

## CONSOLIDATED PLAN ADVISORY BOARD (CPAB) MINUTES

WEDNESDAY MARCH 09, 2016

SAN DIEGO CIVIC CONCOURSE - NORTH TERRACE ROOMS 207-208  
202 'C' STREET - SAN DIEGO, CA 92101

BOARD MEMBERS PRESENT	BOARD MEMBERS ABSENT
<ul style="list-style-type: none"> <li>Joyce Abrams, Council District 1 representative</li> <li>Vicki Granowitz, Council District 3 representative</li> <li>Ken Malbrough, Council District 4 representative</li> <li>Valerie Brown, Council District 5 representative</li> <li>Richard Thesing, Council District 7 representative</li> <li>Aaron Friberg, Council District 8 representative</li> </ul>	

STAFF PRESENT	ATTENDANCE SHEET
<ul style="list-style-type: none"> <li>Sima Thakkar, Community Development Program Manager</li> <li>Michele Marano, Community Development Coordinator</li> <li>Leo Alarcon, Community Development Project Manager</li> </ul>	33 people signed the attendance sheet

### Call to Order

Ms. Vicki Granowitz called the meeting to order at 9:01 a.m. with six board members present. Quorum was achieved at the same time.

### Approval of Minutes

Ms. Granowitz called for a motion to approve the minutes from the February 2016 meeting. Mr. Rich Thesing motioned to approve the minutes - the motion was seconded by Ken Malbrough. Minutes were then approved, 6-0.

### Board Announcements

- Ms. Granowitz notified the public that the Board experienced a tragedy with the unexpected passing of Dr. Maruta Gardner. There was a moment of silence to recognize the exceptional life of Dr. Maruta Gardner.

**Staff Announcements**

N/A

**Non-Agenda and Agenda Public Comment**

- Ms. Carla Holland, representing Small Business Development Center, requested the remaining balance of CDBG funds be allocated toward their program.
- Ms. Lea Healy, representing Urban Corps, thanked the Board for their work in evaluating the proposals.
- Ms. Lisa Cuestas, representing Casa Familiar, thanked the Board for their work in evaluating the proposals. Ms. Cuestas also thanked staff for continually improving the CDBG RFP process throughout the years.
- Ms. Carrie Tapia, representing the San Diego Housing Commission, thanked the Board for their work in evaluating the proposals.
- Ms. Susan Hall, representing The Angel's Depot, requested the remaining balance of CDBG funds be allocated toward their program.
- Mr. Daniel Fitzgerald, representing Small Business Development Center, requested the remaining balance of CDBG funds be allocated toward their program.
- Ms. Crus Peinado, representing Urban League, requested the remaining balance of CDBG funds be allocated toward their program.
- Ms. Kea Hagan, representing Urban League, requested the remaining balance of CDBG funds be allocated toward their program.

**Agenda Item(s)**Item 6.a.: Action Item:***Fiscal Year (FY) 2017 CDBG Application Scores & Rankings***

Mr. Leo Alarcon gave a presentation on the FY 2017 CDBG Application Scores & Rankings.  
*Please see attached presentation for more information.*

Ms. Granowitz called for a motion to approve and forward for City Council's consideration the Board's prioritized list of projects for Fiscal Year 2017 CDBG funding allocations and to recommend the City Council to incorporate the projects into the City's FY 2017 Annual Action Plan and Substantial Amendment. Mr. Malbrough motioned to approve the funding. Seconded by Mr. Aaron Friberg. Motion passed 6-0.

## Adjournment

- Meeting adjourned at 9:35 a.m.

DRAFT

**FY 2017 CDBG RFP APPLICATION PROCESS**  
**CPAB SCORES AND RANKING: FY 2017 COMMUNITY AND ECONOMIC DEVELOPMENT PROJECTS**

	AGENCY	PROJECT	PROJECT DESCRIPTION	FY 2017 CDBG REQ AMT	RFP SCORE (MAX 100)
1	Springboard CDFI	Homeownership Promotion	Provides direct lending services targeted solely to City of San Diego LMI households to promote homeownership, including down payment and closing cost assistance.	\$250,000	<b>96.50</b>
2	Accion San Diego	Microlending Program	Provides business education and loans to LMI individuals within the City of San Diego to start or grow microenterprises.	\$186,306	<b>92.67</b>
3	Horn of Africa	San Diego Microenterprise Project	Provides training for immigrant women leading to state certification as home childcare providers.	\$150,040	<b>88.83</b>
4	International Rescue Committee	Low-Income Entrepreneurship Assistance Project (LEAP)	Provides individualized technical assistance/business counseling in a 1-on-1 setting in all areas of business start and strengthening/expansion to City Heights residents and refugees/immigrants.	\$133,857	<b>87.50</b>
5	San Diego Housing Commission	Direct Homeownership Assistance	Provides low-moderate income households with assistance to help pay closing costs related to the purchase of their first home in the City of San Diego.	\$400,000	<b>86.67</b>
6	Access	Microenterprise Development Project	Provides immigrants and young adults with training and business plan assistance to establish a microbusiness.	\$101,167	<b>86.17</b>
<b><i>The projects with the scores shown above may be fully funded based on the estimated FY 2017 CDBG budget for this category.</i></b>					
7	Union of Pan Asian Communities	CDBG-MED		\$125,000	<b>77.17</b>
8	Southwestern Community College District	Building Successful Communities through Entrepreneurship Program		\$148,500	<b>73.17</b>
9	Casa Familiar	Active Women: Health and Fitness Employment Training		\$50,147	<b>59.17</b>
10	Center for Employment Opportunities	Employment Reentry Services for Parolees and Probationers		\$110,000	<b>37.50</b>

**FY 2017 CDBG RFP APPLICATION PROCESS**  
**CPAB SCORES AND RANKING: FY 2017 CHALLENGE GRANT PROJECTS**

	AGENCY	PROJECT	PROJECT DESCRIPTION	FY 2017 CDBG REQ AMT	RFP SCORE (MAX 100)
1	GRID Alternatives	San Diego Solar Installer Apprenticeship Program	Trains eligible youth and veterans for a career in the solar energy field.	\$118,340	<b>94.00</b>
2	Jacobs Center for Neighborhood Innovation	Writerz Blok Youth Workforce Training Program	Provides an intensive, employer-informed, "earn and learn" program that prepares disconnected youth/young adults for employment through education, applied design-sector skills training, and work experience.	\$211,991	<b>90.17</b>
3	Urban Corps of San Diego County	Pre-Corps Vocational Training Program	Provides a Pre-Corps program for youth to become familiar with the Urban Corps program, begin classes at Urban Corps Charter School, and learn skills that they will need in order to transition to the Urban Corps' workforce training program.	\$50,000	<b>89.83</b>
4	San Diego Second Chance Program	Youth Garden Workforce Training Program	Teaches San Diego's LMI youth skills for the growth, harvest and sale of fresh produce grown at two garden sites, to increase their knowledge in biology, money management and entrepreneurial skills.	\$118,176	<b>86.50</b>
5	Casa Familiar	El K-FE: Coffee & Art Youth Job Training Program	Provides San Ysidro youth with training, career planning, local economic revitalization, and entrepreneurship as Baristas.	\$50,000	<b>78.67</b>
<i>The projects with the scores shown above may be fully funded based on the estimated FY 2017 CDBG budget for this category.</i>					
6	San Diego Workforce Partnerships, Inc.	CONNECT2Careers		\$250,000	<b>73.17</b>
7	Urban League of San Diego County	Urban League Pathways Forward		\$142,188	<b>61.83</b>
8	San Diego Center for Children	Comprehensive Workforce Development and Life Skills Training Program		\$80,000	<b>25.50</b>
9	Fourth District Seniors Resource Center	Public Services		\$100,000	<b>7.33</b>

## FY 2017 CDBG RFP APPLICATION PROCESS

### CPAB SCORES AND RANKING: FY 2017 NONPROFIT CAPITAL IMPROVEMENT PROJECTS AND HOUSING REHABILITATION

	AGENCY	PROJECT	PROJECT DESCRIPTION	FY 2017 CDBG REQ AMT	RFP SCORE (MAX 100)
1	GRID Alternatives	San Diego Solar Affordable Homes Program	Installation of solar photovoltaic systems for low-income homeowners.	\$210,084	<b>96.50</b>
2	Serving Seniors	Potiker City Heights Senior Residence Capital Improvements	Kitchen fire safety improvements for 150 housing units within the Potiker City Heights Residence, which provides affordable, clean, supportive housing to seniors.	\$112,000	<b>91.83</b>
3	San Diego Center for Children	Increasing Capacity for Residential Therapeutic Treatment	Improvements to the existing nursing station facility to create space for two therapist and an after hours check-in point. Eight beds to the existing Serenity Cottage building will also be added and a free-standing multi-sensory room will be constructed.	\$168,000	<b>90.33</b>
4	Rebuilding Together San Diego	Safe & Sustainable Living Rehabilitation Program	Provides weatherization and energy efficiency upgrades, health and safety repairs, ADA improvements, and mold and termite abatement for low to extremely low-income homeowners.	\$325,000	<b>87.83</b>
5	Workshops for Warriors	New Veterans Advanced Manufacturing Training Facility	Construction of a new, state-of-the-art Veterans Training Facility in Barrio Logan equipped with training space for hands-on instruction in five leading-edge manufacturing programs for recently returned low-income veterans.	\$580,000	<b>87.50</b>
6	San Diego LGBT Community Center	San Diego LGBT Community Center Project	Improvements to The Center's main building, where programs and services are provided for high need populations including: low-income youth, seniors, victims of domestic violence, homeless, and persons at risk of or infected with HIV/AIDS.	\$193,626	<b>87.33</b>
7	Urban Corps of San Diego County	Urban Corps Training Facility Expansion	Construction of a second-story addition and ADA improvements to an existing facility serving diverse LMI youth ages 18-25 who have not yet earned a high school diploma.	\$654,899	<b>86.17</b>

*The projects with the scores shown above may be fully funded based on the estimated FY 2017 CDBG budget for this category.*

## FY 2017 CDBG RFP APPLICATION PROCESS

### CPAB SCORES AND RANKING: FY 2017 NONPROFIT CAPITAL IMPROVEMENT PROJECTS AND HOUSING REHABILITATION

	AGENCY	PROJECT	PROJECT DESCRIPTION	FY 2017 CDBG REQ AMT	RFP SCORE (MAX 100)
8	San Ysidro Health Center	Maternal and Child Health Center - Pediatric Service Expansion		\$950,015	<b>86.00</b>
9	La Maestra Family Clinic, Inc.	Expanded Primary Care and Behavioral Health Services for Low-Income Populations		\$1,392,419	<b>85.33</b>
10	The Salvation Army	Centre City Corps Security/Renovation		\$143,830	<b>85.17</b>
11	San Diego Habitat for Humanity	Critical Home Repairs in Logan Heights		\$240,000	<b>84.33</b>
12	2-1-1 San Diego	The 211 Connections Center Expansion		\$600,000	<b>79.17</b>
13	St. Paul's Senior Homes & Services	McColl Health Center-Emergency Generator Replacement		\$363,635	<b>78.00</b>
14	Mountain Health & Community Services, Inc.	25th Street Family Medicine Exterior Improvement Project		\$242,688	<b>76.00</b>
15	Mountain View Sports & Racquet Club	MVSRC Facility Restoration		\$224,000	<b>70.17</b>
16	PATH (People Assisting the Homeless)	Connections Housing Health and Wellness Improvement Project		\$134,250	<b>69.83</b>
17	Chicano Federation of San Diego County, Inc.	New Roof for Wightman Street Low-Income Property		\$267,533	<b>42.83</b>
18	S.V.D.P. Management Inc.	Father Joe's Villages Public Restrooms Renovation		\$100,000	<b>39.00</b>
19	San Diego Community Housing Corporation	Hacienda Townhomes Affordable Housing		\$208,298	<b>37.00</b>

**FY 2017 CDBG RFP APPLICATION PROCESS**  
**CPAB SCORES AND RANKING: FY 2017 PUBLIC SERVICES PROJECTS**


	AGENCY	PROJECT	PROJECT DESCRIPTION	FY 2017 CDBG REQ AMT	RFP SCORE (MAX 100)
1	Mama's Kitchen	Home-Delivered Meal Service-San Diego	Delivers meals to low income San Diego residents who are mentally or physically unable to prepare their own meals.	\$75,000	<b>92.33</b>
2	Family Health Centers of San Diego	Safe Point San Diego (SPSD)	Provides direct, one-for-one syringe exchange, harm reduction kits, case management, and educational materials to prevent infection transmission.	\$100,000	<b>91.83</b>
3	Reality Changers	College Town & Scholarship City	Prepares low-income 8th-11th graders to be college-ready by 12th grade.	\$250,000	<b>90.17</b>
4	Workshops for Warriors	Veterans Employment Training Program	Trains veterans for industry-specific certification in fabricating, welding and machining and places graduates of the program in high-wage, high-demand jobs.	\$100,000	<b>89.50</b>
<i>The projects with the scores shown above may be fully funded based on the estimated FY 2017 CDBG budget for this category.</i>					
5	The Angel's Depot	Senior Emergency Meal Boxes		\$174,500	<b>88.67</b>
6	St. Vincent de Paul Village, Inc.	Therapeutic Childcare Expansion Project		\$50,000	<b>87.17</b>
7	Interfaith Shelter Network of San Diego	El Nido Transitional Housing Program		\$109,080	<b>86.67</b>
8	Survivors of Torture, International	Survivors of Torture, International		\$80,000	<b>85.67</b>
9	San Diego Youth Services	Storefront Youth Emergency Shelter		\$100,000	<b>84.83</b>
10	Voices for Children	Serving San Diego Foster Children in Crisis with Court Appointed Special Advocates (CASAs)		\$75,000	<b>81.60</b>
11	Alpha Project	Homeless Outreach/Rapid Rehousing Program		\$150,000	<b>79.67</b>
12	ElderHelp of San Diego	Concierge Club		\$75,000	<b>79.00</b>
13	Interfaith Shelter Network of San Diego	Rotational Shelter Program		\$55,840	<b>77.00</b>
14	Meals-On-Wheels Greater San Diego, Inc.	Senior Care in the City of San Diego		\$121,460	<b>71.67</b>
15	Feeding America San Diego	School Pantry For CDBG-Eligible Households		\$103,348	<b>69.50</b>
16	Bayside Community Center	Leadership Academy		\$98,557	<b>65.00</b>
17	Urban League of San Diego County	Financial Capabilities		\$100,000	<b>65.00</b>
18	Computers 2 SD Kids	Technology Assistance Program		\$634,213	<b>37.33</b>



Economic Development  
FY 17 CDBG Applications  
Scores and Rankings  
CPAB Ratification

The City of

SAN  
DIEGO

 Economic Development

Background

Application Process

❖RFQ: October 26, 2015 – November 19, 2015

❖RFP: January 4, 2016 – January 25, 2016

- 4 workshops (War Memorial Building, Central Library)
- 17 Technical Assistance meetings
- 63 questions addressed through CDBG mailbox
- 2 FAQs released

Final Agency Application Information

❖57 Agencies were deemed Qualified

❖50 Agencies submitted an RFP

❖59 total project proposals, 3 were deemed ineligible

❖56 total applications were provided to the CPAB for scoring


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CPAB Review Binders

- ❖ 56 Applications
- ❖ FY 2017 CPAB Review Handbook
- ❖ Conflict of Interest Statement and Confidentiality Statement
- ❖ FAQs 1-2
- ❖ Reference Materials
- ❖ Agency Board of Directors List
- ❖ Geographic Targeting Map
- ❖ Past Performance Tables for FY 2014 & FY 2015
- ❖ Scoring sheets
- ❖ FY 2017 List of Projects with corresponding CDD Staff score
- ❖ Color Photos/Drawings (Nonprofit Capital Improvement Project only)

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Schedule & Process

Task	Date due
Review binders delivered to CPAB	February 5
Ad Hoc Committee Meetings	February 10 & February 17
CPAB submitted scores to staff	February 29
Scores/rankings posted to CDBG website	March 4
CPAB meeting	March 9

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SD Economic Development				
FY 2017 CDBG RFP Budgets				
CATEGORIES	FY 17 Estimated <i>(at the time of the RFP)</i>		STABILIZED	
	%	Budget (\$)	%	Budget (\$)
Admin & Planning	20%	\$2,205,296	20%	\$2,500,000
Public Services	15%	\$1,653,972	15%	\$1,875,000
Nonprofit Public Services		\$335,894		\$556,922
Community/Economic Development	10%	\$1,102,648	10%	\$1,250,000
Capital Improvement Program	55%	\$6,064,565	55%	\$6,875,000
Nonprofit Facilities and Housing Rehabilitation	40%	\$2,425,826	40%	\$2,750,000
City Neighborhood Infrastructure Projects	60%	\$3,638,739	60%	\$4,125,000
Total	100%	\$11,026,482	100%	\$12,500,000

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SD Economic Development			
Budget			
Category Budgets for FY 2017 RFP Applications			
Actual FY 2017 CDBG Allocation: \$10,897,246 (\$129,236 less than estimated)			
	Estimated	Actual	Stabilization*
Public Service	\$335,894	\$316,509	\$556,922
Community/Economic Development	\$1,102,648	\$1,089,725	\$1,250,000
Challenge Grant	-	-	\$654,726
Nonprofit Capital Improvement Projects	\$2,425,826	\$2,397,394	\$2,750,000
Total	\$3,864,368	\$3,803,628	\$5,211,648

\*Contingent on ROPS 10 approval by DOF on April 15, 2016


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FY 2017 RFP Scores

- ❖ FY 2017 RFP Scores and Rankings
- ❖ 4 Handouts list projects by category
  - **Public Services:** 4 Projects totaling \$525,000
  - **Challenge Grant:** 5 Projects totaling \$548,507
  - **Community/Economic Development:** 6 projects totaling \$1,221,370
  - **Nonprofit Capital Improvement Projects & Housing Rehabilitation:** 7 projects totaling \$2,243,609
- ❖ As outlined in the FY 2015-2019 Consolidated Plan, any remaining balances will be reprogrammed through City Neighborhood Infrastructure Projects at a later date


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CPAB Recommendation

Action: Approval of the CPAB’s prioritized list of projects to be considered by the City Council for Fiscal Year 2017 CDBG funding and recommendation to the City Council to incorporate the projects into the City’s FY 2017 Annual Action Plan and Substantial Amendment

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### Next Steps

- ❖ **FY 2017 HUD Entitlement Allocations presented to City Council (tentatively scheduled for March 21 or 22)**
- ❖ **City Council approved FY 2017 projects/programs incorporated into FY 2017 Annual Action Plan (AAP)**
- ❖ **Substantial Amendment (SA) and AAP released for 30 day public comment period beginning March 25 and ending April 25**
- ❖ **SA and AAP presented to Public Safety & Livable Neighborhoods Committee April 20, 2016 and City Council in late April 2016 (tentative CC date)**
- ❖ **SA and AAP submitted to HUD on May 13, 2016**

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Economic Development

# Thank you

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