

**ORDINANCE #68787**  
**Board Bill No. 170**

An ordinance, recommended by the Board of Estimate and Apportionment, authorizing the Mayor of the City of St. Louis, on behalf of the City, to submit a 2011 Annual Plan to the United States Department of Housing and Urban Development ("HUD") as required to apply for funding under the Federal Community Development Block Grant ("CDBG"), HOME Investment Partnership ("HOME"), Emergency Shelter Grant ("ESG") and Housing Opportunities for Persons with AIDS ("HOPWA") Entitlement Programs, authorizing and directing the Mayor and the Comptroller on behalf of the City to enter into and execute agreements with HUD for the receipt of 2011 CDBG, HOME, ESG and HOPWA funds, appropriating the sum of Twenty-Two Million Four Hundred Sixty-Two Thousand Four Hundred Twenty-One Dollars (\$22,462,421) which the City estimates will be available for the 2011 CDBG Program Year; appropriating the sum of Four Million Six Hundred Nineteen Thousand Five Hundred Sixteen Dollars (\$4,619,516) which the City estimates will be available for the 2011 HOME Program Year; appropriating the sum of Eight Hundred Seventy Thousand Nine Hundred Dollars (\$870,900) which the City estimates will be available for the 2011 ESG Program Year; and appropriating the sum of One Million Three Hundred Sixty-Two Thousand One Hundred Dollars (\$1,362,100) which the City estimates will be available for the 2011 HOPWA Program Year, authorizing and directing the Director of the Community Development Administration ("CDA") to contract with municipal agencies, non-profit corporations and other entities, as necessary for the expenditure of CDBG and HOME funds, to establish and implement a lump sum drawdown procedure for the purpose of financing property rehabilitation activities, to establish and implement a program to guarantee in whole or in part construction loans from private financial institutions, and/or to establish and implement a procedure for providing financial assistance to CDBG-eligible undertakings through float loan financing, authorizing and directing the Director of the Department of Human Services ("DHS") to contract with municipal agencies, non-profit corporations and other entities, as necessary for the expenditure of ESG funds, authorizing and directing the Director of Health and Hospitals to contract with municipal agencies, non-profit corporations and other entities, as necessary for the expenditure of HOPWA funds, and directing the Comptroller to issue warrants thereon upon the City Treasury; and containing an emergency clause.

**WHEREAS**, 2011 CDBG, HOME, ESG and HOPWA funding will become available on January 1, 2011; and

**WHEREAS**, in order to receive these funds, the City of St. Louis must submit to HUD a 2011 Annual Plan by November 15, 2010; and

**WHEREAS**, it is estimated that the 2011 CDBG Entitlement, together with previous year CDBG funds available for re-allocation, CDBG Program Income generated by activities conducted with previous year CDBG funds that have not yet been appropriated for any purpose and CDBG Program Income estimated to be generated by activities conducted in 2011 with CDBG funds, will amount to the sum of Twenty-Two Million Four Hundred Sixty-Two Thousand Four Hundred Twenty-One Dollars (\$22,462,421); and

**WHEREAS**, the City has identified certain known appropriation needs as summarized in Exhibit A, and the City desires to appropriate the CDBG Entitlement and Program Income Funds for these needs, to establish and implement a lump sum drawdown procedure to finance and facilitate property rehabilitation activities to establish and implement a program to guarantee in whole or in part construction loans from private financial institutions, and to establish and implement a procedure for providing financial assistance to CDBG-eligible undertakings through float loan financing, and

**WHEREAS**, it is estimated that the 2011 HOME Entitlement, together with previous year HOME funds available for allocation, HOME Program Income generated by activities conducted with previous year HOME funds that have not yet been appropriated for any purpose and HOME Program Income estimated to be generated by activities conducted in 2011 with HOME funds, will amount to the sum of Four Million Six Hundred Nineteen Thousand Five Hundred Sixteen Dollars (\$4,619,516); and

**WHEREAS**, the City has identified certain known appropriation needs as summarized in Exhibit A, and the City desires to appropriate the HOME Entitlement and Program Income Funds for these needs and to establish and implement a program to guarantee in whole or in part construction loans from private financial institutions; and

**WHEREAS**, it is estimated that the 2011 ESG Entitlement, together with previous year ESG funds available for allocation, will amount to the sum of Eight Hundred Seventy Thousand Nine Hundred Dollars (\$870,900); and

**WHEREAS**, the City desires to appropriate the ESG Entitlement for needs related to the purpose of the ESG program; and

**WHEREAS**, it is estimated that the 2011 HOPWA Entitlement, together with previous year HOPWA funds available for

allocation, will amount to the sum of One Million Three Hundred Sixty-Two Thousand One Hundred Dollars (\$1,362,100); and

**WHEREAS**, the City desires to appropriate the HOPWA Entitlement for needs related to the purpose of the HOPWA program.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF ST. LOUIS, AS FOLLOWS:**

**Section One.** The Mayor of the City of St. Louis, on behalf of the City, is hereby authorized and directed to submit an Annual Plan to the Department of Housing and Urban Development in order to make application for the 2011 CDBG, HOME, ESG and HOPWA Entitlement Programs.

**Section Two.** There is hereby appropriated the sum of Twenty-Two Million Four Hundred Sixty-Two Thousand Four Hundred Twenty-One Dollars (\$22,462,421) of 2011 CDBG funds for the purposes described in Exhibit A incorporated herein by reference. The Director of CDA is hereby authorized to make, negotiate and execute any and all contracts or other documents, including disbursing agreements and/or other agreements associated with lump sum drawdowns intended to facilitate property rehabilitation activities, including agreements associated with guarantees in whole or in part of construction loans from private financial institutions, and including agreements associated with the establishment and implementation of a procedure for providing financial assistance to CDBG-eligible undertakings through float loan financing, on behalf of the City, which are necessary to carry out the City's CDBG and HOME programs and to expend said funds for the purposes and in the amounts specified in Exhibit A attached hereto, and the Comptroller is authorized and directed to issue warrants upon the City Treasury for payment thereon. The Director of CDA is further authorized and directed to transfer funds among the purposes described in Exhibit A when requested by the Alderperson in whose ward the funds were budgeted pursuant to this Ordinance with the approval of the Board of Estimate and Apportionment, to transfer funds among the other purposes described in Exhibit A with the approval of the Board of Estimate and Apportionment, to substitute HOME funding for CDBG funding budgeted pursuant to this ordinance with the approval of the Board of Estimate and Apportionment, and, to the extent that additional Tax Increment Financing Revenue, program income and/or other funds become available that reduce the amount of new CDBG funds required to make the Section 108 loan payment, to add the amount of the CDBG Section 108 loan payment reduction to the Citywide housing production allocation, provided that the Board of Estimate and Apportionment shall approve the expenditure of such funds.

**Section Three.** There is further hereby appropriated the sum of Four Million Six Hundred Nineteen Thousand Five Hundred Sixteen Dollars (\$4,619,516) of 2011 HOME Funds for the purposes described in Exhibit A incorporated herein by reference. The Director of CDA is hereby authorized to make, negotiate and execute any and all contracts or other documents including agreements associated with guarantees in whole or in part of construction loans from private financial institutions, on behalf of the City, which are necessary to carry out the City's HOME programs and to expend said funds, and the Comptroller is authorized and directed to issue warrants upon the City Treasury for payment thereon. The Director of CDA is further authorized and directed to transfer funds among the purposes described in Exhibit A when requested by the Alderperson in whose ward the funds were budgeted pursuant to this Ordinance with the approval of the Board of Estimate and Apportionment, to transfer funds among the other purposes described in Exhibit A with the approval of the Board of Estimate and Apportionment, and to substitute CDBG funding for HOME funding budgeted pursuant to this ordinance with the approval of the Board of Estimate and Apportionment. At least fifteen percent of the aforesaid 2011 HOME funds, or Six Hundred Ninety-Two Thousand Nine Hundred Twenty-Seven Dollars (\$692,927), must be committed to projects to be undertaken by certified Community Housing Development Organizations (CHDOs).

**Section Four.** There is further appropriated the sum of Eight Hundred Seventy Thousand Nine Hundred Dollars (\$870,900) of 2011 ESG Funds. The Director of the Department of Human Services is hereby authorized to make, negotiate and execute any and all contracts or other documents on behalf of the City which are necessary to carry out the City's ESG programs and to expend said funds, and the Comptroller is authorized and directed to issue warrants upon the City Treasury for payment thereon.

**Section Five.** There is further appropriated the sum of One Million Three Hundred Sixty-Two Thousand One Hundred Dollars (\$1,362,100) of 2011 HOPWA Funds. The Director of Health and Hospitals is hereby authorized to make, negotiate and execute any and all contracts or other documents on behalf of the City which are necessary to carry out the City's HOPWA programs and to expend said funds, and the Comptroller is authorized and directed to issue warrants upon the City Treasury for payment thereon.

**Section Six.** This being an ordinance necessary for the immediate preservation of the public peace, health and safety and making appropriations for the payment of principal and interest on public debt and for the current expenses of the City government, an emergency is hereby declared to exist within the meaning of Section 20, Article IV, of the Charter and this ordinance shall be in

full force and effect immediately upon its passage and approval by the Mayor.

**EXHIBIT A  
COMMUNITY DEVELOPMENT BLOCK GRANT AND HOME PROGRAMS  
2011 BUDGET**

Is on file in the Register's Office.

**Approved: November 8, 2010**