 6, 2007, as amended, provide zero percent (0%) interest loans up to \$35,000, which are secured by fifteen (15) year mortgages and promissory notes. No repayment during the term of the mortgage is due, except that the entire principal amount of this loan becomes payable by the applicant in the event of default (such as the sale, transfer of title to, or disposition of, the mortgaged property). After 15 years, if the conditions of the mortgage and promissory note have been met, the County issues a satisfaction of mortgage.

Attachments: None

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Recommended by: [Signature] 3-23-11
Department Director Date

Approved By: [Signature] 3-31-11
Assistant County Administrator Date

II. FISCAL IMPACT ANALYSIS

A. Five Year Summary of Fiscal Impact:

Fiscal Years	2011	2012	2013	2014	2015
Capital Expenditures					
Operating Costs	\$1,219.10				
External Revenues	(\$1,219.10)				
Program Income					
In-Kind Match (County)					
NET FISCAL IMPACT	\$0				


# ADDITIONAL FTE POSITIONS (Cumulative)	-0-				
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Is Item Included In Current Budget? Yes XX No
 Budget Account No.:

Fund 1101 Unit 143 Org 1431 Object 3437 Program Code/Period BG31-GY04

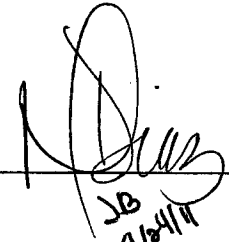
B. Recommended Sources of Funds/Summary of Fiscal Impact:

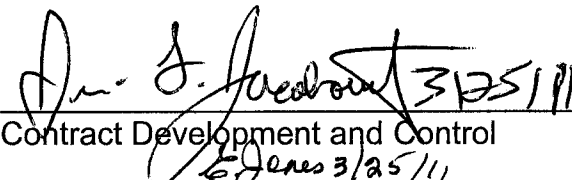
Approval of this agenda item will allocate \$1,219.10 in additional funds to Annette Kendrick for rehabilitation costs in connection with the Residential Rehabilitation Program.

C. Departmental Fiscal Review:  3-23-11
 Shairette Major, Fiscal Manager I

III. REVIEW COMMENTS

A. OFMB Fiscal and/or Contract Development and Control Comments:

 3/24/11
 OFMB
 JB 3/24/11
 3/23/11

 3/25/11
 Contract Development and Control
 E Jones 3/25/11

B. Legal Sufficiency:

 3/30/11
 Senior Assistant County Attorney

C. Other Department Review:

 Department Director

This summary is not to be used as a basis for payment.