AGENDA

HOUSING AND COMMUNITY DEVELOPMENT COMMISSION (HCDC) REGULAR MEETING

THURSDAY, DECEMBER 7, 2023
7:00 P.M.
COUNCIL CHAMBERS
555 SANTA CLARA STREET
VALLEJO, CA 94590

Jared Bunde
Jose Carrizales
S. Bre Jackson
Cassandra James
Tonia Lediju
Dennis Patrick
Amelia Shoulders

Members of the public will be able to participate in person or remotely via Zoom. City Hall and the Council Chambers will be open to members of the public 30 minutes prior to the start of the meeting.

IMPORTANT NOTICE REGARDING THE DECEMBER 7, 2023 HCDC MEETING

This AGENDA contains a brief general description of each item to be considered. The posting of the recommended actions does not indicate what action may be taken. If comments come to the Housing and Community Development Commission without prior notice and are not listed on the AGENDA, no specific answers or response should be expected at this meeting per State law.

Pursuant to Government Code Section 54954.3 (The Brown Act), members of the public shall be afforded the opportunity to speak on any agenda item of interest to them provided they are first recognized by the Presiding Officer. Members of the public wishing to be so recognized are requested to submit a completed speaker card to the Secretary of the Commission prior to the consideration of the item.

Members of the public have the right to speak on any item on this agenda. Those wishing to address the Housing and Community Development Commission on an Action Calendar item are limited to five minutes pursuant to Vallejo Municipal Code Section 2.02.420.

PUBLIC COMMENT: Members of the Public may provide public comments during the Housing and Community Development Commission. Hybrid options are available for members of the public to participate.

- In person
- Via Zoom (https://ZoomRegular.Cityofvallejo.net)
- Via phone, by dialing (669) 900-6833. Enter Meeting ID: 914 0075 0676#. Press *9 to digitally raise your hand from the phone

In-person speakers will be recognized first. For additional instructions on how to speak remotely during public comment, please visit www.cityofvallejo.net/publiccomment.

VIEW THE MEETING: There are four different ways you can view this public meeting:

- In person
- Watch Vallejo local channel 28
- Stream from the City website: www.cityofvallejo.net/Streaming
- Join the Zoom webinar: https://ZoomRegular.Cityofvallejo.net

Notice of Availability of Public Records: All public records relating to an open session item, which are not exempt from disclosure pursuant to the Public Records Act, that are distributed to a majority of the Housing and Community Development Commission, will be available for public inspection at the Housing and Community Development Department, 200 Georgia Street, Vallejo, CA 94590 at the same time that the public records are distributed or made available to the Housing and Community Development Commission. Such documents may also be available on the City of Vallejo website subject to staff's ability to post the documents prior to the meeting. Information may be obtained by calling (707) 648-4507, TDD (800) 735-2929.

ADDITIONAL CITY INFORMATION
Members of the public can:
Like us on Facebook and Instagram (@cityofvallejo)
LinkedIn: Linkedin.com/company/city-of-vallejo
Sign up to receive City Communications via e-mail (www.cityofvallejo.net/subscribe)
Sign up for emergency alerts at: alertsolano.com

	In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at dawn.abrahamson@cityofvallejo.net Notification at least 48 hours prior to a meeting will enable the City to make reasonable arrangements to ensure accessibility to that meeting. [28 CFR.35.102.35.104 ADA Title II]. The Vallejo Housing and Community Development Department may be contacted as follows: Tel: (707) 553-7204, Fax: (707) 648-5249, or e-mail: chari.francisco@cityofvallejo.net. The hearing impaired may call the California Relay Service at (800) 735-2922 without a TTY/TDD, or (800) 735-2929 with a TTY/TDD.

1. CALL TO ORDER

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

4. PRESENTATIONS

5. APPROVAL OF MINUTES

A. September 7, 2023

B. September 28, 2023

C. October 5, 2023

6. WRITTEN COMMUNICATIONS

7. REPORT OF THE SECRETARY

8. REPORT OF THE CHAIR AND MEMBERS OF THE HOUSING AND COMMUNITY DEVELOPMENT COMMISSION, AND LIAISON REPORT

A. Report of the Chair and Members of the Housing and Community Development Commission

B. Report of City Council Liaison to the Housing and Community Development Commission

9. COMMUNITY FORUM

The Community Forum is an opportunity for residents to discuss items not on the agenda that are within the purview of the Commission. The Commission may not discuss or act on these items but may require they be placed on a future agenda. If an item is not within the purview of the Commission, the person may be referred to the appropriate party. Members of the public wishing to address the Commission on Action Calendar items may do so by submitting a completed speaker's card to the Secretary or via teleconference. Each speaker participating under the Community Forum shall be limited to a maximum of three minutes pursuant to Vallejo Municipal Code Section 2.02.300.

Any interested members of the public desiring to communicate with the Commission as part of the Community Forum may do so via:

- *In person*
- *Zoom: (https://ZoomRegular.Cityofvallejo.net),*
- *Phone: Dial (669) 900-6833. Enter Meeting ID: 914 0075 0676#. Press *9 to raise your hand digitally from the phone.*

In-person speakers will be recognized first. For additional instructions on how to speak during public comment, please visit www.cityofvallejo.net/publiccomment.

10. PUBLIC COMMENT REGARDING CONSENT CALENDAR ITEMS

Members of the public wishing to address the Commission on Consent Calendar items may do so by submitting a completed speaker's card to the Secretary or via teleconference. Each speaker is limited to three minutes pursuant to Vallejo Municipal Code Section 2.02.310. Request for removal of Consent Items received from the public are subject to approval by a majority vote of the commission. Items removed from the Consent Calendar will be heard immediately after approval of the Consent Calendar and the Agenda.

Any interested members of the public desiring to communicate with the Commission as part of this item may do so via:

- *In person*
- *Zoom: (https://ZoomRegular.Cityofvallejo.net),*
- *Phone: Dial (669) 900-6833. Enter Meeting ID: 914 0075 0676#. Press *9 to raise your hand digitally from the phone.*

In-person speakers will be recognized first. For additional instructions on how to speak during public comment, please visit www.cityofvallejo.net/publiccomment.

11. CONSENT CALENDAR AND APPROVAL OF THE AGENDA

A. Low and Moderate-Income Housing Asset Fund Annual Report for Fiscal Year 2022-23

By December 31st of each year, the Housing Authority of the City of Vallejo, acting as the Housing Successor Agency, must submit a report to the California Department of Housing and Community Development on its Low and Moderate-Income Housing Asset Fund.

For more information, a Staff Report is enclosed with the agenda packet.

Recommendation: (1) acceptance by the Housing Authority of the City of Vallejo (HACV) Board of Directors of the Housing Successor Agency Annual Report ("Report") on the Low and Moderate-Income Housing Asset Fund for Fiscal Year 2022-23 (period from July 1, 2022 through June 30, 2023); and (2) that the HACV Board of Directors direct staff, by not later than December 31, 2023, to: (i) forward the Report to the California Department of Housing and Community Development, and (ii) post the Report on the City of Vallejo's website.

12. ACTION CALENDAR

Members of the public wishing to address the Commission on Action Calendar items may do so by submitting a completed speaker's card to the Secretary or via teleconference. Each speaker is limited to five minutes pursuant to Vallejo Municipal Code Section 2.02.420.

Any interested members of the public desiring to communicate with the Commission as part of this item may do so via:

- *In person*
- *Zoom: (https://ZoomRegular.Cityofvallejo.net),*
- *Phone: Dial (669) 900-6833. Enter Meeting ID: 914 0075 0676#. Press *9 to raise your hand digitally from the phone.*

In-person speakers will be recognized first. For additional instructions on how to speak during public comment, please visit www.cityofvallejo.net/publiccomment.

A. Consider request by the Commission during its meeting on October 5, 2023 to agendize for discussion the City's response to questions/comments made by Legal Services of Northern California regarding the five properties included in the Public Review Draft of the Housing Element.

B. Consider request by the Commission during its meeting on October 5, 2023 to agendize for discussion low barrier housing options/entry points or low-cost container homes for the homeless population.

C. Public Hearing: Housing and Community Development Needs

In accordance with its Citizen Participation Plan, the City holds at least one public hearing each year on housing and community development needs in Vallejo. The purpose of this public hearing is to determine whether and how these needs may have changed significantly from those documented in the Five-Year Consolidated Plan and if so what, if any, revisions to proposed activities may be appropriate. This hearing is also intended to provide an opportunity for residents and other interested parties to comment on how the City's federal Community Development Block Grant (CDBG) Program and HOME Investment Partnerships (HOME) Program funds may be used in Fiscal Year (FY) 2024-25, (beginning July 1, 2024 and ending June 30, 2025) .

For more information, a Staff Report is enclosed with the agenda packet.

Recommendation: Conduct a public hearing to receive comments on housing and community development needs. No other action will be taken.

D. Community Development Block Grant Program and HOME Investment Partnerships Program Funding Process and Criteria Fiscal Year (FY) 2024-25

For more information, a Staff Report is enclosed with the agenda packet.

Recommendation: Adopt the enclosed Resolution recommending approval by the Vallejo City Council of a funding process and criteria for the Community Development Block Grant Program and HOME Investment Partnerships (HOME) Program funding process and criteria Fiscal Year 2024-25 (July 1, 2024 through June 30, 2025).

E. Establishment of a Housing and Community Development Commission Ad Hoc Committee on the Community Development Block Grant (CDBG) Program and HOME Investment Partnerships (HOME) Program Funding Process, Criteria, and Funding Allocations for Fiscal Year (FY) 2024-25

For more information, a Staff Report is enclosed with the agenda packet.

Recommendation: Adopt the enclosed Resolution establishing Housing and Community Development Commission Ad Hoc Committee of no more than three Commissioners on the Community Development Block Grant Program and HOME Investment Partnerships Program Funding Process, Criteria, and Funding Allocations for Fiscal Year 2024-25 (July 1, 2024 through June 30, 2025)

13. ADJOURNMENT

AFFIDAVIT OF POSTING

I, Chari Francisco, do hereby certify that I have caused a true copy of the above notice and agenda to be delivered to each of the members of the City of Vallejo Housing and Community Development Commission, at the time and in the manner prescribed by law and that this agenda was posted at Vallejo City Hall, 555 Santa Clara Street, Vallejo, California at 5:00 p.m. on December 4, 2023.

Dated 12/04/2023 Chari Francisco, Secretary Chari Francisco

City of Vallejo
Housing and Community Development Commission
Council Chambers
September 7, 2023

ACTION MINUTES

1. Call to Order

The Housing and Community Development Commission of the City of Vallejo met in a regular meeting at 7:07 p.m. on Thursday, September 7, 2023.

2. Pledge of Allegiance

3. Issue of New Office of Newly Appointed and Reappointed Commissioners

Commissioners were sworn in by City Council Liaison Peter Bregenzer:

1. Jose Carrizales
2. S. Bre Jackson (reappointed)
3. Tonia Lediju (reappointed)

4. Roll Call

Present: Jackson, James, Carrizales, Bunde, Lediju, Patrick

Absent/Excused: Shoulders

Absent/Unexcused: None

Liaison: Councilmember Peter Bregenzer

Staff: Chari Francisco, Administrative Manager
Kenneth Torres, Administrative Analyst I

5. Nomination and Election of Officers

The nominations for Char were opened. James nominated Jackson for Chair. Lediju seconded the nomination. There being no further nominations, the nomination for Chair was closed.

ROLL CALL:

Ayes: Commissioners: Bunde, Carrizales, Jackson, James, Lediju, Patrick

Noes: Commissioners: None

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Shoulders

Absent/Unexcused: Commissioners: None

Jackson was elected Chair unanimously, 6-0-0

The nominations for Vice Chair were opened. Jackson nominated Lediju for Vice Chair. Patrick seconded the nomination. There being no further nominations, the nomination for Vice Chair was closed.

ROLL CALL:

Ayes: Commissioners: Bunde, Carrizales, Jackson, James, Lediju, Patrick

Noes: Commissioners: None

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Shoulders

Absent/Unexcused: Commissioners: None

Lediju was elected Vice Chair unanimously, 6-0-0

6. Presentations

None.

7. Approval of Minutes

Bunde made a motion to approve the minutes of the regular meetings of June 14, 2023. The motion was seconded by Carrizales.

ROLL CALL:

Ayes: Bunde, Carrizales, Jackson, James, Lediju, Patrick

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Shoulders

Absent/Unexcused: Commissioners: None

The motion passed unanimously, 6-0-0.

8. Written Communications

A copy of the Consolidated Annual Performance and Evaluation Report (CAPER) for the Fiscal Year 2022-23 PowerPoint presentation for Action A. was provided as a handout.

9. Report of the Secretary

Introduction of new Administrative Analyst Kenneth Torres.

10. Report of the Chair and Members of the Housing and Community Development Commission, and Liaison Report

A. Report of the Chair and Members of the Housing and Community Development Commission

Carrizales reported about Dignity Day taking place on September 9th to help serve the unsheltered. Carrizales also reported on the Lived Experience Committee looking for new members and being appointed as Co-Chair.

James reported that there has been an increase in encampment evictions in Vallejo. James requested a report on the City's homeless services and how the City is holistically handling encampment evictions.

Jackson reported about a Facebook scam regarding the CDBG Program.

B. Report of City Council Liaison to the Housing and Community Development Commission

None.

11. Community Forum

None.

12. Public Comment Regarding Consent Calendar Items

None.

13. Consent Calendar and Approval of the Agenda

James made a motion to approve the Consent Calendar and the Agenda. The motion was seconded by Carrizales.

ROLL CALL:

Ayes: Bunde, Carrizales, Jackson, James, Lediju, Patrick

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Shoulders

Absent/Unexcused: Commissioners: None

The motion passed unanimously, 6-0-0.

14. Action Calendar

A. Draft Consolidated Annual Performance and Evaluation Report ("CAPER") for Fiscal Year (FY) 2022-23

The Chair opened the public hearing.

Francisco presented an overview of the draft CAPER for the third year of the City's Five-Year Consolidated Plan for the period July 1, 2022 through June 30, 2023.

There were comments and questions on HOME Program funds, landlord outreach, and a transitional housing project. Francisco responded to the questions.

There being no further comments, the Chair closed the public hearing.

After discussion, Bunde made a motion and Patrick seconded the motion to approve the CAPER for FY 2022-23.

ROLL CALL:

Ayes: Bunde, Carrizales, Jackson, James, Lediju, Patrick

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Shoulders

Absent/Unexcused: Commissioners: None

The motion passed unanimously, 6-0-0.

15. Adjournment

There being no further business, at 8:19 p.m., the meeting was adjourned.

_____

S. BRE JACKSON, Chair

ATTEST:

_____

CHARI FRANCISCO, Secretary

City of Vallejo
Housing and Community Development Commission
Council Chambers
September 28, 2023

ACTION MINUTES

1. Call to Order

The Housing and Community Development Commission of the City of Vallejo met in a special meeting at 6:07 p.m. on Thursday, September 28, 2023.

Francisco verified that there was no quorum.

2. Adjournment

Due to a lack of quorum by 6:08 p.m., Chair Jackson announced that the meeting is adjourned and will be held on October 5, 2023, at 7:00 p.m.

Ayes: Jackson, Carrizales, Shoulders

_____
S. BRE JACKSON, Chair

ATTEST:

_____
CHARI FRANCISCO, Secretary

City of Vallejo
Housing and Community Development Commission
Council Chambers
October 5, 2023

ACTION MINUTES

1. Call to Order

The Housing and Community Development Commission of the City of Vallejo met in a regular meeting at 7:09 p.m. on Thursday, October 5, 2023.

2. Pledge of Allegiance

3. Roll Call

Present: Jackson (Chair), Lediju (Vice-Chair), Carrizales, James, Patrick

Absent/Excused: Bunde, Shoulders

Absent/Unexcused: None

Liaison: Councilmember Bregenzer, Absent

Staff: Chari Francisco, Administrative Manager
Kenneth Torres, Administrative Analyst I
Margaret Kavanaugh-Lynch, Planning Manager

4. Presentations

A. Presentation of the Public Review Draft of the Vallejo Housing Element

Jenny Gastelum, a consultant from PlaceWorks, made a presentation on the Public Review Draft of the Housing Element.

A representative from the Legal Services of Northern California made comments on the draft.

5. Approval of Minutes

None

6. Written Communications

A copy of the Substantial Amendment to the HOME Investment Partnership Program American Rescue Plan (HOME-ARP) Allocation Plan PowerPoint presentation for Action A. was provided as a handout.

7. Report of the Secretary

None

8. Report of the Chair and Members of the Housing and Community Development Commission, and Liaison Report

A. Report of the Chair and Members of the Housing and Community Development Commission

Carrizales reported about Dignity Day which took place on September 9th to help serve the unsheltered, and the Blue Oak Landing Grand Opening Event held on September 18th.

James reported on her experience at the Blue Oak Landing Grand Opening Event.

Jackson reported on a job preparation workshop occurring on October 14th.

B. Report of City Council Liaison to the Housing and Community Development Commission

None.

9. Community Forum

A representative of the Serra Club made comments on the Public Review Draft of the Housing Element.

10. Public Comment Regarding Consent Calendar Items

None

11. Consent Calendar and Approval of the Agenda

James made a motion to approve to agenda and Patrick seconded the motion.

ROLL CALL:

Ayes: Carrizales, Jackson, James, Lediju, Patrick

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Bunde, Shoulders

Absent/Unexcused: Commissioners: None

The motion passed unanimously, 5-0-0.

12. Action Calendar

A. Public Hearing: Substantial Amendment to the HOME Investment Partnerships Program – American Rescue Plan (HOME-ARP) Allocation Plan

Jackson opened the public hearing. A member of the public made comments on the use of HOME-ARP funds and looking into low-cost container homes for the homeless population.

Jackson made a motion to approve to agendize for discussion low-barrier housing options in the next meeting.

ROLL CALL:

Ayes: Carrizales, Jackson, James, Lediju, Patrick

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Bunde, Shoulders

Absent/Unexcused: Commissioners: None

The motion passed unanimously, 5-0-0.

Francisco presented an overview of the HOME-ARP Allocation Plan and the proposed amendments. After discussion, Carrizales made a motion and Patrick seconded the motion to conduct a public hearing to receive comments on the Substantial Amendment to the HOME-ARP Allocation Plan and recommend approval by the City Council of the City's Substantial Amendment to the HOME-ARP Allocation Plan, as required by HUD.

ROLL CALL:

Ayes: Carrizales, Jackson, James, Lediju, Patrick

Noes: None

Abstentions: Commissioners: None

Absent/Excused: Commissioners: Bunde, Shoulders

Absent/Unexcused: Commissioners: None

The motion passed unanimously, 5-0-0.

Jackson restated her requests:

1. Agendize at the next meeting discussion on low-barrier entry points and containment solutions for the homeless population.
2. Agendize at the next meeting City's response to public comments made on the Draft Housing Element specifically regarding the five properties mentioned.
3. That staff take note of questions specific to the commission about the resolution

13. Adjournment

There being no further business, at 8:39 p.m., the meeting was adjourned.

_____
S. BRE JACKSON, Chair

ATTEST:

_____
CHARI FRANCISCO, Secretary

City of VALLEJO California

CONSENT 11.A.

DATE: December 7, 2023

TO: Chair and Commissioners
Housing and Community Development Commission

FROM: Chari Barrera, Administrative Manager
Kenneth Torres, Administrative Analyst

SUBJECT: **LOW- AND MODERATE-INCOME HOUSING ASSET FUND ANNUAL REPORT FOR FISCAL YEAR 2022-23**

RECOMMENDATION

1. Acceptance by the Housing Authority of the City of Vallejo (HACV) Board of Directors of the Housing Successor Agency Annual Report ("Report") on the Low and Moderate-Income Housing Asset Fund (LMIHAF) for Fiscal Year (FY) 2022-23 (period from July 1, 2022, through June 30, 2023); and

2. The HACV Board of Directors direct staff, by not later than December 31, 2023, to:
   a. forward the Report to the California Department of Housing and Community Development ("State HCD"), and
   b. post the Report on the City of Vallejo's website.

REASONS FOR RECOMMENDATION

Housing Successor Agencies are required to provide an Annual Report to their governing bodies and to the California Department of Housing and Community Development within six months after the end of the fiscal year. This independent audit of the LMIHAF may be included in the jurisdiction's Annual Comprehensive Financial Report.

BACKGROUND AND DISCUSSION

On January 9, 2024, the Vallejo City Council is scheduled to approve the City of Vallejo's Annual Comprehensive Financial Report (ACFR) for FY 2022-23. The Independent Audit of the LMIHAF will be contained within the ACFR. The City must adhere to expenditure limits and annual reporting related to housing assets of the former Vallejo Redevelopment Agency that are now held by the Housing Successor, the HACV. A copy of the Housing Successor Annual Report for FY 2022-23 is attached. The Report requires review by the HACV Board, and then submission to the State HCD by not later than December 31, 2023.

From January 1, 2004 to January 1, 2014, 64.8 percent of all deed-restricted housing created with assistance from the former Redevelopment Agency were senior residential units. Pursuant to California law, the HACV may not expend any additional funds from the LMIHAF to assist seniors until the total number of all assisted rental housing units reaches 50 percent. The purpose of this State regulation is to ensure equitable housing affordability among all populations.

The Report highlights activities and assets for FY 2022-23, based on the Independent Audit. The Report outlines that the HACV's responsibilities, acting as Successor Agency, are primarily loan administration and repayment. In addition, there are no outstanding replacement or inclusionary housing obligations as defined by the Five-

Year Implementation Plan (FY 2009-10 through FY 2013-14) for the Vallejo Redevelopment Agency, approved in July, 2010 per Resolution No. 10-011.

As part of the annual reporting, the City must complete a surplus test to compute the amount of excess/surplus by deducting encumbrance projects from the ending fund balance and then adding the unencumbered balance from the past fiscal years.

In June 2018 (FY 2017-18), a total of $1.6 million in LMIHAF funds were earmarked for the construction of permanent supportive housing units for homeless Vallejo residents, pursuant to a Loan Agreement between the Housing Authority and Eden Housing, Inc. for the development of the project, now known as the Blue Oak Landing, located at 2118 Sacramento Street.

Finally, the Report indicates that the Successor Agency has accumulated a total fund balance from the prior year deposits of **$3,534,099** in the LMIHAF as of June 30, 2023.

FISCAL IMPACT

This action does not require funding. In addition, any action by the Housing Authority of the City of Vallejo has no fiscal impact on the City of Vallejo's General Fund as the HACV is funded by HUD.

ENVIRONMENTAL REVIEW

This action is exempt from the California Environmental Quality Act (CEQA) because it is not a project which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment, pursuant to CEQA Guideline section 15378.

ATTACHMENTS

1. Vallejo Housing Successor Agency FY 2022-23 Annual Report on LMIHAF

CONTACT

Chari Barrera, Administrative Manager, (707) 553-7204, Chari.Francisco@cityofvallejo.net

HOUSING AUTHORITY OF THE CITY OF VALLEJO HOUSING SUCCESSOR ANNUAL REPORT ON THE LOW- AND MODERATE-INCOME HOUSING ASSET FUND FOR FISCAL YEAR 2022-23 PURSUANT TO CALIFORNIA HEALTH AND SAFETY CODE SECTION 34176.1 (F)

This Housing Successor Annual Report (Report) regarding the Low- and Moderate-Income Housing Asset Fund (LMIHAF) has been prepared pursuant to California Health and Safety Code Section 34176.1 (f) and is dated December 19, 2023.

This Report sets forth certain details of the activities of the Housing Authority of the City of Vallejo (Authority) acting as Housing Successor during Fiscal Year (FY) 2022-23.

The purpose of this Report is to provide the governing body of the Authority an annual report on the LMIHAF housing assets and activities of the Authority under Part 1.85, Division 24 of the California Health and Safety Code, in particular section 34176 and 34176.1 (Dissolution Law).

The following Report is based upon the information prepared by the City of Vallejo's Finance Department, Housing and Community Development Department, and information contained within the independent audit of the Low- and Moderate-Income Housing Asset Fund included in the City of Vallejo Comprehensive Annual Financial Report for Fiscal Year 2022-23 (Audit). Further, this Report conforms with and is organized into sections I. through XI. Pursuant to Section 34176.1 (f) of the Dissolution Law:

I. Amount Deposited into LMIHAF: This section provides the total amount of funds deposited in the LMIHAF during the Fiscal Year. Any amounts deposited for the items listed on the Recognized Obligation Payment Schedule (ROPS) must be distinguished from the other amounts deposited.

A total of $1,747,828.01 was deposited into LMIHAF during the Fiscal Year. Of the total funds deposited into the LMIHAF, $0 was held for items listed on the ROPS.

II. Ending Balance of LMIHAF: This section provides a statement of balance in the LMIHAF as of the close of the Fiscal Year. Any amounts deposited for the items listed on the ROPS must be distinguished from the other amounts deposited.

At the close of the Fiscal Year, the ending balance in the LMIHAF was $3,534,099 of which $0 is held for items listed on the ROPS.

III. Description of Expenditures from LMIHAF: This section provides a description of the expenditures made from the LMIHAF during the Fiscal Year.

Monitoring and Administration Expenditures	$0
Homeless Prevention and Rapid Rehousing Services Expenditures	$0
Loan Repayment to CalHFA – RDLP Loan (loan funds received and invested in project prior to 1-10-2012)	$0
Housing Development Expenditures	
- For Low Income Units	$0
- For Very Low-Income Units	$0
- For Extremely Low-Income Units	$0
Total LMIHAF Expenditures in Fiscal Year	**$0**

IV. Statutory Value of LMIHAF Assets Owned by the Authority: This section provides the statutory value of LMIHAF real property owned by the Authority, the value of loans and grants receivables, and the sum of these two amounts.

Statutory Value of LMIHAF Real Property Owned by the Housing Authority	$0
Value of the LMIHAF Loans and Grants Receivables	$ 13,199,965
Total Value of Authority LMIHAF Assets	$ 13,199,965

V. Description of Transfer: This section describes transfer, if any, to another Housing Successor Agency made in previous Fiscal Year(s), including whether the funds are unencumbered and the status of the projects, if any for which the transferred LMIHAF will be used. The sole purpose of the transfer must be for the development of transit priority projects, permanent supportive housing, housing for agricultural employees, or special needs housing.

The Authority transferred $500,000 in LMIHAF excess surplus to non-federal HOME Program match under Section 34176.1 (c) (2) in FY 2015-16. In a prior fiscal year, a portion of these funds have been expended on for the rehabilitation of foreclosed properties, and temporary tenant-based rental assistance, leaving an encumbered balance as of June 30, 2023 of $188,673.68.

VI. Project Descriptions: This section describes any project for which the Authority receives or holds property tax revenue pursuant to the ROPS and the status of that project.

The Authority did not receive or hold property tax revenue pursuant to the ROPS during the Fiscal Year.

However, this Report presents an information only status update as of the date of the report on LMIHAF housing projects that were not yet complete on or after February 1, 2012, whose completion activities were facilitated with ROPS funds paid by the Successor Agency of the City of Vallejo.
The Authority did not initiate or conclude any housing projects during the Fiscal Year.

VII. Status of Compliance with the California Health & Safety Code Section 33334.16: This section provides a status on compliance with Section 33334.16 for interest in LMIHAF real property acquired by the former redevelopment agency *prior* to February 1, 2012, and for LMIHAF real property acquired on or *after* February 1, 2012.

With respect to interests in real property acquired by the former redevelopment agency prior to February 1, 2012, the time periods described in Section 33334.16 shall be deemed to have commenced on the date that the Department of Finance (DOF) approved the property as a housing asset in the LMIHAF; thus, as the real property acquired by the former redevelopment agency now held by the Authority in the LMIHAF, the Authority must initiate activities consistent with the development of the real property for the purpose for which it was acquired within five years of the date of the DOF approved such property as a housing asset.

Section 34176.1 provides that Section 33334.16 does not apply to interests in the LMIHAF real property acquired by the Authority on or after February 1, 2012; however, this Report presents an information only status update on the LMIHAF projects related to such real property.

No property or properties have been acquired by the Authority using LMIHAF on or after February 1, 2012. There are currently four properties in the Long-Range Property Management Plan being used for affordable housing.

VIII. Description of Outstanding Obligations under Section 33413: This section describes the outstanding inclusionary and replacement housing obligations, if any, under Section 33413 that remained outstanding prior to dissolution of the former redevelopment agency as of February 1, 2012, along with the Authority's progress in meeting those prior obligations of the former redevelopment agency.

Replacement Housing Obligation: According to the Five-Year Implementation Plan for Fiscal Year 2009-10 through 2013-14 for the former redevelopment agency, there were no replacement housing obligations that were outstanding that were transferred to the Authority. However, as the result of the Buchongo Settlement Agreement executed in July 1999, the former redevelopment agency agreed to provide 425 affordable housing units to low- and moderate-income residents. The Implementation Plan reflected that

although the obligation had been substantially met, the former redevelopment agency was required to produce an additional eight units. The final eight units were completed through the rehabilitation of the Temple Art Lofts prior to the transfer of housing obligations to the Authority. As such, the Authority met the obligations for the production of affordable housing.

As noted in the Plan, these replacement housing obligations were met (in terms of the number of bedrooms and by affordability levels) either through onsite replacement of units or through relying on the excess affordable residential units constructed within the required time frame.

There were no additional projects that incurred replacement obligations between the date the Plan was written, on July 27, 2010 - Resolution 10-011 and the dissolution of the Redevelopment Agency of the City of Vallejo (i.e., January 10, 2012 - Resolution 12-001) on February 1, 2012.

Inclusionary/Production Housing Obligation: According to the 2010-14 Implementation Plan for the former redevelopment agency, no Section 33413 (b) inclusionary/production housing obligations were transferred to the Authority.

As noted, the Authority met the obligations for the production of affordable housing that had resulted from construction of new residential units listed in the Plan.

Production housing obligations were met (in terms of the number of units and by affordability levels) either through onsite replacement of units or through relying on the excess affordable residential units of appropriate affordability levels that were constructed within the required time frames.

There were no additional projects that incurred housing production obligations between the date that report was written and the dissolution of the former Redevelopment Agency of the City of Vallejo on February 1, 2012

The former redevelopment agency's Implementation Plans are posted on the City's website at www.cityofvallejo.net.

IX. Extremely Low-Income Test: This section provides the information required by Section 34176.1 (a) (3) (B) that the Authority must require at least 30 percent of the LMIHAF to be expended for development of rental housing affordable to and occupied by households earning 30 percent or less of the area median income (AMI). If the Authority fails to comply with the Extremely-Low Income requirement in any five-year report, then the Authority must ensure that at least 50 percent of the funds remaining in the LMIHAF be expended in each fiscal year following the latest fiscal year following the report on households earning 30 percent or less of the AMI until the Authority demonstrates compliance with

the Extremely-Low Income requirement. This information is required to be reported in 2022-23 for the 2014–23 period, or ending June 30, 2023. LMIHAF funds of $0.00 were expended.

X. Senior Housing Test: This section provides the percentage of units of deed restricted rental housing restricted to seniors and assisted individuals or jointly by the Authority, its former redevelopment agency, and its host jurisdiction within the previous ten years in relation to the aggregate number of units of deed-restricted rental housing assisted individually or jointly by the Authority, its former redevelopment agency, and its host jurisdiction within the same period.

For this Report the ten-year period is January 1, 2004 to January 1, 2014. The Authority is to calculate the percentage of units of deed-restricted rental housing restricted to seniors and assisted by the Authority, the former redevelopment agency or the City within the previous ten years in relation to the aggregate number of units of deed-restricted rental housing assisted by the Authority, the former redevelopment agency, or City within the same time period. If this percentage exceeds 50 percent, then the Authority cannot expend future funds in the LMIHAF to assist additional senior housing units until the Authority or City assists and construction has commenced on a number of restricted rental units that is equal to 50 percent of the total amount of deed-restricted rental units.

Vallejo Senior Housing Test	**January 1, 2004 through January 1, 2014**
Number of Assisted Senior Rental	443
Number of Total Assisted Rental Units	683
Senior Housing Percentage	**64.8**

XI. Surplus Test: This section provides the amount of excess surplus in the LMIHAF, if any, and the length of time that the Authority has had surplus, and the Authority's plan for eliminating the surplus.

Excess Surplus is defined in Section 34176.1(d) as an unencumbered amount in the account that exceeds the greater of one million dollars ($1,000,000) or the aggregate amount deposited into the account during the Authority's preceding four Fiscal Years, whichever is greater.

Surplus Test for FY 2022-23:

Beginning Fund Balance as of 6-30-2023	$1,786,271
Deposits: Principal Payments	$1,357,340.53
Interest Payments	$244,123.62
Investment Income	$26,363.86

20% Set-Aside from Annual City/Agency Loan Repayments	$120,000.00
Total Deposits	$1,747,828.01
Less: Expenditures	$0
Ending Fund Balance as of 6-30-2023	$3,534,099
Less: Encumbrance (Sacramento Street Permanent Supportive Housing Project)	$0
Unencumbered Fund Balance as of 6-30-2023	$3,534,099 **A**
Limitation (Greater of $1,000,000 or four years of deposit)	
FY 2017-18	$429,478
FY 2018-19	$405,588
FY 2019-20	$415,723
FY 2020-21	$327,594
FY 2021-22	$219,232
FY 2022-23	$1,747,828.01
Total Prior Year Deposits	**$3,545,443**
Base Limitation	**$1,000,000**
Greater of $1,000,000 or Total Deposits	**$3,545,443 B**
Computed Excess/Surplus (A – B)	**None**

The LMIHAF does not have an Excess Surplus. For the past four fiscal years, the unencumbered amount in the LMIHAF has not exceeded the aggregated amount deposited in the fund. The Housing Successor has been in existence for nine years. Based upon the deposits received during the preceding four years, the LMIHAF has no Surplus.

XII. Inventory of Homeownership Units: This section provides an inventory of homeownership units assisted by the former redevelopment agency or the Housing Successor that is subject to covenants or restrictions, or to an adopted program that protects the former redevelopment agency's investment of monies from the LMIHAF pursuant to subdivision (f) of Section 33334.3.

Number of Units	3
Number of Units Lost to the LMIHAF after February 1, 2012	0
Funds Returned to LMIHAF	$0
Contracts with Outside Entities for Management of Units	0

City of VALLEJO California

ACTION CALENDAR 12.C.

DATE: December 7, 2023

TO: Chair and Commissioners
Housing and Community Development Commission

FROM: Chari Barrera, Administrative Manager
Kenneth Torres, Administrative Analyst

SUBJECT: Public Hearing: Housing and Community Development Needs

RECOMMENDATION

Conduct a public hearing to receive comments on housing and community development needs. No other action will be taken.

REASONS FOR RECOMMENDATION

This public hearing is a requirement of the City's Citizen Participation Plan.

BACKGROUND AND DISCUSSION

The City has adopted a Five-Year Consolidated Plan ("Plan"). The Consolidated Plan addresses housing and community development needs. The current Plan includes the period beginning July 1, 2020 and ending June 30, 2025. The Consolidated Plan includes a needs assessment and analysis of affordable housing and community development needs in the City of Vallejo. The 2020-24 (Fiscal Years 2020-21 through 2020-25) Consolidated Plan is available on the City's Web Page under Our City, Departments & Divisions, Housing & Community Development, Document Library, Consolidated Plan, FY 2020-24 Five-Year Consolidated Plan.

In accordance with its Citizen Participation Plan, the City holds at least one public hearing each year on housing and community development needs in Vallejo. The specific purpose of this public hearing is to determine whether and how these needs may have changed significantly from those documented in the Consolidated Plan and if so what, if any, revisions to proposed activities may be appropriate. This hearing will also provide an opportunity for residents and other interested parties to comment on how the City's Community Development Block Grant (CDBG) Program and HOME Investment Partnerships (HOME) Program funds may be used in Fiscal Year (FY) 2024-25, (beginning July 1, 2024 and ending June 30, 2025).

The Consolidated Plan has established the following groups as the most in need of assistance, in this order of priority: (1) very low and low-income renters; (2) homeless persons; (3) first-time homebuyers; and (4) persons who are not homeless, but have special needs, including persons with HIV/AIDS, severe mental illness, and substance abuse addictions. The Plan has also established community development (non-housing) needs and priorities. They are: (1) public infrastructure and facility improvements in target area neighborhoods; (2) public/social services to meet basic human needs, and (3) the installation of curb ramps, City-wide. In the Consolidated Plan, quantifiable five-year and annual goals are established to address identified needs.

A copy of the public notices for this hearing are provided at Attachment 1. Written comments on this subject have also been invited through December 7, 2023.

FISCAL IMPACT

None at this time.

ENVIRONMENTAL REVIEW

This action is exempt from the California Environmental Quality Act (CEQA) because it is not a project which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment, pursuant to CEQA Guideline section 15378.

ATTACHMENTS

1. Public Notices dated November 21, 2023 in English, Spanish, and Tagalog.

CONTACT

Chari Barrera, Administrative Manager, (707) 553-7204, Chari.Barrera@cityofvallejo.net

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Vacaville, CA 95687
530-406-6223
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3559929

VALLEJO CITY HOUSING
200 GEORGIA STREET
VALLEJO, CA 94590

Account Number:	3559929
Ad Order Number:	0006792837
Customer's Reference / PO Number:	Housing and Community Development Needs in the City of Vallejo / Housing and Community Development Needs in the City of Vallejo
Publication:	Vallejo Times-Herald
Publication Dates:	11/21/2023
Amount:	$332.29
Payment Amount:	$0.00

Invoice Text: **NOTICE OF PUBLIC HEARING:**
HOUSING AND
COMMUNITY
DEVELOPMENT NEEDS IN THE CITY OF VALLEJO

DATE OF NOTICE: November 21, 2023

FOR MORE INFORMATION: Chari Francisco, Administrative Manager
chari.francisco@cityofvallejo.net

On Thursday, December 7, 2023 after 7:00 p.m., the Housing and Community Development Commission (HCDC) of the City of Vallejo will hold a public hearing, during its regular meeting, on housing and community development needs in Vallejo. As a condition of receiving certain federal housing and community development funding, the City of Vallejo is required to adopt a "Consolidated Plan". The City's current Consolidated Plan was adopted by the Vallejo City Council on July 21, 2020, and includes the period beginning July 1, 2020 and ending June 30, 2025. The Consolidated Plan contains an analysis and identification of: (1) priority affordable housing needs, (2) priority needs of the homeless, (3) priority needs of persons with special needs, and (4) community development (non-housing) needs, which may include the need for neighborhood and public improvements, public facilities, social services, and economic development. It also includes one-year "Action Plans", which detail the City's allocation of federal Community Development Block Grant (CDBG) Program and HOME Investment Partnerships Program funds, received annually from the Department of Housing and Urban Development (HUD).

In accordance with the City's Citizen Participation Plan, the City will hold at least one public meeting each year to receive comments on housing and community development needs in the community. The specific purposes of this public hearing are to: (1) determine whether and how housing and community development needs may have changed, significantly, from those identified in the Consolidated Plan and if so what, if any, revisions to proposed activities may be appropriate; and (2) provide an opportunity for residents and other interested parties to comment on how the City 's CDBG Program and HOME Program funds may be used in FY 2024-25, (beginning July 1, 2024). It is important to note that the Commission will not be recommending the allocation of funding to projects and activities at the December 7, 2023 meeting.

Anyone interested in commenting on these topics is invited to participate in this public hearing. Written comments may also be submitted in the City of Vallejo's Housing and Community Development Department drop box located at 200 Georgia Street, Vallejo, or by email until 5:00 p.m. on Thursday, December 7, 2023 to: chari.francisco @cityofvallejo.net.

The City of Vallejo provides its programs and services in a non-discriminatory manner, and is an Equal Opportunity Employer. The City of Vallejo also encourages women and minority-owned businesses to submit bids and proposals for Community Development Block Grant (CDBG) Program and HOME Investment Partnerships Program contracts. For further information, contact the City of Vallejo Housing and Community Development Division at (707) 648-4507. For further information on this public notice, the hearing-impaired may call the California Relay Service at 1-800-735-2922 without a TTY/TDD, or 1-800-735-2929 with a TTY/TTD.

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Vacaville, CA 95687
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legals@thereporter.com

3559929

VALLEJO CITY HOUSING
200 GEORGIA STREET
VALLEJO, CA 94590

Legal No. **0006792837**

PROOF OF PUBLICATION
(2015.5 C.C.P.)

STATE OF CALIFORNIA
COUNTY OF SOLANO, S.S.

ousing and Community Development Needs in the Cit

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above-entitled matter. I am the Legal Advertising Clerk of the printer and publisher of the Vallejo Times-Herald, a newspaper published in the English language in the City of Vallejo, County of Solano, State of California.

I declare that the Vallejo Times-Herald is a newspaper of general circulation as defined by the laws of the State of California as determined by this court's order dated June 12, 1952 in the action entitled In the Matter of the Ascertainment and Establishment of the Standing of Vallejo Times-Herald as a Newspaper of General Circulation, Case Number 25864. Said order states "Vallejo Times-Herald" has been established, printed and published in the City of Vallejo, County of Solano, State of California; That it is a newspaper published daily for the dissemination of local and telegraphic news and intelligence of general character and has a bona fide subscription list of paying subscribers; and...THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED:...That "Vallejo Times-Herald" is a newspaper of general circulation for the City of Vallejo, County of Solano, California. Said order has not been revoked.

I declare that this notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

11/21/2023

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated at Vallejo, California, this
28th day of November 2023

(Signature) Melanie Irmer

NOTICE OF PUBLIC HEARING: HOUSING AND COMMUNITY DEVELOPMENT NEEDS IN THE CITY OF VALLEJO

DATE OF NOTICE: November 21, 2023

FOR MORE INFORMATION: Chari Francisco, Administrative Manager
chari.francisco@cityofvallejo.net

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Grant (CDBG) Program and HOME Investment Partnerships Program funds, received annually from the Department of Housing and Urban Development (HUD).

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3559929

VALLEJO CITY HOUSING
200 GEORGIA STREET
VALLEJO, CA 94590

Account Number:	3559929
Ad Order Number:	0006792836
Customer's Reference / PO Number:	Housing and Community Development Needs in the City of Vallejo / Housing and Community Development Needs in the City of Vallejo
Publication:	Vallejo Times-Herald
Publication Dates:	11/21/2023
Amount:	$337.57
Payment Amount:	$0.00

Invoice Text: **AVISO DE AUDIENCIA PÚBLICA: NECESIDADES DE VIVIENDA Y DESARROLLO COMUNITARIO EN LA CIUDAD DE VALLEJO**

FECHA DE AVISO: 21 de noviembre de 2023

PARA MÁS INFORMACIÓN: Chari Francisco, Gerente Administrativo
chari.francisco@cityofvallejo.net

El jueves, 7 de diciembre de 2023 a partir de las 7:00 p.m., la Comisión de Vivienda y Desarrollo Comunitario (HCDC) de la Ciudad de Vallejo llevará a cabo una audiencia pública, durante su reunión ordinaria, sobre las necesidades de vivienda y desarrollo comunitario en Vallejo. Como condición para recibir ciertos fondos federales para vivienda y desarrollo comunitario, la Ciudad de Vallejo debe adoptar un "Plan Consolidado". El Plan Consolidado actual de la Ciudad fue adoptado por el Concejo Municipal de Vallejo el 21 de julio de 2020 e incluye el período que comienza el 1 de julio de 2020 y termina el 30 de junio de 2025. El Plan Consolidado contiene un análisis e identificación de: (1) necesidades prioritarias de vivienda asequible, (2) necesidades prioritarias de las personas sin hogar, (3) necesidades prioritarias de las personas con necesidades especiales y (4) necesidades de desarrollo comunitario (no relacionadas con la vivienda), que pueden incluir la necesidad de mejorar los vecindarios y públicas, instalaciones públicas, servicios sociales y desarrollo económico. También incluye "Planes de Acción: de un año, que detallan la asignación de la Ciudad de los fondos federales del Programa de Subsidios en Bloque para el Desarrollo Comunitario (CDBG) y del Programa de Asociaciones de Inversión HOME, recibidos anualmente del Departamento de Vivienda y Desarrollo Urbano (HUD).

De acuerdo con el Plan de Participación Ciudadana del Ciudadano, la Ciudad llevará a cabo al menos una reunión pública cada año para recibir comentarios de la comunidad sobre las necesidades de vivienda y desarrollo comunitario en la comunidad. Los propósitos específicos de esta audiencia pública son: (1) determinar si y cómo las necesidades de vivienda y desarrollo comunitario pueden haber cambiado, significativamente, de aquellos identificados en el Plan Consolidado y, de ser así, qué revisiones a las actividades propuestas, si las hay, pueden ser apropiadas; y (2) proponer una oportunidad para que los residentes y otras partes interesadas comenten cómo se pueden usar los fondos del Programa CDBG y del Programa HOME de la Ciudad en el año fiscal 2024-2025 (a partir del 1 de julio de 2024). Es importante tener en cuenta que la Comisión no recomendará la asignación de fondos a proyectos y actividades en la reunión del 7 de diciembre de 2023.

Cualquier persona interesada en comentar sobre estos temas está invitada a participar en esta audiencia pública. Los comentarios por escrito también se pueden enviar en el buzón de la Departamento de Vivienda y Desarrollo Comunitario de la Ciudad de Vallejo ubicado en 200 Georgia Street, Vallejo, o por correo electrónico hasta las 5:00 p.m. el jueves, 7 de diciembre de 2023 a: chari.francisco@cityofvallejo.net

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VALLEJO CITY HOUSING
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VALLEJO, CA 94590

Legal No. **0006792836**

PROOF OF PUBLICATION
(2015.5 C.C.P.)

STATE OF CALIFORNIA
COUNTY OF SOLANO, S.S.

ousing and Community Development Needs in the Cit

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above-entitled matter. I am the Legal Advertising Clerk of the printer and publisher of the Vallejo Times-Herald, a newspaper published in the English language in the City of Vallejo, County of Solano, State of California.

I declare that the Vallejo Times-Herald is a newspaper of general circulation as defined by the laws of the State of California as determined by this court's order dated June 12, 1952 in the action entitled In the Matter of the Ascertainment and Establishment of the Standing of Vallejo Times-Herald as a Newspaper of General Circulation, Case Number 25864. Said order states "Vallejo Times-Herald" has been established, printed and published in the City of Vallejo, County of Solano, State of California; That it is a newspaper published daily for the dissemination of local and telegraphic news and intelligence of general character and has a bona fide subscription list of paying subscribers; and...THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED:...That "Vallejo Times-Herald" is a newspaper of general circulation for the City of Vallejo, County of Solano, California. Said order has not been revoked.

I declare that this notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

11/21/2023

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated at Vallejo, California, this
28th day of November 2023

(Signature) Melanie Irmer

AVISO DE AUDIENCIA PÚBLICA: NECESIDADES DE VIVIENDA Y DESARROLLO COMUNITARIO EN LA CIUDAD DE VALLEJO

FECHA DE AVISO: 21 de noviembre de 2023

PARA MÁS INFORMACIÓN:
Chari Francisco, Gerente Administrativo
chari.francisco@cityofvallejo.net

El jueves, 7 de diciembre de 2023 a partir de las 7:00 p.m., la Comisión de Vivienda y Desarrollo Comunitario (HCDC) de la Ciudad de Vallejo llevará a cabo una audiencia pública, durante su reunión ordinaria, sobre las necesidades de vivienda y desarrollo comunitario en Vallejo. Como condición para recibir ciertos fondos federales para vivienda y desarrollo comunitario, la Ciudad de Vallejo debe adoptar un "Plan Consolidado". El Plan Consolidado actual de la Ciudad fue adoptado por el Concejo Municipal de Vallejo el 21 de julio de 2020 e incluye el período que comienza el 1 de julio de 2020 y termina el 30 de junio de 2025. El Plan Consolidado contiene un análisis e identificación de: (1) necesidades prioritarias de vivienda asequible, (2) necesidades prioritarias de las personas sin hogar, (3) necesidades prioritarias de las personas con necesidades especiales y (4) necesidades de

desarrollo comunitario (no relacionadas con la vivienda), que pueden incluir la necesidad de mejorar los vecindarios y públicas, instalaciones públicas, servicios sociales y desarrollo económico. También incluye "Planes de Acción: de un año, que detallan la asignación de la Ciudad de los fondos federales del Programa de Subsidios en Bloque para el Desarrollo Comunitario (CDBG) y del Programa de Asociaciones de Inversión HOME, recibidos anualmente del Departamento de Vivienda y Desarrollo Urbano (HUD).

De acuerdo con el Plan de Participación Ciudadana del Ciudadano, la Ciudad llevará a cabo al menos una reunión pública cada año para recibir comentarios de la comunidad sobre las necesidades de vivienda y desarrollo comunitario en la comunidad. Los propósitos específicos de esta audiencia pública son: (1) determinar si y cómo las necesidades de vivienda y desarrollo comunitario pueden haber cambiado, significativamente, de aquellos identificados en el Plan Consolidado y, de ser así, qué revisiones a las actividades propuestas, si las hay, pueden ser apropiadas; y (2) proponer una oportunidad para que los residentes y otras partes interesadas comenten cómo se pueden usar los fondos del Programa CDBG y del Programa HOME de la Ciudad en el año fiscal 2024-2025 (a partir del 1 de julio de 2024). Es importante tener en cuenta que la Comisión no recomendará la asignación de fondos a proyectos y actividades en la

reunión del 7 de diciembre de 2023.

Cualquier persona interesada en comentar sobre estos temas está invitada a participar en esta audiencia pública. Los comentarios por escrito también se pueden enviar en el buzón de la Departamento de Vivienda y Desarrollo Comunitario de la Ciudad de Vallejo ubicado en 200 Georgia Street, Vallejo, o por correo electrónico hasta las 5:00 p.m. el jueves, 7 de diciembre de 2023 a: chari.francisco@cityofvallejo.net

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3559929

VALLEJO CITY HOUSING
200 GEORGIA STREET
VALLEJO, CA 94590

Account Number:	3559929
Ad Order Number:	0006792833
Customer's Reference / PO Number:	Housing and Community Development Needs in the City of Vallejo / Housing and Community Development Needs in the City of Vallejo-
Publication:	Vallejo Times-Herald
Publication Dates:	11/21/2023
Amount:	$443.38
Payment Amount:	$0.00

Invoice Text: **PAUNAWA NG PAMPUBLIKONG PAGDINIG:**
PANGANGAILANGAN SA PABAHAY AT PAGPAPAUNLAD NG KOMUNIDAD SA LUNGSOD NG VALLEJO

PETSA NG PAUNAWA: Nobyembre 21, 2023

PARA SA KARAGDAGANG IMPORMASYON: Chari Francisco, Administrative Manager
chari.francisco@cityofvallejo.net

Sa Huwebes, Disyembre 7, 2023 pagkatapos ng 7:00 p.m., ang Housing and Community Development Commission (HCDC) ng Lungsod ng Vallejo ay magsasagawa ng pampublikong pagdinig, sa panahon ng regular na pagpupulong nito, sa mga pangangailangan sa pabahay at pagpapaunlad ng komunidad sa Vallejo. Bilang isang kondisyon ng pagtanggap ng ilang partikular na pederal na pabahay at pagpopondo sa pagpapaunlad ng komunidad, ang Lungsod ng Vallejo ay kinakailangang magpatibay ng isang "Consolidated Plan". Ang kasalukuyang Consolidated Plan ng Lungsod ay pinagtibay ng Konseho ng Lungsod ng Vallejo noong Hulyo 21, 2020, at sakop nito mula Hulyo 1, 2020 hanggang Hunyo 30, 2025. Ang Consolidated Plan ay naglalaman ng pagsusuri at pagkakakilanlan ng: (1) prayoridad na abot-kayang pabahay pangangailangan, (2) priyoridad na pangangailangan ng mga walang tirahan, (3) priyoridad na pangangailangan ng mga taong may espesyal na pangangailangan, at (4) pag-unlad ng komunidad (hindi pabahay) na mga pangangailangan, na maaaring kabilang ang pangangailangan para sa kapitbahayan at pampublikong pagpapabuti, pampublikong pasilidad, panlipunan serbisyo, at pag-unlad ng ekonomiya. Kasama rin dito ang isang taong "Action Plans", na nagdedetalye sa paglalaan ng Lungsod ng pederal na Community Development Block Grant (CDBG) na Programa at mga pondo ng HOME Investment Partnerships Program, na natatanggap taun-taon mula sa Department of Housing and Urban Development (HUD).

Alinsunod sa lungsod na Citizen Participation Plan, ang Lungsod ay magsasagawa ng hindi bababa sa isang pampublikong pagpupulong bawat taon upang makatanggap ng mga komento sa mga pangangailangan sa pabahay at pagpapaunlad ng komunidad sa komunidad. Ang mga partikular na layunin ng pampublikong pagdinig na ito ay upang: (1) matukoy kung at paano maaaring nagbago ang mga pangangailangan sa pabahay at pagpapaunlad ng komunidad, nang malaki, mula sa mga tinukoy sa Consolidated Plan at kung gayon ano, kung mayroon man, ang mga pagbabago sa mga iminungkahing aktibidad ay maaaring naaangkop. ; at (2) magbigay ng pagkakataon para sa mga residente at iba pang interesadong partido na magkomento sa kung paano magagamit ang mga pondo ng CDBG Program at HOME Program ng Lungsod sa FY 2024-25, (simula Hulyo 1, 2024). Mahalagang tandaan na hindi irerekomenda ng Komisyon ang paglalaan ng pondo sa mga proyekto at aktibidad sa Disyembre 7, 2023 na pagpupulong.

Ang sinumang interesadong magkomento sa mga paksang ito ay iniimbitahan na lumahok sa pampublikong pagdinig na ito. Ang mga nakasulat na komento ay maaari ding isumite sa drop box ng Departamento ng Housing and Community Development ng Lungsod ng Vallejo na matatagpuan sa 200 Georgia Street, Vallejo, o sa pamamagitan ng email hanggang 5:00 p.m. sa Huwebes, Disyembre 7, 2023 kay chari.francisco@cityofvallejo.net

Ang Lungsod ng Vallejo ay nagbibigay ng mga programa at serbisyo nito sa paraang walang diskriminasyon, at isang Equal Opportunity Employer. Hinihikayat din ng Lungsod ng Vallejo ang mga kababaihan at mga negosyong pag-aari ng minorya na magsumite ng mga bid at panukala para sa mga kontrata ng Community Development Block Grant (CDBG) at HOME Investment Partnerships Program. Para sa karagdagang impormasyon, makipag-ugnayan sa City of Vallejo Housing and Community Development Division sa (707) 648-4507. Para sa karagdagang impormasyon sa pampublikong abiso na ito, ang may kapansanan sa pandinig ay maaaring tumawag sa California Relay Service sa 1-800-735-2922 nang walang TTY/TDD, o 1-800-735-2929 na may TTY/TDD.

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3559929

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Legal No. **0006792833**

PROOF OF PUBLICATION
(2015.5 C.C.P.)

STATE OF CALIFORNIA
COUNTY OF SOLANO, S.S.

ɔusing and Community Development Needs in the Cit

I am a citizen of the United States. I am over the age of eighteen years and not a party to or interested in the above-entitled matter. I am the Legal Advertising Clerk of the printer and publisher of the Vallejo Times-Herald, a newspaper published in the English language in the City of Vallejo, County of Solano, State of California.

I declare that the Vallejo Times-Herald is a newspaper of general circulation as defined by the laws of the State of California as determined by this court's order dated June 12, 1952 in the action entitled In the Matter of the Ascertainment and Establishment of the Standing of Vallejo Times-Herald as a Newspaper of General Circulation, Case Number 25864. Said order states "Vallejo Times-Herald" has been established, printed and published in the City of Vallejo, County of Solano, State of California; That it is a newspaper published daily for the dissemination of local and telegraphic news and intelligence of general character and has a bona fide subscription list of paying subscribers; and...THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED:...That "Vallejo Times-Herald" is a newspaper of general circulation for the City of Vallejo, County of Solano, California. Said order has not been revoked.

I declare that this notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

11/21/2023

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

Dated at Vallejo, California, this
28th day of November 2023

(Signature) Melanie Irmer

PAUNAWA NG PAMPUBLIKONG PAGDINIG: PANGANGAILANGAN SA PABAHAY AT PAGPAPAUNLAD NG KOMUNIDAD SA LUNGSOD NG VALLEJO

PETSA NG PAUNAWA:
Nobyembre 21, 2023

PARA SA KARAGDAGANG IMPORMASYON:
Chari Francisco, Administrative Manager
chari.francisco@cityofvallejo.net

Sa Huwebes, Disyembre 7, 2023 pagkatapos ng 7:00 p.m., ang Housing and Community Development Commission (HCDC) ng Lungsod ng Vallejo ay magsasagawa ng pampublikong pagdinig, sa panahon ng regular na pagpupulong nito, sa mga pangangailangan sa pabahay at pagpapaunlad ng komunidad sa Vallejo. Bilang isang kondisyon ng pagtanggap ng ilang partikular na pederal na pabahay at pagpopondo sa pagpapaunlad ng komunidad, ang Lungsod ng Vallejo ay kinakailangang magpatibay ng isang "Consolidated Plan". Ang kasalukuyang Consolidated Plan ng Lungsod ay pinagtibay ng Konseho ng Lungsod ng Vallejo noong Hulyo 21, 2020, at sakop nito mula Hulyo 1, 2020 hanggang Hunyo 30, 2025. Ang Consolidated Plan ay naglalaman ng pagsusuri at pagkakakilanlan ng: (1) prayoridad na abot-kayang pabahay pangangailangan, (2) priyoridad na

pangangailangan ng mga walang tirahan, (3) priyoridad na pangangailangan ng mga taong may espesyal na pangangailangan, at (4) pag-unlad ng komunidad (hindi pabahay) na mga pangangailangan, na maaaring kabilang ang pangangailangan para sa kapitbahayan at pampublikong pagpapabuti, pampublikong pasilidad, panlipunan serbisyo, at pag-unlad ng ekonomiya. Kasama rin dito ang isang taong "Action Plans", na nagdedetalye sa paglalaan ng Lungsod ng pederal na Community Development Block Grant (CDBG) na Programa at mga pondo ng HOME Investment Partnerships Program, na natatanggap taun-taon mula sa Department of Housing and Urban Development (HUD).

Alinsunod sa lungsod na Citizen Participation Plan, ang Lungsod ay magsasagawa ng hindi bababa sa isang pampublikong pagpupulong bawat taon upang makatanggap ng mga komento sa mga pangangailangan sa pabahay at pagpapaunlad ng komunidad sa komunidad. Ang mga partikular na layunin ng pampublikong pagdinig na ito ay upang: (1) matukoy kung at paano maaaring nagbago ang mga pangangailangan sa pabahay at pagpapaunlad ng komunidad, nang malaki, mula sa mga tinukoy sa Consolidated Plan at kung gayon ano, kung mayroon man, ang mga pagbabago sa mga iminungkahing aktibidad ay maaaring naaangkop. ; at (2) magbigay ng pagkakataon para sa mga residente at iba pang interesadong partido na magkomento sa

kung paano magagamit ang mga pondo ng CDBG Program at HOME Program ng Lungsod sa FY 2024-25, (simula Hulyo 1, 2024). Mahalagang tandaan na hindi irerekomenda ng Komisyon ang paglalaan ng pondo sa mga proyekto at aktibidad sa Disyembre 7, 2023 na pagpupulong.

Ang sinumang interesadong magkomento sa mga paksang ito ay iniimbitahan na lumahok sa pampublikong pagdinig na ito. Ang mga nakasulat na komento ay maaari ding isumite sa drop box ng Departamento ng Housing and Community Development ng Lungsod ng Vallejo na matatagpuan sa 200 Georgia Street, Vallejo, o sa pamamagitan ng email hanggang 5:00 p.m. sa Huwebes, Disyembre 7, 2023 kay chari.francisco @cityofvallejo.net

Ang Lungsod ng Vallejo ay nagbibigay ng mga programa at serbisyo nito sa paraang walang diskriminasyon, at isang Equal Opportunity Employer. Hinihikayat din ng Lungsod ng Vallejo ang mga kababaihan at mga negosyong pag-aari ng minorya na magsumite ng mga bid at panukala para sa mga kontrata ng Community Development Block Grant (CDBG) at HOME Investment Partnerships Program. Para sa karagdagang impormasyon, makipag-ugnayan sa City of Vallejo Housing and Community Development Division sa (707) 648-4507. Para sa karagdagang impormasyon sa pampublikong abiso na ito, ang may kapansanan sa pandinig ay maaaring tumawag sa California Relay Service sa 1-800-735-2922 nang walang TTY/TDD, o 1-800-735-2929 na may TTY/TDD.

City of VALLEJO California

ACTION CALENDAR 12.D.

DATE: December 7, 2023

TO: Chair and Commissioners
Housing and Community Development Commission

FROM: Chari Barrera, Administrative Manager
Kenneth Torres, Administrative Analyst

SUBJECT: **COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM AND HOME INVESTMENT PARTNERSHIPS PROGRAM FUNDING PROCESS AND CRITERIA FOR FISCAL YEAR 2024-25**

RECOMMENDATION

Adopt the enclosed Resolution recommending approval by the Vallejo City Council of a funding process and criteria for the Community Development Block Grant (CDBG) Program and HOME Investment Partnerships (HOME) Program for Fiscal Year (FY) 2024-25 (July 1, 2024 through June 30, 2025).

REASONS FOR RECOMMENDATION

The City has received annual allocations of CDBG Program and HOME Program funding from the U. S. Department of Housing and Urban Development (HUD) since 1974 and 1990, respectively. These funds have helped the City to address its affordable housing and community development needs. In recent years, the Commission has recommended, and the City Council has approved a funding process and criteria for determining CDBG Program and HOME Program projects and activities on an annual basis.

BACKGROUND AND DISCUSSION

This agenda item represents the beginning of the process to determine the allocation of FY 2024-25 CDBG Program and HOME Program funds for projects and activities, as part of implementing the City's 2024-2025 fiscal year, which begins on July 1, 2024. To this end, staff proposes that the Commission consider, and then recommend, a funding process and criteria.

CDBG Program funds may be used for projects such as affordable housing, housing and neighborhood preservation and revitalization, completing public improvements in target area neighborhoods, establishing and improving public facilities that will primarily benefit very low and low-income persons, the installation of curb ramps City-wide, public/social services, and economic development.

HOME Program funds may be used only to support permanent affordable housing. Eligible HOME Program activities include acquisition, construction, and preservation of affordable housing; mortgage assistance; housing rehabilitation; and tenant-based rental assistance. The HOME Program encourages public-private partnerships in the delivery of affordable housing.

Availability of Funds

In FY 2023-24, the current fiscal year, the City has allocated $1,040,447 in CDBG Program funds. Of this amount, $5,000 is revenue (program income) that the City anticipates it will receive in FY 2023-24, primarily from principal and interest housing loan repayments. The balance of $1,035,447 is new grant funds (also known as "Entitlement" funds), the City has been awarded directly from HUD.

The City also received $561,954 in new HOME Program funds from HUD in FY 2023-24, and the City estimates that it will additionally receive $100,000 in HOME program income, also from housing loan repayments, for a total of $661,954. At least fifteen percent of the City's annual HOME Program grant received directly from HUD must be allocated to a qualified Community Housing Development Organization, (CHDO). A CHDO is a non-profit affordable housing developer whose primary purpose is the development and management of housing. In recent years, the City has determined that Community Housing Development Corporation (CHDC), and Eden Housing, Inc. are qualified CHDOs. The continued eligibility of CHDOs must be documented and certified by the City on an annual basis.

The exact CDBG Program and HOME Program funding amounts for FY 2024-25 are unknown at this time. However, in order to adhere to the City's typical timeline and complete a funding process by HUD's annual deadline for the City of May 15th, staff recommends the City proceed on the assumption that it may receive approximately the same amount in CDBG Program and HOME Program funds in FY 2024-25 as it did in FY 2023-24.

High Priority Needs

The Consolidated Plan is a five-year planning document required by HUD in order for the City to receive certain federal affordable housing and community development funds. It documents, in detail, affordable housing and community development (non-housing) needs in Vallejo. The Plan contains data on the characteristics of the housing market and the existing housing stock, an assessment of affordable housing needs, and the resources expected to be available to address those needs. The City's current Consolidated Plan was approved by the City Council on July 21, 2020. The Plan includes the period beginning July 1, 2020 and ending June 30, 2025.

The current Consolidated Plan has established the following groups as most in need of assistance, in this order of priority:

1. very low and low-income renters;
2. homeless persons;
3. very low and low-income first-time homebuyers; and
4. persons who are not homeless, but have special needs, including persons living with HIV/AIDS, severe mental illness, and substance abuse addictions.

On-going community development needs documented in the Consolidated Plan include:

1. comprehensive, health and safety public improvements in the five CDBG Program neighborhood target areas. The City's CDBG Program target areas are: Central City, Country Club Crest, Eastern City, South Vallejo, and Vallejo Heights;
2. the installation of curb ramps, City-wide; and
3. providing social (public) services to very low and low-income persons to meet their basic human needs.

The Plan also contains quantifiable goals and objectives in the areas of housing, and targeted expenditures for the installation of public improvements, establishing and improving public facilities, and providing social services.

Economic development is an eligible CDBG Program activity; however, it is not identified as a priority need in the current Consolidated Plan.

Housing Activities (CDBG and HOME) – The Consolidated Plan documents a need for the development of affordable rental and ownership housing; supportive housing for persons with special needs; tenant-based rental assistance; first-time homebuyer assistance; and services appropriate to address the needs of the unsheltered and chronically unhoused population in the community. Staff recommends that the City accept proposals from non-profit affordable housing developers to receive CDBG Program and HOME Program funds in FY 2024-25, in order to develop rental and owner-occupied affordable housing.

CHDO (HOME) – Due to the ongoing unmet affordable housing needs in the community, staff recommends that the City accept proposals from qualified CHDOs to receive HOME Program funds in FY 2024-25, in order to develop rental and owner-occupied affordable housing. This action will also ensure that the City meets the HOME Program requirement to set aside funding for a qualified CHDO that will develop affordable housing.

Public and Facility Improvements (CDBG) – The City has allocated CDBG Program funds in recent years for the establishment and rehabilitation of public facilities, e. g., the proposed Homeless Navigation Center. Staff recommends that the City accept FY 2024-25 public facility proposals from non-profit, social service organizations.

Public (Social) Services (CDBG)- According to HUD guidelines, the City may allocate a maximum of fifteen percent of its CDBG Program funds each year to public service activities, represented by fifteen percent of its FY 2024-25 CDBG Program Entitlement and the amount received in prior fiscal year (FY 2023-24) CDBG program income, combined. In FY 2023-24, the City has allocated $100,000 in CDBG Program funds to three eligible social service agencies.

The social service agencies receiving FY 2023-24 CDBG Program funds serve very low and low-income residents of the community. These organizations are: Community Housing Development Corporation, Fair Housing Advocates of Northern California, and Faith Food Fridays. Receiving these funds enables these organizations to leverage other funding sources. Staff recommends that the City accept FY 2024-25 applications from social service agencies.

Staff estimates that there will be up to approximately $150,000 available to allocate to social service programs in FY 2024-25. Staff further recommends that the minimum funding allocation to each social service activity be $20,000, and that there be no maximum allocation. Staff believes that with limited funding, and numerous regulations mandated by HUD, it is not cost effective for the City to allocate less than $20,000 per social service program, and still meet the administrative requirements of the program successfully. In some cases, the Commission and the City Council may wish to allocate more than $20,000 to a program.

HOME Program funds may not be allocated to provide public service activities.

Program Administration (CDBG and HOME) – HUD regulations allow the City to allocate up to twenty percent of CDBG Program funds and ten percent of HOME Program funds (Entitlement grant plus current year program income), respectively, each fiscal year to program administration costs. These funds are used for general management including salaries and benefits and administrative costs, oversight, and coordination of these programs by staff.

Staff anticipates the City will need to allocate the full amount allowed in this category in FY 2024-25 in order to administer these programs effectively, and to ensure that program requirements are met.

Proposed Process for Requesting CDBG Program and HOME Program Funds by Non-Profit Housing and Social Service Agencies:

Housing Agencies (CDBG and HOME)

If approved, the City would accept proposals from non-profit affordable housing organizations, including qualified HOME Program CHDOs, that will address one or more of the top priority housing needs in the City's Five-Year Consolidated Plan.

Staff proposes that the following criteria be used in screening and evaluating CDBG Program and HOME Program proposals from housing agencies:

Agencies must document that they are chartered as a 501(c)(3) organization, submit other eligibility documents, provide evidence that they are fiscally sound, and comply with the City's insurance requirements. All proposers will submit a proposed CDBG Program or HOME Program Budget, an overall organizational budget, and a financial audit or financial statements as applicable. All proposers must also submit written fiscal and personnel policies and procedures.

Pursuant to HUD regulations, the City must commit and expend its CDBG Program and HOME Program funds by set deadlines. Therefore, staff recommends that the City only consider funding housing projects and activities that can be completed in a timely manner.

Public/Social Service Agencies (CDBG)

If approved, the City would accept CDBG Program proposals from social service organizations that will address the top priority needs in the Consolidated Plan.

Staff proposes the following criteria be used in screening and evaluating proposals from social service agencies:

A CDBG Program-funded social service agency would propose to address the needs of one of the following populations: (1) homeless single men in need of emergency shelter, (2) unsheltered homeless persons in need of appropriate supportive services, (3) homeless individuals in need of permanent housing, (4) very-low and low-income families with children, (5) homeless families with children in need of permanent housing, (6) supportive services for persons with HIV/AIDS, (7) supportive permanent housing for the severely mentally ill, (8) treatment and prevention programs for persons with substance abuse addictions, (9) programs meeting the needs of the elderly and disabled, and (10) victims of domestic violence. If awarded funding, these agencies must maintain household income and related documentation to verify benefit and services to one of these populations.

Social service agencies must document that they are chartered as a 501(c)(3) organization, submit other eligibility documents, provide evidence that they are fiscally sound, and meet the City's insurance requirements. All agencies will submit: (1) a proposed CDBG Program budget (simple line item) for **direct costs only** (limited to tasks related to assisting program clients directly. CDBG Program funds will not pay for administrative overhead, administering the CDBG Program, supervision of staff, costs associated with City or HUD monitoring visits, general administrative expenses, e. g., education and outreach, etc.); (2) an overall organizational budget (sources and uses for the entire agency); and (3) a financial audit or financial statements, as applicable. All agencies must also submit written fiscal policies and procedures, and written personnel policies and procedures.

Social service agencies requesting CDBG Program funds for facility costs must meet additional requirements, such as submitting a five-year business or operations plan; and evidence of property ownership or a long-term lease of at least ten years in duration, as applicable.

According to HUD guidelines, the City must expend CDBG Program funds promptly. Therefore, staff recommends that the City only consider funding public service activities that have the best chance to be delivered in a timely manner.

Proposed Availability of Proposals and Proposal Deadline

Staff recommends that it prepare proposals for non-profit agencies to complete, as applicable, and to make them available not later than **Tuesday, January 16, 2024**, with a deadline for organizations to return completed proposals **not later than 5:00 p. m. (PST) on Tuesday, February 13, 2024.**

In fairness to those agencies that participate in the funding process from the beginning, and to ensure an orderly process, staff recommends that the Commission and the City Council not consider any proposal that is submitted after the **February 13, 2024** deadline, or that is substantially incomplete, **with no exceptions.** After **January 16, 2024** but prior to **February 13, 2024,** staff will hold a **mandatory** Notice of Funding Availability ("NOFA") Workshop for prospective social service and housing agencies that wish to submit proposals, in order for staff to provide an overview of program and City requirements, and to provide technical assistance if needed. **The City will not accept a proposal from any organization that does not attend the NOFA Workshop.**

FY 2024-25 Funding Agreements

After the City Council allocates CDBG Program and HOME Program funds in the Spring of 2024, agencies awarded funding will execute an Agreement with the City in a timely manner. Agreements will take effect on **July 1, 2024.** Some of the elements in the Agreement will be: (1) quarterly reports on number and characteristics of beneficiaries must be submitted; and (2) City staff will conduct quarterly reviews or meetings with the agencies, as well as virtual and on-site monitoring visits at the social service and housing agency locations, in order to review client and agency files and records, and program progress. HUD officials may also conduct virtual or on-site monitoring visits of non-profit agencies receiving CDBG Program or HOME Program funding from the City in FY 2024-25.

FISCAL IMPACT

If approved, the Commission and City Council's action will establish a funding process for the allocation of CDBG Program and HOME Program funds in FY 2024-25, in an estimated total amount of approximately $1.7 million. The City's application for FY 2024-25 CDBG Program and HOME Program funds, also known as an "Annual Action Plan", must be received by HUD by not later than **May 15th** of each year**,** unless otherwise directed by HUD. There is no fiscal impact to the General Fund associated with this item.

ENVIRONMENTAL REVIEW

This action is exempt from the California Environmental Quality Act (CEQA) because it is not a project which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment, pursuant to CEQA Guideline section 15378.

ATTACHMENTS

1. Resolution

CONTACT

Chari Barrera, Administrative Manager, (707) 553-7204, Chari.Barrera@cityofvallejo.net

RESOLUTION

WHEREAS, the City of Vallejo has received annual allocations from the U. S. Department of Housing and Urban Development (HUD) of Community Development Block Grant (CDBG) Program and HOME Investment Partnerships (HOME) Program funds since 1974 and 1990, respectively; and

WHEREAS, these funds have helped the City to address its affordable housing and community development needs; and

WHEREAS, the City has adopted a Five-Year Consolidated Plan (2020-24), which documents affordable housing and community development needs in the City of Vallejo, and has established priority needs and goals; and

WHEREAS, in recent years, the City of Vallejo Housing and Community Development (HCD) Commission has recommended, and the Vallejo City Council has approved a funding process and criteria for determining CDBG Program and HOME Program projects and activities on an annual basis; and

WHEREAS, in Fiscal Year (FY) 2023-24, the City received $1,035,447 in CDBG Program Entitlement funds and $5,000 in projected program income, and $561,954 in HOME Program Entitlement funds and $100,000 in projected program income; and

WHEREAS, the exact CDBG Program and HOME Program funding amounts for FY 2024-25 are unknown at this time; and

WHEREAS, in order to adhere to the City's typical timeline and complete a funding process by HUD's deadline for the City of May 15th, staff recommends that the City proceed on the assumption that it may receive approximately the same amount in CDBG Program and HOME Program funds in FY 2024-25 as it did in FY 2023-24.

NOW, THEREFORE, THE HOUSING AND COMMUNITY DEVELOPMENT COMMISSION OF THE CITY OF VALLEJO DOES HEREBY RECOMMEND AS FOLLOWS:

That the Council of the City of Vallejo approve the funding process and criteria for determining the allocation of FY 2024-25 CDBG Program and HOME Program funds to projects and activities as proposed by staff in the Staff Report dated December 7, 2023 and enclosed with the HCD Commission December 7, 2023 regular meeting agenda packet.

City of VALLEJO California

ACTION CALENDAR 12.E.

DATE: December 7, 2023

TO: Chair and Commissioners
Housing and Community Development Commission

FROM: Chari Barrera, Administrative Manager
Kenneth Torres, Administrative Analyst

SUBJECT: **ESTABLISHMENT OF A HOUSING AND COMMUNITY DEVELOPMENT COMMISSION AD HOC COMMITTEE ON THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM AND HOME INVESTMENT PARTNERSHIPS PROGRAM FUNDING PROCESS, CRITERIA, AND FUNDING ALLOCATIONS FOR FISCAL YEAR 2024-25**

RECOMMENDATION

Adopt the enclosed Resolution establishing a Housing and Community Development Commission (HCDC) Ad Hoc Committee of no more than three Commissioners on the Community Development Block Grant (CDBG) Program and HOME Investment Partnerships (HOME) Program Funding Process, Criteria, and Funding Allocations for Fiscal Year (FY) 2024-25 (July 1, 2024 through June 30, 2025)

REASONS FOR RECOMMENDATION

In December 2023, the City intends to begin its process for the allocation of FY 2024-25 CDBG Program and HOME Program funds to projects and activities. As in previous funding cycles, and in order to promote an efficient process, the Commission may wish to create an Ad Hoc Committee to review proposed projects and activities, and then make funding recommendations to the full Commission on the FY 2024-25 CDBG Program and HOME Program.

BACKGROUND AND DISCUSSION

Pursuant to Chapter 2.46 of the Vallejo Municipal Code, one of the duties of the HCD Commission is to review and make recommendations on applications for CDBG Program, HOME Program, and other program funding. To this end, for the last several years the Commission has established an Ad Hoc Committee, typically of no more than three Commissioners, on the annual CDBG Program and HOME Program funding process, criteria, and allocations. The Ad Hoc Committee would review funding applications, receive presentations from non-profit agencies and staff, and then develop funding recommendations for projects and activities for consideration and adoption by the full Commission. In the past, the Commission and staff have found this approach to be effective and efficient. Staff recommends that the Commission again seek up to three volunteers from its members and establish an Ad Hoc Committee for the FY 2024-25 funding cycle. Staff anticipates that the Committee would meet at least twice and complete its work by or before April 4, 2024.

The City must submit its Annual Action Plan ("Plan") to the U. S. Development of Housing and Urban Development (HUD) by May 15th of each year. The Plan includes proposed CDBG Program and HOME Program funding allocations for projects and activities.

FISCAL IMPACT

None at this time.

ENVIRONMENTAL REVIEW

This action is exempt from the California Environmental Quality Act (CEQA) because it is not a project which has a potential for resulting in either a direct physical change in the environment, or a reasonably foreseeable indirect physical change in the environment, pursuant to CEQA Guideline section 15378.

ATTACHMENTS

1. Resolution
2. Chapter 2.46 – VALLEJO HOUSING AND COMMUNITY DEVELOPMENT, Vallejo Municipal Code

CONTACT

Chari Barrera, Administrative Manager, (707) 553-7204, Chari.Barrera@cityofvallejo.net

RESOLUTION

WHEREAS, the City of Vallejo receives annual allocations from the U. S. Department of Housing and Urban Development (HUD) of Community Development Block Grant Program and HOME Investment Partnerships Program funds; and

WHEREAS, these funds help the City to address its affordable housing and community development needs; and

WHEREAS, pursuant to Chapter 2.46.040.C. of the Vallejo Municipal Code, Duties and functions of the commission, the Commission shall "Review and make recommendations on applications to the federal and state governments for funds for housing, community development, and other programs"; and

WHEREAS, the City of Vallejo intends to initiate its Fiscal Year (FY) 2024-25 (July 1, 2024 through June 30, 2025) Community Development Block Grant (CDBG) Program and HOME Investment Partnerships (HOME) Program Funding Process for determining projects and activities; and

WHEREAS, for several years, the Commission has established a Commission Ad Hoc Committee on the CDBG Program and HOME Program Funding Process, Criteria, and Funding Allocations, which has been shown to be effective and efficient; and

WHEREAS, the City must submit its "Annual Action Plan", which includes its proposed CDBG Program and HOME Program funding allocations to HUD by May 15th of each year; and

WHEREAS, staff has recommended that the Commission create an Ad Hoc Committee, of no more than three Commissioners, to review and make recommendations on FY 2024-25 CDBG Program and HOME Program projects, activities, and funding allocations, to the full Commission, by or before April 4, 2024.

NOW, THEREFORE, BE IT RESOLVED BY THE HOUSING AND COMMUNITY DEVELOPMENT COMMISSION OF THE CITY OF VALLEJO AS FOLLOWS:

The following HCD Commissioners have volunteered and are appointed to serve on the HCD Commission Ad Hoc Committee on the FY 2024-25 CDBG Program and HOME Program Funding Process, Criteria, and Funding Allocations.

1. _____
   Commissioner

2. _____
   Commissioner

3. _____
   Commissioner

Chapter 2.46 VALLEJO HOUSING AND COMMUNITY DEVELOPMENT[4, 40]

2.46.010 Creation of commission.

There is created a housing and community development commission.

(Ord. No. 1732 N.C.(2d) , § 1, 5-24-2016)

2.46.020 Reserved.[40]

2.46.030 Definitions.

As used in this chapter the following definitions apply:

A. "Authority" or "housing authority" means the housing authority of the city, a public entity;

B. "City council" means the city council of the city;

C. "Commission" means the Vallejo housing and community development commission;

D. "Commissioner" means a member of the Vallejo housing and community development commission;

E. "Community" means the city of Vallejo, county of Solano, state of California.

(Ord. No. 1732 N.C.(2d) , § 1, 5-24-2016)

2.46.040 Duties and functions of the commission.

The commission serves to provide various functions in two separate areas: housing and community development. Any item involving one or more of these areas, as described below, may be considered at any regular or special meeting of the commission, as described in this chapter. In connection with each of these areas, the commission shall:

A. Record deliberations and decisions adequately to reveal considerations significant to such decisions;

B. Review and recommend action on annual administrative and operating budgets;

C. Review and make recommendations on applications to the federal and state governments for funds for housing, community development, and other programs;

D. Perform such other advisory and appellate functions as may be delegated from time to time to the commission by the city council.

E. Consider and rule on hearings pursuant to Chapter 5.64 of the Vallejo Municipal Code (Mobile Home Parks Rent Control).

(Ord. No. 1732 N.C.(2d) , § 1, 5-24-2016; Ord. No. 1775 N.C. (2d) , § 1, 10-24-2017)

2.46.050 Reserved.[40]

2.46.060 Housing duties and functions of the commission.

The commission shall review and make recommendations on all matters to come before the authority prior to authority action, except emergency matters and matters which the commission by resolution, excludes from its review.

The commission shall review and make recommendations to the city council or to the authority regarding agreements regarding to provide affordable housing as proposed by the authority's staff.

(Ord. No. 1732 N.C.(2d) , § 1, 5-24-2016)

2.46.070 Community development functions of the commission.

The commission shall:

A. Hold hearings to provide for the submission of views and proposals on the development of applications for the community development block grant and HOME programs, and amendments thereto. The commission shall provide timely responses to all proposals submitted to the commission including written responses to written proposals. Whenever practical, responses shall be provided within fifteen days of commission action on the proposals;

B. Recommend to the city council the adoption of a three or five-year community development plan, an annual housing and community development program, and amendments thereto;

C. Hold hearings to assess program progress and performance;

D. Meet periodically to serve in an advisory capacity regarding the implementation of various projects. The commission will assess individual project performance as well as the overall housing and community development program relative to the community development block grant and HOME programs. In particular, the commission shall hear progress reports from neighborhood planning committees, other interested individuals and organizations, and staff. The commission will review and comment on what it learns. The commission shall periodically report to the city council on the progress and performance of neighborhood development planning and other housing and community development projects;

E. Hold hearings to determine the needs of the community by encouraging comments from persons representing neighborhood groups; nonprofit organizations; governmental agencies; agencies representing low income, disabled, elderly, and others;

F. Coordinate the planning and funding of housing and community development activities with agencies that address similar issues.

(Ord. No. 1732 N.C.(2d) , § 1, 5-24-2016)

2.46.080 Appointment of commissioners.

The commission shall consist of seven members, who shall be resident electors of the community appointed by the city council, subject to the following provisions:

A. The term of office for each commissioner shall be four years, except that three of the commissioners first appointed shall be designated to serve for a term of two years, two commissioners first appointed shall be designated to serve for a term of three years, and two of the commissioners first appointed shall be designated to serve a term of four years, so as to provide for continuity of membership on the commission.

B. Vacancies occurring during a term shall be filled for the unexpired term. A commissioner shall hold office until his or her successor has been appointed and qualified.

C. A commissioner may not be an elective officer or an employee of the city but, notwithstanding any other law, may be a member, commissioner, or employee of any other agency or authority of, or created for, the community.

D. For inefficiency, neglect of duty, or misconduct in office, a commissioner may be removed upon the affirmative vote of five members of the city council, but only after the affected commissioner has been given a copy of the charges constituting grounds for removal, and the opportunity to appear before the city council in executive session, unless he or she requests a public hearing, in person or by counsel if such a request to so appear is made in writing within ten days after receipt of the copy of the charges.

(Ord. No. 1732 N.C.(2d) , § 1, 5-24-2016)

2.46.090 Chairperson and organization of the commission.

The mayor and city council shall appoint the first chairperson from among the commissioners. The term of office of the chairperson shall be for the calendar year, or for that portion remaining after he is appointed or elected. Where there is a vacancy in the office of the chairperson, the commission shall elect a chairperson from among its members. Upon appointment of the first chairperson, he or she shall forthwith call an organizational meeting of the commission at which the commissioners shall elect a vice-chair, determine the time, place, and frequency of meetings, and adopt rules of procedure for the conduct of commission business. The commission may do any other things necessary or proper to carry out its duties and functions.

(Ord. No. 1732 N.C.(2d) , § 1, 5-24-2016)