



City of Carson Report to Mayor and City Council

September 7, 2010
New Business Consent

SUBJECT: CONSIDER AN UPDATE ON THE STATUS OF THE IMPLEMENTATION OF THE NEIGHBORHOOD STABILIZATION PROGRAM

Submitted by Clifford W. Graves
Economic Development General Manager

Approved by Jerome G. Groomes
City Manager

I. SUMMARY

This report is an update on the city of Carson's (Carson) Neighborhood Stabilization Program (NSP).

II. RECOMMENDATION

RECEIVE and FILE.

III. ALTERNATIVES

TAKE another action the City Council deems appropriate.

IV. BACKGROUND

A. NSP

On June 16, 2009, the City Council adopted Resolution No. 09-059 (Exhibit No. 1) which authorized staff to submit a joint application from the city of Carson and the city of Lynwood (Cities) to the California Department of Housing and Community Development (HCD) for the receipt of NSP funds. Based on the permissible uses of NSP funds, the Cities opted to implement the acquisition, rehabilitation, and resale component of the program to address the abandoned and foreclosed homes within the respective jurisdictions.

The necessary accounts to facilitate funding and accounting have been established.

B. Acquired NSP Properties

A total of nine properties in both jurisdictions have been acquired, including three in Scottsdale. There are a total of five properties located in Carson (Exhibit No. 2).

C. NSP Residential Rehabilitation Contractors

In order to implement the NSP, there are a number of professional services required to facilitate the implementation. The Cities solicited, through a competitive Request for Proposals (RFP) process, consultants for residential rehabilitation services approved by the City Council at its June 15, 2010 meeting (Exhibit No. 3). The selected residential rehabilitation consultants are currently in the rehabilitation phase of the NSP. The rehabilitation construction timeline will

25.