

CITY OF BERKELEY

SECOND SUBSTANTIAL AMENDMENT TO
ANNUAL ACTION PLAN
FOR HOUSING AND COMMUNITY DEVELOPMENT

JULY 1, 2017 – JUNE 30, 2018 (PY 2017)

For the U.S. Department of Housing and Urban
Development

San Francisco Field Office of Community Planning
and Development

April 24, 2018

Table of Contents

EXECUTIVE SUMMARY

AP-05 Executive Summary 3
PR-05 Lead & Responsible Agencies 6
AP-10 Consultation..... 7
AP-12 Participation..... 10

EXPECTED RESOURCES

AP-15 Expected Resources..... 13

ANNUAL GOALS AND OBJECTIVES

AP-20 Annual Goals and Objectives 17
AP-35 Projects..... 19
AP-38 Projects Summary..... 20
AP-50 Geographic Distribution.....25

AFFORDABLE HOUSING

AP-55 Affordable Housing..... 26
AP-60 Public Housing..... 27
AP-65 Homeless and Other Special Needs Activities..... 28
AP-75 Barriers to Affordable Housing..... 30
AP-85 Other Actions..... 31

PROGRAM SPECIFIC REQUIREMENTS

AP-90 Program Specific Requirements..... 35

Attachment 1: City of Berkeley CDBG, ESG, and HOME Projects

Attachment 2: EveryOne Home Systemwide Outcomes and Efficiency Measures

Attachment 3: Public Notice and Community Participation Summary

Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

This Annual Action Plan is the 3rd Annual Action Plan for the current Consolidated Planning period.

2. Summarize the objectives and outcomes identified in the Plan

The City of Berkeley (COB) has ambitious objectives for spending its federal entitlement grant funding. Berkeley allocates these and other state and local funds to maximize assistance for its low and moderate-income households through:

- Housing acquisition, rehabilitation, repair, and accessibility improvements,
- Assisting homeless adults and families including those with disabilities and other special needs, through emergency shelter, transitional housing, and service-enriched affordable, supportive housing; and
- Funding public facilities improvements to protect and sustain the infrastructure critical to community services and economic vitality in Berkeley.

The COB has long placed a high priority on affordable housing and community services because they reflect important community values. The City now invests more General Fund dollars into related programs than it receives in federal funding for these activities. The City is committed to maintaining high-quality programs for those in need but faces challenges due to uncertainty in future federal funds available. At the same time, ESG, HOME, Consolidated Plan, and Annual Action Plan requirements have substantially increased. Uncertain funding and increased administrative burden will impact the City's ability to address all of the many needs identified.

~~In PY17, the City will redesign its community facility improvement Request for Proposal (RFP) process. It will shift from an annual RFP to a process that will accept applications on a rolling basis until funds allocated to this category are expended. Additional key changes include adding a minimum threshold of \$100,000. The program will continue to focus on CDBG priorities for substantial rehabilitation for health and safety, ADA, and/or energy efficiency improvements. The RFP is scheduled to be released in fall 2017.~~

Approved Allocations. As summarized in **AP-38** and detailed in **Attachment 1**, the COB plans to allocate \$2,438,062 in Community Development Block Grant (CDBG) funds together with \$910,000 in prior years' carryover and \$250,000 in estimated CDBG program income to fund.

- \$1,542,796 in housing projects and programs;
- \$453,853 in public services;

- \$1,063,800 community and public facilities activities; and
- \$537,612 to administer all facets of the City's CDBG program.

The COB will utilize its PY2017 ESG allocation of \$222,915 to: serve literally homeless people through its new Coordinated Entry System (\$199,520), support the County-wide Homeless Management Information System, (\$6,676), and support its program planning and administration activities (\$16,719).

The COB will utilize its PY2017 HOME allocation of \$583,860 and \$20,000 in program income for program administration (\$60,386), Community Housing Development Organization (CHDO) operations (\$28,115) and will allocate the remaining balance to its Housing Trust Fund (\$515,359).

3. Evaluation of past performance

The City reviews and evaluates its performance through its annual submission of the Consolidated Annual Performance and Evaluation Report. The City tracks single family and multi-family housing rehabilitation efforts and housing development efforts.

The City's Single Family Rehabilitation (SFR) program comprised of the City's Senior and/or Disabled Home Loan Program (SDRLP), Center for Independent Living, Community Energy Services Corporation and Rebuilding Together is evaluated on an ongoing basis to ensure that the most significant health and safety improvements are prioritized and that sufficient outreach is occurring to increase the number of unduplicated households served overtime.

In PY16, the City evaluated its community facility RFP process. The RFP process was lengthy and not responsive to emergent agency needs. It started with the RFP release in early December with applications due the following January. HCS staff and the Housing Advisory Commission would review the applications in February and March and make recommendations to Council for approval in April with contracts beginning the following fiscal year in July. The application-to-contract process created duplicate work for agencies in obtaining bid proposals. Agencies were required to obtain three bids as an attachment to their application for an accurate estimate of costs. These bids had a limited shelf-life, and if an agency was awarded funding, it had to obtain fresh bids (no older than 90 days) a second time to maintain compliant with HUD regulations.

In order to streamline the application process and prioritize more significant health and safety rehabilitation the City shifted its RFP process to a rolling application period with a minimum grant amount of \$100,000. However, due to an emergent need at the City's Adult Mental Health Clinic, the funds previously identified for the RFP will be allocated to the Clinic for substantial rehabilitation in order to serve some of the City's lowest income and most vulnerable populations.

Outcomes for all public services community agency programs funded with federal funds are tracked, and prior outcomes are used to inform funding decisions. The City also uses countywide Homeless Count and program outcome data to inform its goals on homelessness.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

A public hearing on community needs was held on October 19, 2016 before members of the Housing Advisory, Homeless, Human Welfare and Community Action and Children, Youth and Recreation Commissions. The draft plan was posted on the City's website, and a copy was presented to the Housing Advisory Commission (HAC) at its February 2, 2017 and March 2, 2017 meetings. At its March 2, 2107 meeting, the Housing Advisory Commission approved the Annual Action Plan. A Public Hearing on the Final Draft Plan was held on April 25, 2017 before the Berkeley City Council. Outreach was accomplished via mailings to interested parties, including Alameda County Homeless Continuum of Care, community agencies serving low-income people, and public buildings such as recreation centers, senior centers, libraries and other government buildings.

The draft Substantial Amendment to the PY2017 Annual Action Plan was posted on the City's website, and a copy was presented to the Housing Advisory Commission (HAC) at its September 7, 2017 meeting. A public hearing on this was held on October 17, 2017 before the Berkeley City Council. Outreach was accomplished via mailings to interested parties, including Alameda County Homeless Continuum of Care, community agencies serving low-income people, and public buildings such as recreation centers, senior centers, libraries and other government buildings.

[INSERT March HAC, & April Public Hearing information here](#)

5. Summary of public comments

At the October 19, 2016 public hearing, Berkeley residents provided testimony regarding the need for additional affordable housing, recreational and life skills programs for youth with disabilities, and workforce development services. Additionally, access to computers and training, childcare and assistance with enforcing habitability issues were raised.

There were no public comments at Housing Advisory Commission meetings on February 2, 2017 and March 2, 2017. There was one public comment at the April 25, 2017 City Council Public regarding the need for residential access services to ensure residents lived in their homes independently for as long as possible.

A public hearing was held before City Council on October 17, 2017 to discuss changes to the indirect costs. No members of the public spoke during that public hearing.

INSERT April Public Hearing information here

6. Summary of comments or views not accepted and the reasons for not accepting them

The majority of needs mentioned during the public hearings are being funded by the City, either with local, state or federal funds.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
CDBG Administrator	BERKELEY	Health, Housing & Community Services Department
HOME Administrator	BERKELEY	Health, Housing & Community Services Department
ESG Administrator	BERKELEY	Health, Housing & Community Services Department

Table 1 – Responsible Agencies

The City of Berkeley’s Health, Housing & Community Services Department is the lead agency for overseeing the development of the plan. The Department coordinates the City’s funding allocation and monitoring for community based organizations, administration of the Housing Trust Fund, and operation of other housing and community services programs such as the Shelter Plus Care program, and Senior and Disabled Home Rehabilitation Loan Program. The Department also includes the Mental Health, Public Health, and Aging Services divisions, which provide direct services to the community, and it includes the Environmental Health division.

Consolidated Plan Public Contact Information

Rhianna Babka
Community Services Specialist III
2180 Milvia Street, 2nd Floor
Berkeley, CA 94704
510-981-5431
rbabka@cityofberkeley.info

AP-10 Consultation – 91.100, 91.200(b), 91.215(l)

1. Introduction

During the next year, the City of Berkeley will continue to coordinate the housing and community services activities within the department through regular senior staff meetings, such as a monthly Homeless Team meeting, and will continue to coordinate with other City Departments on specific topics. It will also consult with EveryOne Home, the countywide plan to end homelessness, and its partners at Alameda County Behavioral Health Care Services and Social Services Agency as well as community stakeholders in Berkeley.

Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))

City staff continues to participate in the implementation of Everyone Home. Everyone Home spearheads Alameda County’s Continuum of Care. Staff will continue to participate in the initiative’s Leadership Board, which includes most public funders of housing and homeless services in the county, as well as leadership from key community based organizations, including those which develop affordable housing. Leadership Board membership helps coordinate efforts across the county. In PY17, City will continue to work with EveryOne Home, Alameda County Behavioral Health Care Services and Social Service Agency to continue to implement the Berkeley Coordinated Entry System (CES) for homeless services and will participate in EveryOne Home’s planning and implementation efforts to add multiple CES sites throughout the county. Other recent countywide collaboration efforts include Alameda County’s 2017 Point in Time Homeless Count and report and the ongoing implementation of the Home Stretch registry, an initiative targeting people who are chronically homeless and highly vulnerable.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

In PY17, the City will continue to work with EveryOne Home, Alameda County Behavioral Health Care Services and Social Service Agency to implement the Berkeley Coordinated Entry System (CES) for homeless services and will participate in EveryOne Home’s implementation efforts to add multiple CES sites throughout the county. These efforts will lead to the standardization of screening, intake and assessments protocols across the Continuum of Care to better match people who are homeless with the best fit available housing solution.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

Consultation with Everyone Home, the Alameda-Countywide Continuum of Care, City of Berkeley, the City of Oakland, and the Alameda County Housing and Community Services Department was initiated in 2012. The discussion focused on how to implement the new ESG requirements in a way that would be consistent countywide and would continue the collaboration launched in 2009 with American Recovery and Reinvestment Act (ARRA) Homelessness Prevention and Rapid Re-housing (HPRP) funds. The group held several meetings in PY2012, resulting in the development of a policies and procedures manual that was used to implement the Priority Home Partnership Program. The most recent version was attached to the 2015 Consolidated Plan.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction’s consultations with housing, social service agencies and other entities.

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	EveryOne Home
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Persons with Disabilities Services-homeless Services-Employment
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City of Berkeley adopted Everyone Home's plan to end homelessness in 2006 and the City continues to participate in the implementation of the plan. See above coordination with Everyone Home, Alameda County Behavioral Health Care Services and SSA.
2	Agency/Group/Organization	ALAMEDA COUNTY HOUSING & COMMUNITY DEVELOPMENT
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Persons with Disabilities Services-Employment

What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Strategy
Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	See above coordination with Alameda County.

Identify any Agency Types not consulted and provide rationale for not consulting

Not applicable.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	EveryOne Home	The City of Berkeley adopted Everyone Home's plan to end homelessness in 2006 and the City continues to participate in the implementation of the plan.

Table 3 – Other local / regional / federal planning efforts

AP-12 Participation – 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The City published a public hearing notice in the Berkeley Voice in accordance with its citizen participation plan for a October 19, 2016 Public Hearing at a joint meeting of the Housing Advisory, Homeless, Human Welfare and Community Agency and Children, Youth and Recreation Commissions. It also sent the notification to residents of public and assisted housing, users of community and senior centers, libraries, and residents being served by 56 community based agencies funded by the City of Berkeley. The City published a public hearing notice in the Berkeley Voice on March 24, 2017 for its April 25, 2017 Public Hearing at the Berkeley City Council meeting.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response /attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Hearing	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish and Mandarin</p> <p>Persons with disabilities</p> <p>Residents of Public and Assisted Housing</p> <p>Berkeley Residents</p>	<p>Fifteen community members attended the October 19, 2016 Public Hearing and six people provided testimony. In addition, three emails and three phone calls were received.</p>	<p>Berkeley residents provided testimony regarding the need for additional affordable housing, employment services, services for young people with disabilities, access to computers and training, childcare and assistance with enforcing habitability issues.</p>	<p>All comments were accepted. Many of the priorities mentioned are funded by the City through local, state and federal funds.</p>	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response /attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Public Hearing	Minorities Non-English Speaking - Specify other language: Spanish and Mandarin Persons with disabilities Residents of Public and Assisted Housing Low Income Berkeley Residents	This Public Hearing was held at the April 25, 2017, City of Berkeley Council Meeting. See Item #41a	There was one public testimony received regarding need to fund residential access services to assist people to live in their homes independently as long as possible.	N/A	http://www.ci.berkeley.ca.us/Clerk/City_Council/City_Council_Agenda_Index.aspx

Sort Order	Mode of Outreach	Target of Outreach	Summary of response /attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
<u>3</u>	<u>Public Hearing</u>	<u>Insert</u>	<u>This Public Hearing was held at the April 24, 2018, City of Berkeley Council Meeting.</u> <u>See Item XX</u>	<u>Insert</u>	<u>Insert</u>	<u>Insert</u>

Table 4 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources – 91.220(c) (1, 2)

Introduction

The City will receive \$3,244,837 in federal Housing and Urban Development Department (HUD) funds comprised of \$2,438,062 in CDBG, \$583,860 in HOME and \$222,915 in ESG funds. Additionally, the City will add \$250,000 in CDBG Program Income and \$910,000 in unused CDBG carry over and \$20,000 in

HOME Program Income to these amounts.

Priority Table

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	2,438,062	250,000	910,000	3,598,062	7,279,668	CDBG funds are allocated to public services, housing services and rehabilitation, and public facility improvements. The City of Berkeley does not currently use CDBG funds for economic development.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	583,860	20,000	0	603,860	1,774,209	The City allocates 10% of the HOME allocation to administration, 5% for CHDO operating costs, and 85% to the City Housing Trust Fund.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	222,915	0	0	222,915	661,734	The City of Berkeley uses ESG funds for Rapid Rehousing for literally homeless individuals and families. A small portion of the ESG funds are used to support the County-wide HMIS system. The City allocates 7.5% of the allocation to Planning and Admin.

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Most of the housing and community services programs described in the Consolidated Plan will continue to be delivered by nonprofit community based organizations. The City contracts with a wide range of housing and service providers using CDBG, HOME, ESG, Community Services Block Grant (CSBG), General Fund, and other sources of funding. These organizations leverage significant financial and in-kind support from individual community members, foundations, and private organizations that help meet the needs identified in this plan. In addition to leveraging at the individual agency level, the City has historically matched the investment of CDBG, HOME, and ESG dollars with the investment of General Funds. Typically, over two-thirds of the funding for community agency programs comes from General Funds. The City meets the HOME 25 percent match requirement and has accumulated over \$4 million in excess match by investing local funds in HOME eligible affordable housing projects. The City meets the dollar for

dollar match requirements for the ESG program by allocating General Funds to various homeless services providers. These programs received a total of over \$290,000 in City General Funds each year.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

The City has long-term leases of City-owned property with non-profit organizations that address the needs identified. Programs operating in leased City-owned properties include:

- Berkeley Food and Housing Project's Men's Overnight Homeless Shelter;
- BOSS' Harrison House Shelter for Homeless men, women and families;
- BOSS' MASC – a homeless daytime Drop-In Center;
- BOSS' Sankofa House – transitional housing for homeless families; and
- Women's Daytime Drop-In Center's Bridget House – transitional housing for homeless families.

The City leased a City-owned property to South Berkeley Community Housing Development Corporation (SBCHDC) in 1989 for the construction of William Byron Rumford, Sr. Plaza, a 43-unit affordable housing development. The City maintains ownership of the land, and SBCHDC owns the improvements. In 2015, the City entered into a \$4.7 million loan (including new and refinanced funds) to support renovations to the project, and it extended its long-term ground lease for 55 years in order to be coterminous with the affordability restrictions. This project was completed in June 2017.

In November 2015, the City transferred a City-owned vacant lot, formerly the site of the proposed Prince Hall Arms development, to Harper Crossing LP for its development of the Harper Crossing affordable housing project. The City sold the land, which was valued at \$1.95 million, for \$500 under a Disposition and Development Agreement. The City also provided a Housing Trust Fund loan of \$1.8 million to support the new construction of this 42-unit affordable senior housing development by Satellite Affordable Housing Associates. Construction completion and lease up are projected by mid-2017.

The City is also exploring the use of the City-owned Berkeley Way parking lot as a site for permanent supportive housing, replacement emergency shelter, permanent affordable housing, and public parking. The Berkeley Way parking lot is nearly one acre in size and in a central location in close proximity to the Downtown Berkeley BART station. In mid-2016, the City entered into a Disposition and Development Agreement for BRIDGE Housing to develop the site in partnership with the Berkeley Food and Housing Project. In September 2016, the City committed just over \$835,000 in local funds to support predevelopment activities for the site, and BRIDGE Housing is currently working on applying for permit and assembling financing.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable Housing Supply and Quality	2017	2018	Affordable Housing	BERKELEY	Affordable Housing	CDBG: \$ \$1,542,756 HOME: \$603,860	Rental units constructed: 23 (Grayson) Single Family Rehabilitation Projects: 96
2	Improve Public Facilities and Public Services	2017	2018	Non-Housing Community Development	BERKELEY	Non-Housing Community Development Homelessness	CDBG: \$ \$1,517,653	Public Facility or Infrastructure Activities Benefit: 5500 <u>2219</u> Persons Assisted Public service activities Benefit: 1060 Persons Assisted Homeless Person Overnight Shelter: 100 <u>78</u> Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Homeless Prevention and Rapid Re-Housing	2017	2018	Homeless	BERKELEY	Homelessness	ESG: \$222,915	Tenant-based rental assistance / Rapid Rehousing: 25 Households Assisted

**Table 6 – Goals Summary
Goal Descriptions**

1	Goal Name	Affordable Housing Supply and Quality
	Goal Description	CDBG and HOME funds are used to support new affordable housing, rehabilitating existing affordable housing, funding single family rehabilitation for seniors and the disabled, and other housing services, such as loan servicing.
2	Goal Name	Improve Public Facilities and Public Services
	Goal Description	Programs funded under this project serve people who are homeless and people facing housing discrimination. These projects will assist approximately 1078 people who are homeless and 60 low-income households facing housing discrimination. Additionally, funding is allocated to community facility improvements facilitated by Rebuilding Together and the City of Berkeley and other agencies . The City will release a Request for Proposals for community facility improvement projects during the summer of 2017. The City will review community improvement project proposals on a rolling basis until the approved amount of will allocate \$893,333 is committed. — to the City's Adult Mental Health Clinic for an emergent substantial rehabilitation project.
3	Goal Name	Homeless Prevention and Rapid Re-Housing
	Goal Description	ESG funds will be used for Rapid-Rehousing financial assistance and to support the county-wide Homeless Management Information System (HMIS). Additionally, the COB will utilize the maximum amount for administration activities.

Table 7 – Goal Descriptions

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b):

The City provided affordable housing unit funding in three projects in PY16: Harper Crossing, Grayson Apartments and William Bryon Rumford. The number of estimated units by each income category is: 27 units for extremely low-income households, 62 units for low-income households, and zero units to moderate-income households. The Grayson project is expected to start construction in late 2017. Grayson will include 22 affordable units and one unrestricted manager's unit. Six of the 22 units will be

reserved for households earning up to 60% AMI, four at up to 50% AMI, three at up to 40% AMI, and nine at up to 30% AMI.

AP-35 Projects – 91.220(d)

Introduction

With its CDBG, HOME, and ESG funds, the City of Berkeley will fund eligible projects in the following categories: housing development, rehabilitation and services projects, public services, public/community facility improvement projects, emergency shelter grant programs, program planning and administration, and the Housing Trust Fund.

#	Project Name
1	Housing Services
2	Single Family Rehabilitation Programs
3	Community Facility Rehabilitation
4	Public Services
5	ESG17 – City of Berkeley Rapid Rehousing and HMIS
6	Housing Trust Fund
7	City of Berkeley Planning and Administration

Table 8 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The City continue to funds activities that have been identified as a need.

Projects

AP-38 Projects Summary

Project Summary Information

Table 9 – Project Summary

1	Project Name	Housing Services
	Target Area	BERKELEY
	Goals Supported	Affordable Housing Supply and Quality
	Needs Addressed	Affordable Housing
	Funding	CDBG: \$66,174
	Description	City staff provide loan services to support single family rehabilitation, housing trust fund projects, and other federally funded housing related activities.
	Target Date	6/30/2018
	Estimate the number and type of families that will benefit from the proposed activities	The project will serve approximately 110 active housing rehabilitation loans.
	Location Description	Various locations within the City of Berkeley.
	Planned Activities	Services provided under this project will include accounting, processing loan payments and loan payoff demands, deeds of reconveyance, lien releases and loan subordination requests, collections, personal financial analysis, and structuring of temporary repayment agreements.
2	Project Name	Single Family Rehabilitation Programs
	Target Area	BERKELEY
	Goals Supported	Affordable Housing Supply and Quality
	Needs Addressed	Affordable Housing
	Funding	CDBG: \$1,011,589
	Description	Activities related to single family rehabilitation efforts will be funded under this project. These projects will cover health and safety improvements as well as accessibility improvements such as the installation of ramps/lifts for low income homeowners and renters.
	Target Date	6/30/2018

	Estimate the number and type of families that will benefit from the proposed activities	150 households
	Location Description	Various locations within the City of Berkeley.
	Planned Activities	Activities include health and safety, accessibility and energy efficiency improvements.
3	Project Name	Community Facility Rehabilitation
	Target Area	BERKELEY
	Goals Supported	Improve Public Facilities
	Needs Addressed	Non-Housing Community Development
	Funding	CDBG: \$1,063,800
	Description	Activities that fund the rehabilitation of public facilities are funded under this project.
	Target Date	6/30/2018
	Estimate the number and type of families that will benefit from the proposed activities	It is projected that improved community facility improvements will benefit at minimum <u>5,5002,219</u> people. The number of beneficiaries is expected to increase with the addition of new community facility projects to be identified through the upcoming RFP.
	Location Description	Various locations within the City of Berkeley, <u>including the Adult Mental Health Clinic located at 2624 Martin Luther King Jr. Way-</u>
Planned Activities	The City will release a Request for Proposals for community facility improvement projects during the fall of 2017. The City will review community improvement project proposals on a rolling basis until the approved amount is committed. Activities include supporting our non-profit rehabilitation partner organization to improve community facilities, and using the funds previously allocated to a request for proposal process, to the City of Berkeley's Adult Mental Health Clinic for substantial rehabilitation to serve some of the City's lowest income and most vulnerable populations.	
4	Project Name	Public Services
	Target Area	BERKELEY
	Goals Supported	Provide Public Services
	Needs Addressed	Homelessness and Fair Housing Services

	Funding	CDBG: \$453,853
	Description	Homeless (men's shelter and Coordinated Entry System) and fair housing services.
	Target Date	6/30/2018
	Estimate the number and type of families that will benefit from the proposed activities	1, 160 <u>138</u> households are expected to be served through these activities.
	Location Description	Berkeley
	Planned Activities	The Berkeley Food and Housing Project will provide emergency shelter to 100 <u>78</u> adult homeless men in downtown Berkeley. They also operate Berkeley's Coordinated Entry System which will screen and conduct intakes with approximately 1000 people. East Bay Community Law Center will provide outreach, training, fair housing counseling services to up to 60 households, investigation of 20 fair housing complaints, tenant/landlord mediation, and at least two fair housing testing/audits with follow-up training for non-compliant property owners.
5	Project Name	ESG17 City of Berkeley Rapid Rehousing and HMIS Services
	Target Area	BERKELEY
	Goals Supported	Homeless Prevention and Rapid Re-Housing
	Needs Addressed	Homelessness
	Funding	\$206,196
	Description	ESG funds will be used for Rapid Re-Housing and HMIS.
	Target Date	6/30/2018
	Estimate the number and type of families that will benefit from the proposed activities	25 households will be served with rapid rehousing financial assistance
	Location Description	Various locations.
	Planned Activities	ESG funds will be used to provide financial assistance and housing relocation and stabilization services to rapidly re-house approximately 25 households.
6	Project Name	Housing Trust Fund
	Target Area	BERKELEY

	Goals Supported	Affordable Housing Supply and Quality
	Needs Addressed	Affordable Housing
	Funding	CDBG: \$465,033 HOME: \$543,474
	Description	Activities that provide funding for City staff in support of projects funded with City of Berkeley Housing Trust Fund dollars, includes funding for projects and CHDO operating funds.
	Target Date	6/30/2018
	Estimate the number and type of families that will benefit from the proposed activities	Anticipate completion of Harper Crossing (41 units) in IDIS during PY 2018.
	Location Description	Citywide
	Planned Activities	City staff actively facilitate development, rehabilitation and/or preservation of affordable housing through working with developers, other city staff, lenders and other public agencies for the acquisition and rehabilitation of multi-family housing.
7	Project Name	City of Berkeley Planning and Administration
	Target Area	BERKELEY
	Goals Supported	Affordable Housing Supply and Quality Improve Public Facilities and Public Services Homeless Prevention and Rapid Re-Housing
	Needs Addressed	Affordable Housing Homelessness Non-Housing Community Development
	Funding	CDBG: \$537,512 HOME: \$60,386 ESG: \$16,719
	Description	The project will fund City staff to plan and administer CDBG and HOME projects.
	Target Date	N/A

Estimate the number and type of families that will benefit from the proposed activities	N/A
Location Description	N/A
Planned Activities	Information about the planned activities is included in Section AP-38 Project Summaries

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

As discussed in MA-50 the City does not have areas of low-income or minority concentrations and therefore does not allocate federal funds geographically.

Geographic Distribution

Target Area	Percentage of Funds
BERKELEY	100

Table 10 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Not applicable.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

This section includes HOME-funded units only. Unit counts are broken out two ways: by population served and by type of housing provided. The table below includes information for Grayson Street Apartments, which will be funded with HOME funds in PY2017:

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	23
Special-Needs	13
Total	23

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	23
Rehab of Existing Units	
Acquisition of Existing Units	0
Total	23

Table 12 - One Year Goals for Affordable Housing by Support Type

Discussion

Harper Crossing's construction is expected to be completed and leased up by fall 2017. The City anticipates reporting its completion in IDIS in PY 2017. The City anticipates committing HOME funds to Grayson Street Apartments in PY 2017 once all of its financing has been assembled; the City reserved funds for the project in 2016. William Bryon Rumford's rehabilitation was completed and closed out in IDIS in PY16.

AP-60 Public Housing – 91.220(h)

Introduction

The Berkeley Housing Authority (BHA) is not a department of the City of Berkeley. BHA Board members are appointed by the Mayor and confirmed by the City Council.

Actions planned during the next year to address the needs to public housing

The BHA no longer owns any public housing. The 75 units formerly in their portfolio transitioned to a new ownership entity (Berkeley 75 Housing Partnership, LP) in 2014. The units were rehabilitated and have Project-based Section 8 assistance tied to them.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

Not applicable.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

Not applicable.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City will continue to operate six Shelter Plus Care (S+C) grants and the locally-funded Square One program, providing rental assistance to a minimum of 235 households annually. This includes the City's Housing for Older Adults Project (HOAP) S+C program which provides rental subsidies through the City's Aging Services Division and the COACH grant, which provides rental subsidies and targets people who are chronically homeless. New S+C households continue to be prioritized through Alameda County's Home Stretch registry, a County-wide centralized system which prioritizes people who are chronically homeless and high need with permanent supportive housing opportunities.

During PY2017, the City will continue to work on the implementation of its Coordinated Entry System (CES). It will also participate in EveryOne Home's planning and implementation process of expanding the CES countywide. Outreach and assessing individual needs are important components of the CES and will be expanded in PY17.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City will continue to provide funding for shelter and transitional housing. In PY16, the City expanded the number of year-round shelter beds from 118 to 148 year-round by increasing its funding to the YEAH! shelter which serves 18-24 year olds. The year-round beds are accessed through the City of Berkeley's Coordinated Entry System that operates 9 a.m. - noon and 1-4 p.m. Monday through Friday. A second shelter reservation period occurs from 7-8 p.m. to fill available BOSS and BFHP shelter beds that are unoccupied.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

The City of Berkeley has encouraged its network of providers of services to the homeless to focus their efforts on rapidly re-housing their clients. The City has centralized its funded case management services at the CES to allow for ongoing case management regardless of the person's housing status or enrollment at a particular shelter. In addition, the City is funding Housing Specialist positions whose

only role is to identify, cultivate and maintain partnerships with property owners. These case management and housing opportunities will assist all literally homeless clients in Berkeley but will be primarily targeted at individuals and families who are chronically homeless and have multiple barriers.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

The Coordinated Entry System will provide people who are at imminent risk of becoming homeless (HUD Homeless definition (Category 2) with problem solving support to retain current housing or to locate another housing placement. This will include mediation with family members and friends to keep individuals and families from entering the shelter system. Additionally, the City has allocated \$210,000 to assist permanently and temporarily housed Berkeley residents from being evicted.

Alameda County has mental health, foster youth, health care, and corrections discharge policies intended to prevent discharges of individuals from these systems into homelessness, described in detail in the Consolidated Plan. The City will continue to participate in countywide efforts to reduce discharges into homelessness.

Discussion

The City of Berkeley's CES provides a single point of entry for people who are homeless to be screened and assessed for a range of City funded homeless programs, including emergency shelters, transitional housing, permanent supportive housing, and rapid rehousing services. All contracted service providers report outcomes based on the countywide outcome standards developed by Everyone Home, in order to inform future adjustments to the service system.

AP-75 Barriers to affordable housing – 91.220(j)

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

In the past, accessory dwelling unit (ADU) requirements were considered a barrier to affordable housing. In July 2015, City Council adopted regulations to make it easier for homeowners to legally create ADUs as-of-right in most circumstances, no longer requiring a lengthy zoning review and approval process and also relaxing the parking requirements in cases when the ADUs are within a half-mile of BART or a major AC Transit bus line. The relaxed ADU requirements are designed to increase the supply and range of housing options in Berkeley.

The permit process in Berkeley may be considered a constraint to housing production, although based on the amount of affordable and market-rate development that has been approved and the density of those projects, it does not appear to have deterred new development and the City met most of the previous California Regional Housing Needs Assessment (RHNA) targets. However, Policy H-34 calls for the City to continue to improve and streamline the development review process and to evaluate regulations to identify and reduce unnecessary impediments to housing development and affordable housing projects.

Additionally, while the zoning ordinance includes five multi-family zoning districts and the City has seen a number multi-family development projects, Housing Policy H-34 encourages the review of infill development regulations in residential districts to identify and change possible constraints.

AP-85 Other Actions – 91.220(k)

Introduction

The City of Berkeley uses a range of strategies to address the housing, homeless, and community development goals identified in the Consolidated Plan. This section discusses actions planned to foster and maintain affordable housing, to reduce lead-based paint hazards, to reduce the number of poverty-level families in Berkeley, and to coordinate activities in these areas with other entities.

Actions planned to address obstacles to meeting underserved needs

One of Berkeley's major obstacles to meeting underserved needs is the limited amount of federal, state, and local resources available given the diversity of needs in the community and high cost of housing in the Bay Area. The City of Berkeley will continue to pursue new State and Federal resources as available to meet underserved needs.

Actions planned to foster and maintain affordable housing -

The City has several programs which foster and maintain affordable housing in Berkeley:

- **Rent Stabilization Program.** In 1980, Berkeley residents passed the Rent Stabilization and Eviction for Good Cause Ordinance. The Ordinance regulates rent levels for approximately 20,000 residential rental units in Berkeley and provides tenants in 26,000 units with increased protection against unwarranted evictions helping to maintain affordable housing and preserve community diversity.
- **Affordable Housing Mitigation Fee (AHMF).** The City requires developers of new market rate rental housing to pay a fee of \$34,000 per unit or to provide 20% as many income and rent restricted units—split evenly between those affordable to households earning 50% or less or 80% or less of the area median income—in lieu of the fee. Fee income goes into the City's Housing Trust Fund to support affordable housing development. In 2016, the City adopted an ordinance requiring that certain units provided under this program are reserved for tenants with Section 8 and Shelter Plus Care.
- **Condominium Conversion Ordinance (CCO).** The CCO governs the conversion of rental apartments and tenancy-in-common buildings to condominiums, and other types of mutual or cooperative housing. It requires owners to pay a mitigation fee. Fee revenue goes into the City's Housing Trust Fund.
- **Commercial Linkage Fee.** The Affordable Housing Mitigation Program was approved on April 20, 1993. It imposed fees on commercial new construction in which the newly constructed gross floor area is over 7,500 square feet.
- **Housing Trust Fund (HTF).** The City of Berkeley created its HTF in 1990 to help develop and preserve below-market-rate housing. The HTF pools funds for affordable housing construction from a variety of sources with different requirements, makes them available through one single

application process to local developers, then monitors development and operation of the funded housing.

- Inclusionary Housing Ordinance for ownership housing. The ordinance requires developers of market rate ownership housing to include affordable ownership units or pay a fee.
- Mortgage Credit Certificate. MCC is a federal income tax credit that provides qualified low-income homebuyers a tax credit worth up to 15 percent of their annual mortgage interest paid on their home loan. MCC recipients adjust their federal income tax withholding, which increases their take-home pay, making monthly mortgage payments more affordable. The City participates in the Alameda County MCC program.
- Senior and Disabled Loan Rehab Program. HH&CS administers the program as an effort to preserve the City's housing stock and to assist low- and moderate-income senior and disabled homeowners, funded by CDBG and CalHOME. The applicants receive a zero interest loan, secured by a deed of trust on their home, which is repaid when title to the property changes hands, normally as a result of the sale of the property or inheritance by the owner's heirs.

Actions planned to reduce lead-based paint hazards

The City will continue to comply with the Environmental Protection Agency's Renovation, Repair, and Painting Program in its Senior and Disabled Rehabilitation Loan Program.

The City of Berkeley Public Health Division and the Alameda County Lead Poisoning Prevention Program will work together to increase awareness and knowledge about lead poisoning prevention in Berkeley including providing lead-safe painting classes, in-home consultations, garden soil lead testing kits, presentations, educational materials, and other services. Rebuilding Together will work with the City of Berkeley and Alameda County Lead Poisoning Prevention Programs to increase awareness of lead issues among their clients and volunteers and to incorporate lead safe work practices into their activities.

The City of Berkeley Childhood Lead Poisoning Prevention Program collaborates with the Berkeley Health, Housing & Community Services Department's State lead-certified Risk Assessor/Inspector, Project Designer, and Project Monitor. The Alameda County Healthy Homes Department also has a HUD Lead Hazard Control grant to remediate lead hazards in approximately 4 qualifying Berkeley housing units that are vacant, or occupied by a low-income household with either a child under 6, a pregnant woman, or a child under 6 years who regularly visits. Berkeley's program also provides case management services to families with children who have elevated blood lead levels. Services range from Public Health Nursing case management for children with blood lead levels above 15 $\mu\text{g}/\text{dL}$ to health education for children with levels between 5-14 $\mu\text{g}/\text{dL}$.

Actions planned to reduce the number of poverty-level families

The City funds a wide variety of social service programs designed to assist households with poverty level incomes. These programs include childcare and a range of services for special needs populations, which

are outlined in other sections of this Consolidated Plan. This section will highlight the City's strategies to increase livable wage employment opportunities by supporting related community services and working with public and private regional partners. Strategies include:

- Funding and refinement of anti-poverty programs provided by community-based organizations and by the City.
- Community agency contracts are outlined in the Annual Action Plan.
- Collaborate actively with CalWORKS (TANF) and Workforce Investment Act programs.
- Continue implementation of the City of Berkeley's Living Wage Ordinance. Foster regional coordination on economic development to benefit low income Berkeley residents.
- Linking homelessness and homelessness prevention programs to employment training and placement opportunities.
- Proposed amendments to the Minimum Wage Ordinance to incrementally raise Berkeley's minimum wage so that it would be \$15 an hour by October 1, 2018 for large employers and \$15 an hour by October 1, 2020 for small employers and non-profits and the adoption of a Paid Sick leave Ordinance that will provide enhanced paid sick leave entitlements beyond what is required by state law.

The City has contracted with the a number of workforce development programs to provide training, education and job placement for low income, under-employed, and unemployed residents:

- Inter-City Services provides employment, training, and education and continues to serve veterans as funded under the Governor's 15 percent Discretionary pool of Workforce Investment Act (WIA) funds.
- Biotech Partners operates the Biotech Academy at Berkeley High School, targeting youth from under-represented populations in the fields of science and technology (African American, Latino, South East Asian, female and low-income youth) and who may be at risk of not graduating from high school.
- The Bread Project provides training in culinary arts and bakery production, and includes the formerly incarcerated as their target population. They operate a social enterprise (wholesale bakery) that creates opportunities for trainees to obtain crucial on-the-job experience.
- Rising Sun Energy Center's Green Energy Training Services (GETS) provides classroom and hands-on training in Building Performance which serves as a pathway for careers in green and clean technologies. Rising Sun also operates the California Youth Energy Services (CYES) program funded by the CA Public Utilities Commission, providing summer jobs conducting residential energy audits.
- The City's anti-poverty strategy continues to be closely tied to the funding of over 50 community agencies to provide services as described above to enable people in poverty to attain self-sufficiency, support at-risk youth to succeed in school and graduate, and protect the health and

safety of low income people.

Actions planned to develop institutional structure

During the next year, the City of Berkeley will continue to coordinate the housing and community services activities within the department through regular senior staff meetings and coordination on specific topics.

Actions planned to enhance coordination between public and private housing and social service agencies

City staff will also continue to participate in the implementation of Everyone Home, the countywide plan to end homelessness. Everyone Home spearheads Alameda County's Continuum of Care. Staff will continue to participate in the initiative's Leadership Board, which includes most public funders of housing and homeless services in the county, as well as leadership from key community based organizations. Leadership Board membership helps coordination efforts across the county. Staff also participates in other committees composed of other funders (such as Alameda County Behavioral Health Care Services and the Social Services Agency) as well as many community based organizations.

Recent countywide collaboration efforts include the 2017 Point in Time homeless survey, count and report.

Discussion

The majority of Berkeley's activities furthering the goals of the Annual Action Plan are provided by community agency partners. This will continue to be the case in PY 2017.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	250,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	250,000

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	98.00%

**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)**

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

The City of Berkeley uses no forms of investment other than ones described in §92.205(b), which describes eligible activities for HOME funds.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

No homeownership activities are anticipated for PY 2017.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

No homeownership activities are anticipated for PY 2017.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The City's policy is not to use HOME funds to pay off outstanding debt on single family or multifamily housing development projects. The City may commit HOME funds to projects that include refinancing with other sources of funds.

**Emergency Solutions Grant (ESG)
Reference 91.220(l)(4)**

1. Include written standards for providing ESG assistance (may include as attachment)

The City, Everyone Home and Countywide representatives are in the process of updating the ESG manual. The most recent version was attached to the 2015 Consolidated Plan.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The Alameda County Continuum of Care has initiated its planning process to establish

its coordinated assessment system. The system is expected to be in place in PY2017.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

The City of Berkeley was allocated \$222,915 in ESG funding for PY2017. The City of Berkeley will utilize the maximum amount possible for administration (7.5 percent of the grant) and allocate funds to support the County-wide Homeless Management Information System, known as InHouse. The remaining \$199,520 will be allocated to Berkeley Food and Housing Project, the operator of the City of Berkeley's Coordinated Entry System (CES). The CES staff will screen, assess and prioritize homeless clients for rapid rehousing assistance with supporting housing retention services.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The policy-making entity for the City of Berkeley which makes decisions regarding the facilities, services, and other programs to receive funding under the Emergency Solutions Grant (ESG) is the Berkeley City Council. The Berkeley City Council is elected by the citizens of Berkeley. The City cannot mandate that a homeless or formerly homeless individual be on the City Council. Therefore, the City must develop and implement a plan to consult with homeless or formerly homeless individuals in making policies and decisions regarding programs that receiving funding under ESG.

City staff are planning, in conjunction with Everyone Home, to host a forum each year for homeless clients, in order to involve them in policy-making and decisions regarding ESG-funded services. The details have yet to be determined. Formerly homeless people also hold seats on various EveryOne Home Committees.

5. Describe performance standards for evaluating ESG.

The performance standards to be applied to ESG activities is attached as an image labeled Outcome Measures. These standards were developed in 2009-2010 through the leadership of Everyone Home (the Continuum of Care) and partially funded by City of Berkeley General Funds. This matrix presents outcome standards for each type of program in the Continuum of Care. Most were established as a percentage of the average outcomes achieved by all County programs (for example, the average permanent housing placement rate of all emergency shelters) and will be adjusted over time to ensure continued improvement.

Attachment 1			
Substantial Amendment to Annual Action Plan for PY17			
City of Berkeley CDBG, ESG and HOME Projects for 7/1/2017 - 6/30/2018			
Proj. #	Agency	Project Name	PY17 Revised Allocation
CDBG			
1	Community Energy Services Corp.	Home Safety & Repair Program	\$ 282,334
2	Rebuilding Together	Safe Home Project	\$ 98,279
3	Center for Independent Living	Residential Access	\$ 140,000
4	HHCS D*	Loan Services	\$ 66,174
5	HHCS D	Senior and Disabled Rehab Program	\$ 340,976
6	HHCS D	Rehab Loans	\$ 150,000
7	HHCS D	Housing Development: M/F Rehab	\$ 465,033
8	HHCS D	Housing Trust Fund	\$ -
		Subtotal Housing Projects	\$ 1,542,796
9	Berkeley Food & Hsg. Proj. (BFHP)	Men's Overnight Shelter	\$ 165,536
10	East Bay Community Law Center	Fair Housing	\$ 34,932
11	Berkeley Food and Housing Project	Coordinated Entry System	\$ 253,385
		Subtotal Public Services Projects	\$ 453,853
12	Rebuilding Together	Community Facility Improvements	\$ 24,575
13	HHCS D	Community Facility Improvements	\$ 145,892
14	To Be Determined	Summer 2017 Request for Proposal for Community Facility Improvement Projects	\$ 893,333
		Subtotal Public Facilities Projects	\$ 1,063,800
15	HHCS D	CDBG Planning and Administration	\$ 537,612
		Subtotal Planning & Admin Projects	\$ 537,612
		**GRAND TOTAL ALL CDBG PROJECTS	\$ 3,598,061
ESG			
17	BFHP and HHCS D	Rapid Re-Housing Project	\$ 199,520
18	HHCS D	Homeless Management Information System	\$ 6,676
19	HHCS D	Program Planning and Administration	\$ 16,719
		GRAND TOTAL ALL ESG PROJECTS	\$ 222,915
HOME			
20	HHCS D	HOME Administration	\$ 60,386
21	CHDO Operating Funds	CHDO Operating Funds	\$ 28,115
22	HHCS D	Housing Trust Fund	\$ 515,359
		***GRAND TOTAL ALL HOME PROJECTS	\$ 603,860
Notes:	* HHCS D = City of Berkeley Health, Housing & Community Services Department		
	** Assumes \$250,000 in Program Income and \$910,000 in unused carry over funds.		
	*** Assumes \$20,000 in Program Income		