

COMMUNITY DEVELOPMENT AGENCY
HOUSING AND FEDERAL GRANTS DIVISION

May 7, 2019

Brian C. Crawford
DIRECTOR

Marin County Board of Supervisors
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San Rafael, CA 94903

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SUBJECT: Consolidated Plan Amendments 2019 Annual Action Plan (including Budgets for the Community Development Block Grant Program (CDBG), and the HOME Investment Partnerships Program (HOME)).

Dear Board Members,

RECOMMENDATIONS:

1. Hold a public hearing on May 7, 2019, for comment on:
 - A. Marin County's housing and community development needs.
 - B. Marin County's community development performance.
 - C. The Consolidated Plan Amendment 2019 Annual Action Plan, including activities proposed for federal fiscal year 2019 funding from CDBG and HOME.
 - D. The proposed budget for the use of federal fiscal year 2019 CDBG funds included in the Consolidated Plan Amendment 2019 Annual Action Plan.
 - E. The proposed reprogramming of past years' CDBG funds to new activities and the proposed use of CDBG program income included in the Consolidated Plan Amendment 2019 Annual Action Plan.
 - F. The proposed budget for the use of federal fiscal year 2019 HOME funds included in the Consolidated Plan Amendment 2019 Annual Action Plan.
 - G. The proposed reprogramming of past years' HOME funds to new activities and the proposed use of HOME program income included in the Consolidated Plan Amendment 2019 Annual Action Plan.
 - H. Local Policies and Procedures, including:
 - i. The Local Standard for Affordable Rents.
 - ii. The Civil Rights Policy.
 - iii. The Residential Antidisplacement and Relocation Assistance Plan.
 - iv. Notice of Nondiscrimination Policy.

Building and Safety
Environmental Health Services
Planning
Environmental Review
Housing
Sustainability
Code Enforcement
GIS
Federal Grants

www.marincounty.org/cda

2. Following public testimony, approve the Consolidated Plan Amendment 2019 Annual Action Plan and related documents, in substantially the form attached, including the items listed above, and authorize any budget changes necessary to implement these actions.
3. Following public testimony, approve the Resolution authorizing staff to submit the Consolidated Plan Amendment to the U.S. Department of Housing and Urban Development (HUD), and authorize staff to act in connection with the submission of the Consolidated Plan Amendment 2019 Annual Action Plan and to provide such corrections or additional information as HUD may require.
4. Announce that copies of the Consolidated Plan Amendment 2019 Annual Action Plan (as amended) are available from the Community Development Agency, and that program files, records regarding past use of CDBG and HOME funds, the Local Standard for Affordable Rents, the Civil Rights Policy, the Residential Antidisplacement and Relocation Assistance Plan, and the Nondiscrimination Policy are available for inspection at the Community Development Agency.

SUMMARY:

On May 12, 2015, the Marin County Board of Supervisors approved the Consolidated Plan for fiscal years 2015-19, the document required by HUD as our application for formula funding from HUD through CDBG and HOME. These federal grant funds are used for housing, community facilities, and public services for low and moderate-income households. The five-year Consolidated Plan includes an analysis of affordable housing and community development needs and statements of policies for the entire period, as well as CDBG and HOME project budgets for the first year of the five-year period. In the second, third, fourth, and fifth years, the Consolidated Plan must be amended with an “Annual Action Plan” to add each year’s CDBG and HOME project budgets.

July 1, 2019 will mark the beginning of the fifth year covered by the Consolidated Plan and an annual amendment is required. The attached 2019 Annual Action Plan amendment to Marin County’s five-year Consolidated Plan, updates the policy section and adds budgets for the use of \$1,505,533 in federal fiscal year 2019 (2019-20 local program year) CDBG funds and \$742,490 in federal fiscal year 2019 (2019-20 local program year) HOME funds. The 2019 Annual Action Plan is prepared in HUD’s Integrated Disbursements & Information System, using their required format. In order to meet HUD’s strict time limits on spending, the budget also includes CDBG and HOME funds from prior years which are recommended for reprogramming (reallocation) to new projects, and allocations of CDBG and HOME program income.

Marin’s actual grant amounts are affected by changes in the overall program funding in the federal budget and Marin’s ranking in comparison with other grantees based on demographic factors. Staff are projecting flat funding for CDBG and a slight reduction in HOME funding from the prior fiscal year funding levels.

The attached 2019 Annual Action Plan has been reviewed and recommended by the Novato and San Rafael Planning Area Subcommittees, comprised of elected officials, and the Countywide Priority Setting Committee (PSC), which is made up of community members representing protected classes and elected representatives from city, town, and County jurisdictions.

DISCUSSION

The CDBG and HOME budget information in the 2019 Annual Action Plan was developed following three public hearings held in the Planning Areas—one hearing held by the Novato City Council on March 12, 2019; one hearing held by the San Rafael City Council on March 18, 2019; and one hearing held by the PSC on April 4, 2019.

The application, review, and approval process for CDBG and HOME funding encourages community participation. To ensure engagement, eight public meetings were conducted for the 2019-20 application cycle. Four meetings were PSC meetings, which included two planning hearings to identify local funding priorities; an application workshop to discuss various projects in more detail; and the public hearing, noted above, where committee members adopted recommendations for funding. In addition, a bidding conference was held, and staff presented at a West Marin community forum for potential applicants to learn about funding requirements and discuss potential projects. Finally, the Novato and San Rafael City Councils' dedicated time at their regularly scheduled meetings to consider and adopt recommendations for their respective planning areas, noted previously. All these meetings were open to the public and provided opportunities for public comment.

The local funding priorities identified by the PSC and used by staff in evaluating applications and making funding recommendations were expanded for the 2019-20 application cycle to include more explicit direction for the public service category. This funding category regularly receives far more requests for funding than funds available. The public services identified to focus funding on for the 2019-20 fiscal year are:

- Basic health services - established to address the urgent medical need for individuals living in the region who are un-insured, under-insured, working poor, newly unemployed, or people with low-incomes who cannot afford their deductible. Services may include medically necessary emergency health services, inpatient and outpatient hospital services, short-term outpatient evaluative and crisis intervention mental health services, medical treatment and referral services for the abuse of or addiction to alcohol and drugs; diagnostic laboratory and diagnostic and therapeutic radiologic services, home health services, and preventative health services including immunizations, well-child care from birth, periodic health evaluations for adults, voluntary family planning services, infertility service, and children's eye and ear examinations conducted to determine the need for vision and hearing correction.
- Childcare and parenting services - programs targeting low-income families to address disparities in access to early childhood education and high costs of childcare county wide. Programs and services include but are not limited to supporting childcare scholarships, therapeutic services, teacher's salaries, transportation, and home visitations. Services in locations which are likely to result in increased racial and ethnic diversity Countywide with an emphasis on high-need neighborhoods are prioritized.
- Fair housing services and Legal services - this priority has two components: (1) Fair housing services are consistent with HUD's requirement to serve protected classes under federal fair housing law and to affirmatively further fair housing. Services may include counseling victims of housing discrimination, investigating potential complaints, mediating settlements where appropriate, referring cases to federal and state enforcement agencies,

monitoring complaints, helping people with disabilities request reasonable accommodations, conducting training seminars for the housing industry, and providing community education on fair housing rights.

(2) Ensure legal services are accessible, affordable, and high quality to help individuals gain or maintain economic security, preserve safe housing, prevent domestic violence, and maintain other basic needs. Services may include direct legal representation, legal advice, self-help, and community education.

- Senior services - programs targeted to address the low-income and isolated senior populations throughout the county of Marin. Programs and services include but are not limited to nutritional meals and grocery delivery services, case management services, free and discounted medical services, and social programs.

The PSC reaffirmed requirements used to assess applications for all project categories, including:

- Capacity and commitment to Affirmatively Further Fair Housing (a legal requirement that federal grantees further the purposes of the Fair Housing Act by taking steps to address historical patterns of segregation and discrimination).
- Support projects that serve members of the protected classes (under federal civil rights laws).
- Prioritize fewer applications.
- Fund fewer housing projects per year.

In addition, there are several HUD regulations that staff must adhere to in order to ensure future funding. These requirements include:

- Timely spending
 - CDBG - if the County has an unspent balance of CDBG funds exceeding 1.5 times the annual grant award in April of the following calendar year, HUD will designate the community as “high-risk” and may take funds away.
 - HOME - funds are automatically taken if a project has not completed within 9 years. This rule will become stricter after December 31, 2021 when funds will be automatically taken if the County has not entered into contract within two years of a grant award OR a project has not completed within 4 years.
- CDBG funding activities and required allocations (federal regulation that stipulates a maximum of 20% may be spent on administration, a maximum of 15% may be spent on public services, at least 40% of funds must be spent on housing, and the remaining funds may be spent on capital or housing projects).

Funding requests for the 2019-20 CDBG and HOME application cycle far exceeded the anticipated funding available from HUD. The expected entitlement from HUD was estimated to be just over \$2.1 million as compared to over \$5.1 million in funding requests received from 44 applications covering both CDBG and HOME programs. This total funding request is consistent with the previous year’s requests. The public service funding category, which is always the most competitive, received 23 requests-four more than the prior year. Unfortunately, due to the considerable gap in resources, very difficult choices were made, and many valuable projects did not receive funding recommendations for this cycle.

The local Planning Area and PSC meetings provide an opportunity for community members, funding applicants, and decision makers to hear from each other and discuss the merits of specific proposals. The PSC public hearing held on April 4th, 2019 was attended by applicants and community members. A significant portion of the public comment consisted of organizations providing updates on how previously awarded funds are being implemented and thanking the committee for supporting their projects. Given the demand for funding and the limited funds available, projects also advocated to receive funding and increased support.

There was additional discussion regarding increasing funding for the Fairfax San Anselmo Children’s Center’s afterschool transportation program, which received a reduced funding recommendation this year due to the increased number of applications received. The PSC expressed support for the program and a proposal was considered to move funds from other projects to allocate towards the Fairfax San Anselmo Children’s Center. After careful consideration the PSC ultimately chose not to make changes to the recommendations. The PSC requests that the Board of Supervisors increase funding by \$4,000 for the program, if additional entitlement funds are made available by HUD and consider further funding for the project if the County has other resources.

Following the PSC meeting staff received funding allocations from HUD, which provides \$12,248 of additional funds available for CDBG and \$74,229 of additional funds for HOME. In addition, staff received payment of program income for both the CDBG housing category and HOME program. Moreover, by reducing the administrative allocation, staff identified \$70,852 of entitlement funding available to apply towards projects in the housing and capital categories. Staff request the Board of Supervisors consider allocating these funds toward the following projects:

Countywide Projects –

- \$7,961 of CDBG entitlement funding to the New Marin City Mixed-Use Health Hub, a project of the Marin City Health and Wellness Center.

County Other Planning Area

- \$10,000 of CDBG entitlement funding and \$3,077 of CDBG program income to Mesa and Ocean Terrace Apartments, a project of the Community Land Trust Association of West Marin.
- \$1,837 of CDBG entitlement funding to the After School Transportation Program, a project of Fairfax San Anselmo Children’s Center. This is the full amount available for public service from the additional entitlement received.
- \$10,000 of CDBG entitlement funding to Creating Healthy Environments Through Infrastructure, a project of Marin City Community Services District.
- \$6,144 of CDBG entitlement funding to Sage Lane Senior Affordable Housing Rehabilitation, a project of San Geronimo Valley Affordable Housing Association.

Novato Planning Area

- \$7,778 of CDBG entitlement funding to the Rehabilitation Loan Program, a project of the Marin Housing Authority.
- \$9,000 of CDBG entitlement funding to an Elevator Modernization, a project of North Marin Community Services.

San Rafael Planning Area

- \$27,930 of CDBG entitlement funding and \$11,152 of CDBG program income to Art Works Downtown Affordable Housing Electrical Upgrade, a project of Art Works Downtown.
- Staff evaluated the other San Rafael specific eligible project, the Pickleweed Park and Playground Improvements, a project of City of San Rafael Department of Public Works. However, after consulting with City staff it was determined that the project will be fully funded with the current recommendation.

HOME

- \$20,363 of entitlement funding and \$7,728 of program income to Centertown Apartments, a family rental project of BRIDGE Housing and EAH Housing.
- \$46,443 of entitlement funding to Victory Village, a senior housing project of Resources for Community Development.

These recommendations are consistent with the considerations and direction from the Novato and San Rafael City Councils as well as the PSC.

For the 2019-20 grant cycle, the PSC recommendation combined with these additional allocations provides a funding package that includes administration and support for 27 CDBG projects with \$1,664,864 in combined new entitlement funds, reprogrammed funds, and program income; and administration and support for two HOME projects with \$860,017 in combined new entitlement funds, reprogrammed funds, and program income.

FISCAL/STAFFING IMPACT:

The 2019 Annual Action Plan serves as Marin County's application for federal CDBG and HOME grants, which the County then distributes to eligible projects sponsored by local nonprofit organizations and public agencies. As contemplated in the federal CDBG and HOME regulations, the County is providing grant funds to sub-recipients to implement the sub-recipients' public benefit projects. Acceptance of these awards has no impact on the General Fund.

The federal fiscal year 2019 CDBG and HOME funds become available to the County at the start of the local program year, which runs from July 1, 2019 to June 30, 2020. CDBG and HOME grants will be held in HUD Fund 2100; Program 5130 CDA Federal Grants until the 2019-20 fiscal year begins, at which time the funds will be transferred to Org Code 21055132 (HUD CDBG), and Org Code 21055133 (HUD HOME Program).

For all funding recommendations approved as part of the Consolidated Plan Amendments 2019 Annual Action Plan public hearing, contract approval for commitments of less than \$50,000 shall be delegated to the County Administrator, or their designee. This is consistent with approval authority for Professional Services as described in the Countywide Procurement Manual, effective February 2018.

REVIEWED BY:

- | | |
|--|---|
| <input type="checkbox"/> Department of Finance | <input checked="" type="checkbox"/> N/A |
| <input type="checkbox"/> County Counsel | <input checked="" type="checkbox"/> N/A |
| <input type="checkbox"/> Human Resources | <input checked="" type="checkbox"/> N/A |

SIGNATURE:



Molly Kron
Planner



Leelee Thomas
Planning Manager

Attachments:

1. Resolution approving the Consolidated Plan Amendments 2019 Annual Action Plan.
2. Consolidated Plan Amendments 2019 Annual Action Plan
3. Local Policies and Procedures, including:
 - i. The Local Standard for Affordable Rents.
 - ii. The Civil Rights Policy.
 - iii. The Residential Antidisplacement and Relocation Assistance Plan.
 - iv. Notice of Nondiscrimination Policy.
4. CDBG and HOME Requests and Recommendations for all Planning Areas

The Board letter and all attachments are available online at:
www.marincounty.org/depts/cd/divisions/federal-grants

RESOLUTION NO. 2019-_____
RESOLUTION OF THE MARIN COUNTY BOARD OF SUPERVISORS
AUTHORIZING SUBMISSION OF THE ANNUAL ACTION PLAN AMENDMENTS TO THE
CONSOLIDATED PLAN FOR THE USE OF COMMUNITY DEVELOPMENT BLOCK GRANT
PROGRAM AND HOME INVESTMENT PARTNERSHIPS PROGRAM FUNDS

WHEREAS, the Board of Supervisors of the County of Marin, in cooperation with eleven cities in the County, has adopted a community development strategy establishing three interjurisdictional Community Development Block Grant (CDBG) citizen participation/planning areas, allocating a portion of Federal Fiscal Year 2019 (2019-20 local program year) CDBG funding to the planning areas; and

WHEREAS, three informational workshops were held, and five local public hearings were held to elicit public response and program ideas; and

WHEREAS, the Countywide Priority Setting Committee, the countywide citizen participation body for the CDBG Program and the HOME Investment Partnerships Program (HOME), conducted a public hearing on April 4, 2019 to solicit public testimony on community development objectives and the projected use of CDBG and HOME funds, and to make funding recommendations to be forwarded to the Board of Supervisors of the County of Marin; and

WHEREAS, a notice of availability of the draft Consolidated Plan Action Plan Amendment for Fiscal Year 2019 (2019-20), including the proposed CDBG and HOME Fiscal Year 2019 budgets, was published on April 7, 2019 in the Marin Independent Journal, a newspaper of general circulation; and

WHEREAS, the Board of Supervisors of the County of Marin conducted a public hearing on May 7, 2019, to hear public testimony and consider in full the draft 2019 Annual Action Plan Consolidated Plan Amendments and associated documents; and

WHEREAS, the Board of Supervisors of the County of Marin has certified that the Community Development Program has been developed with citizen input and gives maximum feasible priority to activities which will principally benefit low or moderate income persons.

NOW, THEREFORE, BE IT RESOLVED, that the Board of Supervisors of the County of Marin hereby authorizes County staff to sign and submit the Consolidated Plan Amendments, including the required Certifications and associated documents, to the United States Department of Housing and Urban Development, and authorizes staff to act in connection with the submission of the Consolidated Plan and to provide such additional information and non-substantial budget adjustments as may be required.

PASSED AND ADOPTED at a regular meeting of the Board of Supervisors of the County of Marin held on this 7th day of May, 2019, by the following vote:

AYES: SUPERVISORS

NOES:

ABSENT:

PRESIDENT, BOARD OF SUPERVISORS

ATTEST:

DEPUTY CLERK

Executive Summary

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

1. Introduction

The Office of Community Planning and Development (CPD) of the U.S. Department of Housing and Urban Development (HUD) requires that jurisdictions consolidate goals for all of its CPD programs into one strategic plan, called the Consolidated Plan. The federal grant programs included in Marin's Consolidated Plan are the Community Development Block Grant (CDBG) program and the HOME Investment Partnerships (HOME) program. Marin County's current Consolidated Plan is a five-year strategic plan that covers the time period of July 1, 2015 through June 30, 2020.

The 2019-2020 Annual Action Plan addresses the goals established in the 2015-2019 Consolidated Plan and represents the annual implementation plan for the fifth year of the 2015-2019 Consolidated Plan. The Action Plan identifies specific programs and projects that have been recommended for funding for the 2018-2019 program year with CDBG and HOME funds.

The Annual Action Plan is submitted to HUD annually and constitutes an application for funds under the Federal Funding programs. Please refer to the 2015-2019 Consolidated Plan for background information, including demographic data, an analysis of community development and housing needs, and the plan for meeting those needs as they relate to community development and housing.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

In the use of Community Development Block Grant (CDBG) and HOME Investment Partnerships Program (HOME) funds, Marin County focuses on four major areas:

- Expanding the supply of affordable housing (with outcomes to be measured by the number of units produced),
- Preserving the existing supply of affordable housing (with outcomes to be measured by the number of units rehabilitated or preserved),
- Improving public facilities and enhancing access to healthy outdoor activities (with outcomes measured by the number of residents with access to the improved facilities), and
- A variety of public services which will assist low-income families, seniors, persons with disabilities, and youth, (with outcomes to be measured by the number of persons assisted).

Marin County's priority for the use of HOME funds is the rehabilitation and construction of affordable housing serving a broad spectrum of people; with a focus on members of protected classes.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

Overall, the community development and affordable housing activities that were implemented during the previous Consolidated Plan served the identified needs. The five-year performance measures matrix and the one-year annual performance measures matrix in each of the County's Consolidated Annual Performance and Evaluation Reports (CAPERs) show how the County performed against the goals that were set in the five-year strategic plan and the one-year action plan. The comparison of accomplishment data to goals indicate that the Consolidated Plan activities made a positive impact on the identified needs.

However, due to the complexity and extent of the needs in the County and limited funds, the identified needs are still significant. This is particularly true of affordable housing activities. Marin County is an extremely expensive housing market and our resources available through the federal grants program are not sufficient to make significant impacts on the housing affordability crisis.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The initial public meeting for the 2019-2020 action plan was held August 30, 2018 with the Countywide Priority Setting Committee, which is comprised of community members representing protected classes and city, town, and County elected officials representing the entire county. At this meeting and a subsequent meeting held on September 20, 2018 local and countywide funding priorities were discussed along with the potential impact for each planning area. Next, a bidding conference was held on October 17, 2018, and staff presented at a West Marin community forum on October 24, 2018, to inform the public and prospective applicants about the opportunity to apply for CDBG and HOME funds, to elicit project ideas, and to discuss CDBG and HOME eligibility requirements. An application workshop for Priority Setting Committee members to learn more about and provide feedback on the submitted applications was held on February 7, 2019. Following this, three local planning area public hearings were held on March 12th, 18th, and April 4th, 2019 to elicit public comment and make decisions about the use of CDBG and HOME funds. Finally, the Board of Supervisors held a public hearing to receive public comment and adopt the final funding recommendations for submission to HUD on May 7, 2018. Public comments were received regarding funding amounts, funding trends, and eligibility for CDBG/HOME funded projects.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

Public comment was generally favorable with applicants expressing gratitude for funding recommendations, however, some concerns were raised regarding the amount of funding available. Moving forward we anticipate receiving additional public comment on funding recommendations as we expand our affirmative marketing of the federal grants program resulting in more competition, move to fund fewer housing projects, and insure that public service projects meet more specific local funding priorities.

The following is a summary of comments from Countywide Priority Setting Committee and members of the community at the hearings:

- CDBG and HOME funding recommendations should prioritize projects serving the protected classes.
- Concern about not being able to fund housing projects in neighborhoods with minority concentration.
- Concern about the expanded amount of funding requested and the limited federal funding available.
- City and town council members who have adopted tenant protection ordinances encouraged their peers to bring these policies to their councils.

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

All comments were accepted during this process.

7. Summary

Marin County continues to involve the community in the planning and funding processes related to Federal Grants and other County programs. The limited amount of funding available, the extensive restrictions on those funds, and the ever-changing types and numbers of applicants make it challenging to meet all of the needs of the entire community.

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 |
|--------------------|--------------|--|
| Lead Agency | MARIN COUNTY | Community Development Agency, Housing and Federal Grants |
| CDBG Administrator | MARIN COUNTY | Community Development Agency, Housing and Federal Grants |
| HOME Administrator | MARIN COUNTY | Community Development Agency, Housing and Federal Grants |
| ESG Administrator | MARIN COUNTY | Health and Human Services, Department |

Table 1 – Responsible Agencies

Narrative (optional)

N/A

Consolidated Plan Public Contact Information

Leelee Thomas: Planning Manager, Housing and Federal Grants Division

Molly Kron: Planner, Housing and Federal Grants Division

Jillian Zeiger: Planner, Housing and Federal Grants Division

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

1. Introduction

Consultation for this current Annual Action Plan occurred over a nine (9) month period that included workshops and committee meetings with service providers, local government officials, and citizens. Marin County has committed itself to citizen engagement and conducted a wide-variety of meetings throughout the County to ensure that all citizens were well-informed of the County's federal grant monies.

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))

County staff conducted a series of federal grant workshops for nonprofit agencies and service providers in the County. The workshops were open to the public and covered topics specific to the CDBG and HOME funding sources and addressed programmatic questions that the agencies had regarding the grants, the grant amounts, and use of the grant monies. Following the completion of each workshop, applications for the CDBG grant and HOME program were provided to all attendees.

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.

The County has recommended funding for the Marin Housing Authority, which supports Continuum of Care efforts. The Marin Housing Authority is one of our largest CDBG funded recipients and provides Continuum of Care services throughout the County, serving chronically homeless, homeless families, and disabled homeless individuals.

In addition, staff from the Housing and Federal Grants Division participate on the Homeless Policy Steering Committee (Continuum of Care Committee) and provide comments and feedback to policy direction.

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

Staff from the Housing and Federal Grants Division participate on the Homeless Policy Steering Committee (Continuum of Care Committee) and provide comments on funding cycle processes, scoring tools assessing performance, and policy direction for the administration of funds.

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

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| 1 | Agency/Group/Organization | Adopt A Family of Marin |
| | Agency/Group/Organization Type | Services-Housing Services-Children Services-Homeless Services-Education Services-Employment |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Families with children Homelessness Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |
| 2 | Agency/Group/Organization | Bolinas Community Land Trust |
| | Agency/Group/Organization Type | Housing Services-Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding affordable housing needs in West Marin. |
| 3 | Agency/Group/Organization | Bridge Housing Corporation |
| | Agency/Group/Organization Type | Housing Services-Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |

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| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding affordable housing development needs. |
| 4 | Agency/Group/Organization | Buckelew Programs |
| | Agency/Group/Organization Type | Housing Services-Housing Services-Persons with Disabilities Services-Homeless Services-Employment |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homelessness Needs-Veterans Homelessness Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |
| 5 | Agency/Group/Organization | Canal Alliance |
| | Agency/Group/Organization Type | Housing Services-Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Education Services-Employment |

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| | What section of the Plan was addressed by Consultation? | Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding community development, community service needs, employment and training needs, and educational needs. |
| 6 | Agency/Group/Organization | Center for Domestic Peace |
| | Agency/Group/Organization Type | Services-Housing Services-Victims of Domestic Violence |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Families with Children Homelessness Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |
| 7 | Agency/Group/Organization | Center Point, Inc. |
| | Agency/Group/Organization Type | Services-Health |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans Homelessness Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |

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| 8 | Agency/Group/Organization | City of Belvedere |
| | Agency/Group/Organization Type | Other Government-Local |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Priority Setting Committee process. |
| 9 | Agency/Group/Organization | City of Larkspur |
| | Agency/Group/Organization Type | Other Government-Local |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Priority Setting Committee process. |
| 10 | Agency/Group/Organization | City of Mill Valley |
| | Agency/Group/Organization Type | Other Government-Local |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |

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| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Priority Setting Committee process. |
| 11 | Agency/Group/Organization | City of Novato |
| | Agency/Group/Organization Type | Other Government-Local |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation and consultation through the Priority Setting Committee process. |
| 12 | Agency/Group/Organization | City of San Rafael |
| | Agency/Group/Organization Type | Other Government-Local |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation and consultation through the Priority Setting Committee process. |
| 13 | Agency/Group/Organization | City of Sausalito |
| | Agency/Group/Organization Type | Other Government-Local |

| | | |
|----|--|--|
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Priority Setting Committee process. |
| 14 | Agency/Group/Organization | Community Action Marin |
| | Agency/Group/Organization Type | Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Homeless Services-Education |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans Homelessness Needs-Unaccompanied Youth Homelessness Strategy Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process and Priority Setting Committee process. |
| 15 | Agency/Group/Organization | Community Land Trust of West Marin (CLAM) |
| | Agency/Group/Organization Type | Housing Services-Housing |

| | | |
|----|--|---|
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding affordable housing needs in West Marin. |
| 16 | Agency/Group/Organization | County of Marin |
| | Agency/Group/Organization Type | Other Government-County |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Public Housing Needs Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans Homelessness Needs-Unaccompanied Youth Homelessness Strategy Non-Homeless Special Needs Market Analysis Economic Development Anti-Poverty Strategy Lead-based Paint Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation, consultation through the Homeless Policy Steering Committee process and Priority Setting Committee process. |
| 17 | Agency/Group/Organization | Covia Foundation |
| | Agency/Group/Organization Type | Services-Elderly Persons Services-Persons with Disabilities |

| | | |
|----|--|--|
| | What section of the Plan was addressed by Consultation? | Non-Homeless Special Needs Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding service needs for older adults. |
| 18 | Agency/Group/Organization | Dance Palace |
| | Agency/Group/Organization Type | Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Education |
| | What section of the Plan was addressed by Consultation? | Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding rural civic and community engagement and community development needs. |
| 19 | Agency/Group/Organization | Downtown Streets Team |
| | Agency/Group/Organization Type | 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 Needs-Unaccompanied Youth Homelessness Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation and consultation through the Homeless Policy Steering Committee process. |

| | | |
|----|--|--|
| 20 | Agency/Group/Organization | EAH Housing |
| | Agency/Group/Organization Type | Housing Services-Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding legal services and housing needs. |
| 21 | Agency/Group/Organization | Fair Housing Advocates of Northern California |
| | Agency/Group/Organization Type | Services-Housing Services-Fair Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding fair housing services, affirmatively furthering fair housing, and assessment of fair housing. |
| 22 | Agency/Group/Organization | Galilee Harbor |
| | Agency/Group/Organization Type | Housing Services-Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding affordable housing needs. |

| | | |
|----|--|--|
| 23 | Agency/Group/Organization | Homeward Bound of Marin |
| | Agency/Group/Organization Type | Housing Services-Housing Services-Homeless Services-Education Services-Employment |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation and consultation through the Homeless Policy Steering Committee process. |
| 24 | Agency/Group/Organization | Housing Authority of the County of Marin |
| | Agency/Group/Organization Type | Housing Services-Housing Services-Homeless |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Public Housing Needs Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans Homelessness Needs-Unaccompanied Youth Homelessness Strategy Anti-Poverty Strategy |

| | | |
|----|--|---|
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding low-income homeowners, expansion of affordable housing, and needs of public housing residents. Additional consultation through the Homeless Policy Steering Committee process. |
| 25 | Agency/Group/Organization | Jewish and Family Children’s Services, Skyview Day Club (formerly Senior Access) |
| | Agency/Group/Organization Type | Services-Elderly Persons Services-Persons with Disabilities |
| | What section of the Plan was addressed by Consultation? | Non-Homeless Special Needs Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding service needs for older adults. |
| 26 | Agency/Group/Organization | Legal Aid of Marin |
| | Agency/Group/Organization Type | Services-Housing Services-Tenant Protections |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Legal Services |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding legal services and housing needs. |
| 27 | Agency/Group/Organization | Lifehouse Inc. |
| | Agency/Group/Organization Type | Housing Services-Housing Services-Persons with Disabilities |

| | | |
|----|--|---|
| | What section of the Plan was addressed by Consultation? | Non-Homeless Special Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding housing and services for people with disabilities. |
| 28 | Agency/Group/Organization | Marin Center for Independent Living |
| | Agency/Group/Organization Type | Services-Persons with Disabilities |
| | What section of the Plan was addressed by Consultation? | Non-Homeless Special Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding housing modification services and emerging needs of people with disabilities. |
| 29 | Agency/Group/Organization | Marin Child Care Council |
| | Agency/Group/Organization Type | Services-Children |
| | What section of the Plan was addressed by Consultation? | Community Development and Childcare Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding childcare needs. |
| 30 | Agency/Group/Organization | Marin City Community Services District |
| | Agency/Group/Organization Type | Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Education Other Government-Local |
| | What section of the Plan was addressed by Consultation? | Economic Development Anti-Poverty Strategy Community Development Needs |

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|----|--|--|
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding community service needs, outreach, and service delivery. |
| 31 | Agency/Group/Organization | Marin City Health and Wellness Center |
| | Agency/Group/Organization Type | Housing Services-Housing Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Homeless Services-Health Health Agency |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homeless Needs-Families with Children Homelessness Needs-Unaccompanied Youth Non-Homeless Special Needs Basic healthcare needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding affordable housing needs in Marin City, basic health services, and homeless needs. |
| 32 | Agency/Group/Organization | Marin Community Foundation |
| | Agency/Group/Organization Type | Housing Services-Children Services-Elderly Persons Foundation |
| | What section of the Plan was addressed by Consultation? | Community Development Needs |

| | | |
|----|--|---|
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding affordable housing, childcare, community development, and family resource provider needs. |
| 33 | Agency/Group/Organization | Marin Horizon School |
| | Agency/Group/Organization Type | Services-Children |
| | What section of the Plan was addressed by Consultation? | Community Development and Childcare Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding subsidized childcare needs. |
| 34 | Agency/Group/Organization | Marin Organizing Committee |
| | Agency/Group/Organization Type | Services-Homeless |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans Homelessness Needs-Unaccompanied Youth Homelessness Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |
| 35 | Agency/Group/Organization | Nicasio Preschool |
| | Agency/Group/Organization Type | Services-Children |
| | What section of the Plan was addressed by Consultation? | Community Development and Childcare Needs |

| | | |
|----|--|--|
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding subsidized childcare needs. |
| 36 | Agency/Group/Organization | North Bay Children's Center |
| | Agency/Group/Organization Type | Services-Children |
| | What section of the Plan was addressed by Consultation? | Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding subsidized childcare needs. |
| 37 | Agency/Group/Organization | Novato Marin Community Services |
| | Agency/Group/Organization Type | Services-Children |
| | What section of the Plan was addressed by Consultation? | Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding subsidized childcare needs. |
| 38 | Agency/Group/Organization | Performing Stars of Marin |
| | Agency/Group/Organization Type | Services-Children |
| | What section of the Plan was addressed by Consultation? | Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding youth services and childcare needs. |
| 39 | Agency/Group/Organization | Resources for Community Development |
| | Agency/Group/Organization Type | Housing Services-Housing |

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|----|--|---|
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding affordable housing development. |
| 40 | Agency/Group/Organization | Ritter Center |
| | Agency/Group/Organization Type | Services-Housing Services-Children Services-Elderly Persons Services-Homeless Services-Health Services-Education |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans Homelessness Needs-Unaccompanied Youth Homelessness Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |
| 41 | Agency/Group/Organization | San Geronimo Valley Affordable Housing Association |
| | Agency/Group/Organization Type | Housing Services-Housing |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment |

| | | |
|----|--|---|
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding affordable housing needs in West Marin. |
| 42 | Agency/Group/Organization | Shoreline Acres, Inc. |
| | Agency/Group/Organization Type | Services-Children |
| | What section of the Plan was addressed by Consultation? | Community Development and Childcare Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding childcare and rural outreach needs. |
| 43 | Agency/Group/Organization | Spahr Center |
| | Agency/Group/Organization Type | Services-Persons with HIV/AIDS Services-Homeless |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans Homelessness Needs-Unaccompanied Youth Homelessness Strategy HOPWA Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |

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| 44 | Agency/Group/Organization | St. Vincent de Paul Society of Marin |
| | Agency/Group/Organization Type | Housing Services-Housing Services-Homeless |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homeless Needs-Families with Children Homelessness Needs-Veterans Homelessness Needs-Unaccompanied Youth Homelessness Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |
| 45 | Agency/Group/Organization | Sunny Hills Services |
| | Agency/Group/Organization Type | Services-Children Services-Homeless |
| | What section of the Plan was addressed by Consultation? | Homeless Needs-Chronically Homeless Homelessness Needs-Unaccompanied Youth Homelessness Strategy Anti-Poverty Strategy |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Homeless Policy Steering Committee process. |
| 46 | Agency/Group/Organization | Town of Corte Madera |
| | Agency/Group/Organization Type | Other Government-Local |

| | | |
|----|--|---|
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Priority Setting Committee process. |
| 47 | Agency/Group/Organization | Town of Fairfax |
| | Agency/Group/Organization Type | Other Government-Local |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Priority Setting Committee process. |
| 48 | Agency/Group/Organization | Town of San Anselmo |
| | Agency/Group/Organization Type | Other Government-Local |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Economic Development Anti-Poverty Strategy Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Consultation through the Priority Setting Committee process. |

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|----|--|--|
| 49 | Agency/Group/Organization | West Marin Senior Services |
| | Agency/Group/Organization Type | Services-Elderly Persons Services-Persons with Disabilities |
| | What section of the Plan was addressed by Consultation? | Non-Homeless Special Needs Community Development Needs |
| | Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination? | Staff consultation regarding service needs for older adults. |

Table 2 – Agencies, groups, organizations who participated

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

N/A

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 | Department of Health and Human Services | Both the Action Plan and Continuum of Care identify housing as a critical need. |
| Housing Element | Community Development Agency | The Housing Element is a comprehensive documentation of the housing need in Marin County. In addition to identifying housing needs, it sets forth strategies for addressing barriers to housing which supports the goals presented in the Consolidated Plan. |
| Marin Countywide Plan | Community Development Agency | Addresses land use issues in the unincorporated areas of Marin County. |

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

N/A

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 initial public meetings for the 2019-2020 action plan were held on August 30, 2019 and September 20, 2018 with the Countywide Priority Setting Committee, which is comprised of community members representing protected classes and city, town, and County elected officials representing the entire county. At these meetings local and countywide funding priorities were discussed along with the potential impact for each planning area. Next, on October 17, 2019 a bidding conference was held in San Rafael and on October 24, 2019 staff presented at a West Marin community forum in Point Reyes Station, both meetings serve to inform the public and prospective applicants about the opportunity to apply for CDBG and HOME funds, elicit project ideas, and to discuss CDBG and HOME eligibility requirements. Subsequently, an application workshop for Priority Setting Committee members to learn more about and provide feedback on the submitted applications was held on February 7, 2019. Next, three local planning area public hearings were held on March 12, 18, and April 4, 2019 to elicit public comment and make decisions about the use of CDBG and HOME funds. Finally, the Board of Supervisors held a public hearing to receive public comment and adopt the final funding recommendations for submission to HUD on May 7, 2019. Public comments were received regarding funding amounts, funding trends, prioritization of funds for members of the protected classes, and eligibility for CDBG/HOME funded projects.

Additionally, staff attended monthly community meetings located at a CDBG funded facility in Marin City to learn about community needs and services and update the community members on the Housing and Federal Grants division initiatives.

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 Meeting | Minorities Non-English Speaking - Specify other language: Spanish, Vietnamese Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing | 41 attendees between three workshops held on October 17, 2018, October 24, 2018, and February 5, 2019 | Comments received were in relation to project descriptions, funding sources, funding eligibility, and funding requirements/reporting. | No comments not accepted. | |

| 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 Meeting | <p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish, Vietnamese</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> | <p>Public Meeting: 25 attendees between six public hearings held on August 30, 2018, September 20, 2018, March 12, 2019, March 18, 2019, April 4, 2019, and May 7, 2019 (May data to be added)</p> | <p>Comments were positive. Consensus was reached on recommending funds for local and national priorities.</p> | <p>No comments not accepted.</p> | |

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

CDBG Program Income is comprised of an actual amount that was received above what was projected in the 2018 plan. The Program Income for HOME represents the actual amount that was received over what was projected in the 2018 plan. Note that both the CDBG and HOME entitlements in 2015 were below what they are in 2018, resulting in a lower projection for the 2015-2019 Consolidated Plan than what was actually awarded during the span of years 2017-2018. The consequence of this is that the Expected Amount Available Remainder of Con Plan does not appear to be sufficient to cover what is projected to be available for the final year 2019 of the Con Plan.

Anticipated Resources

| Program | Source of Funds | Uses of Funds | Expected Amount Available Year 1 | | | | Expected Amount Available Remainder 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 | 1,505,533 | 17,787 | 142,313 | 1,665,633 | -264,592 | 2019 projected CDBG allocation, 2017 and 2018 actual program income not included in the 2018 AAP. |

| Program | Source of Funds | Uses of Funds | Expected Amount Available Year 1 | | | | Expected Amount Available Remainder of ConPlan \$ | Narrative Description |
|---------|------------------|---|----------------------------------|--------------------|--------------------------|-----------|---|---|
| | | | Annual Allocation: \$ | Program Income: \$ | Prior Year Resources: \$ | Total: \$ | | |
| HOME | public - federal | Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA | 742,490 | 20,846 | 96,681 | 860,017 | -1,305,705 | 2019 projected HOME allocation, 2017 and 2018 actual program income not included in the 2018 AAP. |

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

With whatever resources are available, Marin County will continue to leverage Federal, State and local funds in order to support the acquisition, rehabilitation, and new construction of affordable housing and to offer rental assistance to lower income households. Funding sources include local County Housing Trust funds, local community foundations, and State housing funds, including the cap and trade funds.

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

During the Housing Element process, County owned land was evaluated and vetted for possible affordable housing development. Most of the publicly owned land in Marin County is protected as parkland or designated open space, which typically is in remote areas and does not have sewer or water utilities available. However, the County is evaluating County owned properties including the property on Los Gamos Way in San Rafael and the property at 920 Grand Avenue in San Rafael for development of affordable rental housing for families.

Discussion

Marin County will continue to leverage local, State, Federal and private philanthropic dollars to maximize the effectiveness of HUD funds. The County strategically leverages other sources that support its strategies of preservation and development of affordable housing and community revitalization. For example, the County is working closely with partners at the Marin Community Foundation, local cities and towns, other local funding groups, and community organizations to address housing and service needs. Currently there is a focus on preserving existing affordable housing. Ways to do this include the acquisition and preservation of market rate housing and conversion to permanently affordable homes.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

| Sort Order | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|------------|-----------------------------------|------------|----------|--------------------|---|--|--|--|
| 1 | Rental Housing - Rehabilitation | 2015 | 2019 | Affordable Housing | Countywide Countywide, with an emphasis on mobile home parks and liveaboard houseboat communities Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity | Extremely low and very low-income rental housing Low and moderate-income rental housing | CDBG: \$344,205 HOME: \$500,000 | Rental units rehabilitated: 99 Household Housing Unit |
| 2 | Rental Housing - New Construction | 2015 | 2019 | Affordable Housing | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity | Extremely low and very low-income rental housing Low and moderate-income rental housing | HOME: \$283,684 | Rental units constructed: 54 Household Housing Unit |

| Sort Order | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|------------|----------------------------------|------------|----------|-----------------------------------|---|---|--------------------|--|
| 3 | Homeowner Housing-Rehabilitation | 2015 | 2019 | Affordable Housing | Countywide Countywide, with an emphasis on mobile home parks and liveaboard houseboat communities Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity | Homeownership Housing - Rehabilitation | CDBG: \$331,802 | Homeowner Housing Rehabilitated: 12 Household Housing Unit |
| 4 | Community Facilities | 2015 | 2019 | Non-Housing Community Development | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods | Community Facilities | CDBG: \$335,142 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 14,166 Persons Assisted |

| Sort Order | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|------------|-----------------------|------------|----------|---|---|--|--------------------|--|
| 5 | Fair Housing Services | 2015 | 2019 | Affordable Housing Homeless Non-Homeless Special Needs | Countywide Countywide, with an emphasis on mobile home parks and liveaboard houseboat communities Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods | Extremely low and very low-income rental housing Low and moderate-income rental housing Homeownership housing Public Services | CDBG: \$63,917 | Public service activities for Low/Moderate Income Housing Benefit: 480 Households Assisted |
| 6 | Public Services | 2015 | 2019 | Non-Housing Community Development | Countywide Countywide, with an emphasis on mobile home parks and liveaboard houseboat communities Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods | Public Services | CDBG: \$215,052 | Public service activities other than Low/Moderate Income Housing Benefit: 3,244 Persons Assisted |

| Sort Order | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|------------|----------------|------------|----------|----------------------|---|--|-----------------------------------|---|
| 7 | Administration | 2015 | 2019 | Administration costs | Countywide Countywide, with an emphasis on mobile home parks and liveaboard houseboat communities Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods | Extremely low and very low-income rental housing Low and moderate-income rental housing Community facilities Public Services Homeownership Housing - Rehabilitation | CDBG: \$374,747 HOME: \$76,334 | Effectively administer CDBG and HOME Programs |

Table 6 – Goals Summary

Goal Descriptions

| | | |
|---|-------------------------|---|
| 1 | Goal Name | Rental Housing - Rehabilitation |
| | Goal Description | Rental housing rehabilitation for extremely low, very low, low and moderate-income individuals and families. |
| 2 | Goal Name | Rental Housing - New Construction |
| | Goal Description | Construction of new rental housing for extremely low, very low, low-income individuals and families. |
| 3 | Goal Name | Homeowner Housing - Rehabilitation |
| | Goal Description | Homeowner housing rehabilitation for extremely low, very low, low and moderate-income individuals and families. |

| | | |
|---|-------------------------|--|
| 4 | Goal Name | Community Facilities |
| | Goal Description | Community facilities available to extremely low, very low, low and moderate-income individuals and families. |
| 5 | Goal Name | Fair Housing Services |
| | Goal Description | Fair Housing Services for extremely low, very low, low and moderate-income individuals and families. |
| 6 | Goal Name | Public Services |
| | Goal Description | Public services for extremely low, very low, low and moderate-income individuals and families. |
| 7 | Goal Name | Administration |
| | Goal Description | Program Administration. |

Table 7 – Goal Description

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)

Roughly 114 families will benefit from affordable housing through HOME at the Centertown and Victory Village complexes.

AP-35 Projects – 91.220(d)

Introduction

A brief summary of the proposed projects and their funding amounts for the 2018-19 Fiscal Year.

Projects

| # | Project Name |
|----|---|
| 1 | Rental Housing Rehabilitation |
| 2 | Rental Housing Development |
| 3 | Homeowner Housing Rehabilitation |
| 4 | Housing Access and Modification |
| 5 | Community Housing Development Organization (CHDO) Set Aside |
| 6 | Neighborhood Facilities & Improvements |
| 7 | Childcare Services |
| 8 | Fair Housing Services |
| 9 | Legal Services |
| 10 | Senior Services |
| 11 | Youth Programs |
| 12 | CDBG Program Administration |
| 13 | HOME Program Administration |

Table 8 - Project Information

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

When determining allocation priorities, the County considers local priorities including projects which affirmatively further fair housing and serve members of protected classes, project sponsor capacity, and readiness to proceed. In addition, the Countywide Priority Setting Committee established priorities for the public service funding category to focus the limited dollars available. These priorities include: basic health services, childcare and parenting services, fair housing and legal services, and senior services.

AP-38 Project Summary

Project Summary Information

| | | |
|---------------------------|---|--|
| 1 | Project Name | Rental Housing Rehabilitation |
| | Target Area | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity |
| | Goals Supported | Rental Housing-Rehabilitation |
| | Needs Addressed | Extremely low and very low-income rental housing Low and moderate-income rental housing |
| | Funding | CDBG: \$329,205 HOME: \$500,000 |
| | Description | Support the rehabilitation of affordable housing units available for extremely low, very low, and low-income residents. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 97 low, very low, or extremely low-income households will be served. |
| | Location Description | Rehabilitation activities will take place in rural West Marin at 7, 11, and 15 Sage Lane, Forest Knolls, CA; 988 Mesa Road, Pt. Reyes Station, CA; 21 Calle de Embarcadero, Stinson CA; and 430 Aspen Road, Bolinas, CA. In addition, rehabilitation activities will take place at two sites in central Marin: 1337 4th Street, San Rafael, CA and 855 C Street, San Rafael, CA. |
| Planned Activities | Renovate exterior facades, upgrade units to meet accessibility compliance, upgrade septic systems to meet state compliance, replace aging electrical system, weatherize and ensure units are energy efficient, install a new manager's office, and enhance common areas to meet current code standards and improve resident life. | |
| 2 | Project Name | Rental Housing Development |
| | Target Area | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity |
| | Goals Supported | Rental Housing-New Construction |

| | | |
|----------|--|---|
| | Needs Addressed | Extremely low and very low-income rental housing Low and moderate-income rental housing |
| | Funding | HOME: \$241,131 |
| | Description | Support the development of new affordable rental housing for low, very low, and extremely low-income older adults. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 54 low, very low, and extremely low-income older adults. |
| | Location Description | The development site is 2626 Sir Francis Drake Blvd. Fairfax, CA. |
| | Planned Activities | Finance the land acquisition, design, and construction of Victory Village, a 54-unit affordable apartment complex for low and extremely-low income residents aged 62 and older. |
| 3 | Project Name | Homeowner Housing Rehabilitation |
| | Target Area | Countywide Countywide, with an emphasis on mobile home parks and liveaboard houseboat communities Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity |
| | Goals Supported | Homeowner Housing-Rehabilitation |
| | Needs Addressed | Homeownership Housing-Rehabilitation |
| | Funding | CDBG: \$316,802 |
| | Description | Support the provision of rehabilitation loans to low, very low, and extremely low-income homeowners in Marin County. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 10 low, very low, and extremely low-income homeowners. |
| | Location Description | Loans provided throughout the County of Marin and administered from 4020 Civic Center Drive, San Rafael, CA. |

| | | |
|---|--|--|
| | Planned Activities | Provide loans to owner-occupants of single-family homes, condominiums, floating homes docked in approved berths, mobile homes located within a mobile home park, and non-profit group homes serving special populations. These funds are specifically designated for urgent home repairs, correcting substandard housing conditions, eliminating health and safety hazards, and legalizing and/or creating second units within an existing house where permitted by local ordinance. |
| 4 | Project Name | Housing Access and Modification |
| | Target Area | Countywide |
| | Goals Supported | Rental Housing-Rehabilitation Homeowner Housing-Rehabilitation |
| | Needs Addressed | Extremely low and very low-income rental housing Low and moderate-income rental housing Homeownership Housing-Rehabilitation |
| | Funding | CDBG: \$30,000 |
| | Description | Support home modifications to increase accessibility for low, very low, and extremely low-income individuals at risk of losing their independence. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 4 low, very low, and extremely low-income households will receive home modifications. |
| | Location Description | Home modifications will be done throughout the County of Marin and administered from 710 4th Street, San Rafael, CA. |
| | Planned Activities | Home modifications range from the installation of grab bars and ramps to stair lifts and kitchen lowering. |
| 5 | Project Name | Community Housing Development Organization (CHDO) Set Aside |
| | Target Area | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity |
| | Goals Supported | Rental Housing-New Construction |
| | Needs Addressed | Extremely low and very low-income rental housing Low and moderate-income rental housing |

| | | |
|---|--|---|
| | Funding | HOME: \$42,553 |
| | Description | 15% of HOME funds designated for use by a Community Housing Development Organization (CHDO). |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 54 units of affordable housing will be developed for low, very low, and extremely low older adults. |
| | Location Description | The project site is located at 2626 Sir Francis Drake Blvd., Fairfax, CA. |
| | Planned Activities | Finance the land acquisition, design, and construction of Victory Village, a 54-unit affordable apartment complex for low, very low, and extremely-low income residents aged 62 and older. |
| 6 | Project Name | Neighborhood Facilities & Improvements |
| | Target Area | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods |
| | Goals Supported | Community Facilities |
| | Needs Addressed | Community Facilities |
| | Funding | CDBG: \$335,142 |
| | Description | Support pre-development of a community health clinic, modernization of an aging elevator in a community social services center, rehabilitation and modernization of community center bathrooms to be ADA compliant, rehabilitation of a community park in one of Marin's most economically disadvantaged and rationally and ethnically diverse communities, rehabilitation of a community center gym in one of Marin's most economically disadvantaged and rationally and ethnically diverse communities. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | Approximately 14,116 individuals across all communities will benefit from access to the enhanced facilities. |

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| | Location Description | The projects are located at 100 Phillips Drive, Marin City, CA; 630 Drake Avenue Marin City, CA; 1907 Novato Blvd., Novato CA; 6350 Sir Francis Drake Blvd, San Geronimo, CA50 Canal Street, San Rafael, CA. |
| | Planned Activities | Support the replacement of a gym floor. Contribute to modernization of an aging elevator. Fund the design and reconstruction of an aging and heavily used park to ensure safety and age appropriate activities. Contribute to the predevelopment costs of a new health-hub facility for a Federally Qualified Health Center (FQHC). Support the rehabilitation and conversion of a bathroom at a center which serves low income seniors and families to be ADA compliant. |
| 7 | Project Name | Childcare Services |
| | Target Area | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods |
| | Goals Supported | Public Services |
| | Needs Addressed | Public Services |
| | Funding | CDBG: \$102,885 |
| | Description | Support the provision of childcare services. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | Approximately 230 low, very low, and extremely low-income individuals will receive services associated with the provision of childcare. |
| | Location Description | Services are provided throughout the County of Marin at 199 Porteous Ave, Fairfax, CA; 630 Drake Ave, Marin City, CA; 5555 Nicasio Valley Road, Nicasio CA; 680 Wilson Avenue, Novato, CA; 932 C Street, Novato, CA; 50 Canal Street, San Rafael, CA; and 40 John Street, Tomales, CA. |
| Planned Activities | Funding to support childcare scholarships, home visitations, therapeutic services, teacher's salaries, and transportation. | |
| | Project Name | Fair Housing Services |

| | | |
|---|--|--|
| 8 | Target Area | Countywide Countywide, with an emphasis on mobile home parks and liveboard houseboat communities Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods |
| | Goals Supported | Fair Housing Services |
| | Needs Addressed | Public Services |
| | Funding | CDBG: \$63,917 |
| | Description | Support the provision of comprehensive fair housing services by a HUD-certified Housing Counseling Agency. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 480 low, very low, and extremely low-income individuals will receive fair housing services. |
| | Location Description | Services provided throughout the County of Marin and administered from 1314 Lincoln Avenue, Suite A, San Rafael, CA. |
| | Planned Activities | Services include counseling victims of housing discrimination, investigating potential complaints, mediating settlements where appropriate, referring cases to federal and state enforcement agencies, monitoring complaints, helping people with disabilities request reasonable accommodations, conducting training seminars for the housing industry, and providing community education on fair housing rights. |
| 9 | Project Name | Legal Services |
| | Target Area | Countywide |
| | Goals Supported | Public Services |
| | Needs Addressed | Public Services |
| | Funding | CDBG: \$39,557 |
| | Description | Support the provision of domestic violence and eviction defense legal services. |
| | Target Date | 6/30/2020 |

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|-----------|--|---|
| | Estimate the number and type of families that will benefit from the proposed activities | Approximately 745 low, very low, and extremely low-income domestic violence victims and individuals facing eviction will receive legal services. |
| | Location Description | Services provided at 30 North San Pedro Road, Suite 245, San Rafael, CA and 1401 Los Gamos Drive, Suite 101, San Rafael, CA. |
| | Planned Activities | Provide full legal representation, assist victims of domestic violence obtain restraining orders, negotiate with landlords, and accompanying clients to legal proceedings. In addition to legal support, the organizations provide warm referrals to partner organizations and educational outreach to Limited English Proficiency communities. |
| 10 | Project Name | Senior Services |
| | Target Area | Countywide |
| | Goals Supported | Public Services |
| | Needs Addressed | Public Services |
| | Funding | CDBG: \$52,500 |
| | Description | Support the provision of services for low, very low, and extremely low-income older adults allowing them to maintain their health and independence. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 2,089 low, very low, and extremely low-income older adults will receive support services. |
| | Location Description | Services provided throughout the County of Marin at 1560 Hill Road, Novato, CA; 11435 State Route 1, Pt. Reyes Station, CA; 6350 Sir Francis Drake Blvd, San Geronimo, CA; and 70 Skyview Terrace, Bldg. B, San Rafael, CA. |
| | Planned Activities | Funding will support scholarships for adult day care services for people with memory loss; case management; nutritional services including congregant meals, food pantries, and home delivered groceries; outreach and visitor programs, educational and health programs, yard maintenance, and minor home repairs. |
| | Project Name | Youth Programs |

| | | |
|---------------------------|---|---|
| 11 | Target Area | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods |
| | Goals Supported | Public Services |
| | Needs Addressed | Public Services |
| | Funding | CDBG: \$20,110 |
| | Description | Support after school, extra-curricular arts, recreation, enrichment, and college prep opportunities for low, very low, and extremely low-income, primarily minority children. |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 180 low, very low, and extremely low-income children will receive programmatic services. |
| | Location Description | Youth attend afterschool and summer camp programs throughout Marin and San Francisco, the program is administered from 271 Drake Avenue, Marin City, CA. The college prep program will be provided at 86 Larkspur Street, San Rafael, CA. |
| Planned Activities | Afterschool programs include girls modern dance, boys reading program, digital literacy, and a civic education drama troupe. The summer camp program provides 70 scholarships and transportation for children to attend camps hosted throughout Marin and San Francisco. Camp partners include Presidio Trekker & Junior Rangers, Marin Shakespeare Company, Stapleton Ballet, Marin Theater Company, Nature Bridge-Coastal Camp, Sailing Education Adventures, and Branson High School Dance Camp. The college prep program provides tutoring in core subjects, advice on the college admissions process, counseling to create a financial plan for college, mentoring in problem-solving and social-emotional skills in high school and college, and family engagement. | |
| Project Name | CDBG Program Administration | |

| | | |
|------------------------|--|--|
| 12 | Target Area | Countywide Countywide, with an emphasis on mobile home parks and liveboard houseboat communities Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity Countywide, with emphasis on high-need neighborhoods |
| | Goals Supported | Rental Housing-New Construction Rental Housing-Rehabilitation Homeowner Housing-Rehabilitation Fair Housing Services Community Facilities Public Services Administration |
| | Needs Addressed | Extremely low and very low-income rental housing Low and moderate-income rental housing Community facilities Public Services Homeownership Housing-Rehabilitation Homeownership housing |
| | Funding | CDBG: \$374,747 |
| | Description | 2019 CDBG Program Administration |
| | Target Date | 6/30/2020 |
| | Estimate the number and type of families that will benefit from the proposed activities | 17,890 individuals and 51 housing units will benefit from CDBG investments. |
| | Location Description | The CDBG program will be administered from County of Marin offices at 3501 Civic Center Drive, Suite 308, San Rafael, CA. |
| | Planned Activities | 2019 CDBG Program Administration |
| | 13 | Project Name |
| Target Area | | Countywide Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity |
| Goals Supported | | Rental Housing-New Construction Rental Housing-Rehabilitation |

| | |
|--|---|
| Needs Addressed | Extremely low and very low-income rental housing Low and moderate-income rental housing |
| Funding | HOME: \$76,334 |
| Description | 2019 HOME Program Administration. |
| Target Date | 6/30/2020 |
| Estimate the number and type of families that will benefit from the proposed activities | 114 housing units will benefit from HOME investments. |
| Location Description | The HOME program will be administered from County of Marin offices at 3501 Civic Center Drive, Suite 308, San Rafael, CA. |
| Planned Activities | 2019 HOME Program Administration. |

Table 9– Project Details

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

Marin County does not designate geographic areas where assistance will be directed, although we do focus some public service spending on high-need neighborhoods. The County is divided into three planning areas:

1. Novato Planning Area (includes Novato, Ignacio, Bel Marin Keys, and Black Point).
2. San Rafael Planning Area (includes San Rafael, Los Ranchitos, Lucas Valley, Marinwood, and Santa Venetia).
3. County Other Planning Area (includes Belvedere, Corte Madera, Fairfax, Greenbrae, Kentfield, Larkspur, Marin City, Mill Valley, Ross, San Anselmo, San Quentin, Sausalito, Strawberry, Tam Valley, Tiburon, Waldo Point and West Marin-encompassing the inland rural and coastal corridors).

Geographic Distribution

| Target Area | Percentage of Funds |
|---|---------------------|
| Countywide | 55 |
| Countywide, with an emphasis on mobile home parks and liveaboard houseboat communities | 13 |
| Countywide, emphasis on locations which are likely to result in increased racial & ethnic diversity | 66 |
| Countywide, with emphasis on high-need neighborhoods | 12 |

Table 10 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The County includes two cities with populations exceeding 50,000 that have opted to be included in the CDBG Urban County rather than receiving funding directly from HUD as separate entitlement communities. Funds are distributed as described in the "discussion" section below and according to established HUD procedures.

Discussion

After deduction of administrative expenses, forty percent (40%) of the net Community Development Block Grant monies and one hundred percent (100%) of the net HOME Investment Partnerships Program monies allocated annually to the County of Marin as an "urban county" under the Housing and Community Development Act of 1974, as amended, shall be allocated for housing purposes on a

countywide basis. Distribution of such funds will be made by the Board of Supervisors, on recommendation of the Priority Setting Committee. Such distribution will be consistent with HUD guidelines and evaluation criteria developed by participating cities and the county, to ensure consistency and facilitate implementation of countywide housing goals.

The remaining sixty percent (60%) of the net Community Development Block Grant urban county allocation shall be sub-allocated to the interjurisdictional citizen participation/planning areas according to the general distribution formula established by HUD based on the latest available countywide data on population, the extent of poverty, and the extent of housing overcrowding, with the provision that the extent of poverty be counted twice. However, a different distribution is hereby expressly authorized if and when necessary to comply with Title I of the Housing and Community Development Act of 1974, as amended.

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Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

Marin County offers varied and attractive residential environments due to its unique combination of natural beauty and proximity to San Francisco. Many of the housing problems that exist today, such as low vacancy rates, escalating housing prices and rents, and the overall demand for housing and pressure for growth, are a result of these attractive qualities.

Marin County will continue to place the highest priority on meeting the housing needs of extremely low and very low-income individuals and families, including families with children; other members of the protected classes; homeless persons and those at-risk of homelessness; and individuals with special needs, including elderly and disabled households throughout all areas of the county.

As a way to meet our affordable housing goals, Marin County will evaluate opportunities for both new construction and acquisition of existing market rate homes to preserve them as affordable. With whatever resources are available, Marin County will continue to leverage federal, state, and local funds, in order to support the acquisition, rehabilitation, preservation, and new construction of all types of housing and to offer rental assistance to lower income households.

The number of households served by affordable housing projects is highly dependent on the amount of funding made available by the federal and state governments, the availability of suitably zoned sites, and the initiative taken by community-based nonprofits.

Timing requirements and restrictions on the use of federal funding can be challenging to create new units in an already tight real estate market. This is due, in part, to the extended process projects undergo to acquire entitlements. In addition, limited vacant land and community opposition to multi-unit, family housing pose constraints on creating new units. The demanding nature of developing new housing in Marin County makes it difficult to predict project timelines for new construction. For this reason, County staff prioritizes projects that are ready to move forward. County staff will remain committed to the development of new construction but anticipate more progress in the rehabilitation and acquisition of existing units due to the nature of federal funding and timely spending requirements.

| One Year Goals for the Number of Households to be Supported | |
|--|-----|
| Homeless | 11 |
| Non-Homeless | 155 |
| Special-Needs | 5 |
| Total | 165 |

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 | 54 |
| Rehab of Existing Units | 111 |
| Acquisition of Existing Units | 0 |
| Total | 165 |

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

Discussion

In 2009, HUD initiated a compliance review of the County’s CDBG and HOME programs for the Consolidated Planning cycle of 2005-2010. On September 18, 2009, HUD issued a letter stating the review disclosed that the County’s programs were generally in compliance with federal laws and regulations; however, HUD identified several program areas where improvement was necessary to ensure future compliance: (1) the County’s Analysis of Impediments to Fair Housing Choice (“AI”) was outdated and substantially incomplete; (2) the County’s Citizen Participation Plan had not been successful in promoting meaningful public participation in CDBG and HOME-funded programs; and (3) the County had not consistently monitored sub-recipients to ensure accurate protected class data collection.

Subsequently, the County elected to voluntarily accept HUD’s invitation to enter negotiations to resolve all of the concerns by identifying program enhancements.

The Board of Supervisors entered into the original VCA with HUD on November 30, 2010. In the 2010 VCA, the County committed to a robust public process to develop a new comprehensive AI. The resulting Analysis of Impediments was unanimously approved by the County’s Board of Supervisors at a public meeting held on October 11, 2011. Among the impediments to fair housing choice identified in the AI were: (1) the relative lack of affordable housing options outside of areas of minority concentration (i.e., Marin City, San Rafael Canal neighborhood, and southern Novato); (2) a disproportionate unmet need for affordable housing options by families with children and non-elderly people with disabilities, and need for accessible units. These findings are based in part on HUD’s conclusion that much of affordable housing developed in Marin has been reserved for seniors. While a lack of diversity in housing types was identified, HUD did not find that federal grant funds had been allocated in a manner that perpetuated patterns of racial segregation in Marin. Rather, HUD pointed out the importance of creating greater opportunity for low income residents, and particularly families, to live outside racially concentrated communities.

The original VCA was in effect for a 5-year period, expiring on December 22, 2015. However, prior to the expiration date, HUD requested the County update and renew a VCA for three additional years. While acknowledging the County’s success in addressing the areas of improvement set out in the expired VCA, as well as accomplishments in utilizing HUD funds, HUD emphasized continued concern with developing affordable housing outside of areas of minority concentration and concern that only a small percentage

of the units approved or under construction were identified as affordable, permanent rental housing for families with children. Since that time, CDA staff has been working with HUD staff on the proposed VCA.

The County agreed to a new VCA to address the on-going concerns raised by HUD. The new VCA lists many of the County's recent accomplishments and ongoing projects, and the County also makes the following key commitments during the 3-year term of the proposed agreement:

- Encourage and facilitate the creation of at least 100 units of affordable housing available to families outside areas of racial or ethnic concentration (applies to acquisition and conversion as well as new construction within unincorporated county and cities and towns).
- Allocate \$4.1 Million in general funds for affordable housing.
- Issue a Notice of Funding Availability (NOFA) for the construction or acquisition of affordable housing for families with children outside of areas of minority concentration.
- Enhance the multi-family housing inspection program.
- Consider Development Code amendments to expedite the permit process for affordable housing.
- Evaluate the potential for multi-family zoning outside areas of racial or ethnic concentration.
- Continuation of the Marin Community Foundation/County joint funding partnership for affordable housing.
- Continued funding for the Landlord Partnership Program.
- Provide funding to Fair Housing Advocates of Northern California for public outreach and education regarding tenant protection measures.
- Assist other Marin Cities and Towns to adopt tenant protections including Mandatory Mediation, Source of Income, and Just Cause for Eviction.
- Expand and enhance affirmative marketing and community engagement practices for both the County's Housing and Federal Grants Division and sub-recipients.

To meet the requirement to encourage and facilitate the creation of at least 100 units of affordable housing available to families outside areas of racial or ethnic concentration (applies to acquisition and conversion as well as new construction within unincorporated county and cities and towns), Marin County has identified the following opportunities:

1. Pursue acquisition of the Coast Guard Housing Facility in Point Reyes Station. The property is currently owned by the U.S. Coast Guard. As per the legislation, HR 1402 - Point Reyes Coast Guard Housing Conveyance Act, Marin County is pursuing acquisition of the property, designating it as a preferred site for permanently affordable homes as part of the Board of Supervisors' strategy to purchase existing homes as one of the ways to address the local housing crisis.
2. Marin County will also evaluate existing property owned by the County for opportunities to encourage development of affordable rental housing for families, including the property on Los Gamos Way in San Rafael and the property at 920 Grand Avenue in San Rafael.

3. Marin County will continue to support local grassroots opportunities, including the Bolinas Community Land Trusts Scattered sites project in Bolinas and the San Geronimo Valley Family homes project in San Geronimo.
4. Continue to support Habitat for Humanity's Redwood Boulevard project in Novato to create affordable homeownership opportunities for low income families.

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AP-60 Public Housing – 91.220(h)

Introduction

The Marin Housing Authority's (MHA) public housing program continues to operate at appropriation levels that are too low for long-term sustainability of these properties. Over the last few years, administrative costs have been significantly reduced and the Housing Authority continues to implement more efficient systems and less cumbersome policies and procedures. The Marin Housing Authority currently serves approximately 890 household members within nearly 500 units of public housing.

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

The Capital Fund Program (CFP) has generally been the only federal funding for public housing agencies to replace obsolete building systems (heating, electrical, plumbing, ventilation, etc.); make major repairs to elevators, roofs, exteriors, bathrooms, and kitchens; abate hazardous materials; add accessibility modifications; make site improvements; and provide energy upgrades, security, resident services, operating subsidy, and management improvements. CFP funding from the federal government has declined dramatically and has not been adequate to cover replacement costs for the aging public housing stock.

Due to the significant capital improvements needed at Golden Gate Village, the agency's one family public housing complex, MHA, in partnership with community stakeholders, has embarked on a process to explore revitalization options for the property. Through this process a Community Working Group identified and recommended two potential possibilities. Next, a facilitator convened a taskforce of Golden Gate Village residents, community stakeholders, and housing experts to assist MHA in selecting a feasibility consultant to provide deep analysis of the two models with respect to financial, physical and community impact and viability.

The feasibility consultant's work resulted in the recommendation that MHA engage an experienced developer of public housing and mixed-income sites, whether for-profit or not-for-profit, to advise, assist, and potentially partner with MHA. The feasibility consultant also recommended that the development partner abide by the aforementioned community guiding principles, as well as the following additional guidelines to ensure a final outcome that mitigates community concerns and is derived from a community-driven process:

- Honor, preserve, and celebrate the community and site's historical significance.
- Guarantee zero permanent involuntary displacement.
- Ensure that the final plan is financially feasible and leverages the Agency's limited resources.
- Incorporate green and sustainable technologies into a rehabilitation and new construction.
- Seek ways to incorporate innovative job training and creating programs to address the underlying goals of concepts such as the manufacturing innovation hub.
- Continue to engage site residents and community stakeholders in a community driven planning

process.

MHA has hired a developer who is actively engaging with the community in planning workshops to discuss various revitalization efforts and design. Additionally, the developer is working in tandem with MHA on creating a robust human capital strategy in partnership with County stakeholders.

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

The primary goal of the Resident Opportunities and Self-Sufficiency (ROSS) Service Coordinator is to help residents improve their living conditions, enabling them to age-in-place and avoid placement in a full-care facility to the greatest extent possible. Multi-year HUD funding provides service coordination to 200 elderly and disabled residents in the five MHA complexes designated for this population.

The Family Self-Sufficiency Program (FSS) assists 100 families in the Section 8 program and 40 to 50 families in Marin City Public Housing. Most participants are single parents and are provided case management and referrals toward individually-crafted educational or employment goals. With special HUD grants, the Marin Housing Authority has maintained the Family Self-Sufficiency Program in both the Section 8 Voucher Program as well as in Marin City family public housing. This program is directed toward improving the economic situation of residents by ultimately increasing the families' earned income.

Section 3 Resident Training allows the Marin Housing Authority to periodically provide short-term training opportunities to public housing residents in maintenance, landscaping, property management, and administrative support work. Residents work in paid training positions under the supervision of community-based training organizations. These projects typically last four to eight weeks and are designed to provide the basic skills which trainees can take to more permanent jobs in the maintenance, construction, landscaping, property management, or office support fields. In February MHA put out a Request for Proposal (RFP) for a Section 3 contractor to build capacity to assist residents to develop resident owned businesses and to increase training opportunities for jobs offered by any revitalization. This vendor will partner with employers and funders to increase access and training. MHA plans to select a vendor and issue a contract early in the summer of 2019.

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

N/A

Discussion

In addition to the programs above for residents of public housing, Marin Housing also offers supportive

housing programs to voucher holders, these include:

The Shelter Plus Care Program, which combines housing subsidy from HUD McKinney Vento Funds with case management services funded by Marin County Mental Health and Substance Use Services (MHSUS). The Shelter Plus Care Program eligibility includes individuals and families who are chronically homeless and have a severe and persistent mental illness. The Shelter Plus Care Program serves 80 households with a housing subsidy and case management services. MHA has set aside 50 vouchers for the most medically vulnerable people experiencing chronic homelessness, these participants will also be provided with wrap around supportive services.

VASH- Veterans Administration Supportive Housing provides housing vouchers and supportive services to chronically homeless veterans.

Mainstream Vouchers- Vouchers and case management services for non-elderly, disabled and homeless individuals and families.

Coordinated Entry (CE)- The CE provides housing and services to the most vulnerable chronically homeless individuals/families in collaboration with the County, Community Based Organizations, and the medical community.

The HOPWA Program combines housing subsidy from HUD and case management services from local community-based organizations with which the Housing Authority has entered into a Memorandum of Understanding to provide services. Individuals and families must have an HIV/AIDS diagnosis confirmed by an appropriate third party and meet income eligibility guidelines. HOPWA is expected to serve 26 households in 2018-19.

Below Market Rate (BMR) Homeownership Program manages a portfolio of over 340 homes for low and moderate-income first-time homebuyers through the Below Market Rate (BMR) Homeownership Program. MHA recently added seventeen (17) new BMR units. MHA provides a priority preference to families living or working in Marin City for all the re-sell units available in Marin City. MHA offers First Time Homebuyer Education Workshops in both English and Spanish in collaboration with Fair Housing Advocates of Northern California. Staff also collaborates with the Marin City Community Development Corporation to help prepare Marin City residents for homeownership opportunities by addressing credit issues, down payments, and savings.

Through the Below Market Rate and Section 8 Homeownership Program MHA continues to collaborate with Habitat for Humanity, Hello Housing, and Marin City Community Development Corporation to publicize opportunities for first time homebuyers.

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

Introduction

Section AP 30 shows the proposed CDBG and HOME activities to be undertaken serving the homeless and special needs populations. In the list of proposed CDBG and HOME projects, activities serving homeless and special needs populations are so noted.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

The Marin County Health and Human Services have staff dedicated to ending chronic homelessness and coordinating and improving services for people who are homeless. They staff the Homeless Policy Steering Committee, which is the Continuum of Care organization for the County. Organizations such as St. Vincent De Paul, Ritter Center, and Downtown Streets Team have established a strong presence within the unsheltered homeless community. St Vincent De Paul has been recommended for CDBG funding during the coming program year. Marin County has implemented a Coordinated Entry system to use a standardized assessment process to prioritize the highest-need, most vulnerable individuals and families for supportive housing. County Health and Human Services runs the 457-INFO resource hotline to refer clients to resources. Additional efforts include:

- The Homeless Outreach Team (HOT) Program coordinates existing outreach, case management, and housing providers to determine system gaps that prevent high-needs individuals from receiving the housing and services they need.
- All key homeless providers (housing/non-housing providers) participate in the Homeless Management Information System (HMIS), which helps to identify unsheltered persons, and are able to assess clients for the Coordinated Entry system.
- Dedicated encampment/street outreach (HOT outreach workers, Mental Health Transition Teams, CARE Teams, Marin Interfaith Street Chaplaincy, San Rafael Police Department Mental Health Outreach worker) identify and engage people daily and are participating in outreach planning meetings to ensure county-wide geographic and population coverage to reach all unsheltered individuals.

The County's goals to reduce and end homelessness over the next year are:

- Provide housing-based case management through the Whole Person Care Medicaid waiver program to create additional Permanent Supportive Housing beds with Section 8 vouchers.
- Apply for new project funding, if available, in the 2019 CoC NOFA.
- Increase and improve diversion resources to reduce first-time homelessness.
- Create a by-name list for homeless Transitional-Age Youth.
- Continue to add system entry points for Coordinated Entry to ensure minimal barriers to

housing.

- Expand outreach to underserved areas of the county and improve coordination with alternative outreach including police, parks, and public works.

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The Marin County Health and Human Services have staff dedicated to ending chronic homelessness and coordinating and improving services for people who are homeless. They staff the Homeless Policy Steering Committee, which is the Continuum of Care organization for the County. Organizations such as St. Vincent De Paul, Ritter Center, and Downtown Streets Team have established a strong presence within the unsheltered homeless community. St Vincent De Paul has been recommended for CDBG funding during the coming program year. Marin County has implemented a Coordinated Entry system to use a standardized assessment process to prioritize the highest-need, most vulnerable individuals and families for supportive housing. County Health and Human Services runs the 457-INFO resource hotline to refer clients to resources. Additional efforts include:

- The Homeless Outreach Team (HOT) Program coordinates existing outreach, case management, and housing providers to determine system gaps that prevent high-needs individuals from receiving the housing and services they need.
- All key homeless providers (housing/non-housing providers) participate in the Homeless Management Information System (HMIS), which helps to identify unsheltered persons, and are able to assess clients for the Coordinated Entry system.
- Dedicated encampment/street outreach (HOT outreach workers, Mental Health Transition Teams, CARE Teams, Marin Interfaith Street Chaplaincy, San Rafael Police Department Mental Health Outreach worker) identify and engage people daily and are participating in outreach planning meetings to ensure county-wide geographic and population coverage to reach all unsheltered individuals.
- The County's primary Emergency Shelter for single adults has transitioned to housing-focused shelter, reducing barriers and adding case management to increase housing placements and shorten length-of-time homeless.
- The Whole Person Care Medicaid waiver program allows data-sharing and coordination between housing, health care, and homeless services organizations. The Whole Person Care program provides housing-based case management, which is paired with Housing Choice Vouchers from Marin Housing Authority to create up to 50 additional Permanent Supportive Housing beds each year.

The County's goals to reduce and end homelessness over the next year are:

- Increase housing-based case management through the Whole Person Care Medicaid waiver

program to create additional Permanent Supportive Housing beds with Section 8 vouchers.

- Add additional partners to the Whole Person Care release of information to create more robust data sharing and improve care coordination.
- Apply for new project funding, if available, in the 2019 CoC NOFA.
- Evaluate and improve our housing-focused Emergency Shelter system.
- Increase and improve diversion resources to reduce first-time homelessness.
- Create a system map and by-name list for homeless Transitional-Age Youth.
- Continue to add system entry points for Coordinated Entry to ensure minimal barriers to housing.
- Expand outreach to underserved areas of the county and improve coordination with alternative outreach including police, parks, and public works.

Addressing the emergency shelter and transitional housing needs of homeless persons

All the major transitional housing and emergency shelters in Marin participate in HMIS. The Continuum of Care regularly analyzes HMIS data to develop strategies to help improve utilization of transitional housing and shelter by those most in need, to identify services and programs that will help households achieve housing stability and self-sufficiency, and to determine gaps in inventory and capacity. Currently, existing emergency shelters are working to transition to a housing focus to further improve housing outcomes for clients. By focusing on permanent housing in every area of our homeless system, including emergency shelter, Marin seeks to end the cycle of homelessness rather than have people cycle through shelter for years.

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

Homeward Bound of Marin has created new permanent supportive housing beds for individuals and families each year, including the conversion of several transitional housing projects into permanent supportive housing. Their New Beginnings Center serves as a housing-focused emergency shelter for homeless individuals and they have placed 70% of these clients into permanent, non-supportive housing throughout the county. St. Vincent De Paul has master leased and purchased several properties to provide permanent supportive housing options for clients who are unable to rent directly from landlords due to past evictions, credit history, and presentation. The Marin Housing Authority and Marin County Health and Human Services (HHS) have teamed up to pair Section 8 vouchers with housing-based case management to increase the available permanent supportive housing in Marin. HHS also directly funds 54 units of permanent supportive housing with local providers, as well as providing the services and

matching funds for much of the federally-funded homeless housing.

HHS uses County general funds, CalWORKs Housing Support Program funds, and federal Emergency Solutions Grant funding to provide Rapid Rehousing for clients who do not need the ongoing services of permanent supportive housing. In addition, the Marin Housing Authority provides Moving On vouchers: Section 8 vouchers for clients who are in Permanent Supportive Housing and still need the rental subsidy but no longer need the services. This frees up additional Permanent Supportive Housing beds.

HHS also coordinates stakeholders and identifies opportunities to increase long-term permanent housing stability. Long-term strategies include:

Increasing access to mainstream services to better stabilize clients in the long-term. Services include outreach, SSI advocacy, and on-site benefits enrollment. HHS uses national best practices to expedite SSI/SSDI enrollment for people with disabilities who are homeless.

- Expanding integrated interagency service teams providing housing-linked wraparound services.
- Integrating mental health and substance abuse programs to form a behavioral health team, which serves as a cross-sector initiative to increase access to integrated services in community clinics.
- Mental health transition teams provide support to people experiencing mental health crises to prevent mental health-related housing loss.
- Evaluating annual agency performance to deliver targeted technical assistance.
- Improving data-sharing between all health, behavioral health, and homeless services to improve care and decrease duplication of services

The County has invested in the Housing Authority's ability to attract and retain landlords willing to accept vouchers through the Landlord Partnership Program, including funding a Housing Locator position, providing funding for deposits, and creating a risk pool to pay for any damages to units.

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.

Preventing Households from Becoming Homeless: Marin County Health and Human Services staff assists in the coordination of efforts of several key prevention providers, including Adopt A Family, Canal Alliance, Community Action Marin, Legal Aid of Marin, North Marin Community Services, Ritter Center, St. Vincent De Paul Society, and the West Marin Resource Center. In the Ten-Year Plan update process, the Homeless Policy Steering Committee (HPSC) identified prevention as a key priority. Prevention

action steps include enhancing the capacity of phone services to assess and link callers to prevention services and expanding outreach to landlords to make them aware of prevention services. County HHS is also investing state Homeless Emergency Aid Program (HEAP) funding into a diversion program to move people who are newly homeless back into housing before entering the homeless system of care.

Discussion

Marin County providers and government partners are working to implement best practices across the entire homeless system of care to reduce and end homelessness in our community. These include Coordinated Entry, to prioritize the highest-needs clients for permanent supportive housing; diversion to help clients find housing options outside the system of care; specialized approaches for subpopulations including veterans, youth, and families; Housing First; and lowering case management ratios in permanent supportive housing to improve outcomes for the hardest to serve.

DRAFT

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

Introduction:

The main constraints to new affordable housing include, limited available land and high land costs, lack of funding, and community opposition. Land costs and other market constraints can significantly impact housing development and affordability. Two major factors contribute to high land costs: high demand and limited supply of developable land. In Marin County as a whole, land costs average around 15% to 20% of construction costs for multi-family developments. Generally, land zoned for multi-family and mixed-use developments costs more than land zoned single-family residential. For example, recent sales show land zoned for multi-family developments in Marin County average between \$1 million and \$2 million dollars per acre. Total development costs for a subsidized multi-family development are over \$600,000 a unit¹.

Construction loans for new housing are difficult to secure in the current market. In past years, lenders would provide up to 80% of the loan-to-value ratio of the new construction cost. In recent years, due to market conditions and government regulations, banks require larger investments by the builder. Affordable housing developments face additional constraints in financing. Although public funding is available, it is allocated on a highly competitive basis and developments must meet multiple qualifying criteria, often including the requirement to pay prevailing wages. Smaller developments may be more difficult to make financially feasible, because the higher per unit costs result in a sale or rental price that is above the affordability levels set for many programs. Additionally, smaller projects often require significant investments of time by developers. But because the overall budget is smaller and a developer's operating income is based on a percentage of total costs, the projects are often not feasible, without special incentives or significant local funding.

Affordable rental developments tend to be easier to finance than for-sale developments, as there are more sources of funding available. However, recent cuts in public spending statewide have put pressure on these sources. Tax credits are a valuable source of revenue for low-income housing developers; however, few potential sites in the County qualify for such credits. Today, the cost of construction has grown considerably due to the North Bay fires of October 2017. This combined with stagnant tax credit revenue, puts developers of low-income properties at an even greater disadvantage. Another constraint to housing production in Marin County is community resistance to new developments. Marin County's infrastructure has been strained and this leads to a number of concerns, primarily: 1) new developments may cause increased traffic; 2) long-term sustainability of the local water supply; 3) potential impacts on schools and other local infrastructure; and 4) valuable open space could be lost. Additionally, issues related to community character are often raised, such as how density may adversely affect the visual cohesiveness of the neighborhood, how affordable housing may impact property values, or how affordable housing should be distributed more evenly throughout the County. At times, there is tension between fair housing laws and a desire to provide preferential access to affordable housing for some

¹ Marin County Housing Element 2015-2023

community segments, such as local workers including nurses, teachers, and law enforcement personnel. In many cases, it is not possible to target housing to select groups. These concerns are often expressed during project review processes and can present significant political barriers to development.

Actions 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

The County of Marin seeks to address community opposition in a number of ways, including the following:

- Housing and Federal Grants staff will continue to provide presentations and facts sheets about affordable housing. Concerns to be addressed include studies on property values and affordable housing, information on who lives in affordable housing, and traffic data on affordable developments, such as fewer vehicles owned, and fewer vehicle miles traveled by lower income households.
- Housing and Federal Grants staff will continue to coordinate with local nonprofit developers on how to effectively work with community groups, County staff, and elected officials.
- Encourage and facilitate early community planning of major developments in order to identify and address opposition at an early stage.

In addition, the County is looking at improving coordination between cities and towns to improve opportunities for development. The County is currently facilitating a Housing Working Group (HWG) to encourage interjurisdictional collaboration on housing issues and solutions with a specific focus on responding to 2017 State Housing Legislation. HWG established common goals and coordinated on housing legislation, planning, production, and preservation of existing affordability.

Finally, the County is doing an extensive Assessment of Fair Housing, which will look at barriers to fair and affordable housing and will include a specific work plan to address the identified barriers. To date, staff have met with over 1,400 individuals and brought the initial recommendations to the Board of Supervisors in June of 2018. Staff continues to engage with the community to identify additional needs and recommendations.

Discussion:

While unincorporated Marin County comprises a large land area, most of the land is not zoned for residential development, as it is publicly owned as parkland, watershed, or open space. Agricultural conservation and open space easements and related zoning also limit the ability to develop vacant lands. Most land suitable for residential development has been built upon. Remaining vacant lands zoned for residential uses tend to have significant environmental constraints, which either substantially increase construction costs or preclude development altogether, including sites with steep slopes or

wetland habitats. As a strategy for dealing with these constraints, the County has adopted programs in its Countywide Plan that promote opportunities for reuse of underutilized commercial centers, support mixed-use development, and encourage more dense development along transit routes. Marin County also encourages residential development in more urbanized areas or within villages in the Inland Rural and Coastal Corridors.

Affordable Housing is a principally permitted use (P) in all districts that allow residential uses, except the Agriculture and Conservation district. Additionally, the density for affordable housing is the maximum density allowed by the Countywide Plan land use designation, rather than the zoning district's density standard.

Within Marin's larger cities, multi-family zoning is typically allowed in the downtown and commercial/mixed-use zoning districts. Marin's smaller towns have limited undeveloped land and sites which are zoned for multi-family housing.

DRAFT

AP-85 Other Actions – 91.220(k)

Introduction:

Obstacles to meeting underserved needs for Marin County are related to the extent of need in the County and its cities and towns and the geographic diversity of the County. Major obstacles include: limited funds, extremely high housing costs, land and development costs, and gaps in institutional structure.

Due to high housing costs, economic conditions, poverty and unemployment, a significant number of low-income Marin County residents struggle to make ends meet. The limited resources that are available to support programs and services that help individuals and families to become self-sufficient are inadequate. The situation is made worse by reductions in funding at the federal, state, and local government levels at the same time as needs are increasing due to the high cost of housing.

Actions planned to address obstacles to meeting underserved needs

To address obstacles to meeting underserved needs, the County proposes to fund activities directed at members of protected classes, including racial and ethnic minorities, people with disabilities, and families with children. For example, Community Development Block Grant assistance will be used to support public services for children of low-income minority families (such as youth development programs in Marin City and various child care programs across the county). Conservation and expansion of the supply of subsidized family rental housing will be a major priority for the use of HUD funds.

Actions planned to foster and maintain affordable housing

To foster and maintain affordable housing, the County will use a large portion of its HUD funding for development, preservation, and rehabilitation of subsidized housing. The County will also seek to leverage other funding sources, including Federal, State and local funds.

Actions planned to reduce lead-based paint hazards

To evaluate and reduce lead-based paint hazards, the County will require all recipients of HUD funding to comply with the requirements for lead paint testing and abatement. The Marin Housing Authority will also continue its program of lead paint testing and abatement for public housing.

The Marin County Department of Health and Human Services operates the Childhood Lead Poisoning Prevention Program reaching out to workers about how to protect themselves and their loved ones. On the job, workers need to protect themselves from exposure to lead dust. At home, workers can carry dust on their clothing back to their homes and expose their children to lead. The CLPPP responds to cases of childhood lead poisoning with assistance from the Marin County Community Development Agency's Environmental Health Services (EHS). EHS is charged with the responsibility of following up on

complaints regarding violations to lead safe work practices.

Actions planned to reduce the number of poverty-level families

As a provider of embedded Workforce Innovation and Opportunity Act services (WIOA) and Social Services, Marin County Health and Human Services (HHS) is in the unique position to blend services needed by low-income persons to obtain and retain employment. The Employment and Training Branch (ETB) of Marin County HHS houses the Marin Workforce Innovation and Opportunity Act (WIOA), CalFresh Employment and Training, and General Relief programs. The integration of these programs leads to an efficient combination of employment services that provide job search readiness, vocational and on-the-job training for participants with the goal of increasing clients' access to and creating multiple pathways of self-sufficiency. A high percentage of clients are received through their enrollment in one or more public assistance programs (i.e. CalWORKs, CalFresh and/or General Relief), but WIOA also provides services to any member of the community.

Employment services include:

- Workshops on resume building, interview skills, and career exploration.
- Self-directed use of the Marin's Career Resource Center.
- Individualized career services featuring one-on-one meetings with an Employment Development Counselor for self-assessments, developing an individual employment plan, and counseling.
- Vocational training services where participants are eligible for up to \$3,500 for classroom training in a growth industry.
- On-the-job training places participants in an in-demand, sector-driven occupation that will enhance their prospects for long-term employment and maintain or increase their wage levels with the overall goal of becoming self-sufficient. Through exposure in an actual work setting, participants acquire specific skills and employment competencies for that field. It is an earn-and-learn method for adults who will build on the competencies and knowledge already mastered while acquiring new skills.
- Retention services are provided for 12 months after exiting a program with unsubsidized employment.

ETB works with several community organizations to provide vocational and on the job training and has a formal partnership with Homeward Bound of Marin's Fresh Starts Culinary Academy. This program provides individuals with 10 weeks (250 hours) of job training, certification and job placement support. The curriculum is certified by the American Culinary Federation and provides comprehensive culinary training with supportive services.

To reduce the number of poverty-level families, Marin County will continue its extensive employment training program and encourage nonprofit organizations to better coordinate their services to families in

distress.

Actions planned to develop institutional structure

The Marin County Housing and Federal Grants Division staff participate on the Homeless Policy Steering Committee, the Opening Doors Committee, the Child Care Council, First Five Initiative and the Funders Group.

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

To foster public housing improvements and resident initiatives, the Marin Housing Authority will continue to seek funding for public housing improvements and will provide public housing residents with technical assistance for resident initiatives as funds permit.

Discussion:

The large number of non-profit organizations serving low-income communities in Marin is both an asset and a challenge. The sheer number of non-profits leads to increased competition for limited resources. Conversely, the benefits of a rich variety of social service organizations often translates to more community-based and culturally competent services for low-income residents. Lack of organizational capacity of non-profits is another gap in institutional structure. In response, the Marin Community Foundation engages in efforts to work with non-profits in organizational and programmatic capacity building to improve the effectiveness and efficiency of service delivery. Additionally, the Department of Health and Human Services coordinates agencies which serve homeless individuals and families.

Program Specific Requirements

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

Introduction:

All of the proposed 2019-20 program year budget allocations, 100% of the grant and all program income, will be used for activities benefiting low and moderate-income persons.

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 | 0 |
| 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: | 0 |

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. | 100.00% |

HOME Investment Partnership Program (HOME)

Reference 24 CFR 91.220(I)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:
 - Marin County intends to use its entire HOME allocation for projects described in 24 CFR

92.205(b).

- The County does not intend to use any HOME funds for projects not described in 24 CFR 92.205(b).

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 homebuyer activities currently planned.

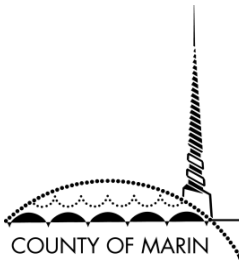
3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

- No homebuyer activities currently planned.

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:

- No refinancing activities currently planned.

\$20,846 of HOME Program Income has been received during the current year and included in the 2019 planning process. If HOME Program Income is received prior to the start of the 2019 program year, it will be allocated to projects and included in the 2020 plan.



COMMUNITY DEVELOPMENT AGENCY
HOUSING AND FEDERAL GRANTS DIVISION

Brian C. Crawford
DIRECTOR

**County of Marin
Community Development Agency
Housing and Federal Grants Division**

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Building and Safety
Environmental Health Services
Planning
Environmental Review
Housing
Sustainability
Code Enforcement
GIS
Federal Grants

www.marincounty.org/cda

Local Policies and Procedures

- I. The Local Standard for Affordable Rents
- II. The Civil Rights Policy
- III. The Residential Antidisplacement and Relocation Assistance Plan
- IV. Notice of Nondiscrimination Policy

Availability of Information

Additional information about the Community Development Block Grant (CDBG) Program, the HOME Investment Partnerships Program, and the Housing Opportunities for Persons with AIDS Program, is available from Molly Kron at the Marin County Community Development Agency, Federal Grants Division, 3501 Civic Center Drive, Room 308, San Rafael, California, phone 415-473-6279. This information includes copies of the Consolidated Plan, records regarding past use of funds, a plan for minimizing the displacement of persons as a result of CDBG activities, a plan to assist persons actually displaced by CDBG activities, and an assessment of Marin County's housing and community development performance prepared by the U.S. Department of Housing and Urban Development. Copies of documents are available in accessible formats upon request.

I. COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM LOCAL STANDARD FOR AFFORDABLE RENTS

In order for most rental housing projects to qualify for Community Development Block Grant assistance, a specified percentage of the units must be occupied by low- and moderate-income households at affordable rents. The Community Development Block Grant regulations at 24 CFR 570.208(a)(3) require that localities define "affordable rents" for this purpose.

It is the policy of the County of Marin that, for the purposes of 24 CFR 570.208(a)(3), for each dwelling unit, affordable rent equals the greater of:

- (a) 30% of the occupant household's gross income, or
- (b) 30% x 1.3 x the San Francisco Primary Metropolitan Statistical Area Very Low-Income limit, as published by the U.S. Department of Housing and Urban Development, for the appropriate household size for the unit.

| <u>Number of Bedrooms</u> | <u>Appropriate Household Size</u> |
|---------------------------|-----------------------------------|
| 0 | 2 |
| 1 | 3 |
| 2 | 5 |
| 3 | 7 |
| 4 | 9 |

Part (b) of this standard may not be applied to projects with less than four individual dwelling units. Part (b) of this standard may not be applied to existing tenants already in occupancy if it would result in a rent increase beyond normal annual increases in debt service and operating expenses.

This Local Standard for Affordable Rents is to be used solely for determining whether projects meet Community Development Block Grant Program eligibility standards, and does not in any way supersede the requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, Section 104(d) of the Housing and Community Development Act of 1974, as amended, or the federal and local regulations and policies implementing those statutes.

II. CIVIL RIGHTS POLICY

In accordance with requirements for receiving funding from the U.S. Department of Housing and Urban Development, it is the policy of the County of Marin that:

The use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations is prohibited; and

Applicable state and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction will be enforced.

III. RESIDENTIAL ANTIDISPLACEMENT AND RELOCATION ASSISTANCE PLAN

In accordance with the replacement housing requirements of Section 104(d) of the Housing and Community Development Act of 1974, as amended, it is the policy of the County of Marin that:

All reasonable steps, consistent with other goals and objectives of the Community Development Block Grant Program and the HOME Investment Partnerships Program, will be taken to minimize the displacement of families and individuals from their homes and neighborhoods as a result of any activities assisted by the Community Development Block Grant Program or the HOME Investment Partnerships Program. In its evaluation of project proposals, Marin County will give substantially lower priority to projects which will cause involuntary displacement, or which will cause rents to rise so as to cause involuntary economic displacement of residential tenants. In all cases, Marin County will carefully weigh the benefits of a proposed project against any hardship it might impose on potential displacees, giving special consideration to the shortage of low-priced rental housing in Marin County.

In accordance with the requirements of 24 CFR 570.606(c)(1), if any occupied or vacant occupiable low/moderate-income dwelling units are demolished or converted to a use other than low/moderate-income dwelling units in connection with an activity assisted by Community Development Block Grant Program funds or HOME Investment Partnerships Program funds, the demolished or converted units will be replaced with low/moderate-income dwelling units which are located within Marin County, which are sufficient in number and size to house no fewer than the number of occupants who could have been housed in the units that are demolished or converted, which are in standard condition, which are initially available for occupancy during the period required by 24 CFR 570.606(c)(1)(ii)(D), and which will remain as low/moderate-income dwelling units for at least 10 years.

Any eligible displaced person will be given relocation assistance as required by all applicable regulations, including 24 CFR 570.606(c)(2). Any displaced person who is eligible under 24 CFR 570.606(c)(2) will be advised of the option to receive benefits under either Section 104(d) of the Housing and Community Development Act of 1974, as amended, or 49 CFR 24.

If Community Development Block Grant Program funds or HOME Investment Partnerships Program funds are committed for any activity that would directly result in the demolition of low/moderate-income dwelling units or the conversion of low/moderate-income dwelling units to another use, the County will make public and submit to the U.S. Department of Housing and Urban Development the information required by 24 CFR 570.606(c)(1)(iii).

IV. NOTICE OF NONDISCRIMINATION POLICY

The County of Marin does not discriminate on the basis of handicap in violation of 24 CFR Part 8 in admission or access to, or treatment or employment in, its federally assisted programs and activities, including those funded by the Community Development Block Grant Program, the HOME Investment Partnerships Program, and the Housing Opportunities for Persons With AIDS Program. Anyone with questions about this policy or the activities of the programs listed above may contact Molly Kron at the Marin County Community Development Agency, Housing and Federal Grants Division, 3501 Civic Center Drive, Room 308, San Rafael, phone 415-473-6279. The person who has been designated to process grievances under this policy is Laney Morgado, Disability Access Manager, Marin County Civic Center, 3501 Civic Center Drive, Room 304, San Rafael, California 94903, phone 415-333-4549. Information about the existence and location of accessible services, activities, and facilities is available from the Section 504 Compliance Office, Marin County Civic Center, 3501 Civic Center Drive, Room 304, San Rafael, California 94903, phone 415-333-4549. People using TTY devices may reach all County of Marin offices, including the Section 504 Compliance Office and the Housing and Federal Grants Division Office, at 415-473-3232, or through the California Relay Service at 711.

| 1 | APP. # | PROJECT SPONSOR | 2019-20 PROJECT NAME | APPLICANT'S CDBG REQUEST | County Other | Novato | San Rafael | CDBG Allocations | APPLICANT'S HOME REQUEST | HOME Allocations | PROJECT TOTAL |
|----|------------------------|--|--|--------------------------|-------------------|-------------------|-------------------|---------------------|--------------------------|-------------------|---------------------|
| 2 | | | | | | | | | | | |
| 3 | HOUSING | | | | | | | | | | |
| 4 | H-1 | Bolinas Community Land Trust | Aspen/Overlook Limited Equity Housing Cooperative | | | | | | \$400,000 | - | \$ - |
| 5 | H-2 | BRIDGE Housing + EAH Housing | Centertown Apartments | | | | | | \$500,000 | 500,000 | \$ 500,000 |
| 6 | H-3 | Homeward Bound of Marin | Mill Street Center Affordable Housing Units | | | | | | \$833,212 | - | \$ - |
| 7 | H-4 | Resources for Community Development | Victory Village | | | | | | \$450,000 | 283,684 | \$ 283,684 |
| 8 | CH-1 | Marin Center for Independent Living | Residential Access Modification Program | \$30,000 | \$ 3,000 | \$ 9,000 | \$ 18,000 | \$ 30,000 | | | \$ 30,000 |
| 9 | CH-2 | Marin Housing Authority | Residential Rehabilitation Loan Program | \$500,000 | \$ 116,817 | \$ 114,985 | \$ 85,000 | \$ 316,802 | | | \$ 316,802 |
| 10 | SH-1 | Art Works Downtown, Inc. | AWD Affordable Housing Electrical Upgrade | \$450,000 | | | \$ 182,502 | \$ 182,502 | | | \$ 182,502 |
| 11 | OH-1 | Bolinas Community Land Trust | 430 Aspen | \$150,000 | \$ 51,450 | | | \$ 51,450 | | | \$ 51,450 |
| 12 | OH-2 | Community Land Trust Association of West Marin | Mesa and Ocean Terrace Apartments | \$148,000 | \$ 63,078 | | | \$ 63,078 | | | \$ 63,078 |
| 13 | OH-3 | Lifehouse, Inc. | Corte Madera House Renovation | \$40,500 | \$ - | | | \$ - | | | \$ - |
| 14 | OH-4 | Marin City Community Development Corporation | Tiny SMART Homes Pilot | \$263,220 | \$ - | | | \$ - | | | \$ - |
| 15 | OH-5 | San Geronimo Valley Affordable Housing Association | Sage Lane Senior Affordable Housing Rehabilitation | \$65,395 | \$ 32,175 | | | \$ 32,175 | | | \$ 32,175 |
| 16 | | Housing Sub-total | | \$1,647,115 | \$ 266,520 | \$ 123,985 | \$ 285,502 | \$ 676,007 | \$ 2,183,212 | \$ 783,684 | \$ 1,459,690 |
| 17 | | | | | | | | | | | |
| 18 | CAPITAL | | | | | | | | | | |
| 19 | CC-1 | Marin City Health and Wellness Center | New Marin City Mixed-Use Health Hub | \$150,000 | \$ 96,243 | \$ 7,500 | \$ 28,500 | \$ 132,243 | | | \$ 132,243 |
| 20 | NC-1 | North Marin Community Services | Elevator Modernization | \$77,500.00 | | \$ 70,000 | | \$ 70,000 | | | \$ 70,000 |
| 21 | SC-1 | City of San Rafael DPW | Pickleweed Park and Playground Improvements | \$138,000 | | | \$ 72,899 | \$ 72,899 | | | \$ 72,899 |
| 22 | OC-1 | Galilee Harbor Community Association | Galilee Marine Service Harbor | \$112,500 | \$ - | | | \$ - | | | \$ - |
| 23 | OC-2 | Marin City Community Service District | Creating Healthy Environments Through Infrastructure | \$150,000 | \$ 30,000 | | | \$ 30,000 | | | \$ 30,000 |
| 24 | OC-3 | Marin City Family Resource and Youth Development Center | A Family Resource One-Stop Shop | \$98,000 | \$ - | | | \$ - | | | \$ - |
| 25 | OC-4 | San Geronimo Valley Community Center | Community Center Bathroom Upgrade | \$30,000 | \$ 30,000 | | | \$ 30,000 | | | \$ 30,000 |
| 26 | OC-5 | Tamalpais Community Services District | Kay Park Playground Replacement Project | \$33,400 | \$ - | | | \$ - | | | \$ - |
| 27 | OC-6 | Tomales Town Hall | Rehabilitation & Preservation of Town Hall 2019-2020 | \$28,000 | \$ - | | | \$ - | | | \$ - |
| 28 | | Capital Projects Sub-total | | \$817,400 | \$ 156,243 | \$ 77,500 | \$ 101,399 | \$ 335,142 | \$ - | \$ - | \$ 335,142 |
| 29 | | | | | | | | | | | |
| 30 | PUBLIC SERVICES | | | | | | | | | | |
| 31 | CS-1 | Fair Housing Advocates of Northern California | Fair Housing Counseling and Education | \$75,000 | \$ 24,500 | \$ 7,584 | \$ 31,833 | \$ 63,917 | | | \$ 63,917 |
| 32 | CS-2 | Family & Children's Law Center | Domestic Violence Legal Services for Low Income Families | \$12,500 | \$ 2,214 | \$ 3,541 | \$ 6,100 | \$ 11,855 | | | \$ 11,855 |
| 33 | CS-3 | Jewish Family and Children's Services (Formerly Senior Access) | Skyview Day Club Financial Aid (Senior Access Financial Aid) | \$33,350 | \$ 3,500 | \$ 1,000 | \$ 8,000 | \$ 12,500 | | | \$ 12,500 |
| 34 | CS-4 | Legal Aid of Marin | Legal Aid of Marin Eviction Defense Program | \$30,000 | \$ 1,000 | \$ 3,500 | \$ 23,202 | \$ 27,702 | | | \$ 27,702 |
| 35 | NS-1 | Biotech Partners | Biotech Partners Biotech Academy at San Marin HS | \$15,000 | | \$ - | | \$ - | | | \$ - |
| 36 | NS-2 | Covia Foundation | NIEP/Marin Senior Resources | \$26,000 | | \$ 20,000 | | \$ 20,000 | | | \$ 20,000 |
| 37 | NS-3 | North Bay Children's Center | Childcare Scholarships | \$20,000 | | \$ 15,000 | | \$ 15,000 | | | \$ 15,000 |
| 38 | NS-4 | North Marin Community Services | Childcare Scholarships | \$15,000 | | \$ 15,000 | | \$ 15,000 | | | \$ 15,000 |
| 39 | SS-1 | Canal Alliance | University Prep (UPI) | \$15,000 | | | \$ 10,110 | \$ 10,110 | | | \$ 10,110 |
| 40 | SS-2 | City of San Rafael | Pickleweed Preschool | \$33,499 | | | \$ 30,000 | \$ 30,000 | | | \$ 30,000 |
| 41 | OS-1 | Bridge the Gap College Prep | Bridge the Gap's Intensive Academic and Social-emotional Intervention for Marin City Youth | \$15,000 | \$ - | | | \$ - | | | \$ - |
| 42 | OS-2 | Community Action Marin | Marin Learning Center, Therapeutic Program | \$10,000 | \$ - | | | \$ - | | | \$ - |
| 43 | OS-3 | Fairfax-San Anselmo Children's Center | After School Transportation Program | \$16,500 | \$ 11,837 | | | \$ 11,837 | | | \$ 11,837 |
| 44 | OS-4 | Marin City Community Development Corporation | Operation Enterprise Program | \$29,992 | \$ - | | | \$ - | | | \$ - |
| 45 | OS-5 | Marin City Community Service District | Seniors Living Every Moment Active and Healthy | \$30,000 | \$ - | | | \$ - | | | \$ - |
| 46 | OS-6 | Marin City Family Resource and Youth Development Center | Marin City Family Resource and Youth Development Center Becomes Independent | \$30,000 | \$ - | | | \$ - | | | \$ - |
| 47 | OS-7 | Marin Horizon School | Horizon Community School Family and Child Community Support Services | \$30,000 | \$ 11,048 | | | \$ 11,048 | | | \$ 11,048 |
| 48 | OS-8 | Nicasio Preschool | Assistant Preschool Teacher | \$28,470 | \$ 10,000 | | | \$ 10,000 | | | \$ 10,000 |
| 49 | OS-9 | Performing Stars of Marin | After School Summer Enrichment Programming | \$15,000 | \$ 10,000 | | | \$ 10,000 | | | \$ 10,000 |
| 50 | OS-10 | San Geronimo Valley Affordable Housing Association | San Geronimo Valley Housing Assistance and Support | \$15,000 | \$ - | | | \$ - | | | \$ - |
| 51 | OS-11 | San Geronimo Valley Community Center | Human Services/Food Pantry | \$39,000 | \$ 10,000 | | | \$ 10,000 | | | \$ 10,000 |
| 52 | OS-12 | Shoreline Acres Inc. | Home Visitation Program | \$17,764 | \$ 10,000 | | | \$ 10,000 | | | \$ 10,000 |
| 53 | OS-13 | West Marin Senior Services | Care Management Services for Rural Seniors | \$30,000 | \$ 10,000 | | | \$ 10,000 | | | \$ 10,000 |
| 54 | | Public Service Sub-totals | | \$ 582,075 | \$ 104,099 | \$ 65,625 | \$ 109,245 | \$ 278,969 | \$ - | \$ - | \$ 278,969 |
| 55 | | | | | | | | | | | |
| 56 | ADMINISTRATION | | | | | | | | | | |
| 57 | | County of Marin | CDBG Administration | | | | | \$ 374,747 | | | \$ 374,747 |
| 58 | | County of Marin | HOME Administration | | | | | | | 76,334 | \$ 76,334 |
| 59 | | | | | | | | | | | |
| 60 | | TOTALS | | \$3,046,590 | | | | \$ 1,664,864 | \$ 2,183,212 | \$ 860,017 | \$ 2,524,882 |