

**CONSOLIDATED PLAN ADVISORY BOARD (CPAB)**

**MINUTES**

**Wednesday, MAY 13, 2020**

**VIRTUAL CPAB MEETING**

[\(LINK\)](#)

<b>BOARD MEMBERS PRESENT</b>	<b>BOARD MEMBERS ABSENT</b>
<ul style="list-style-type: none"> <li>Valerie Brown, Council District 5</li> <li>Peter Dennehy, Council District 9</li> <li>Sara Berns, Council District 2</li> <li>Eileen Gonzales, Council District 3</li> <li>Rich Thesing, Council District 7</li> <li>Victoria Barba, Council District 8</li> </ul>	<ul style="list-style-type: none"> <li>VACANT, Council District 1</li> <li>VACANT, Council District 4</li> <li>VACANT, Council District 6</li> </ul>

<b>STAFF PRESENT</b>	<b>ATTENDANCE</b>
<ul style="list-style-type: none"> <li>Christina Bibler, Director, Economic Development Department</li> <li>Angela Nazareno Clark, Community Development Program Manager</li> <li>Michele Marano, Community Development Coordinator</li> <li>Leonardo Alarcon, Community Development Specialist</li> </ul>	<p><i>(Public had access to meeting via youtube link)</i></p>

**Call to Order**

- Ms. Valerie Brown called the meeting to order at 10:02 am. Ms. Brown requested each board member announce their participation in the meeting. 6 board members announced their presence and a quorum was achieved at the same time.
- Mr. Leonardo Alarcon announced directions on how board members will participate in the meeting using the chat option and the mute buttons. Meeting was live streamed using the City of San Diego’s youtube channel.

**Board Member Announcements**

- No board members announcements

**Staff Announcements**

## 4. Staff announcements:

- a. Mr. Alarcon announced the Fair Housing conference will go virtual and will be held as a webinar on May, 19 from 1 pm – 4 pm. The Keynote speaker was Lisa Rice, the president and CEO of the National Fair Housing Alliance. (The webinar can viewed by clicking [here.](#))
- b. Mr. Alarcon also announced that the Nonprofit Academy, which is sponsored by the City of San Diego, will hold their annual Academy on June 10 virtually as well. (The virtual City of San Diego Nonprofit Academy sessions can be viewed by clicking [here.](#))
- c. Ms. Angela Nazareno Clark and Ms. Christina Bibler gave the CPAB an update on how the Economic Development Department is administering the Small Business Relief Fund (SBRF). The SBRF, which is funded partially by CDBG funding, is providing small loans and grants (up to \$10,000) to small businesses affected by the COVID-19 pandemic. Ms. Clark also announced the addition of Monica Hardman as the new Assistant Deputy Director to the Community Development Division. Ms. Hardman was previously with the City of Dallas and the Department is pleased to have her join the team.

**Non-agenda Public Comment**

No public comments were submitted.

**Action Item**

## 5. Ms. Michele Marano gave a brief presentation on the following items:

- a. Amendment to the Citizen Participation Plan
- b. Substantial Amendment to the Fiscal Year (FY) 2020 Annual Action Plan
- c. Substantial Amendment to the FY 2020- 2024 Consolidated Plan
- d. FY 2021 CDBG Application Scores and Rankings
- e. FY 2021 Annual Action Plan

As a result of the COVID-19 pandemic, and the CARES Act, the City of San Diego received additional CDBG-CV, ESG-CV and HOPWA-CV funding. This required an amendment to previously approved documents to adhere to the new guidelines for the CARES Act funding.

Comments and/or questions from the CPAB:

Ms. Sara Berns asked of the \$284 million the City received from the CARES Act, how much was going to CDBG. Ms. Marano responded that there we different sources of funds for allocations to the City under the CARES Act and that \$7 million was for CDBG. Ms. Berns also asked how can the nonprofit organizations apply for the additional funding. Ms. Marano stated that staff is still planning on how to release the funds and that a new Notice of Funding Availability (NOFA) may be released.

Ms. Eileen Gonzales asked what would determine the qualifications to submit a proposal related to the CARES Act funding. Ms. Marano reiterated that staff is still in the planning phase of how to disburse the funds, but all activities would have to be directly tied to services related to the prevention, preparation for, or response to the COVID-19 pandemic.

Mr. Rich Thesing stated that he was uncomfortable in approving the \$1 million dollars for operations to the Navigation Center in Public Services. Mr. Thesing stated that the CPAB has asked for more information on the operations of the Navigation Center in the past but it was not provided.

Ms. Brown asked for a motion, Mr. Thesing motioned to approve the requested actions with the exception of not allocating \$1 million of CDBG funding to the Navigation Center, allocating \$1 million of CARES Act funding to the Navigation Center in the FY 21 Annual Action Plan and funding additional FY 21 Public Service projects with the \$1 million of CDBG entitlement funding. The motion was seconded by Mr. Dennehy. 6 members voted yes on the motion, motion passed unanimously.

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**Adjournment**

Ms. Brown adjourned the meeting at 11:05 am.

Economic Development

# Fiscal Year (FY) 2021 Annual Action Plan and Associated Actions

Consolidated Plan Advisory Board

May 13, 2020

## Requested Actions

The Consolidated Plan Advisory Board is asked to recommend that the City Council approve the following:

- Amended Citizen Participation Plan
- Substantial Amendment to the FY 2020 Annual Action Plan
- FY 2021 CDBG NOFA Application Scores and Rankings
- Substantial Amendment to the FY 2020 – FY 2024 Consolidated Plan
- FY 2021 Annual Action Plan



## Background | Framework for Amendments

- COVID-19 Pandemic
- National, State and Local emergencies
- Federal Coronavirus Aid, Relief and Economic Security (CARES) Act – March 27, 2020

CDBG-CV      \$7,223,939

ESG-CV      \$3,598,334

HOPWA-CV      \$682,662

- Waiver of certain regulatory requirements

## Citizen Participation Plan



Defines the City's policies and procedures for citizen participation



Amendment introduces emergency procedures



Virtual meetings, expedited public comment periods, reasonable notice

# Citizen Participation Plan | Amendment for Emergencies



## STANDARD POLICIES

- Meetings in-person
- 30-day public comment period
- 2-week advance notice of public meetings
- Hard copies of documents available

- Meetings held virtually
- 5-day public comment period
- 72-hour advance notice of public meetings (or less)
- Copies of documents available online

## EMERGENCY POLICIES





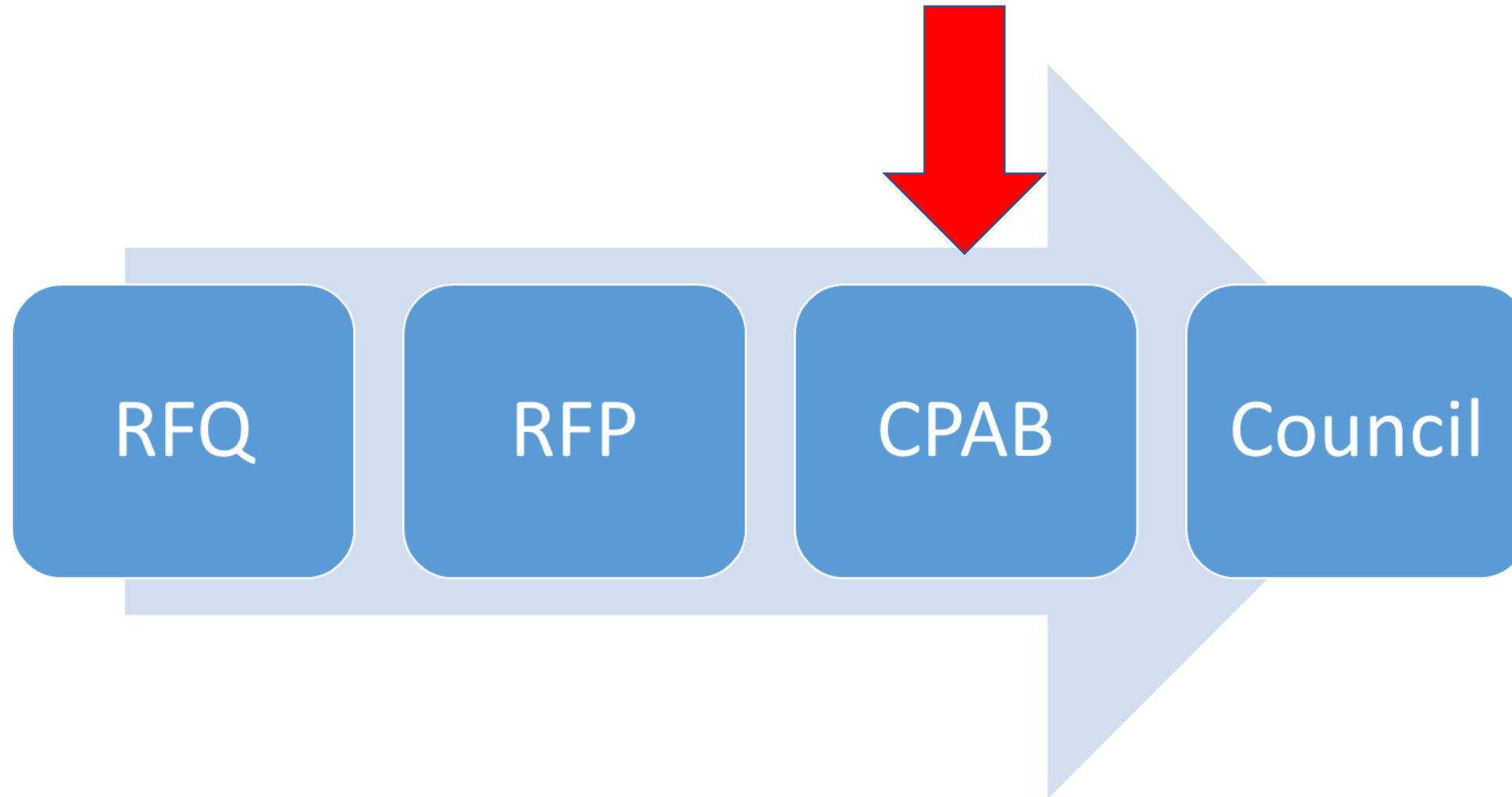
## Substantial Amendment | FY 2020 Annual Action Plan

- Incorporates CBDG-CV, ESG-CV and HOPWA-CV funds
- Enables the City to access CARES Act funds
- Updates Anticipated Resources, Goals and Objectives
- Lists eligible activities in response to COVID-19

## Substantial Amendment | FY 2020 – FY 2024 Consolidated Plan

- Incorporates CBDG-CV, ESG-CV and HOPWA-CV funds
- Confirms the County as the HOPWA Alternative Grantee starting in FY 2021
- Updates the FY 2021 budgetary priorities to incorporate regulatory waivers from the CARES Act
  - Suspension of 15% Public Services Cap for CDBG

## FY 2021 CDBG Scores and Rankings





## FY 2021 CDBG Scores and Rankings

RFP Category	# of Responses Received	Total Requested	Estimated FY 2021 Budget at RFP	# of Projects Recommended for CDBG Funds	Total Recommended
Public Services	32	\$2,972,703	\$375,000	7	\$686,545
Economic Development	10	\$1,526,783	\$700,000	10	\$1,526,783
NCIP – Facilities	6	\$3,163,103	\$1,000,000	4	\$1,952,269
NCIP – Multifamily Housing	2	\$773,319	\$1,000,000	2	\$773,319
Sustainability	1	\$120,787	\$1,250,000	1	\$120,787
<b>TOTALS</b>	<b>51</b>	<b>\$8,556,695</b>	<b>\$4,325,000</b>	<b>24</b>	<b>\$5,059,703</b>



## FY 2021 CDBG Scores and Rankings | Public Services

**Goal:** Invest in community services that promote equity and serve vulnerable populations including, but not limited to, refugees and recent immigrants, previously incarcerated individuals, veterans, youth, seniors, and food insecure households.

**Goal:** Foster individual and household resiliency by investing in employment and workforce development programs and improving access to job opportunities.

San Diego LGBT  
Community  
Center

GRID  
Alternatives  
San Diego

Kitchens for  
Good

Ocean  
Discovery  
Institute

Family Health  
Centers of  
San Diego

International  
Rescue  
Committee

Mama's Kitchen



## FY 2021 CDBG Scores and Rankings | Economic Development

**Goal:** Enhance the City's economic stability by investing in inclusive economic growth initiatives that develop and strengthen small businesses and support local entrepreneurs.

Accion  
San Diego

International  
Rescue  
Committee

City Heights  
CDC

Karen  
Organization  
of San Diego

Horn of  
Africa  
Community

Logan  
Heights  
CDC

Somali  
Family  
Service of SD

ACCESS

Paving Great  
Futures

Mission  
Edge



## FY 2021 CDBG Scores and Rankings | Nonprofit Facilities

**Goal:** Finance impactful nonprofit facility improvements to provide new or increased access to programs that serve vulnerable populations or implement sustainability measures.

Jacobs Center for  
Neighborhood Innovation  
**Chollas Creek  
Connector**

Family Health Centers  
**Diamond  
Neighborhoods  
Remodel**

SVdP | Father Joe's  
Villages  
**Paul Mirabile  
Center Renovation**

San Diego Rock Church  
**Freedom Center**



## FY 2021 CDBG Scores and Rankings | Multifamily Housing

**Goal:** Increase and preserve affordable rental and homeowner housing to improve access to housing opportunities that reflect community needs, including but not limited to, opportunities in close proximity to transit, employment, and community services.

La Maestra Family  
Clinic, Inc.

**Housing for Hope – a  
La Maestra Project**

Chicano Federation of  
San Diego County

**Haw 1 Rehabilitation**





## FY 2021 CDBG Scores and Rankings | Sustainability

**Goal:** Finance impactful nonprofit facility improvements to provide new or increased access to programs that serve vulnerable populations or implement sustainability measures.

Jacobs Center for  
Neighborhood Innovation  
**Joe & Vi Jacobs Center  
Lighting Retrofit**



## FY 2021 Annual Action Plan | Purpose

- Outlines annual activities undertaken in line with the City's 5-Year Consolidated Plan
- Must address 7 Consolidated Plan Goals
- Identifies FY 2021 Projects and Programs
- Includes budgets for 3 HUD entitlement grant programs



## FY 2021 Annual Action Plan | Grants

### Community Development Block Grant (CDBG) Program

FY 21 - \$12,280,031

*Program Income - \$17,515,000*

*Reprogrammed Funds - \$2,175,564*

**Total = \$31,970,595**

### Home Investment Partnership Program (HOME)

FY 21 - \$5,780,859

*Program Income - \$2,148,108*

*Prior Years - \$13,174,438*

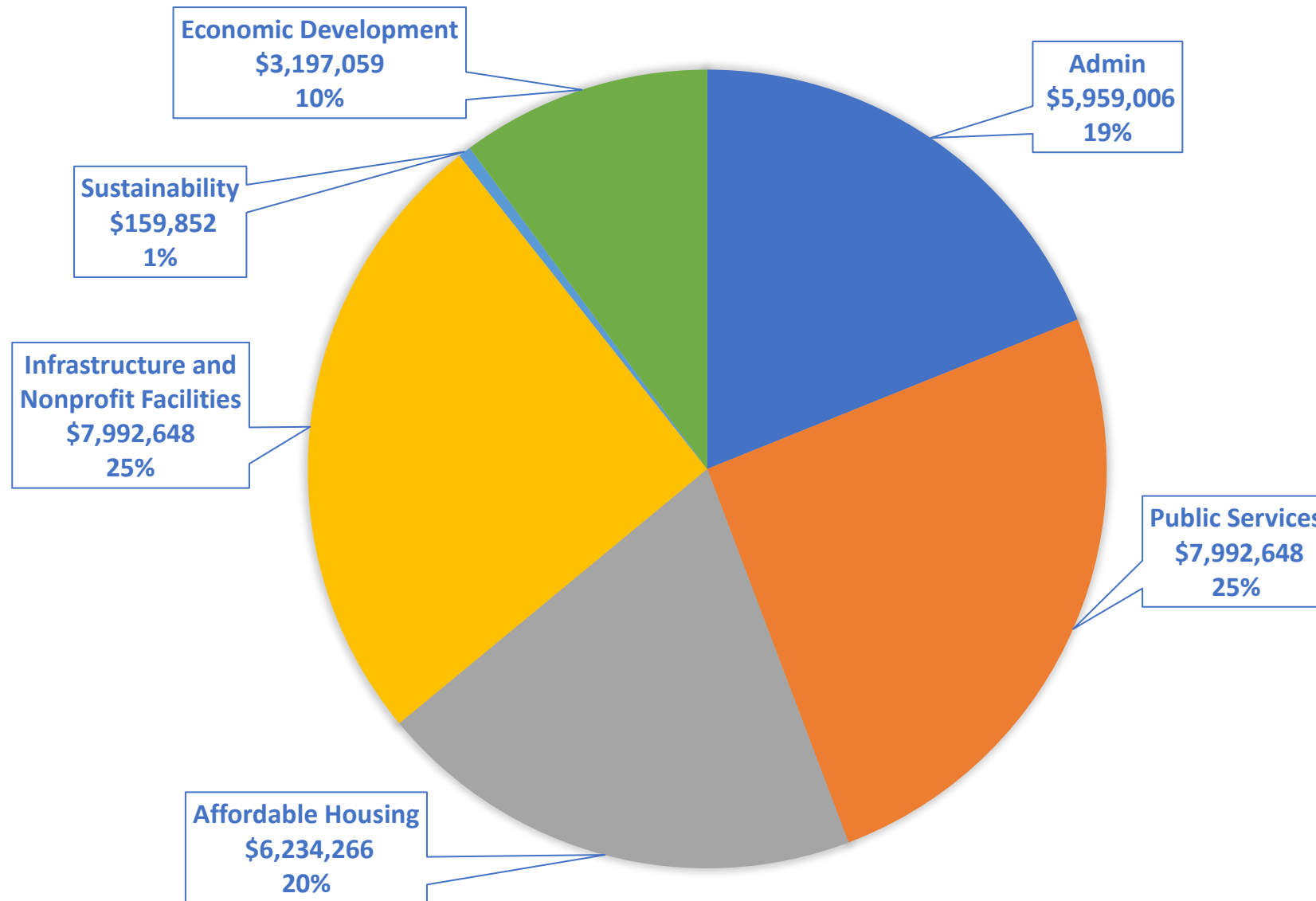
**Total = \$21,103,405**

### Emergency Solutions Grant (ESG)

FY 21 - \$1,043,517



## FY 2021 CDBG Budgetary Priorities



## FY 2021 NOFA Award Recommendations

### Public Services

- 7 Projects – Totaling \$685,545

### Nonprofit Multi-Family Housing

- 2 Projects – Totaling \$773,319

### Nonprofit Facility Improvements

- 4 Projects – Totaling \$1,952,269

### Sustainability

- 1 Project – Totaling \$120,787

### Community Economic Development

- 10 Projects - Totaling \$1,526,783

Includes **2** prior Small Emerging Nonprofit Organizations and **3 NEW** nonprofit partners!



## **FY 2021 CDBG | Additional Allocations**

- Homeless Services from the CP 700-02 set aside
- Continuing Projects from prior years
- City Capital Improvement Projects
- Proposed Eligible Activities

## FY 2021 Homeless Programs | CP 700-02

Project Title	Proposed FY 21 CDBG Funds
Connections Housing Interim Bed Program	\$303,575
Emergency Shelter for Families	\$205,602
Day Center for Homeless Adults	\$541,250
Interim Housing for Homeless Adults	\$267,351
<b>TOTAL</b>	<b>\$1,318,078</b>

*\*Individual project allocations subject to change, based upon need throughout the fiscal year. Amounts listed reflect the historical need.*

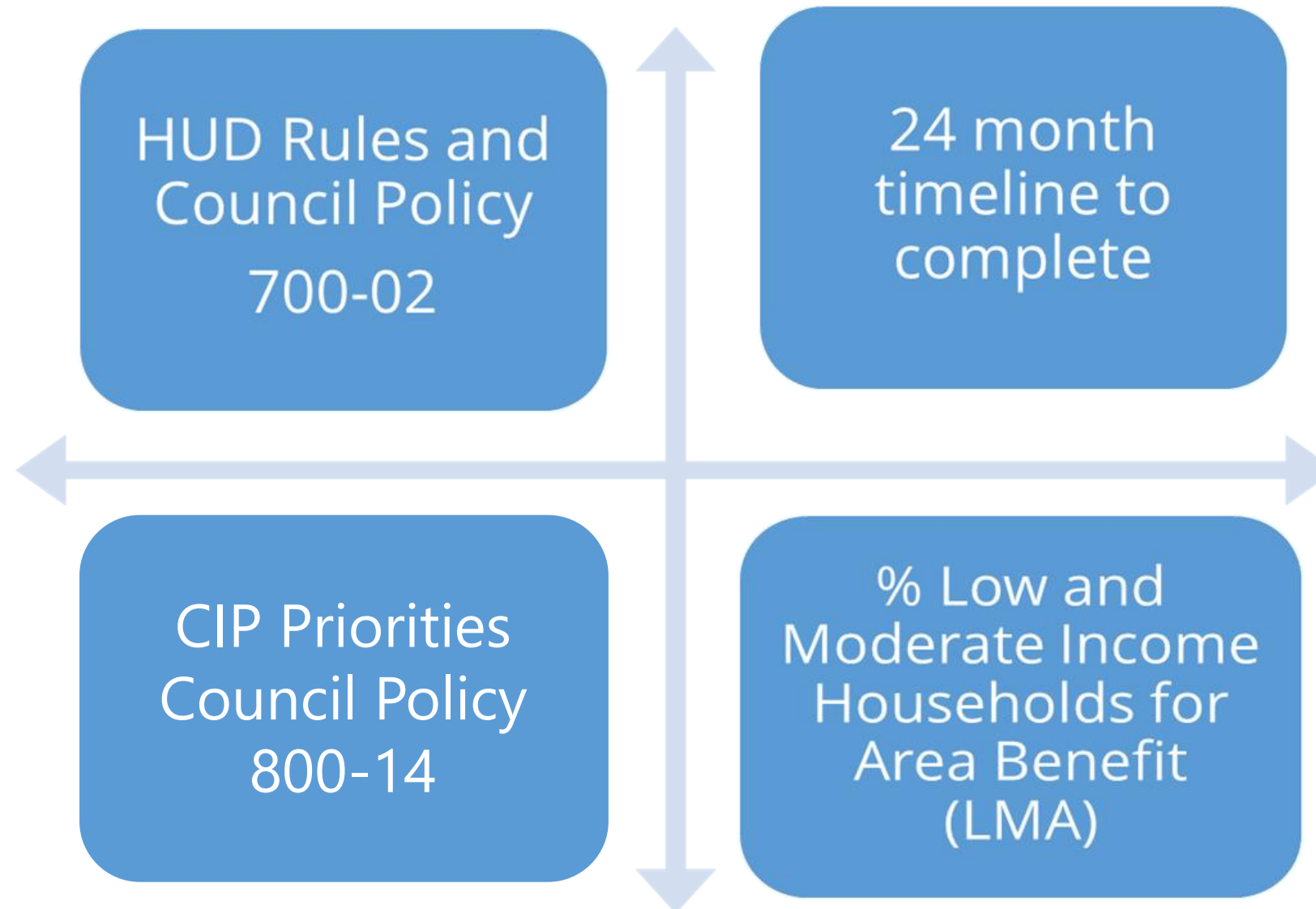


## FY 2021 Continuing Projects

Continuing Projects	Proposed FY 21 CDBG Funds
Affordable Housing Revolving Loan Fund	\$4,000,000
Housing Navigation Center Operations	\$1,000,000
TechHire San Diego	\$1,000,000
CONNECT2Careers	\$500,000
Library NExT	\$240,000
Early-Stage Development Accelerator	\$500,000
Storefront Improvement Program	\$200,000
Small Business Relief Fund	\$970,276
<b>TOTAL</b>	<b>\$8,410,276</b>



## Eligibility Considerations for CDBG-funded City Projects





## FY 2021 City Projects

City Department	Proposed Project	CDBG Funds Requested
Park & Recreation	MLK Rec Center Moisture Intrusion Project	\$1,800,000
Transportation & Stormwater	Sidewalk Repair and Replacement	\$331,000
Park & Recreation	Southeastern Mini Park Improvements	\$800,000
<b>TOTAL</b>		<b>\$2,931,000</b>



## Eligible Activities | FY 2021 CDBG and CARES Act

Project Title & Description	FY 2021 CDBG Funds	CARES Act CDBG-CV	CARES Act ESG-CV*
<b>Nonprofit Financial Assistance:</b> Specifically related to activities to Prepare for/Prevent/Respond to COVID-19. These funds may be awarded to new nonprofit organizations, or nonprofit organizations with active City contracts, based upon a future NOFA process and/or identified priority needs (i.e., food banks, medical and mental health services, child care, senior services, domestic violence services).	\$1,448,025	\$2,179,152	\$0
<b>Public Services:</b> Specifically related to activities to Prepare for/Prevent/Respond to COVID-19. These funds may be awarded to City-sponsored activities (i.e. rental assistance for emergency housing) or to nonprofit organizations.	\$1,800,000	\$3,600,000	\$0
<b>Urgent Need and/or Housing Recovery Programs.</b> Eligible activities may include the acquisition and rehabilitation of housing for emergency, transitional or permanent supportive units.	\$2,234,266	\$0	\$3,238,501
<b>Urgent Need and/or City Facilities.</b> Eligible activities may include the rehabilitation of a facility to assist with testing, diagnosis or treatment, to provide transitional housing, or to expand the capacity of hospitals. Additional City CIPs may also be identified and funded, subject to future Council approval.	\$2,336,060	\$0	\$0
<b>Administration:</b> Specifically related to activities to Prepare for/Prevent/Respond to COVID-19	\$0	\$1,444,787	\$359,833
<b>TOTAL</b>	<b>\$7,818,351</b>	<b>\$7,223,939</b>	<b>\$3,598,334</b>

# FY 2021 HOME Investment Partnerships Program



- HOME Eligible Activities
  - Construction of affordable housing
  - Acquisition and rehabilitation of affordable housing
  - Owner-occupied housing rehabilitation
  - Tenant-based rental assistance (TBRA)
- HOME Proposed Activities
  - Affordable rental housing unit production
  - First-time homebuyer assistance

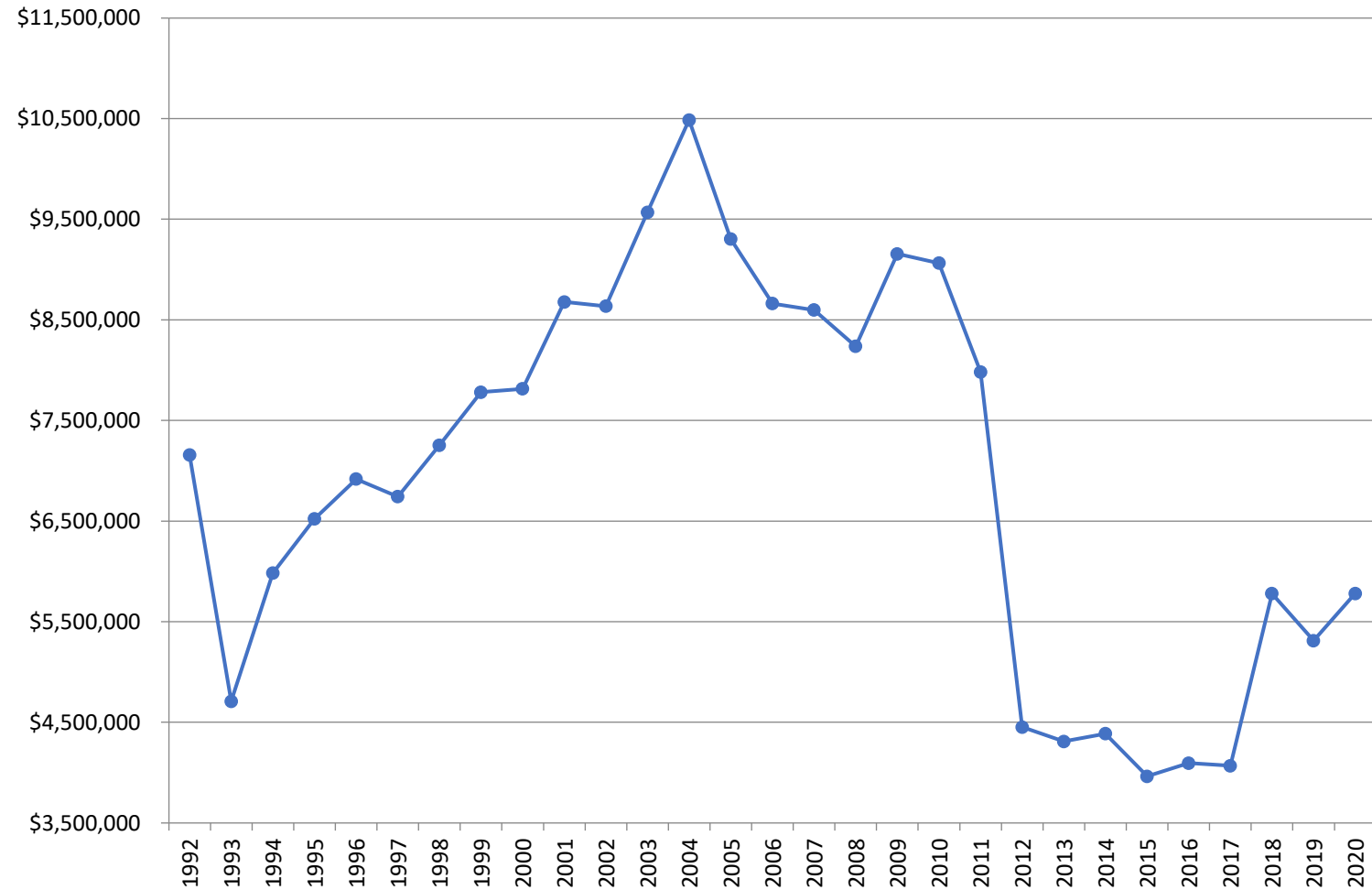


## FY 2021 HOME Investment Partnerships Program



Program Year	Funding Award
1995	\$ 6,521,000
1996	\$ 6,917,000
1997	\$ 6,743,000
1998	\$ 7,254,000
1999	\$ 7,781,000
2000	\$ 7,815,000
2001	\$ 8,678,000
2002	\$ 8,635,000
2003	\$ 9,569,405
2004	\$ 10,486,214
2005	\$ 9,303,698
2006	\$ 8,661,281
2007	\$ 8,597,288
2008	\$ 8,236,705
2009	\$ 9,154,816
2010	\$ 9,063,132
2011	\$ 7,981,652
2012	\$ 4,452,630
2013	\$ 4,309,278
2014	\$ 4,386,711
2015	\$ 3,963,370
2016	\$ 4,093,848
2017	\$ 4,068,804
2018	\$ 5,778,825
2019	\$ 5,312,011
2020	\$ 5,780,859
<b>Total</b>	<b>\$ 183,544,528</b>

### HOME Funds: 1992 - 2020



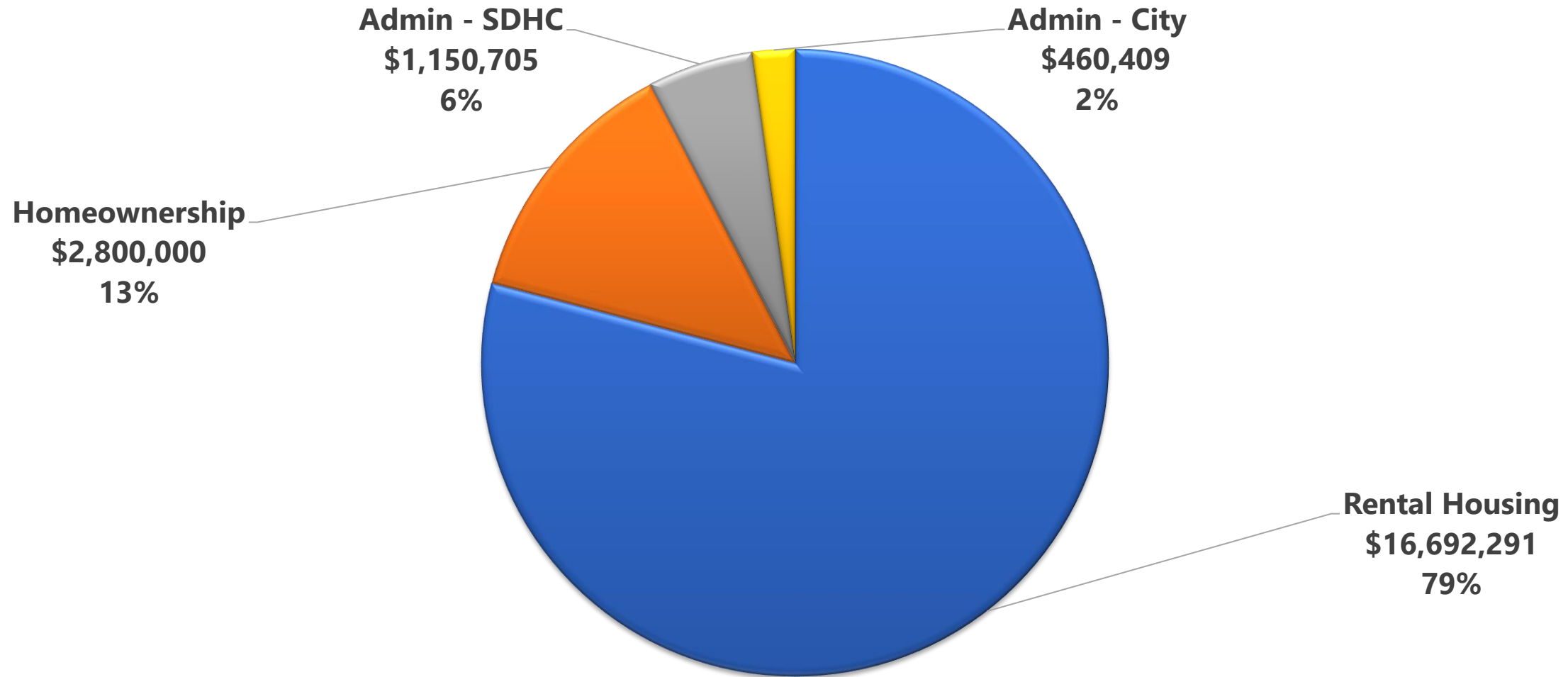


## FY 2021 HOME Budget

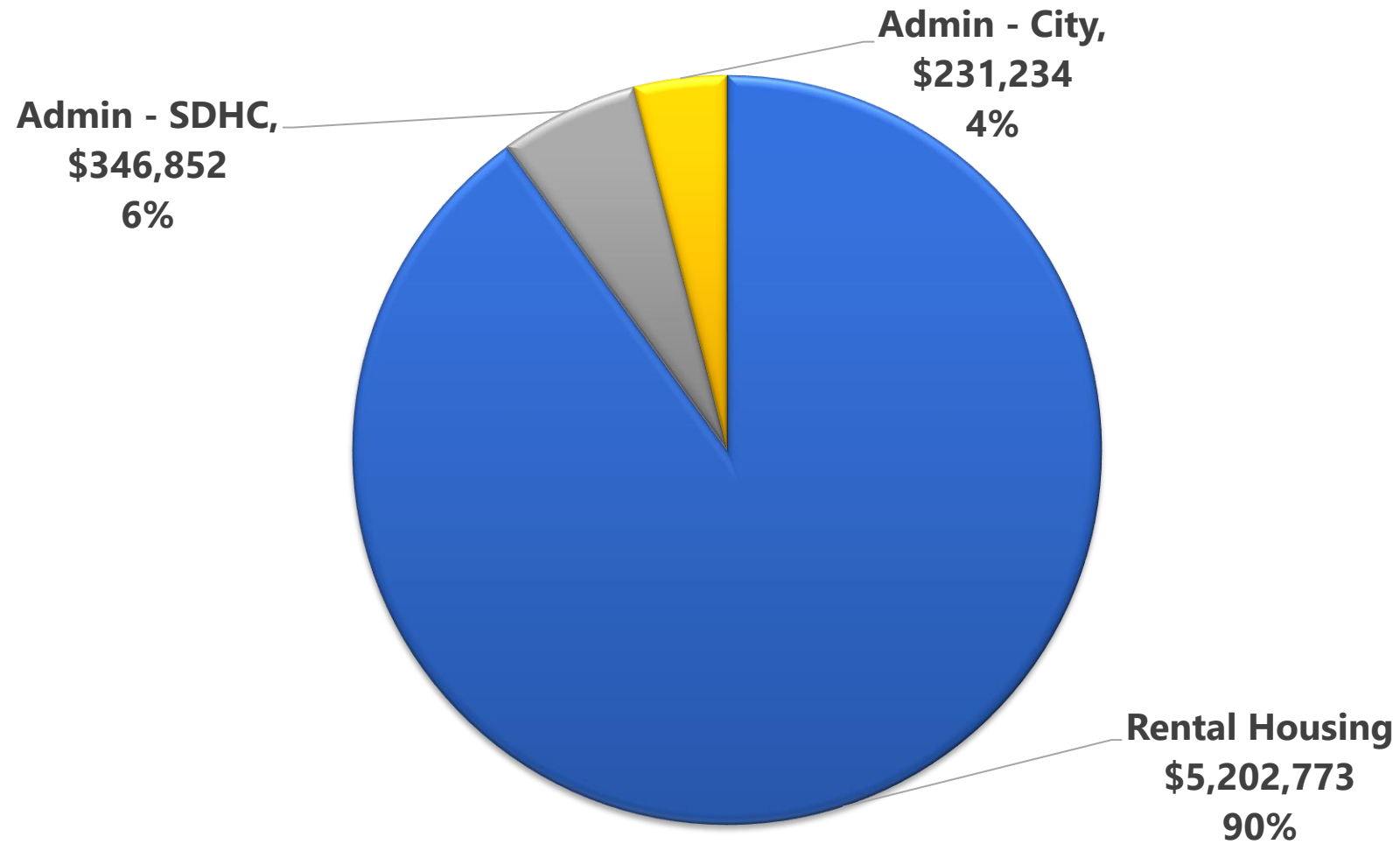


Activity	FY 21 Anticipated Grant Allocation	Anticipated Program Income	Prior Years Grant Allocation	Prior Years Program Income	Funding by Activity
Rental Housing	\$ 5,202,773	\$ 1,933,296	\$ 4,780,810	\$ 4,775,412	\$ 16,692,291
Homeownership	\$ -	\$ -	\$ -	\$ 2,800,000	\$ 2,800,000
Admin – SDHC	\$ 346,852	\$ 214,812	\$ 318,721	\$ 270,320	\$ 1,150,705
Admin – City	\$ 231,234	\$ -	\$ 229,175	\$ -	\$ 460,409
<b>FY 21 Totals</b>	<b>\$ 5,780,859</b>	<b>\$ 2,148,108</b>	<b>\$ 5,328,706</b>	<b>\$ 7,845,732</b>	<b>\$ 21,103,405</b>

## FY 2021 HOME Budget | Total



## FY 2021 HOME Budget | Entitlement







## FY 2021 Emergency Solutions Grant



- ESG Eligible Activities
  - Outreach and Engagement
  - Shelter Operations
  - Homelessness Prevention
  - Rapid Rehousing
  - Homeless Management Information System (HMIS)

## FY 2021 Emergency Solutions Grant



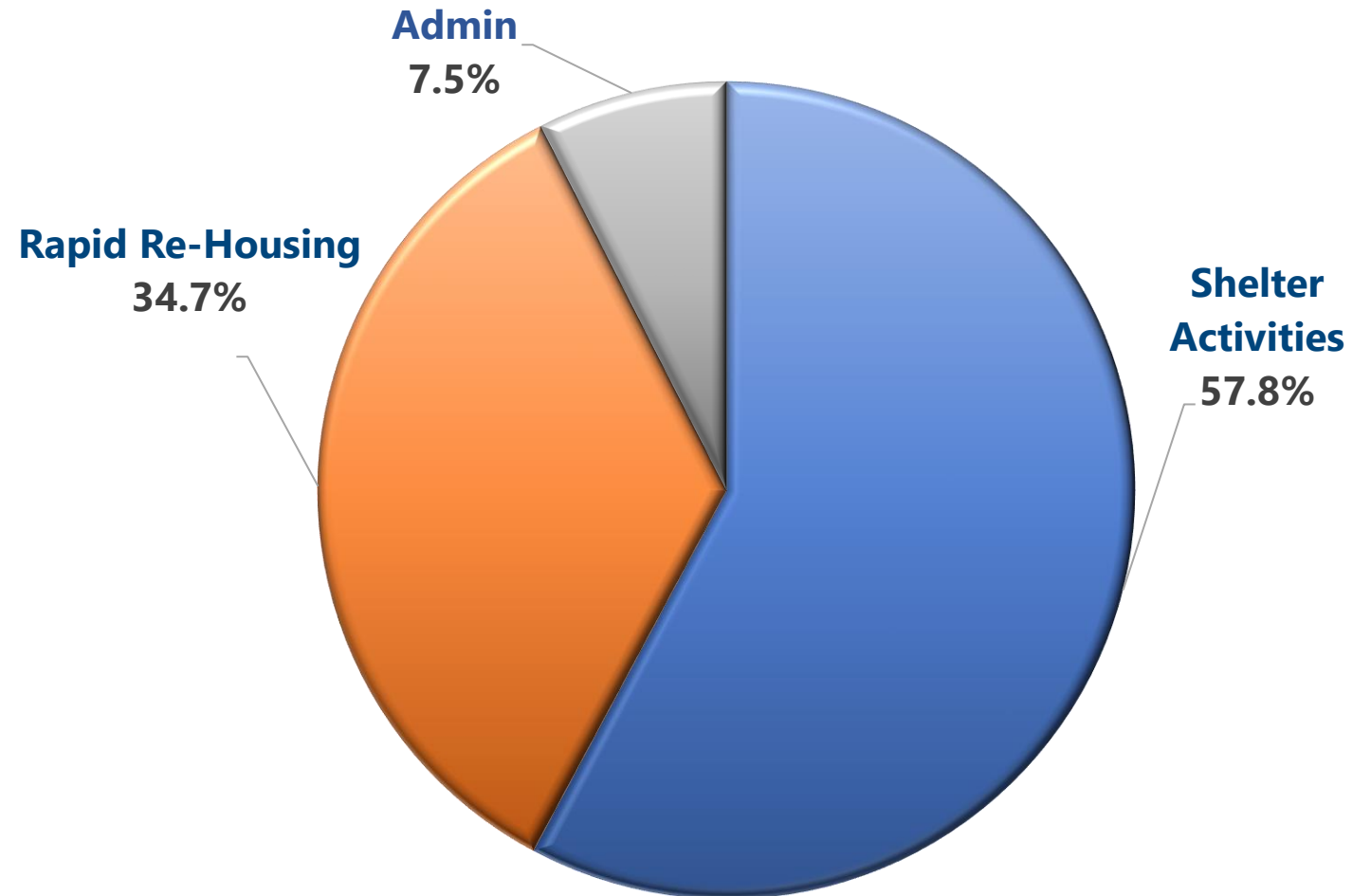
- ESG Proposed Activities
  - Interim Shelter Operations
    - Three shelters – Operated by nonprofit organizations
    - Provide safe and low-barrier interim housing; stabilization and supportive services
    - Basic needs: beds and residential furnishings, meals, access to showers and restrooms, laundry facilities, belongings storage
  - Rapid Rehousing
    - Permanent housing for households experiencing homelessness
    - Security deposits; utility deposits and arrears; rental and utility assistance for up to 24 months



# FY 2021 Emergency Solutions Grant



<b>Shelter Activities</b>	<b>\$603,477</b>
Connections Housing	\$123,618
Interim Housing - Adults	\$174,234
Family Shelter	\$305,625
<b>Rapid Rehousing</b>	<b>\$361,776</b>
<b>Administration</b>	<b>\$78,264</b>
City Admin	\$15,652
SDHC Admin	\$62,612
<b>Total ESG Allocation</b>	<b>\$1,043,517</b>



## Next Steps

Date	Benchmark
May 11, 2020	5-Day Public Comment Period   Starts
May 13, 2020	CPAB Recommendations
May 15, 2020	5-Day Public Comment Period   Ends
May 19, 2020	Actions Presented to City Council
May 2020	Final Documents Submitted to HUD*

## Requested Actions

The Consolidated Plan Advisory Board is asked to recommend that the City Council approve the following:

- Amended Citizen Participation Plan
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