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**Mayor Pro Tem**  
Lois Wynne  
**Council Members**  
John Gordon  
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City Manager**  
  
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## Staff Report

ITEM 3-1

**To:** Lemoore City Council  
**From:** Judy Holwell, Project Manager   
**Date:** March 24, 2014  
**Subject:** 2014-2015 Community Development Block Grant Application  
Submittal Public Hearing and Adoption of Resolution No. 2014-08

### Discussion:

Scheduled for Tuesday night's Council meeting is the second required public hearing for the State of California Community Development Block Grant (CDBG) Program grant submittal. On February 18, 2014, Council held a Design Phase hearing on potential CDBG activities to be applied for through the 2014 Notice of Funding Availability (NOFA). At the hearing, the public was informed that applications are due to the State no later than April 11 at 5:00 p.m. During the Design Phase hearing, Council directed staff to focus on the following four grant activities:

1. A Public Facilities Rehabilitation grant at 789 South Lemoore Avenue for the Lemoore Senior Citizens, Inc. a nonprofit organization designed to serve seniors 62 years of age and over
2. A Public Service grant to aid the Lemoore Senior Center with its lunch program at the address listed above
3. A Public Service grant to provide the Lemoore Senior Center with a full-time individual to handle the facility's management for the address listed above
4. A Public Service grant to provide the Lemoore Senior Center with a full-time individual to handle the facility's maintenance for the address listed above

The four activities listed above meet the national objective of primarily benefiting low- and moderate- income seniors aged 62 and over. There will be no displacement of individuals for any of the activities. The total amount requested in all grants combined is \$1,902,066, which includes \$132,702 for General Administration. The above identified activities are described in greater detail below:

1) For the rehabilitation of the Lemoore Senior Center, a prevailing wage cost estimate was formulated using a report requested by the City in 2013. That report was compiled in 2013 by Naffa International and an additional report was created by Chevron Energy Solutions at the same time. Information was also gained by direct dialogue with Lemoore Senior Citizens, Inc. The purpose for the rehabilitation is to repair damage due to age, to bring buildings up to code to meet health and safety standards, to provide for ongoing monitoring of the buildings, and to find ongoing, long-term cost savings through energy efficiencies. The rehabilitation of the buildings includes:

- Replace Fire Sprinklers - Ansul systems - Fire Valve - Alarms
- ADA upgrade to restrooms
- Remove damaged ceiling popcorn-sheetrock
- Tie-into existing walls/repaint interior walls
- Termite tenting to address dry wood termites
- Remove/Replace damaged wood (rough & finish framing and siding)
- Remove/Replace tile & comp. roof, add insulation board
- Remove/Repair/Replace Stucco exterior as needed
- Install R-36 insulation above new ceiling
- Retrofit interior and exterior lighting
- Replace inefficient HVAC units
- Add solar system over parking
- Remove/Replace single pane windows & doors with gaps
- Replace HVAC ducting as needed
- Fill in holes and other exterior grading issues
- Repair/Replace old surveillance equipment and service
- Remove/Replace old pilot light ovens and ranges in kitchens
- Remove/Replace old shelving in kitchen w/metal shelving
- Re-plumb kitchen drains & grease trap
- Repair/Replace equipment inside of walk-in freezers
- Cut out and insert new entrance/exit doors at storage buildings

It is estimated that the senior center may save as much as \$19,000/year in electricity costs if the grant is awarded and the preceding items are completed. This portion of the application accounted for \$1,178,896 in construction costs, and \$141,468 in Activity Delivery costs. Construction is expected to conclude some time prior to April 30, 2016.

2) The Public Service grant to help seniors pay for food will bring down the cost from \$5.00 per meal to \$2.00 per meal and will expand the program from Monday through Thursday to include Friday. The activity amount applied for is \$51,000 and is expected to last for approximately 2 years. There is no Activity Delivery cost attributable to this portion of the grant.

3) The Public Service grant to hire a facility manager for the senior center will provide a full-time individual to the center that can research and apply for grants, create fundraisers and outreach programs, and aid in the day-to-day operations of the center, all with the intimate knowledge necessary to have a thriving senior center. The activity amount applied for is \$225,000. It is anticipated that this is enough to hire an individual for as much as 2 years. There is no Activity Delivery cost attributable to this portion of the grant.

4) The Public Service grant to hire a full-time facility maintenance person is for \$137,000. Recruiting a valuable candidate for the position will secure the center with safe, quality beautification and maintenance while ensuring preventative measures are put in place and regularly monitored. Included in the amount listed above is the purchase of equipment, including a lawnmower. If funded, the amount requested is expected to fund the position for approximately 2 years. There is no Activity Delivery cost attributable to this portion of the grant.

The City is required to report 1) the activities listed in the application, 2) the dollar amount of the application, and 3) a relocation plan, if any residents will be relocated as a result of the proposed activities. Additionally, for this Application Submittal hearing, we are asked to cover the same items as were listed for the Design Phase hearing.

The following information was reported: The total amount of CDBG funds available for this 2014-2015 NOFA is approximately \$28,540,278. Applicants are restricted to submitting only one grant application totaling not more than \$2,000,000; however, the application may include up to three activities. The NOFA applies only to eligible CDBG activities and the maximum award limits for each activity are as follows:

- Economic Development Activities: A maximum of \$300,000 for either Business Assistance or Microenterprise or up to \$500,000 for a combination of both
- Housing Activities: A maximum of \$1,000,000 for one program and one project
- Public Improvements Activities: A maximum of \$1,500,000 for one project
- Public Facilities Activities: A maximum of \$1,500,000 for one project
- Public Service Activities: A maximum of \$500,000 for up to three services
- Planning (PTA) Activities: A maximum of \$100,000 for up to two studies

All of the activities must meet at least one of the three National Objectives, which are listed below. Each objective is designed to document that households benefiting from the CDBG eligible activities are at or below the State's annual published limits of eighty percent (80%) or less of county median income, adjusted for family size.

The National Objectives are:

1. Benefit to low- and moderate-income persons; or,
2. Prevention or elimination of slums or blight, which is only allowed for Economic Development Activities; or,
3. Urgent Need, which is not eligible under this NOFA

Applications for the 2014-2015 funding cycle will be scored based on Need, Readiness, Jurisdictional Capacity/Past Performance and State Objectives. Alejandro Clark of Kings Community Development Corporation (KCDC) will be present during the Public Hearing and can answer any questions you may have regarding this Application Submittal. At the conclusion of the public hearing, Council should adopt Resolution No. 2014-08, which authorizes the City Manager, or his designee, to submit the grant application to the State.

**Budget Impact:**

If awarded, the City would receive funding in the amount of \$1,902,066 for the above listed grant activities. This grant does not require matching funds.

**Recommendation:**

It is recommended that Council, by motion:

- 1) Request that the public sign the public participation sign-in sheet, which is a requirement of the application process.
- 2) Open a Public Hearing to accept testimony regarding the 2014-2015 Application Submittal to the State of California CDBG Program.
- 3) Adopt Resolution No. 2014-08, which authorizes the City Manager, or his designee, to submit the Application Submittal to the State of California CDBG Program requesting up to \$1,902,066 for the grant activities listed benefiting the Lemoore Senior Center and senior citizens.

**RESOLUTION NO. 2014-08**

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LEMOORE APPROVING AN APPLICATION FOR FUNDING AND THE EXECUTION OF A GRANT AGREEMENT AND ANY AMENDMENTS THERETO FROM THE STATE OF CALIFORNIA COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM**

At a Regular Meeting of the City Council of the City of Lemoore duly called and held on April 1, 2014 at 7:30 p.m. on said day, it was moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ and carried that the following Resolution be adopted:

**WHEREAS**, on February 18, 2014, the City Council of the City of Lemoore held a duly noticed Design Phase Public Hearing for the State of California Community Development Block Grant (CDBG) Program, accepted public testimony, and directed staff to prepare a grant application based on the outcome of the meeting; and

**WHEREAS**, the Lemoore Senior Citizens, Inc. have ask for the City to file for grant funds to rehabilitate and upgrade the Senior Center, as generally shown in the grant application, in the dollar amounts listed below and will enter into a Sub-recipient Agreement with the City should a grant be awarded as required by the CDBG Program; and

**WHEREAS**, the City Council of the City of Lemoore held a duly noticed Public Hearing on the Application Submittal on April 1, 2014 for three (3) grant activities that meet the National Objectives of the CDBG Program.

**NOW THEREFORE, BE IT RESOLVED** by the City Council of the City of Lemoore as follows:

**SECTION 1:**

The City Council of the City of Lemoore has reviewed and hereby approves an application for up to \$2 million for the following activities:

General Program Administration	\$132,702.00
Activities Delivery	\$141,468.00
Public Facilities Rehabilitation – Senior Center	\$1,178,896.00
Program Income – Rehabilitation	\$0.00
Public Services – Facilities Management	\$225,000.00
Program Income – Facilities Management	\$0.00
Public Services – Facilities Maintenance	\$173,000.00
Program Income – Facilities Maintenance	\$0.00
Public Services – Food Services	\$51,000.00
Program Income	\$0.00
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TOTAL REQUESTED FROM CDBG	\$1,902,066.00

**SECTION 2:**

The City Council of the City of Lemoore has determined that federal Citizen Participation requirements were met during the development of this application.

**SECTION 3:**

The City Council of the City of Lemoore has determined that a cash match is not applicable for this application.

**SECTION 4:**

The City Council of the City of Lemoore hereby acknowledges that there will be no Program Income used in this grant application.

**SECTION 5:**

The City Council of the City of Lemoore hereby authorizes and directs the City Manager to sign this application and act on the City's behalf in all matters pertaining to this application.

**SECTION 6:**

If the application is approved, the City Manager is authorized to enter into and sign the grant agreement and any subsequent amendments with the State of California for the purposes of this grant.

**SECTION 7:**

If the application is approved, the City Manager is authorized to sign Funds Requests and other required reporting forms.

Passed and adopted at a Regular Meeting of the City Council of the City of Lemoore held on the 1<sup>st</sup> day of April, 2014, by the following vote:

- AYES:
- NOES:
- ABSENT:
- ABSTAINING:

APPROVED:

\_\_\_\_\_  
William M. Siegel, Jr., Mayor

ATTEST:

\_\_\_\_\_  
Mary J. Venegas, City Clerk

**CERTIFICATE**

**STATE OF CALIFORNIA )**  
**COUNTY OF KINGS ) ss.**  
**CITY OF LEMOORE )**

I, **Mary J. Venegas**, City Clerk of the City of Lemoore do hereby certify that Resolution No. 2014-08 of the City Council of the City of Lemoore was duly passed and adopted at a Regular Meeting of the City Council held on April 1, 2014.

DATED: April 1, 2014

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Mary J. Venegas  
City Clerk