



Meeting Date: 07/21/2009

ACTION	TYPE OF ITEM
<input type="checkbox"/> Approved Recommendation	<input checked="" type="checkbox"/> Info/Consent
<input type="checkbox"/> Ord. No(s). _____	<input type="checkbox"/> Report
<input type="checkbox"/> Res. No(s). _____	<input type="checkbox"/> Public Hearing (Info/consent)
<input type="checkbox"/> Other _____	<input type="checkbox"/> Other _____

Prepared By: Ernest Whitaker *ETW* Agenda Item No. I-6
 Reviewed By: City Manager *[Signature]* City Attorney *SMF* Finance *JAC* Other (Specify) _____

DATE: July 8, 2009
TO: City Council
FROM: William E. Wilkins, Housing Director
 Housing Department *[Signature]*

SUBJECT: Designation of Many Mansions as a Community Housing Development Organization

RECOMMENDATION

That City Council certify Many Mansions as a Community Housing Development Organization (CHDO) under the guidelines of the U.S. Department of Housing and Urban Development's HOME Investment Partnership (HOME) Program.

DISCUSSION

HOME require that 15% of Oxnard's yearly entitlement of HOME funds be allocated to CHDOs for investment in housing development, sponsored, or owned by CHDOs. The City may also use up to 5% of its yearly HOME entitlement for CHDO operating expenses. The current fiscal year budget allocated \$175,000 for CHDO development and \$50,000 for CHDO operations.

The City currently has three operating CHDOs: Cabrillo Economic Development Corporation, Habitat for Humanity of Ventura County and HOME Corporation.

The City has received a request from Many Mansions to be certified as a CHDO (Attachment 1). The supporting documents referenced in the request are not attached to this report but are on file at the Housing Department. Many Mansions has been serving primarily in the Thousand Oaks area.

Many Mansions now desires to expand its operation into the Oxnard area. It owns, operates and manages nine affordable housing complexes with 418 units of housing – housing for very low-income, low-income and disabled. In addition to the housing they have developed, they also provide "life-enriching" services for their residents. All their resident children can participate in their after-school homework program, Summer Camp program, Holiday gift program, etc. Their disabled and other special needs adults are provided supportive services, including case management, job development, parenting skill, budgeting, etc.

Subject/Many Mansions as a CHDO
July 9, 2009
Page 2

FINANCIAL IMPACT

There is no financial impact to the 2009 Fiscal Year budget.

(EW/em)

Attachment #1 – Request for CHDO designation



June 3, 2009

City of Oxnard
Housing Administration
435 South "D" Street
Oxnard, CA 93030

Re: Many Mansions
CHDO Certification

To Whom It May Concern:

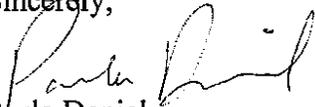
Many Mansions would like to request CHDO certification with the City of Oxnard

Please find the enclosed CHDO Certification Checklist, as well as the supporting documents to substantiate this request.

Should you have any questions, please do not hesitate to contact me directly at (805) 496-4948 Ext. 226 or paula@manymansions.org.

Thank you for your consideration of this matter.

Sincerely,


Paula Daniel
Project Coordinator

Enclosures

Attachment #1
Page 1 of 2

Providing hope and homes



1	CHDO Checklist Request Letter
2	Articles of Incorporation
3	By-Laws
4	IRS 501(c) Certification
5	HCD CHDO Certification
6	Financial Accountability Statement Auditors' Reports
7	Board Members (1/3 meeting low-income requirement)
8	Key Staff Members' Resumes & Job Descriptions
9	Capacity & History of Serving the Community
10	Formal Process to Solicit Input From Low-income Program Beneficiaries