



Housing

Drafts

1. Five-Year Consolidated Plan 2020-25

2. Annual Action Plan 20/21

August 4, 2020
Item 8.2

Jacky Morales-Ferrand
Director

Ragan Henninger
Deputy Director

What is the Consolidated Plan?

- 🏠 **Five-year funding plan for federal entitlement programs:**
 - Community Development Block Grant (CDBG)
 - HOME Investment Partnership (HOME)
 - Housing Opportunities for Persons with AIDS (HOPWA)
 - Emergency Solutions Grant (ESG)
- 🏠 **Prioritizes investments in housing & community development**



Process to Date

Activity	Date	Done
Convene Housing Working Group	September 2018	✓
County awarded contract	August 27, 2019	✓
Public outreach & engagement	September – December 2019	✓
Funding priorities to NSE and Housing & Community Development Commission	March 12, 2020	✓
Begin public comment period for Consolidated Plan	July 29, 2020	✓



Outreach and Engagement

- 🏠 Four “large tent” community meetings
- 🏠 21 focus group and small stakeholder meetings
- 🏠 “Pop-up” tabling at established community events
- 🏠 Online regional survey
- 🏠 Included feedback from recent outreach efforts
- 🏠 Santa Clara County Office of Education



COVID-19 Impact

- 🏠 March 13, 2020: National emergency COVID-19
- 🏠 March 16, 2020: County order to shelter in place
- 🏠 March 27, 2020: Federal CARES Act signed into law
- 🏠 April 21, 2020: First Substantial Amendment to San Jose's 2019-20 Annual Action Plan - **\$6,744,000**
- 🏠 July 1, 2020: Second Substantial Amendment to San Jose's 2019-20 Annual Action Plan - **\$8,572,365**



Analysis Shows Extent of Needs for Lower-Income Residents

- 🏠 Of the total households, **45 percent** earn **lower incomes** (below 80 percent of area median income (AMI)):
- 🏠 **Small families** (four or fewer persons) represent the largest share of extremely low-income households (**36 percent**).
- 🏠 **Renters with housing problems** (substandard housing, overcrowding, or rent burden) account for **63 percent** of all households below the median with housing problems.
- 🏠 **Overcrowding** is the **third-highest housing problem** experienced among households below median income.



Analysis Shows Disproportionate Outcome by Race/Ethnicity

- **28 percent** of Black/African American households spend more than **half** of their income on housing costs.
- **25 percent** of Latin/x households spend more than **half** of their income on housing costs
- **Pacific Islander residents and American Indian/Alaska Natives** reported more housing problems than the average.



2020-25 Consolidated Plan Goals

- Increase housing and self-sufficiency opportunities for **homeless** populations and prevention of homelessness for at-risk individuals and families.
- Create new **affordable housing** opportunities and preserve existing affordable housing.
- Promote **fair housing** and lower barriers to housing.
- **Strengthen and stabilize communities' condition, and help to improve residents' ability to increase their employment prospects and grow their assets.**



Total Funds Available for FY 20-21

Fund	FY 2020-21 Allocation	Prior Year Carryover*	Estimated Program Income	Total Estimated Resources
CDBG	\$8,947,319	\$979,795	\$400,000	\$10,327,114
HOME	\$3,319,683	\$4,356,359	\$750,000	\$8,426,042
HOPWA	\$1,440,393	\$0	\$0	\$1,440,393
ESG	\$778,209	\$0	\$0	\$778,209
ESG CARES Act	\$32,936,036			\$32,936,036
Total	\$47,421,640	\$5,336,154	\$1,150,000	\$53,907,794

**Note: Prior Year Carryover amounts may differ from the City's annual budget due to timing / differences regarding the treatment of program commitments and encumbrances.*



Annual Action Plan Highlights

- 🏠 **Most investments will continue for one year**
- 🏠 **New:** \$850,000 for childcare
- 🏠 **WIFI:** \$2.1 million Yerba Buena Community WIFI network
- 🏠 **Rental Assistance:** \$2,678,500 for COVID-19 impacted Excluded Workers
- 🏠 **Addressing Homelessness:** \$36 million
- 🏠 **Support for Families:** \$15 million



Proposed CDBG Activities

Category	CDBG Activities	Funding
PS	Senior Services	\$200,000
PS	Neighborhood Engagement and Leadership Training	\$235,000
PS	Services for Homeless Populations	\$402,098
PS	Citywide Legal Services for Low-Income Tenants and Landlords	\$565,000
PS	Childcare Services	\$850,000
PS/Admin	Fair Housing	\$200,000
CDI	Acquisition, Rehabilitation, and Infrastructure for Affordable Housing Sites and Public Facilities	\$247,213
CDI	Community Infrastructure Projects	\$2,100,000
CDI	Targeted Code Enforcement	\$1,258,339
CDI	Minor Home Repair	\$1,650,000
CDI	Job Training for Homeless and Low-income Individuals	\$950,000
Admin	Grants Management	\$1,669,463
Total		\$10,327,113



Proposed HOME Activities



Project	Allocated Amount
New Affordable Housing Development (including project delivery & CHDO set-aside)	\$4,356,359
Tenant-Based Rental Assistance (TBRA)	\$2,678,500
Program Administration – TBRA contracts	\$521,000
Program Administration – City	\$173,920
Fair Housing Services	\$135,000
Total HOME	\$7,864,779



Proposed HOPWA Activities

Project	Allocated Amount
Rental Assistance and Supportive Housing	\$1,347,182
Grantee Administration	\$50,000
City Administration	\$43,211
Total HOPWA	\$1,440,393



Proposed ESG Activities

Agency	Program	Funding
People Assisting the Homeless (PATH)	San José Outreach and Engagement	\$439,844
Bill Wilson Center	Homeless Prevention Program for Youth and Families	\$130,000
County of Santa Clara	Homeless Management Information System (HMIS)	\$150,000
City	ESG Administration	\$58,365
	Total ESG:	\$778,209



ESG CARES Act – SOAR Program

- 🏠 SOAR: Services, Outreach, Assistance and Resources
- 🏠 17 of the City's largest encampments – 600 people (estimate)
- 🏠 3 main components:
 - Street Outreach/Services
 - New, dedicated street outreach teams, with clinician and those with lived experience
 - Hygiene & Infection Control
 - Increased hygiene and waste management
 - Shelter and housing opportunities
 - Motels, shelter beds, RRH, EIH



Proposed ESG: SOAR PROGRAM

Program	Cost	Description	Period	Provider
Shelter/Outreach				
Street Outreach at encampments	\$2,504,546	Street-based services, engagement, connections to shelter, housing, critical services	2 years	PATH/ <u>HomeFirst</u>
Storage Program for Unsheltered	\$500,000	Storage locations near supported encampments.	2 years	PATH
Community Engagement	\$400,000	Lived experience street outreach, supplies	2 years	PATH
Total Shelter/Outreach	\$3,404,546			
Hygiene/Infection Control				
Trash Support at Encampments	\$2,779,500	Trash support and large debris clean up at supported encampments.	2 years	TBD - RFP
Hygiene Support at Encampments	\$1,102,800	Increase portable toilets/ handwashing stations and servicing at encampments	2 years	TBD - RFP
Total Hygiene	\$3,882,300			



Proposed ESG CARES: Housing Activities

Housing				
Shelter Beds	\$2,460,400	Reserved referrals for street outreach team. South Hall operations through winter 20-21	4 months	HomeFirst
Motel Vouchers	\$4,000,000	Individuals in encampments and Families and DV	1 year	LifeMoves
Emergency Interim Housing (EIH) Operations	\$9,521,006	Operations at Monterey/ Bernal, Rue Ferrari, Evans Lane	1 year	HomeFirst/ PATH
Bridge Housing Community (BHC) Operations	\$3,784,180	Operations at Mabury and Felipe sites	1 year	HomeFirst
Rapid Rehousing (RRH)	\$2,000,000	Case management	1 year	TBD - RFP for Service
Shelter diversion/housing problem-solving	\$500,000	Case management, services, financial assistance to help homeless identify other immediate housing solutions	1 year	HomeFirst/ PATH
Total Housing	\$22,265,586			
Subtotal	\$29,552,432			
Administration (up to 10%)	\$3,283,604			
GRAND TOTAL	\$32,836,036			



Next Steps

- 🏠 1st City Council Public Hearing ➡ August 4, 2020
- 🏠 Virtual public hearing ➡ August 6, 2020
- 🏠 Final City Council Public Hearing & Approval ➡ August 11, 2020
- 🏠 Submit Plans to HUD ➡ August 15, 2020





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