



CITY OF DALLAS

**NOTICE OF PUBLIC COMMENT FOR THE CITY OF DALLAS
AMENDMENT TO THE 2010-2011 CONSOLIDATED PLAN FOR THE USE OF FEDERAL FUNDS
UNDER DODD-FRANK WALL STREET REFORM AND CONSUMER PROTECTION ACT FOR THE
NEIGHBORHOOD STABILIZATION PROGRAM 3 (NSP3)**

The City of Dallas anticipates receiving a direct allocation of Neighborhood Stabilization Program 3 (NSP3) funds under the Dodd-Frank Wall Street Reform and Consumer Protection Act from the U.S. Department of Housing and Urban Development (HUD) on March 1, 2011 in the amount of \$2,356,962.

The statute allows for the funds to be used as follows:

- (A) “establish financing mechanisms for purchase and redevelopment of foreclosed upon homes and residential properties, including such mechanisms as soft-second, loan loss reserves, and shared-equity loans for low- and moderate- income homebuyers;
- (B) purchase and rehabilitate homes and residential properties that have been abandoned or foreclosed upon, in order to sell, rent, or develop such homes and properties;
- (C) establish land banks for homes that have been foreclosed upon; and
- (D) demolish blighted structures.
- (E) redevelop demolished or vacant properties.

On January 12, 2011, the City Council authorized the preliminary adoption of Substantial Amendment #1 to the FY 2010-11 Consolidated Plan for the NSP3 which designates the areas of greatest need (AGN) as:

- The Bexar St. /Rochester area bounded by Hatcher on the North, S. Lamar on the West, 2nd Ave. on the East and Donald on the South; and,
- The Lancaster Corridor area bounded by Lancaster Corridor which is E. Illinois on the North, Ewing/Ramona on the West, Kellogg/Garrison on the East, and Simpson Stuart on the South.

The preliminary adoption also authorized the following uses for the City of Dallas NSP3 based on leveraging opportunities and identified needs in the AGN areas:

- The acquisition of foreclosed residential properties within the AGN (HUD Activity B) approximately \$85,000 of the allocation
- The redevelopment of affordable housing on foreclosed residential properties within the AGN (HUD Activity E) approximately \$1,951,266 of the allocation
- Principal reduction, down payment and closing cost assistance for homebuyers of NSP 3 redeveloped properties (HUD Activity A) approximately \$85,000 of the allocation
- Activities B, E, and A combined for 90% or \$2,121,266 of the allocation
- Administrative oversight, monitoring, and reporting for 10% of the allocation or \$235,696
- All affordable units redeveloped must serve households with income at or below 120% Area Median Family Income (AMFI) with 25% of the NSP3 funds expended to serve households with income at or below 50% of AMFI

On February 9, 2011, the Dallas City Council will consider final adoption of the first amendment to the Consolidated Plan FY 2010-11 for the use of these funds. In accordance with Federal Regulations, the City of Dallas is providing for public comment with regard to this substantial amendment. A copy of the proposed FY 2010-11 Substantial Amendment #1 to the Consolidated Plan regarding the NSP3 is available at all City of Dallas public libraries, the Community Development Office at 4FS Dallas City Hall, and the City of Dallas website link: www.dallascityhall.com.

During the comment period beginning January 12, 2011 through February 9, 2011, the City will be accepting verbal/written comments on this substantial amendment. Citizens in the Dallas metropolitan area may submit written comments regarding the proposed use of funds on or before 10:00 a.m., February 9, 2011, to:

Office of Financial Services
Community Development Division
1500 Marilla St. - 4FS
Dallas, Texas 75201

Individuals requiring alternative formats in the review of this document may also contact the Office of Financial Services, Community Development Division, TDD via Relay TX 1-800-735-2989. For further information, contact the City of Dallas, Office of Community Development Division at 214-670-4557.