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The Core Companies

Staff
Regina Celestin Williams
Executive Director

TRANSMITTED VIA EMAIL

May 12, 2023

San Jose City Council
San Jose City Hall
200 E Santa Clara St

Re: Measure E Expenditure Plan and the 2023-2024 Budget

Mayor Mahan, Vice Mayor Kamei and members of the San Jose City Council.

We are writing to you as the Board of Directors of SV@Home, to express our concern with the proposed changes to the Measure E expenditure plan, as it proposes a significant step away from the City's long-standing commitment to affordable housing as the cornerstone of a comprehensive approach to the current housing affordability crisis. These changes would be a violation of the trust of the voters who supported Measure E as a commitment to a balanced response to the housing needs of San Jose.

The homelessness crisis that our communities are experiencing is a symptom of an overwhelming shortage of homes that people can afford. Utilizing Measure E to singularly fund emergency interim housing and homelessness services will significantly disrupt the city's growing pipeline of affordable housing developments and have a dramatic impact on the city's commitments to expanding affordable housing opportunities in key development areas throughout the city. While the proposal is being described as a one-time reallocation of resources, the city's overcommitment to emergency interim shelters is deeply irresponsible, creating massive unfunded obligations that will continue to drain resources away from affordable housing production and preservation, including the creation of permanent homes for the formerly unhoused.

SV@Home's vision is a diverse and equitable Silicon Valley where everyone has access to a safe, stable, and affordable home. This is why we joined with other housing organizations in partnership with Mayor Sam Liccardo and a broad-based coalition of philanthropy, health care, public education, community service, labor and environmental justice groups to ensure the successful passage of Measure E in the City of San Jose. SV@Home has committed to the Community Plan to End Homelessness in Santa Clara County and supported City Council's reallocation of 15% of Measure E funds from affordable housing production to emergency interim shelter as an important innovation. But, we know from decades of experience that shelters are only effective when there are sufficient permanent homes for community members to transition into.

May 12, 2023

Re: Measure E Expenditure Plan

Page 2 of 2

As experienced community and institutional leaders, we understand the frustration of confronting intractable challenges and the need for innovative solutions. As housers, we know the weight of the human costs of housing instability and homelessness. We also know the tremendous pressure placed on civic leaders by their constituents to solve problems faster. This is a moment when leadership means maintaining our commitments and being accountable for the long-term investment in the permanent homes we all know our communities so desperately need.

In Service,

Kevin Zwick, Chair
United Way Bay Area

Shiloh Ballard, *Vice Chair*
Silicon Valley Bicycle Coalition

Candice Gonzalez, *Secretary*
Sand Hill Property Company

Andrea Osgood, *Treasurer*
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Northern CA LIIF

Poncho Guevara
Sacred Heart Community Service

Jennifer Loving
Destination: Home

Chris Neale
The Core Companies

Regina Celestin Williams
Executive Director



From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Item 3.3
Date: Monday, May 15, 2023 10:08:44 AM

From: Bill or Rhonda Lakatos <[REDACTED]>
Sent: Monday, May 15, 2023 9:59 AM
To: City Clerk <[REDACTED]>
Subject: Item 3.3

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Message to Mayor Mahan and City Council Members,

As a voter in District 6 and a person of faith I ask you please to Support maintaining the current Measure E expenditure plan.

The proposed changes provide for temporary shelter housing that does not meet the long term needs of families or individuals who cannot afford housing in our city. With limits on stays and problems with safety residents of our city will be back on the street without hope of gaining permanent housing. The Mayor's plan would zero out funding for affordable housing next year and use the funds received in prior years as well. This would create a massive long term budget obligation to the city.

Please follow the wishes of the voters of San Jose and keep the balanced approach of the current Measure E expenditure plan.

Thank you,

Rhonda Lakatos

[REDACTED]

San Jose, CA 95126

May 12, 2023

Mayor Matt Mahan
Members of the San José City Council
200 E. Santa Clara St., 18th Floor
San José, CA 95113

RE: Proposed Changes to the Percentage Allocations and the Spending Plan for Fiscal Year 2023-2024 Including Uncommitted Funds Recaptured from Fiscal Year 2020-2021 through Fiscal Year 2022-2023 for Measure E

Dear Honorable Mayor Mahan and City Council,

On behalf of the San José Housing and Community Development Commission, I write to convey to the Mayor and City Council the Commission’s recommendations and highlights from its discussion at its May 11, 2023 meeting and express the Commission’s passionate opposition to this dramatic shift in the City’s affordable housing and homelessness policy direction. Commission members felt that the resulting reallocation of Measure E funds conveys disrespect for the homeless by implying they are undeserving of a permanent home.

The Commission took the following votes on the item, Proposed Changes to the Percentage Allocations and the Spending Plan for Fiscal Year 2023-2024 Including Uncommitted Funds Recaptured from Fiscal Year 2020-2021 through Fiscal Year 2022-2023 for Measure E.

Commissioner Navarro made the motion that the Commission not approve staff recommendation A or B and instead reaffirm the current spending percentages already in place consistent with City Council Policy 1-18, with a second by Commissioner Oppie. The motion passed 11-0.

Yes	Finn, Dawson, Shoor, Del Buono, Vong, Navarro, Partida, Tran, Jackson, Cardoza, Oppie (11)
No	None (0)
Absent	Jasinsky, Moore, Wheeler (3)

Commissioner Finn made the motion that the Commission write a strongly worded letter to the Mayor and City Council to be composed by Vice Chair Dawson, with copies to the City Manager and City Clerk, with a second by Commissioner Oppie. The motion passed 11-0.

Yes	Finn, Dawson, Shoor, Del Buono, Vong, Navarro, Partida, Tran, Jackson, Cardoza, Oppie (11)
No	None (0)
Absent	Jasinsky, Moore, Wheeler (3)

Here is a summary of the highlights of the Commission’s lengthy discussion:

- Commissioners believe adoption of the recommendation will fuel the prevalent lack of trust in government and break faith with the voters. Commissioners understand the legal definition of a general tax; however, we respectfully point out that “Spending Priorities for Potential General Fund Revenue from a Real Property Transfer Tax Measure” was adopted by Council in December 2019, well in advance of the March 2020 vote on Measure E and was part of the public record when the vote occurred.
- Commissioners with lived experience think a permanent home is the best way to help the unhoused, and those closest to the issue should be trusted to provide solutions. Unhoused individuals often cycle back into shelters/tiny homes because of the restrictions placed upon them. High housing costs are fueled by inequality which is best addressed by increasing the availability of permanent housing.
- Affordable housing projects will cost even more and take longer if we withhold funding. There is no evaluation of “lost opportunity” costs in the delay of funding projects in the pipeline or the reduction of funding for preservation. The Mayor’s March budget message fails to evaluate the loss of state, federal, regional and philanthropic funding on projects in the pipeline resulting in the City assuming a greater financial burden.
- Commissioners heard testimony from affordable housing developers who may refrain from investing in our city by building projects elsewhere if funding is withdrawn. Some Commissioners expressed concern that this might impact our city’s ability to meet RHNA goals.
- Emergency interim housing may cost more to operate in ongoing funding, whereas once an affordable project is built (if no city-funded supportive services on site) the costs to government end.

On behalf of the Commission, I thank you in advance for your thoughtful consideration of our recommendations.

Sincerely,

[REDACTED]

/s/

Vice Chair Roma Dawson

On behalf of the Housing and Community Development Commission

cc: Jennifer Maguire, City Manager
Toni Taber, City Clerk
Jacky Morales-Ferrand, Director of Housing

From: [Kathryn Hedges](#)
To: [Agendadesk](#); [The Office of Mayor Matt Mahan](#); [Mahan, Matt](#); [District1](#); [Kamei, Rosemary](#); [District2](#); [Jimenez, Sergio](#); [District3](#); [Torres, Omar](#); [District4](#); [Cohen, David](#); [District5](#); [Ortiz, Peter](#); [District 6](#); [Davis, Dev](#); [District7](#); [Doan, Bien](#); [District8](#); [Candelas, Domingo](#); [District9](#); [Foley, Pam](#); [District 10](#); [Batra, Arjun](#)
Subject: AGAINST Agenda Item 3.3 Reallocation of Measure E Funds, City Council Public Hearing 5/16/23
Date: Sunday, May 14, 2023 12:42:56 AM

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Dear Mayor, Vice-Mayor, Councilmembers, and Staff:

I am Kathryn Hedges, a District 3 resident in affordable housing made possible by San José Housing Department funding. I have been very active in affordable housing and tenants rights organizing since 2016 when I moved to San José from Sunnyvale. All the groups in the housing coalition supported Measure E.

But if the City succeeds in this bait-and-switch of reallocating Measure E funds to interim shelters instead of permanent affordable housing, why should we trust the City on future ballot measures of this type? I sat in meetings this week with people who feel they were used by the City to sell Measure E to their organizations, to their coalition partners, and to their family and friends as being a permanent funding stream for affordable housing. Everyone assured them that the City would never renege on its commitment to use these funds for affordable housing, and here we are a year later considering taking these funds away from affordable housing. This is no way to generate trust in the voters.

For far too long San José's affordability issues have been ignored, and communities like East San José have disproportionately suffered from the effects of overcrowding, homelessness, and poor living conditions. This was a major contributor to the highest COVID death rates in the county in those zip codes. Creating interim housing will not solve these problems when we are blocking production of new affordable housing or preservation of naturally affordable housing.

Encampments are not "blight" like empty storefronts or decaying warehouses allowed to fall into disrepair by owners who don't care about the community. Encampments are a desperate attempt to survive when the social safety net has failed and let people fall out of society. We had Hoovervilles in the Great Depression, which were one of the inspirations for the social safety net created in the New Deal. This safety net was imperfect and incomplete even before the Reagan-era unraveling began. Now it is no match for the skyrocketing rents and increasing cost of living without comparable income growth for those at or near the bottom of the income scale.

Encampments are the logical conclusion of what happens when housing becomes just another Wall Street investment vehicle. The only way we will end homelessness is by addressing its root cause, a crisis of affordability and the failures of the housing market. We can't afford to lose this critical resource for affordable housing.

If there is no place for people to move into after their stay in "interim housing," then all we are doing is shuffling unhoused people around like peas in a shell game. Out of sight, out of mind. Oh, and now we need more funds for ongoing operations of the interim housing, so let's take more

affordable housing funds away in FY 2024-25.

We don't have enough affordable housing in the pipeline to house all the currently unhoused people, even if all those units were "affordable" at a low enough AMI level or if they all got Section 8 certificates (which isn't in the Biden budget, let alone any budget that the GOP will approve). There are additional projects in the approval process, but no funds could be committed to projects that aren't fully entitled yet, so those projects are now in jeopardy or at least need to seek additional funding sources. The longer it takes them to secure funding, the higher the costs of construction and the more likely they will need to find additional funds. The City also plays an important role in completing funding stacks for projects that need additional funds due to delays or withdrawn commitments from failed lender/donor Silicon Valley Bank.

If the Council succeeds in overturning the allocation of Measure E funds that he voted for in 2022, this dangerous precedent could inspire other cities around the Bay Area to revoke promised funding allocations for affordable housing. At the least, it would create doubt in the affordable housing industry that they can count on funds from similar sources in other cities.

Additionally, what good does it do to promise the residents of San José that the City will have a preservation plan even though COPA failed if we zero out the budget for preservation? The residents of the Virginian Apartments have been working with their landlord and the South Bay Community Land Trust to purchase their building using Measure E funds. These funds are pending, not "committed" and will be unavailable if Measure E funds are reallocated away from affordable housing.

That is why I strongly urge the council to give voters what was promised in Measure E, and keep funding Affordable Housing!

Thank you.

Sincerely,
Kathryn Hedges

[REDACTED]
San Jose, CA 95112
[REDACTED]

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From: [martha O'Connell](#)
To: [martha O'Connell](#); [Agendadesk](#); [The Office of Mayor Matt Mahan](#); [Kamei, Rosemary](#); [Jimenez, Sergio](#); [Torres, Omar](#); [Cohen, David](#); [Ortiz, Peter](#); [Davis, Dev](#); [Doan, Bien](#); [Candelas, Domingo](#); [Foley, Pam](#); [Batra, Arjun](#); [Glenna Howcroft](#)
Subject: CC 5-16-23 3.3 Support Mahan
Date: Sunday, May 14, 2023 10:51:06 AM

[External Email]

CC 5-16-23

Mayor and Council

Item 3.3

The definition of insanity is doing the same thing over and over and expecting a different result.

I support Mayor Matt Mahan on Measure E funds and encampments.

If you are neutral in situations of injustice, you have chosen the side of the oppressor. If an elephant has its foot on the tail of a mouse and you say that you are neutral, the mouse will not appreciate your neutrality. – Desmond Tutu

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From: [Aurelia Sanchez](#)
To: [Agendadesk](#); [The Office of Mayor Matt Mahan](#); [Mahan, Matt](#); [District1](#); [Kamei, Rosemary](#); [District2](#); [Jimenez, Sergio](#); [District3](#); [Torres, Omar](#); [District4](#); [Cohen, David](#); [District5](#); [Ortiz, Peter](#); [District 6](#); [Davis, Dev](#); [District7](#); [Doan, Bien](#); [District8](#); [Candelas, Domingo](#); [District9](#); [Foley, Pam](#); [District 10](#); [Batra, Arjun](#)
Subject: Council Item:3.3-Measure E Funds
Date: Sunday, May 14, 2023 12:42:06 PM

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Honorable Mayor and Council members,

I am supporting our Mayor's proposal to use some of Measure E's funds to help establish emergency housing for our unhoused population. As a resident of this city that lives in a neighborhood and district where there is a large unhoused population, I see their suffering and hardships almost everyday. The many services that our city and county can provide in my opinion will reach more of this population once they are housed even though it is temporary housing.

I would also like our Mayor and Council to consider extending the length a person can stay in temporary housing so as to give people a chance to receive adequate services like health care and counseling. Measure E funds can also be divided to temporarily house people, build housing and supplement rent to people who have emergencies and who might need assistance in paying their rent for a short time.

We are a large city with many opinions on this matter but I have confidence that our Mayor and council can come to some kind of agreement where our neighborhoods, our environment and lastly our unhoused population can all come out winners with any decisions that are decided on Tuesday.

Best,
Aurelia Sanchez
District 3

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From: [Youth Commission 5](#)
To: [Agendadesk](#); [The Office of Mayor Matt Mahan](#); [Mahan, Matt](#); [District1](#); [Kamei, Rosemary](#); [District2](#); [Jimenez, Sergio](#); [District3](#); [Torres, Omar](#); [District4](#); [Cohen, David](#); [District5](#); [Ortiz, Peter](#); [District 6](#); [Davis, Dev](#); [District7](#); [Doan, Bien](#); [District8](#); [Candelas, Domingo](#); [District9](#); [Foley, Pam](#); [District 10](#); [Batra, Arjun](#)
Cc: [Maloy, Megan](#); [Zhiwei Gu](#); [V G](#); [pavitra kasthuri](#)
Subject: D5 Youth Commissioner's Comment on Tuesday's Measure E Item
Date: Monday, May 15, 2023 9:02:32 AM

Honorable Mayor and City Council,

My name is Andrew Lieu, also a resident of East San Jose, I am the District 5 Youth Commissioner on the San Jose Youth Commission.

Communities like East San José have disproportionately suffered from the impacts of overcrowding, homelessness, and bad living conditions. These are simply facts. San José's affordability difficulties have yet to have been addressed by our shared city government.

We supported Measure E because it would be used to develop affordable housing, although the Mayor may see the diversion of all the funds to short-term shelters for the homeless as a step toward solving this crisis, I'm concerned that it leaves no money for new affordable housing construction. Perhaps, there might be a balance of resources to divide the money between short and long-term housing.

The only way to solve homelessness is to address its root causes, which are the housing market's failings and the affordability issue. To our community, Measure E's funds are an essential resource for affordable housing.

Respectfully, I implore the council to fulfill the promises made to the public in Measure E and continue to support long-term affordable housing.

Very Respectfully,
Andrew Lieu

Youth Commissioner for the 5th City District
City of San José, Youth Commission

From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: 5-16-23 Item 3.3
Date: Monday, May 15, 2023 7:42:11 AM

From: Glenna Howcroft <[REDACTED]>
Sent: Sunday, May 14, 2023 1:40 AM
To: District1 <[REDACTED]> Jimenez, Sergio <[REDACTED]> District3
<[REDACTED]> District4 <[REDACTED]> District5
<[REDACTED]> District 6 <[REDACTED]> Bien Doan <[REDACTED]>
District8 <[REDACTED]> District9 <[REDACTED]> District 10
<[REDACTED]> City Clerk <[REDACTED]> The Office of Mayor Matt
Mahan <[REDACTED]> Martha O'Connell <[REDACTED]> Glenna
Howcroft <[REDACTED]>
Subject: 5-16-23 Item 3.3

[External Email]

Mayor Mahan and Council,

I am in total support of Mayor Mahan's memo, "End San Jose's Era of Encampments". San Jose has spent far too much money for far too long with minimal results on our homeless problem. This is a fiscally sound, wise and compassionate solution.

Do the right thing and vote this in.

Glenna Howcroft
D-7 Resident

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From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: City Council Meeting Tuesday May 16th - Measure E
Date: Monday, May 15, 2023 7:41:30 AM

From: Kayla Cuvelier <[REDACTED]>
Sent: Saturday, May 13, 2023 12:39 PM
To: City Clerk <[REDACTED]>
Subject: City Council Meeting Tuesday May 16th - Measure E

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Good Afternoon,

My name is Kayla. I am a member of Showing Up for Racial Justice, and a (San Jose District 5) voter. In 2020, voters supported Measure E because we know that we need permanent affordable housing to keep people in their homes. Now, the city council wants to go against the will of the people and change what the Measure E money is used for. Instead of affordable housing, they want to use the money on temporary bandaids that won't address the problem and will just sweep it under the rug. We demand permanent solutions. Years of failing to invest in affordable housing while adding thousands of high-wage jobs in San Jose has driven up rents and pushed more and more people into homelessness. Let's not make the same mistake twice. Building more permanent affordable homes is the proven long-term solution to unsheltered homelessness.

Thank you,
Kayla Cuvelier

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From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Comment on item 3.3 of City Council Meeting 5/16/2023: Leave Measure E intact as originally voted for.
Date: Monday, May 15, 2023 7:41:53 AM

From: Deborah St. Julien <[REDACTED]>
Sent: Saturday, May 13, 2023 2:20 PM
To: City Clerk <[REDACTED]> The Office of Mayor Matt Mahan
<[REDACTED]> District2 <[REDACTED]>
Cc: District5 <[REDACTED]> District4 <[REDACTED]> District 6
<[REDACTED]> District7 <[REDACTED]> District8
<[REDACTED]> District9 <[REDACTED]> District3
<[REDACTED]> District1 <[REDACTED]>
Subject: Comment on item 3.3 of City Council Meeting 5/16/2023: Leave Measure E intact as originally voted for.

[External Email]

Dear Mayor, Council Member Jimenez and all Council Members,

My name is Deborah St. Julien. I am a member of Showing Up For Racial Justice, the Urban Sanctuary San Jose faith community, a volunteer at Recovery Café and previously [pre-COVID] a volunteer with Village House Rotating Shelter for medically fragile unhoused women. I live in district 2 (recently redistricted) and have lived at the same address for 38 years.

I think all of us can agree that our hearts are broken at the current state of affairs for our very low income brothers and sisters.

Although homelessness is a complex issue, it is well known that the lack of affordable housing is a base cause of our current crisis. **Interim housing and shelters only work when there is permanent affordable housing to move to afterward.**

That is why I am asking you to **leave Measure E intact**, as voters originally voted for! **Measure E designated 75% of its funds for permanent affordable housing development** and 25% for various times of emergency housing [all of which have short time limits for the person needing them] and homelessness prevention. **Do not gut Measure E! Use 75% of the money for permanent housing solutions as**

originally designated in Measure E.

I agree with the signatories of another letter written by SV@Home, Amigos de Guadalupe, Destination: Home, Sacred Heart Community Service, SOMOS Mayfair, Survivors of the Street (SHCS), SVCN, and WPUSA. They stated: **"We are a broad coalition of organizations and individuals writing to ask you to support maintaining the current Measure E expenditure plan. The proposed changes not only zero out funding for affordable housing next year, but raid the funds received in prior years and creates a massive long term budget obligation to the city. This violates our commitment to voters, undermines our commitment to expanding affordable housing, and ignores the role of affordable and permanent supportive housing in providing real homes for people moving out of interim shelters.** The destabilizing impact of rent burden, overcrowding, displacement, and the increase in homelessness is a result of the lack of homes in our community that people can afford. As a city, we have recently made important commitments to building affordable housing in more parts of the City, expanding opportunities and ensuring that new housing is a resource for neighborhood stability. **Taking money from Measure E for band aid solutions is abandoning these commitments. Overdependence on emergency interim shelter is a major shift in priorities, and not a responsible policy. We urge you to keep the balanced approach of the current Measure E expenditure plan."**

Leave Measure E intact as voters voted for!

Deborah St Julien
Volunteer, SURJ@SH
Member, Urban Sanctuary, San Jose
District 2 resident
[REDACTED]

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From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: I oppose changes to the Measure E Spending Plan (Item 3.3 on the May 16th Agenda)
Date: Monday, May 15, 2023 7:42:00 AM

From: Debra Townley <[REDACTED]>
Sent: Saturday, May 13, 2023 8:32 PM
To: The Office of Mayor Matt Mahan <[REDACTED]> District1 <[REDACTED]>
District2 <[REDACTED]> District3 <[REDACTED]> District4
<[REDACTED]> District5 <[REDACTED]> District 6
<[REDACTED]> District7 <[REDACTED]> District8
<[REDACTED]> District9 <[REDACTED]> District 10
<[REDACTED]> City Clerk <[REDACTED]> [REDACTED]
Subject: I oppose changes to the Measure E Spending Plan (Item 3.3 on the May 16th Agenda)

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Dear Mayor Mahan and City Councilmembers,

As a San Jose resident and voter, I write to express my opposition to the proposed Measure E spending plan. When we approved Measure E in 2020, we were promised the proceeds would fund much-needed affordable housing, and this new proposal is a reversal of that commitment.

The rates of homelessness our community faces today is a symptom of our severe housing shortage, and we know that solving this crisis will require us to create more permanent affordable homes. Investing in more interim options is important, but it cannot come at the expense of building more permanent affordable housing. As the 10th largest city in the county, San Jose should be a leader in deploying evidence-based solutions rather than disinvesting in affordable housing at such a critical time.

Now is the time to fund MORE affordable housing, not less. Please keep your commitment to the people of San Jose by rejecting this new proposal and maintain the existing Measure E spending plan.

Thank you!

Debra Townley

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From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: I oppose changes to the Measure E Spending Plan (Item 3.3 on the May 16th Agenda)
Date: Monday, May 15, 2023 7:42:35 AM

From: Celia Rocio Murillo Lechuga <[REDACTED]>
Sent: Sunday, May 14, 2023 9:58 PM
To: The Office of Mayor Matt Mahan <[REDACTED]> District1 <[REDACTED]>
District2 <[REDACTED]> District3 <[REDACTED]> District4
<[REDACTED]> District5 <[REDACTED]> District 6
<[REDACTED]> District7 <[REDACTED]> District8
<[REDACTED]> District9 <[REDACTED]> District 10
<[REDACTED]> City Clerk <[REDACTED]> [REDACTED]
Subject: I oppose changes to the Measure E Spending Plan (Item 3.3 on the May 16th Agenda)

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Dear Mayor Mahan and City Councilmembers,

As a San Jose resident and voter, I write to express my opposition to the proposed Measure E spending plan. When we approved Measure E in 2020, we were promised the proceeds would fund much-needed affordable housing, and this new proposal is a reversal of that commitment.

As a case manager for families who are unhoused in Santa Clara County, I have seen the great need there is for more affordable housing. The affordable housing that we have right now is limited and almost always at capacity. I have seen families struggle to get out of the cycle of homelessness and they jump from shelter to shelter as they can't afford any housing that is at market-rate price. If we have more affordable housing, then there will be less families, and, most importantly, less children who are on the streets.

Now is the time to fund MORE affordable housing, not less. Interim housing programs are important but it cannot come at the expense of building more permanent affordable housing. Please keep your commitment to the people of San Jose by rejecting this new proposal and maintain the existing Measure E spending plan.

Thank you!

Best,

Rocio Murillo

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From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Item 3.3 Measure E
Date: Monday, May 15, 2023 8:42:27 AM
Attachments: [image003.png](#)

From: Claudia Bautista <[REDACTED]>
Sent: Monday, May 15, 2023 8:36 AM
To: City Clerk <[REDACTED]>
Subject: Item 3.3 Measure E

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Good morning,
I am checking in to see if there is an approximate time that the Measure E item will be heard.

Thank you,

Claudia Bautista

Executive Assistant and Clerk of the Board

Santa Clara County Housing Authority

[REDACTED]
San José, CA 95110

Tel [REDACTED]

Cell [REDACTED]

Fax [REDACTED]
[REDACTED]



SCCHA's mission is to provide and inspire affordable housing solutions to enable low-income people

in Santa Clara County to achieve financial stability and self-reliance.

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From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Measure E Spending Plan (Item 3.3 on the May 16th Agenda)
Date: Monday, May 15, 2023 7:40:56 AM

From: [REDACTED] <[REDACTED]>
Sent: Friday, May 12, 2023 5:03 PM
To: The Office of Mayor Matt Mahan <[REDACTED]> District1 <[REDACTED]>
District2 <[REDACTED]> District3 <[REDACTED]> District4
<[REDACTED]> District5 <[REDACTED]> District 6
<[REDACTED]> District7 <[REDACTED]> District8
<[REDACTED]> District9 <[REDACTED]> District 10
<[REDACTED]>
Cc: City Clerk <[REDACTED]> [REDACTED] [REDACTED]
Subject: Measure E Spending Plan (Item 3.3 on the May 16th Agenda)

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Dear Mayor Mahan and City Councilmembers,

As a San Jose resident and voter, I write to express my opposition to the proposed Measure E spending plan.

I am a long time member of St. Paul's United Methodist Church on the corner of 10th and San Salvador. Our church community essentially lives with the unhoused. We have worked to meet their needs in a variety of ways over the past 30 years. We have housed unhoused men and women and SJSU students; we have fed those who have no place to call home; we co-founded San Jose Urban Ministry (now LifeMoves) to provide housing for people living with mental illnesses; we have advocated for public policies that will help address the severe shortage of housing options for the unhoused.

In the aftermath of a fire that destroyed our church sanctuary last year, we are seeking ways to build affordable housing on our corner. The number one obstacle we are encountering is lack of funds. Let me say this again. The number one obstacle we are encountering is lack of funds. This is not the time to divert funds meant to build affordable housing to homeless services.

When we the voters approved Measure E in 2020, we were promised the proceeds would fund much-needed affordable housing, and this new proposal is a reversal of that commitment.

The rates of homelessness our community faces today is a symptom of our severe housing shortage, and we know that solving this crisis will require us to create more permanent affordable homes. Investing in more interim options is important, but it cannot come at the expense of building more permanent affordable housing. As the 10th largest city in the county, San Jose should be a leader in deploying evidence-based solutions rather than disinvesting in affordable housing at such a critical time.

From concept to move-in, affordable housing takes years. To divert funds meant for affordable housing now is to increase the time to have move-in ready housing for those most in need. This is wrong!

Now is the time to fund MORE affordable housing, not less. Please keep your commitment to the people of San Jose by rejecting this new proposal and maintain the existing Measure E spending plan.

Thank you!

Peace and Joy,
Connie Hunter


San Jose, CA 95121

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Protect Measure E : Support lasting solutions to homelessness
Date: Monday, May 15, 2023 7:42:27 AM

From: Mary Helen Doherty <[REDACTED]>
Sent: Sunday, May 14, 2023 1:57 PM
To: City Clerk <[REDACTED]>
Subject: Protect Measure E : Support lasting solutions to homelessness

[External Email]

San Jose City Clerk Toni Taber,

Dear Mayor and Council,

Measure E was approved to provide funding for a board set of housing solutions. In order to address our immense housing shortage, the original purposes that won me over as a voter need to continue to be honored, including a focus on creating permanent affordable housing.

I'm disillusioned that as elected leaders you are considering going back on this promise and abandoning the comprehensive and long term approach that Measure E was guaranteed to fund.

Please be accountable and cast your vote to maintain Measure E's spending plan that the voters you represent approved. Temporary shelters only put off providing solutions to the housing crisis we are experiencing.

Now is NOT the time to divert these crucial resources towards other uses. We must focus on permanent housing and ending displacement in order to effectively address our housing crisis for the long term.

Sincerely,

Mary Helen Doherty
Member, Sacred Heart Housing Action Committee
District 3 Resident

Mary Helen Doherty



San Jose, California 95112

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Protect Measure E : We need holistic solutions to homelessness
Date: Monday, May 15, 2023 7:40:28 AM

From: Brian Carr <[REDACTED]>
Sent: Friday, May 12, 2023 4:19 PM
To: City Clerk <[REDACTED]>
Subject: Protect Measure E : We need holistic solutions to homelessness

[External Email]

San Jose City Clerk Toni Taber,

Dear Mayor and Council,

When Measure E was approved in 2020, the intent of this funding source was to provide revenue to a board set of housing solutions. In order to address our immense housing shortage, Measure E dollars need to be readily available for uses including permanent sources of affordable housing.

As a San José resident who wants to see an end to this crisis, I'm disappointed that my elected leaders are going back on this promise, and abandoning the comprehensive and long term approach that Measure E was set to fund.

I urge council to keep Measure E's spending plan as is so we can focus on a holistic set of housing priorities in order to combat our housing crisis. We need these dollars available in order to address our housing shortage and resources for other critical solutions.

Now is NOT the time to divert these crucial resources towards other uses, rather we must focus on north stars such as permanent housing and ending displacement in order to truly and genuinely combat our housing crisis for the long term.

Sincerely,

Brian Carr

[Redacted]

[Redacted]

San Jose, California 95111

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Protect Measure E : We need holistic solutions to homelessness
Date: Monday, May 15, 2023 7:41:17 AM

From: Susan Price <[REDACTED]>
Sent: Friday, May 12, 2023 7:55 PM
To: City Clerk <[REDACTED]>
Subject: Protect Measure E : We need holistic solutions to homelessness

[External Email]

San Jose City Clerk Toni Taber,

Dear Mayor and Council,

We must not give up on building permanent affordable housing; Measure E funds must remain dedicated to creating permanent affordable housing, not housing for short term stays. When Measure E was approved in 2020, the intent of this funding source was to provide revenue to a board set of housing solutions. In order to address our immense housing shortage, Measure E dollars need to be readily available for uses including permanent sources of affordable housing.

WE MUST ALSO ADDRESS THE CAUSE OF INSUFFICIENT HOUSING IN SAN JOSE. WE SHOULD DISCOURAGE OVERSEAS INVESTORS FROM BUYING RENTAL HOUSING HERE AND INCREASING THE RENT TO INCREASE THEIR ROI. HOUSING IN SAN JOSE SHOULD BE SHELTER, NOT ABOUT AN INVESTMENT FOR SOMEONE OR A CORPORATION OVERSEAS. VANCOUVER, BRITISH COLUMBIA A FEW YEARS AGO PLACED A SIZABLE TAX ON PURCHASES OF HOUSING BY OVERSEAS INVESTORS. FOREIGN INVESTORS WERE DRIVING UP THE PRICE OF HOUSING SUCH THAT THE WORKING CLASS AND LOWER MIDDLE CLASS BUYERS IN VANCOUVER WERE BEING DRIVEN OUT OF TOWN.

AND THERE SHOULD BE A TAX ON EMPTY HOUSING UNITS. AT THE END OF MY STREET IS A VERY NICE HOUSE WHICH HAS BEEN VACANT FOR AT LEAST 3 YEARS. IT IS OWNED BY INVESTORS IN SEATTLE WHO ARE JUST WAITING FOR ITS VALUE TO INCREASE. IT IS JUST ANOTHER EMPTY HOUSE WITHOUT CHILDREN IN MY NEIGHBOR; MEANWHILE, OUR SCHOOL DISTRICT IS FACING FALLING ENROLLMENT WHICH MEANS LESS INCOME FROM THE STATE TO EDUCATE OUR CHILDREN - SCHOOLS DISTRICTS HAVE SUBSTANTIAL FIXED COSTS THAT REMAIN EVEN IF THERE ARE FEWER CHILDREN TO EDUCATE. HELP!!!

As a San José resident who wants to see an end to this crisis, I'm disappointed that my elected leaders are going back on this promise, and abandoning the comprehensive and long term approach that Measure E was set to fund.

I urge council to keep Measure E's spending plan as is so we can focus on a holistic set of housing priorities in order to combat our housing crisis. We need these dollars available in order to address our housing shortage and resources for other critical solutions.

Now is NOT the time to divert these crucial resources towards other uses, rather we must focus on north stars such as permanent housing and ending displacement in order to truly and genuinely combat our housing crisis for the long term.

Sincerely,
SUSAN PRICE
SAN JOSE, CA 95128

Susan Price

[REDACTED]
[REDACTED]

San Jose, California 95128

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Public Comment for Item 3.3: May 16 Proposed Operating and Capital Budgets Meeting
Date: Monday, May 15, 2023 7:42:21 AM

From: Karen Matsueda <[REDACTED]>
Sent: Sunday, May 14, 2023 11:17 AM
To: City Clerk <[REDACTED]>
Cc: The Office of Mayor Matt Mahan <[REDACTED]> District3 <[REDACTED]>
Subject: Public Comment for Item 3.3: May 16 Proposed Operating and Capital Budgets Meeting

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[External Email]

Public Comment for Item 3.3: May 16 Proposed Operating and Capital Budgets Meeting

My name is Karen Matsueda - a woman of faith, member of Showing Up for Racial Justice at Sacred Heart and a San Jose homeowner. Having lived in the downtown neighborhood of Naglee Park (District 3) for more than 25 years, I have witnessed first-hand the rising humanitarian and community crisis resulting from the lack of affordable housing and wrap-around services for our neighbors in need.

As you double-down and focus on what is most essential for San Jose, I urge you to stay true to the intent and promise of Measure E – to invest Measure E funds FULLY and ONLY in affordable permanent housing . To do otherwise would be to rob Peter to pay Paul and to fundamentally fracture trust with the people you serve. At the same time, I urge you to allocate additional City funds for the types of short-term homelessness solutions outlined in your Budget Proposal. Finally, as you design and implement the range of solutions, I invite you to collaborate with people with lived experience.

Homelessness is a complex issue, and to have any hope of succeeding requires systemic multi-faceted solutions , especially in light of the dire lack of affordable housing. Upstream preventive solutions such as a larger inventory of affordable housing and programs to keep people in their homes are cheaper, more effective, and more humane than short-term emergency measures. Providing affordable housing to individuals and families who have been pushed into homelessness is a proven approach to stabilize and empower them to rebuild their lives and their futures.

The voters have already spoken on Measure E. The City must follow through on the Measure as well augment it with interim solutions.

Whether Black or White, Asian or LatinX, Indigenous or newcomer, we all want our families to be healthy and whole. Working together, we can take bold action that makes San Jose a place to be proud of, where everyone has a roof over their head and our families can thrive, so that our neighborhoods can be safe, diverse, and strong.

Respectfully, Karen Matsueda

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From: [Ryan and Camille Fontanilla](#)
To: [Agendadesk](#); [The Office of Mayor Matt Mahan](#); [Mahan, Matt](#); [District1](#); [Kamei, Rosemary](#); [District2](#); [Jimenez, Sergio](#); [District3](#); [Torres, Omar](#); [District4](#); [Cohen, David](#); [District5](#); [Ortiz, Peter](#); [District 6](#); [Davis, Dev](#); [District7](#); [Doan, Bien](#); [District8](#); [Candelas, Domingo](#); [District9](#); [Foley, Pam](#); [District 10](#); [Batra, Arjun](#)
Subject: Item 3.3 Revision of Percentage Allocations of Measure E Real Property Transfer Tax Revenues
Date: Monday, May 15, 2023 12:39:29 AM

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[External Email]

Hi, my name is Camille Llanes-Fontanilla and I am a San Jose native, long standing community leader and mother residing in D5. I am an advocate for holistic community and economic development, and have a track record of centering community voice and lives experiences to advance solutions that center people.

For far too long San José's affordability issues have been ignored, and communities like East San José have disproportionately suffered from the effects of overcrowding, homelessness, and poor living conditions. This has been generational and the challenges are intersectional and consistently compounding.

I worked on the campaign and voted for Measure E on the promise that it would be used to build affordable housing, but now the Mayor wants to shift all that funding towards temporary homeless shelters and leave no funding for new affordable housing construction. This is unacceptable.

The only way we will end homelessness is by addressing its root cause, a crisis of affordability and the failures of the housing market. We can't afford to lose this critical resource for affordable housing.

We cannot advance short-sided solutions that don't address root causes. We need housing of all types and while interim shelter is an important piece of the continuum it cannot be the only one, especially when residents on average have a stay of only 180 days and without access to permanent supportive housing options, may not have another option but to be unhoused again. We also need to curb homelessness by investing in preservation and anti-displacement efforts, otherwise the inflows will always more more than the numbers we house.

I encourage our City Council to be emboldened to seek various avenues to grow our resources, rather than succumb to a scarcity mindset that takes resources from one solution to just move it to another. This is not the systemic and sustainable change we need.

Additionally, for several years many community organizations, affordable housing developers, philanthropic entities and local governments have enacted the 3-Ps strategy of production, prevention and preservation. This strategy is demonstrating outcomes and will

likely draw additional state and federal resources in the next few years. San Jose needs to really think about how we need to position the City to leverage potential resources rather than advancing a single strategy that limits our access to resources.

You must also be mindful of the tone that you are setting in pitting issue areas and community groups against each other rather than bringing people together to actually solve our community challenges.

I strongly urge the council to give voters what was promised in Measure E, and keep funding Affordable Housing!

Sincerely,
Camille Llanes-Fontanilla, MPA

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From: [Lydia Heinrich](#)
To: [The Office of Mayor Matt Mahan](#); [Mahan, Matt](#); [Agendadesk](#)
Subject: Keep Measure E To Build Affordable Housing
Date: Sunday, May 14, 2023 7:44:27 PM

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[External Email]

Hi, my name is Lydia Heinrich and I AM A RESIDENT OF EAST SAN JOSE.

For far too long San José's affordability issues have been ignored, and communities like East San José have disproportionately suffered from the effects of overcrowding, homelessness, and poor living conditions.

We voted for Measure E on the promise that it would be used to build affordable housing, but now the Mayor wants to shift all that funding towards temporary homeless shelters and leave no funding for new affordable housing construction. This is unacceptable.

The only way we will end homelessness is by addressing its root cause, a crisis of affordability and the failures of the housing market. We can't afford to lose this critical resource for affordable housing.

That is why I strongly urge the council to give voters what was promised in Measure E, and keep funding Affordable Housing!

Thank you.

This message is from outside the City email system. Do not open links or attachments from untrusted sources.

From: [REDACTED]
To: [Agendadesk](#); [The Office of Mayor Matt Mahan](#); [Mahan, Matt](#); [District1](#); [Kamei, Rosemary](#); [District2](#); [Jimenez, Sergio](#); [District3](#); [Torres, Omar](#); [District4](#); [Cohen, David](#); [District5](#); [Ortiz, Peter](#); [District 6](#); [Davis, Dev](#); [District7](#); [Doan, Bien](#); [District8](#); [Candelas, Domingo](#); [District9](#); [Foley, Pam](#); [District 10](#); [Batra, Arjun](#)
Subject: Measure E funds for interim housing
Date: Saturday, May 13, 2023 7:05:19 PM

[External Email]

Hello, my name is Davide Vieira and I am a resident of East San Jose in favor of quick-build housing and other innovative housing solutions to get our unhoused neighbors indoors sooner rather than much later.

I support shifting at least 50% of Measure E funds to more quickly house my unhoused neighbors. More quickly than the typical five years that it takes from concept to completion of permanent supportive housing.

For instance, Quetzal Gardens at King & Alum Rock took five years from initial conversations with community leaders to completion. I know because I was one of the community leaders who was initially consulted by RCD's Dan Hardy.

For far too long, San José has had the unrealistic expectation that the only way to house the unhoused is to build outrageously expensive apartment buildings that take far too long from concept to completion. All this does is delay much-needed housing. What if we were to meet the unhoused where they are at? An incremental housing approach.

I voted for Measure E on the promise that it would house the unhoused. By whatever means necessary. Why not temporary tents, tiny homes, modular high-occupancy modular housing, converted motels, and safe parking lots? Get people indoors first, get them the help they need and get them employed – all while permanent housing is being constructed. Anything else is inhumane, and right now, all we're doing is being inhumane by allowing our neighbors to live in and along our creeks, under bridges and along freeways, in our parks and on our sidewalks and streets.

The only way we will end homelessness is by addressing its root cause -- a crisis of political will by our elected officials and "the bureaucracy" that has led us astray with inhumane policies. We must change tack and use Measure E funds to alleviate the human suffering that we see around us every day.

That is why I strongly urge the council to parcel out at least 50% of Measure E funds to provide interim housing solutions for our unhoused neighbors.

Regards,
Davide Vieira

All you leave behind are memories -- make them good ones

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From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Item 3.3
Date: Monday, May 15, 2023 10:09:01 AM

From: [REDACTED] <[REDACTED]>
Sent: Monday, May 15, 2023 10:06 AM
To: City Clerk <[REDACTED]>
Subject: Item 3.3

[External Email]

Dear members,

I have two questions:

- 1) Why can't people be allowed to stay longer if needed in temporary housing while more permanent and temporary housing is being built?
- 2) Are the pre- fabricated homes still being considered at the temporary and permanent levels? These are much cheaper and faster to build.

Thank you,
Linda Reis

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From: [City Clerk](#)
To: [Agendadesk](#)
Subject: FW: Measure E comment
Date: Monday, May 15, 2023 10:29:40 AM

From: Chuck Witschorik <[REDACTED]>
Sent: Monday, May 15, 2023 10:11 AM
To: City Clerk <[REDACTED]>
Cc: The Office of Mayor Matt Mahan <[REDACTED]> District 6 <[REDACTED]>
Subject: Measure E comment

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[External Email]

Dear San Jose City Council,

The new Measure E spending plan is a short-sighted and ill-advised proposal that reneges on the promises we made to the voters in 2020 and set back our collective efforts to address our housing and homelessness crisis.

When Measure E was on the ballot, the voters were told that this tax would predominantly go towards building more affordable housing in San Jose.

In fact, the current adopted spending plan allocates 75% of Measure E funds to new affordable housing development across different income levels (ELI to MOD)

Other than following-through on commitments to 4 existing developments, the proposed spending plan ZEROES-OUT funding for any new affordable housing developments.

This includes 3 pipeline developments (~600 units) that were waitlisted in the past NOFA as well as another DOZEN prospective developments (~3000 units) in San Jose

With very few other sources of affordable housing dollars available, the City will be unable to invest in any new affordable housing developments moving-forward.

In the face of a severe housing crisis, it is unconscionable to think that the 10th largest city in the country would be so drastically disinvesting in affordable housing.

We will not be able to solve our homelessness crisis without continuing to build more affordable housing alongside more interim housing, homelessness prevention and other key programs.

I support investing in more interim and temporary shelter programs, but doing so at the expense of permanent housing programs will not work.

As we build more interim housing, we will need more affordable housing options to ensure folks have paths to a permanent home.

We also need to remember that permanent housing remains a good investment to the City. For every affordable apartment, the City invests between \$125K-\$300K/unit w/ NO ongoing costs

We must find a way to balance our investments across these key programs - and raise additional funding so that we can fund all of these interventions at a scale required to meet the need in our community.

That's why I believe the City Council should reject the new proposal and maintain the existing Measure E spending plan that properly prioritizes 75% of the funding for affordable housing development.

Thank you,
Charles Witschorik
San Jose, CA

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Item 3.3

Jess Roberts <[REDACTED]>

Mon 5/15/2023 10:30 AM

To: City Clerk <city.clerk@sanjoseca.gov>

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[External Email]

Hello,

My name is Jess Roberts and I am resident of San Jose. I voted for Measure E because I recognize the need for new permanent affordable housing as a solution to the housing crisis in the Bay Area. Temporary solutions are not long-term solutions. Please note my opposition to any reduction in funds for permanent housing solutions such as those under discussion in Item 3.3 of the May 16 council meeting.

Thank you
Jess Roberts


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CC 5-16-23 Item 3.3 - Impact of encampments on MH Parks

martha O'Connell <[REDACTED]>

Mon 5/15/2023 10:45 AM

To: martha O'Connell <[REDACTED]> Ryan Jasinsky <[REDACTED]> Jill Borders <[REDACTED]> Glenna Howcroft <[REDACTED]> The Office of Mayor Matt Mahan <mayor@sanjoseca.gov>; Agendadesk <Agendadesk@sanjoseca.gov>; Kamei, Rosemary <Rosemary.Kamei@sanjoseca.gov>; Jimenez, Sergio <sergio.jimenez@sanjoseca.gov>; Torres, Omar <Omar.Torres@sanjoseca.gov>; Cohen, David <David.Cohen@sanjoseca.gov>; Ortiz, Peter <Peter.Ortiz@sanjoseca.gov>; Davis, Dev <dev.davis@sanjoseca.gov>; Doan, Bien <Bien.Doan@sanjoseca.gov>; Candelas, Domingo <Domingo.Candelas@sanjoseca.gov>; Foley, Pam <Pam.Foley@sanjoseca.gov>; Batra, Arjun <arjun.batra@sanjoseca.gov>

 1 attachments (11 MB)

final slide show .pptx;

[External Email]

CORRECTED version of Jasinsky/O'Connell report

In mid 2029, Ryan Jasinsky, representing the Mobilehome Park owners, and I, Martha O'Connell, representing the residents, co-authored and presented to the Rules Committee, a report on the serious impacts that homeless encampments have on the MH Parks.

That report is attached.

Mobilehomes can burn in five minutes. Two little girls were killed in a fire at Golden Wheel.

Encampments must be removed from areas around MH Parks.

Matt Mahan's proposal on Measure E funds will help protect MH Parks from fires.

If you are neutral in situations of injustice, you have chosen the side of the oppressor. If an elephant has its foot on the tail of a mouse and you say that you are neutral, the mouse will not appreciate your neutrality. – Desmond Tutu

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Mobilehome Parks in San Jose

Impact of the Homeless and a Solution



PRESENTED BY RYAN JASINSKY
AND MARTHA O'CONNELL

JULY 31, 2019

Mobilehome Parks are being impacted by



- Fire danger
- Blight
- Crime



Fire danger



On 7-11-19, a fire started in a homeless encampment across the street from Colonial Mobile Manor, a Senior Park in D9. A mobile home can burn in four to five minutes. Mobilehomes burn faster than conventional housing.



The encampment was between the sound wall and the cyclone fence which had been cut to allow complete access to the homeless. This situation had been reported for at least five months. Calls were made to the City and Cal-Trans. Encampment not abated



While putting out the fire on 7-11-19, firefighters threw debris from the encampment onto the sidewalk across the street from Colonial Mobile Manor. One driver had to slam on their brakes as the items came sailing over the cyclone fence into Narvaez Ave, which was being used at the time by traffic. The debris was left on the sidewalk.



Following the fire, on 7-16-19, a resident of Colonial Manor entered the encampment directly across the street from this Senior Park and took a shocking series of photos. This encampment had been hidden from the eye by vegetation.



This encampment, hidden from view, gave a bird's eye view of Colonial Mobile Manor. Anyone in the encampment could watch the Seniors coming and going. The resident taking the photos turned back when she spotted a tarp behind which she had reasonable cause to believe there were homeless. She was afraid for her safety.

Crime



On or about 6-10-19, two of the homeless moved from the sound wall encampment and set up right outside Colonial Mobile Manor, sleeping against the Park wall behind the bush. Using the reasonable person standard, they appeared to be under the influence of drugs. One of them trespassed into the Park and wandered around.



Both Park residents and the Park manager called the City and the police. No help was forthcoming so the bush the homeless were using to tether their tarp was cut down and the area flooded. Hypodermic needles were found in the trash left by the homeless.



For months bikes of residents in Colonial Mobile Manor had been stolen. When the encampment was abated and articles tossed over the fence by the firefighters, there were numerous bikes and bike parts. (Hard to see in this photo but they are dangling from the cyclone fence. More were shown earlier in this presentation in the photos taken inside the actual encampment.)



In or about late March 2019, two fires were set by a homeless man outside Pepper Tree Estates. He uses cardboard and wooden pallets to repeatedly build a house by the discontinued railroad tracks directly outside the Park. The fires were set when he was cooking outside his “house.” He fled the scene on both occasions and did not come back until the fires were out. Unfortunately no photos are available of the fire which was within 40 feet of a mobilehome. This photo shows the location of a portion of the tracks. Taken through the fence between the Park and the tracks.



July 20, 2019 – beginning of a homeless encampment in the tracks area. Over the fence showed in the photo is Pepper Tree Estates.



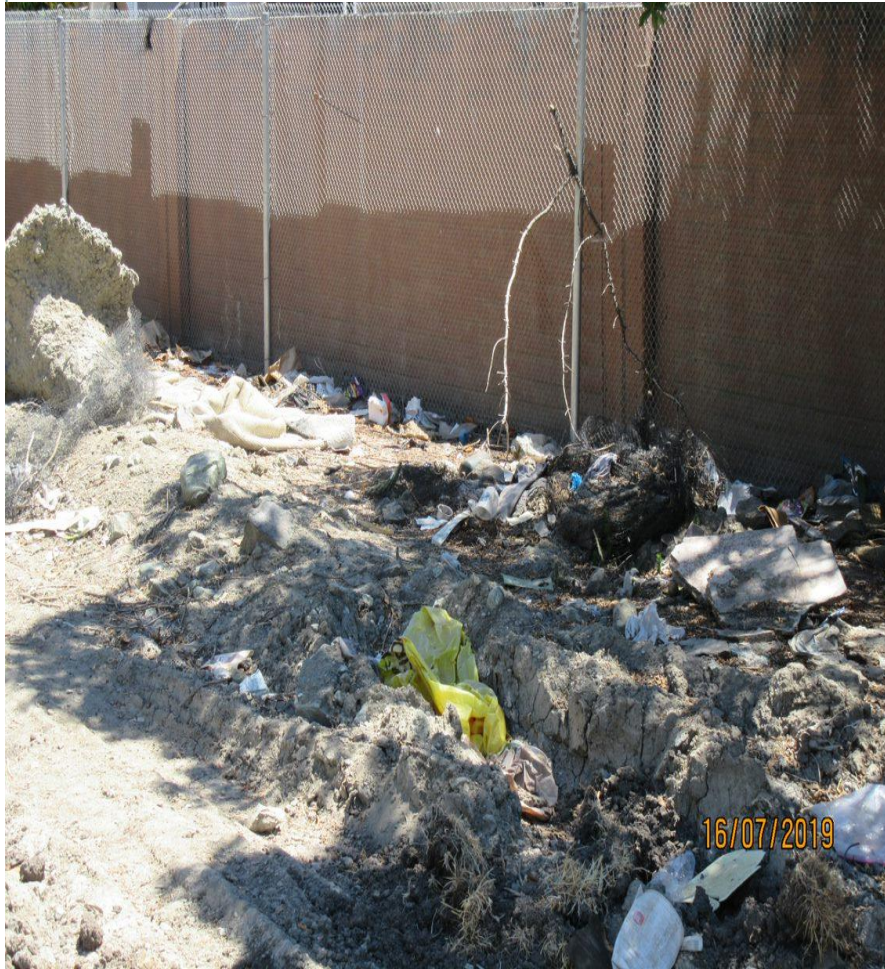
In 2013, a homeless encampment was set up on the creek side of Colonial Mobile Manor, less than five hundred from a pre-school. It took months and months for abatement and that came only after a presentation to the Rules Committee. Needles and empty bottles of alcohol were found. During this time, homeless persons even broke into the sauna room to use the showers.

Three Parks managed by Brandenburg, Staedler and Moore have been impacted

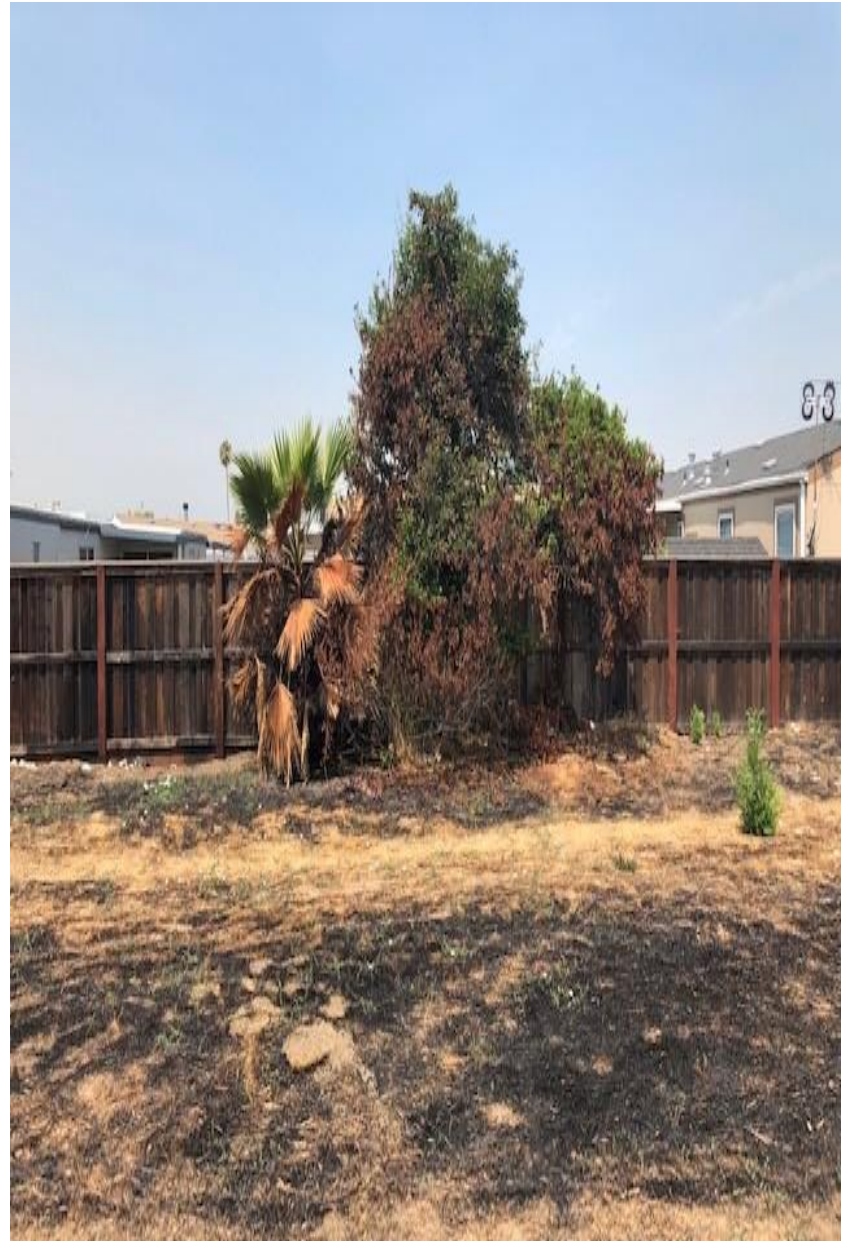


The two images above are from our Quail Hollow community. We have been battling the removal of this person from the perimeter from our property for over 1 year now. We have called the City of San Jose, emailed San Jose Homeless Response and have even called the police, but none of these actions have resulted in a response. We are even receiving complaints from residents from the SFH neighborhood who call and write our office to complain (and they have contacted the City as well). Still no action.





The above four images are from our Millpond property along Curtner Ave. This homeless encampment has been an ongoing problem for our Residents and us. Last year the City came to clean this area after multiple complaints from BS&M and our residents. The homeless have left countless hypodermic needles, tons of trash and were cooking in the back of our community, which created a small fire.





The above four images show a fire that occurred outside of our Spanish Cove Community on June 27, 2018. The fire resulted from homeless cooking behind our community. As can be seen in the images above this came dangerously close to some of our Tenant's mobilehomes. We made multiple attempts for the City to remove the homeless encampment, which is directly behind our fence and still no action was taken. Residents were using hoses to assist with putting out the fire.

SOLUTION :



- The City of San Jose must coordinate with all jurisdictions, such as Cal-Trans and various other organizations to address the impact of homeless on Mobilehome Communities. It is not sufficient to continue to say “that is not our jurisdiction etc.” If the City categorizes Mobilehome Communities as affordable housing then they cannot afford to lose the housing due to inaction to the hazards that are close to our communities. Our residents, their homes and our communities are all in jeopardy and we need your assistance.

Housing and Community Development Commission
200 E Santa Clara St
San Jose, CA 95113

Re: Allocation of Measure E funds

May 7, 2023

Dear Commissioners:

MEASURE E HOUSING FUNDS ARE FOR HOUSING!

First, I thank the Housing and Community Development Commissioners for their support of COPA (Community Opportunity to Purchase Act) at their meeting in March 2023. I am disappointed that City Council rejected the COPA proposal that would have helped create permanently affordable housing units through preservation. However, I appreciate the provision in a memo by Councilmembers Ortiz, Jimenez, and Cohen that calls for “Housing staff to study and develop a work plan centered around housing preservation.”

Yet we are facing a funding emergency for affordable housing. In his budget message, Mayor Matt Mahan proposed to divert “uncommitted Measure E resources” to his other priorities: moving unhoused people out of sight, increased police staffing, building a locked mental health facility for unhoused people, and establishing “no-encampment zones” that have been found counterproductive.

Measure E was passed by voters in 2020 based on City Council’s explicit promise to use it to address the City’s desperate affordable housing crisis. “It’s hard to imagine the City Council diverting the money for other uses — now or in the foreseeable future,” wrote the Mercury News at the time. “The need is too great.” But now that the crisis is worse than ever, the Mayor proposes **drastically reducing** the 75% share of Measure E funds that the City Council allocated in 2022 for construction of new affordable housing. It will not help unhoused people to get temporary transitional housing if there is no new affordable housing in the pipeline for them to transition into.

The effect of this diversion is that there would be **no new city funds at all** for the preservation plan that the City Council just decided to create – or for any other affordable housing projects not already funded or included in the recent NOFA.

Reduced spending on housing is consistent with Mahan’s entire approach to the homelessness crisis, as shown by the promotion in his budget message of San Antonio’s Haven for Hope shelter as a model program. Haven for Hope is an 1600-capacity facility designed by Donald Trump’s notorious Interagency Council on Homelessness director, [Robert Marbut](#), and enthusiastically endorsed by Texas Gov. Greg Abbott.

Marbut, like Trump, is well-known for opposing the evidence-based “Housing First” approach to ending homelessness used by HUD, the State of California, and by cities all across the country. Housing First recognizes the common-sense reality that homelessness is caused by high rents. In San Jose, for example, a household would have to [work four full time minimum wage jobs](#) just to be able to pay the median rent. Marbut, on the other hand, claims that homelessness is a behavioral problem best addressed by punishment and “treatment” to make people work harder. He calls his approach the “Velvet Hammer”.

Haven for Hope and a similar shelter Marbut designed in Florida (Safe Harbor) have outdoor courtyards where unhoused people who fail to enlist in programs and follow all rules are forced to sleep on a concrete floor, largely exposed to the elements, and frequently subject to assaults, rapes, and threats of terror.

(see image on next page)



Marbut-designed shelters have particularly poor records of transitioning people into permanent housing. Safe Harbor in Florida, for example, only moves [7% of its residents](#) into permanent housing. These poor results, together with comments by many Marbut supporters (including Trump) suggest that their motivations have more to do with economic reasons – keeping unhoused people out of sight - than with humanitarian concerns.

Although we need some interim emergency housing, without permanent housing available to move into, people remain at risk of returning to the streets, or being displaced from San Jose. The LifeMoves-operated Emergency Interim Housing facility in Mountain View pressured residents to [move to Central Valley cities](#) that suffer greater racial segregation and fewer economic and educational opportunities.

I believe that the City Council's 2022 Measure E allocation of 75% to permanent housing and 25% to homelessness prevention and services is the proper balance between the two.

Specifically, I request that HCDC Commissioners take the following actions:

- 1) That HCDC exercise its Measure E oversight authority by refusing to allow reallocation of funds away from affordable housing production, preservation, and protection. Maintain the 2022 allocation of 75% to housing and 25% to homelessness prevention and services.**
- 2) That HCDC explicitly reaffirm San Jose's commitment to the Housing First approach to ending homelessness.** Moving away from Housing First is bad policy, inhumane, and could complicate San Jose's access to state and federal funds. Although not all the Housing First programs are operated correctly, that does not negate the underlying principles. Additional oversight of service providers would get this policy back on track.
- 3) That HCDC explicitly reject the punishment-based "Haven for Hope" model and require all San Jose shelter and Emergency Interim Housing programs adhere to Housing First policy guidelines.**

Thank you so much for your work, and for taking the time to consider my recommendations.

Sincerely,

Kathryn Hedges
Affordable Housing Tenant





May 10, 2023

Housing & Community Development Commission
200 E. Santa Clara St.
City of San José, CA

Re: Housing and Community Development Commission Agenda for May 11, 2023 Item VII-B

Dear Housing and Community Development Commissioners,

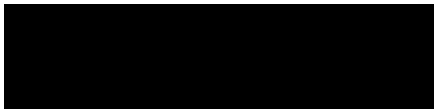
The Housing Staff memo dated May 5, 2023 regarding Proposed Changes to the Percentage Allocations and The Spending Plan for Fiscal Year 2023-2024 Including uncommitted funds recaptured from Fiscal Year 2020-2021 through Fiscal Year 2022-2023 for Measure E Transfer Tax Funds will significantly change current policy to reallocate funds from new construction projects targeting permanent affordable housing production.

VTA has several projects in the Transit-Oriented Development Portfolio pipeline that have considered Measure E as a potential local match funding source for two projects ready to apply for The California Department of Housing and Community Development Super Notice of Funding Availability (NOFA) in 2024. The policy change proposed in this memo could impact near term development competitiveness of VTA affordable housing projects that have both Permanent Supportive Housing (PSH) and Rapid Re-Housing (RRH) units as required by the County of Santa Clara Measure A Affordable Housing funds in the City of San José:

VTA Projects	Proposed PSH Units	Proposed RRH Units	Total Proposed Supportive Housing Units
Berryessa	30	19	49
Capitol	51	0	51
Total	81	19	100

We ask that the City consider alternative policy measures to include funding for near term, new construction projects with PSH and RRH units to mitigate impacts from any changes to the 23-24 FY Measure E Spending Plan.

Sincerely yours,



Ron Golem
Director of Real Estate & Transit-Oriented Development

Cc: Rachel VanderVeen, Assistant Housing Director



From: [Penny Pollock](#)
To: [Cantu, Luisa](#)
Subject: Measure E funding
Date: Wednesday, May 10, 2023 5:04:34 PM

[External Email]

I am writing to express my opposition to the budget for Measure E proposing to allocate \$0 funding for new homeless non-congregate housing projects. In times of budget deficits it is all too easy to pull back on building affordable housing and promise it will start again in better times. That kind of thinking is one of the reasons we have such an enormous deficit in affordable housing units in San Jose and Santa Clara county.

The current spending plan, [adopted by council in 2022](#), still serves that purpose. It sets aside 75% of the funds exclusively for affordable housing, while also making some money rightly available for effective prevention, shelter, and service activities.

Penny Pollock

May 10, 2023

To: Housing and Community Development Commission and San Jose City Council Members

From: The Virginian Apartment's tenants

Regarding: Allocation of Measure E funds

Dear Commissioners and Council Members,

The Virginian Apartments located at 1718, 1724, 1730 Virginia Ave, San Jose CA 95116 is an 18-unit, three-building complex in East Side San José (District 5) built in 1962. This complex is home to us, a close network of majority Spanish-speaking, immigrant neighbors. Many of us have raised our families in these apartments for almost two decades.

In late 2021, SOMOS Mayfair and South Bay Community Land Trust (SBCLT) notified us that the the property was listed for sale online. Some of us were unaware that the property was up for sale. Between October through December 2021, these two organizations talked to us about community ownership opportunities and local supporting measures - like the 2020 voter approved ballot Measure E that targets funding to preserve existing housing like ours. After learning about the community land trust model, we all voted unanimously in support of SBCLT pursuing purchase of the then \$5.5 million (now \$5,250,000) complex.

During the last budget cycle our then City Councilmember Magdalena Carrasco helped secure capacity-building funding for SBCLT to pursue purchase of the Virginian Apartments and their first property, a 4-plex in Downtown San José, and all City Council members voted to support housing preservation through the Measure E budget allocation. We were very excited that things seemed to be moving in the right direction!

In late summer 2022, the property was taken off the market - unsold. We were relieved, but still committed to working with SBCLT to purchase the property. It seemed to work in our favor anyway since Measure E acquisition/rehab funds were scheduled to be released in early 2023.

With the new timeline in mind SBCLT connected with The Virginian Apartments Trustee Sally Plicka in December 2022 and informed her about their interest to purchase the

property with Measure E as the main identified funding source. In late March 2023, Sally Plicka notified us that she's considering listing the building because the SBCLT has yet to access the City of San José's Measure E Preservation Funds. We wrote her a letter signed by all the tenants last month requesting more time to complete the transaction. This past Thursday (5/4), she agreed to hold off from listing the property until mid-June, once we know more about the Measure E funds.

We understand that Mayor Matt Mahan, is proposing to drastically reduce the share of Measure E funds if not eliminate them altogether! The devastating effect is that it will delay the acquisition process and in turn cost us our home. All of us are low-income families living in older buildings with much deferred-maintenance, so we all run the risk of being evicted upon sale in the open market. The Measure E funds are deeply important to us because they will guarantee this purchase and assurance that we will not be displaced from our community. It means we will have the opportunity to rehabilitate and collectively own the apartments as a cooperative, maintaining affordable housing for generations to come.

Now is the moment for the city to demonstrate that they are committed to ending displacement and keeping families housed by releasing the preservation funds that have been earmarked for rehabilitation and acquisition for over two years! We urge HCDC, the Mayor's office, and the City's Housing Department to save and release this funding as soon as possible.

We hope you can help us nourish this thriving future with the South Bay CLT. We will request a meeting with you in the near future. We greatly appreciate your attention.

Sincerely,

Tenants of The Virginian Apartments

10 de mayo 2023

Para: Comisión de Vivienda y Desarrollo Comunitario y Miembros del Concejo Municipal de San José

De: Inquilinos de Virginian Apartments

Con respecto a: Asignación de fondos de la Medida E

Estimados Comisionados y Concejales,

The Virginian Apartments, ubicado en 1718, 1724, 1730 Virginia Ave, San José CA 95116, es un complejo de tres edificios de 18 unidades en el este de San José (Distrito 5) construido en 1962. Este complejo es hogar a una red cercana de mayoría hispano hablantes, vecinos inmigrantes - nuestro hogar. Muchos de nosotros hemos criado a nuestras familias en estos departamentos durante casi dos décadas.

A fines del 2021, SOMOS Mayfair y South Bay Community Land Trust (SBCLT) nos notificaron que la propiedad estaba a la venta en línea. Algunos de nosotros no sabíamos que la propiedad estaba a la venta. Entre octubre y diciembre de 2021, estas dos organizaciones nos hablaron sobre las oportunidades de propiedad comunitaria y las medidas locales de apoyo, como la Medida E aprobada por los votantes en la boleta electoral de 2020 que apunta a la financiación para preservar viviendas existentes como la nuestra. Después de conocer el modelo de fideicomiso de tierras comunitarias, todos votamos unánimemente a favor de que SBCLT buscara la compra del complejo de \$5.5 millones (ahora \$5,250,000).

Durante el último ciclo presupuestario, nuestra entonces concejal de la ciudad, Magdalena Carrasco, ayudó a asegurar fondos de desarrollo de capacidades para SBCLT para ejercer la compra de Virginian Apartments y su primera propiedad, un 4-plex en el centro de San José, y todos los concejales de la ciudad votaron para apoyar la preservación de la vivienda a través de la Medida E. ¡Estábamos muy emocionados de que las cosas parecían moverse en la dirección correcta!

A fines del verano de 2022, la propiedad se retiró del mercado, sin vender. Nos sentimos aliviados, pero aún comprometidos a trabajar con SBCLT para comprar la propiedad. Parecía funcionar a nuestro favor de todos modos, ya que los fondos de adquisición/rehabilitación de la Medida E estaban programados para ser publicados a principios de 2023.

Con el nuevo cronograma en mente, SBCLT se conectó con la fideicomisaria de The Virginian Apartments, Sally Plicka, en diciembre de 2022 y le informó sobre su interés en comprar la propiedad con la Medida E como fuente principal de financiación identificada. A fines de marzo de 2023, Sally Plicka nos notificó que está considerando enlistar el edificio en el mercado porque SBCLT aún no ha accedido a los Fondos de Preservación de la Medida E de la Ciudad de San José. Le escribimos una carta firmada por todos los inquilinos el mes pasado solicitando más tiempo para completar la transacción. El jueves pasado (5/4), acordó posponer la lista de la propiedad hasta mediados de junio, una vez que sepamos más sobre los fondos de la Medida E.

¡Entendemos que el alcalde Matt Mahan propone reducir drásticamente la parte de los fondos de la Medida E si no eliminarlos por completo! El efecto devastador es que retrasará el proceso de adquisición y, a su vez, nos costará nuestro hogar. Todos nosotros somos familias de bajos ingresos que vivimos en edificios antiguos con mucho mantenimiento diferido, por lo que todos corremos el riesgo de ser desalojados por la venta en el mercado abierto. Los fondos de la Medida E son muy importantes para nosotros porque garantizarán esta compra y la seguridad de que no seremos desplazados de nuestra comunidad. Significa que tendremos la oportunidad de rehabilitar y poseer colectivamente los apartamentos como cooperativa, manteniendo viviendas asequibles para las siguientes generaciones.

¡Ahora es el momento para que la ciudad demuestre que está comprometida a terminar con el desplazamiento y mantener a las familias alojadas mediante la liberación de los

fondos de preservación que se han destinado a la rehabilitación y adquisición durante más de dos años! Instamos a HCDC, la oficina del Alcalde y el Departamento de Vivienda de la Ciudad a proteger y liberar estos fondos lo antes posible.

Esperamos que pueda ayudarnos a nutrir este futuro próspero con el South Bay Community Land Trust. Solicitaremos una reunión con usted en un futuro próximo. Agradecemos mucho su atención.

Atentamente,

Inquilinos de The Virginian Apartments

1718 #1 [REDACTED] Date/ Fecha 5/9/23

1718 #2 [REDACTED] Date/ Fecha 5-9-23

1718 #3 [REDACTED] Date/ Fecha 5/9/23

1718 #4 [REDACTED] Date/ Fecha 5-9-23

1718 #5 [REDACTED] Date/ Fecha 05-09-23

1718 #6 [REDACTED] Date/ Fecha 05-09-23

1724 #1 [REDACTED] 10 Date/ Fecha 5/09/23

1724 #2 [REDACTED] Date/ Fecha 5/09/23

1724 #3 [REDACTED] Date/ Fecha 5/09/23

1724 #4 [REDACTED] Date/ Fecha 05/08/23

1724 #5 [REDACTED] Date/ Fecha 5/09/23

1724 #6 [REDACTED] Date/ Fecha 5/09/23

1730 #1 [REDACTED] Date/ Fecha 5/09/23

1730 #2 [REDACTED] Date/ Fecha 05/09/23

1730 #3 [REDACTED] Date/ Fecha 05-09-23

1730 #4 [REDACTED] Date/ Fecha 05-09-23

1730 #5 [REDACTED] Date/ Fecha 05-09-23

1730 #6 [REDACTED] Date/ Fecha 05-09-23

SILICON VALLEY
DE-BUG

May 10, 2023

Housing and Community Development Commission

Re: Agenda Item B Measure E Transfer Tax Funds

Dear Commissioners,

We write to urge you to defend the intended spirit of Measure E that San Jose voters approved in 2020 and were led to believe would be used for “affordable housing for seniors, veterans, disabled, and low-income families and helping homeless residents move into shelters/permanent housing.”¹ We are aware that the full text of the ballot does not include specific language around allocating this money to housing for these residents in need but it is without a doubt, that this ballot measure was presented to us, the voters, as a housing solution for vulnerable communities. We voted for Measure E with this in mind. The City also designated specific uses for the funding after it passed. This is why we are concerned with the continued attempts by the Mayor to reallocate Measure E money away from the priorities of permanent housing solutions identified through a long community and city staff process. We urge this commission, as the representatives entrusted to provide community oversight over the expenditure of the tax revenues to recommend to the City Council and Mayor to reject reallocating funds from Measure E for only temporary housing solutions and criminalizing poverty, both not the intended use by San Jose voters.

The need for multiple solutions to homelessness is even greater now than it was in 2020, and is even more reason why permanent strategies that the city has not even begun to implement should get started, including the creation of permanently affordable units through preservation. If the city is following its own budgeting guidelines of “budgeting for equity”, any plans of reallocating Measure E money from permanent housing for intended communities is inconsistent. We are concerned that the attempt to reallocate these funds is the most recent example of the City declaring their commitment to make housing a priority and then not fulfilling that commitment. We see this pattern as both not meeting the continued dire need for housing for lower resourced communities and also, whether intentionally or unintentionally, misleading the residents of this city in believing that their elected officials are prioritizing housing the way they feel it is needed, evident by Measure E ballot even passing.

¹ <https://www.sanjoseca.gov/home/showdocument?id=45889>

To make matters worse, the proposals by Mayor Mahan to use Measure E funds to build a locked mental health facility is moving our city in the opposite direction; we are not building housing for those in need and instead we are criminalizing those with mental health concerns. It also implies that Mayor Mahan somehow associates those with mental health concerns with homelessness. And while there is absolutely a population in our city that are experiencing both, locking them in a mental health jail is not addressing the causes of both mental health and homelessness. We, at De-Bug, have been extensively involved in the county process discussing the building of a new jail, a new mental health facility or reallocating those funds towards preventative and holistic solutions. We have witnessed the public outcry from those who have experienced incarceration and those with loved ones with mental health concerns and building a locked mental health facility is going to cause more harm in our city and communities. Mayor Mahan's proposal is not in touch with those of us, from this city, who have been participating in that process and expressing our deepest concerns around the harm a mental health facility would cause. In addition to the mental health facility, Mayor Mahan has advocated for more police and homelessness prevention. We know from experience that homelessness prevention does not mean housing people but often means sweeping encampments, displacing already displaced people, destroying what little belongings they have. We are unclear if he plans to use Measure E funds to hire more police officers or continue the devastating practice of sweeping encampments but we know these are not far reaching concerns and would like clarity on the intended use of Measure E funds for "homelessness prevention."

As you consider where to allocate funding, it is not enough to retain the previously approved projects and the most recent NOFA funding, as the City Manager's budget message outlines - spending less on housing only further demonstrates the lip service affordable housing gets. We ask the commission to keep the 2022 Measure E allocation of 75% to permanent housing and 25% to homelessness prevention and services, and reject attempts to redirect Measure E funds to punish and harm our community.

Finally, we are calling on this oversight body to address the concerns mentioned here and from others in our city about the allocation of Measure E funds away from its intended purpose. This oversight body is in a key position of influence to impact the decision making of the Mayor and the City Council. Our communities have not felt heard in this process as these budget plans continue to reveal themselves and look to be pushed through. We believe this oversight body has an opportunity and a responsibility to affirm the intention of San Jose voters when we made Measure E a reality to help communities in need have access to permanent housing.

Thank you for your time and consideration.

Liz Gonzalez
Organizer, Silicon Valley De-Bug

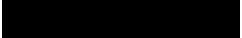
Andrew Bigelow
Organizer, Silicon Valley De-Bug

Agenda Item 3.3

Nino < >

Mon 5/15/2023 11:17 AM

To: City Clerk <city.clerk@sanjoseca.gov>

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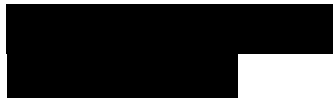
[External Email]

To the San Jose City Council members:

I am a senior citizen and peaceful atmosphere of our Pearl Avenue library a welcome relief from the somewhat noisy, fast-paced life on the “outside”. I routinely check out books from our library. I find the staff very welcoming, courteous and knowledgeable about the library holdings. I was really glad to see the hours extended after Covid restrictions were lifted. I would be in favor of extending the hours even more. I feel that the budget should include a substantial amount of funding for our excellent SJPL system.

Sincerely yours,

Costantino Yannoni



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