

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

DATE: Thursday, September 30, 2021
TO: Countywide Priority Setting Committee
FROM: Molly Kron, Senior Planner
Leelee Thomas, Planning Manager
SUBJECT: Committee Interviews, Introduce Funding Cycle Priority Review, and Discuss the Lead Safe Housing Rule
MEETING LOCATION: Virtual Hearing via Zoom. Register here:
https://us06web.zoom.us/webinar/register/WN_7jBy-15PR6-fopJr2k6xw
MEETING DATE: Thursday, September 30, 2021 at 6 P.M.

REQUEST:

1. Appoint three Countywide Priority Setting Committee members representing protected classes for: Fairfax, Ross, San Anselmo, and adjacent unincorporated communities; Belvedere, Mill Valley, Sausalito, Tiburon, and adjacent unincorporated communities, including Marin City and Tam Valley; and a Countywide, at-large member
2. Discuss the upcoming funding cycle priority review and possible next steps
3. Review and discuss the Federal Lead Safe Housing Rule and implications for projects funded through the Federal Grants program

DISCUSSION:

PSC Community Member Seat Interviews and Appointments

Beginning on August 16, 2021 community members were invited to apply to be members of the Countywide Priority Setting Committee (PSC) to oversee the distribution of Community Development Block Grant (CDBG) and HOME Investment Partnership Program (HOME) funds in Marin County.

This recruitment cycle there are three (3) openings on the Countywide Priority Setting Committee for community members representing racial and ethnic minorities and/or people with disabilities. The openings are for community members from the following regions:

- Fairfax, Ross, San Anselmo, and adjacent unincorporated communities
- Belvedere, Mill Valley, Sausalito, Tiburon, and adjacent unincorporated communities, including Marin City and Tam Valley
- Countywide, at-large member

Upon selection, community member terms will go through September 2023.

The Countywide Priority Setting Committee currently includes a member of the Board of Supervisors, city/town council members, as well as seven (7) community members representing six (6) regions spanning Marin and an at-large member representing the County. The regions include the following:

- Countywide (All Marin County)
- Belvedere, Mill Valley, Sausalito, Tiburon, and adjacent unincorporated communities, including Marin City and Tam Valley
- Corte Madera, Larkspur, and adjacent unincorporated communities, including Greenbrae and Kentfield
- Fairfax, Ross, San Anselmo, and adjacent unincorporated communities
- Novato and adjacent unincorporated communities
- San Rafael including the Canal neighborhood, and adjacent unincorporated communities
- West Marin consisting entirely of unincorporated communities

The Countywide Priority Setting Committee was expanded in 2012 to include members of the community with the goal of bringing greater diversity to the group that:

- (1) advises the Board of Supervisors on the CDBG and HOME funding allocation process and
- (2) provides input on the County’s implementation of the Analysis of Impediments to Fair Housing Choice.

The recruitment of community members is specifically for individuals who are members of a racial and ethnic minority and/or people with disabilities, or who represent these interests.

Applications were accepted until 4pm on September 15, 2021. The following applications were received for the three openings on the Committee:

Applicant	Fairfax, Ross, San Anselmo	Belvedere, Marin City, Mill Valley, Sausalito, Tiburon	Countywide
<i>Phillip “PJ” Feffer</i>	X		
Brittney Burton		X	
Ida Green		X	
Katrina Knudsen		X	
David Levin		X	
<i>Cathy Cortez</i>		X	X

*Current members of the PSC are italicized

Copies of applications and interview questions are attached to this staff report.

All applicants will answer the same interview questions prior to the committee’s selection.

Funding Cycle Priority Review

In preparation for the upcoming 2022-24 Application Cycle, the Countywide Priority Setting Committee is being asked to review previously approved priorities identified through the comprehensive community planning process to develop the 2020-24 Consolidated Plan for CDBG and HOME.

The priority review is not intended to be a complete overhaul of previously determined goals and priorities, but minor adjustments to support community needs in the context of an ongoing pandemic, new data available, and the committees increased focus on equity.

The 2020-24 Consolidated Plan dictates what goals and priorities the committee can select from for the upcoming cycle. These are:

Housing

- Rental Housing – Acquisition, New Construction, and Rehabilitation
- Homeowner Housing – Acquisition, New Construction, and Rehabilitation
- Down Payment Assistance for First-time Homebuyers
- Special Needs Housing

The on-going [Voluntary Compliance Agreement](#) with the U.S. Department of Housing and Urban Development (HUD) requires the County to prioritize family housing outside areas of minority concentration.

The [Analysis of Impediments to Fair Housing Choice \(AI\)](#), approved by the Board of Supervisors on February 11, 2020, establishes a priority for applications proposing a land trust model in eastern Marin that provides home ownership opportunities, with specific inclusion for African Americans.

Community Infrastructure and Capital Projects

- Accessibility Improvements
- Community Facilities
- Homeless Shelters

Public Services

- Basic Health Services
- Children, Youth, and Parent Support Services
- Domestic Violence Services
- Education and Job Training
- Food Security
- Housing Support Services
- Legal Services
- Economic Development Assistance for Business including Microenterprise and Job Training
- Senior Services
- Subsistence Payments

During the 2020-22 Application Cycle the PSC adopted the complete list of priorities for both Housing and Community Infrastructure and Capital Projects. Under Public Services the PSC identified:

- Basic Health Services
- Children, Youth, and Parent Support Services
- Housing Support Services

Given high demand and limited funds available for Public Services staff recommend limiting the selection to 2 or 3 priorities.

All priority decisions should build upon threshold requirements set by HUD and enhancements previously adopted by the PSC. These enhancement thresholds include:

- Support projects that Affirmatively Further Fair Housing¹ and have the commitment and capacity to engage in Affirmative Marketing².
- Prioritize projects that serve members of the federally protected classes³ as defined by HUD.
- Prioritize projects that serve low-income persons.

Further, in keeping with the feedback received by the PSC at its last public meeting, priority decisions should focus on equity and aligning resources to serve underserved populations, areas of minority concentration, people of color, and all members of protected classes including people with disabilities and families with children.

To support priority setting at the upcoming meeting on November 4, 2021, staff would like the PSC to identify different types of information and data that would be most useful to provide. Examples of data and information include:

- Demographics (general demographics, demographics of protected classes)
 - Poverty rates*
 - Housing cost burden
 - Level of segregation (dissimilarity index)
 - Areas of minority concentration, as defined by HUD
 - Rental assistance data*
 - Income brackets or median income*
 - Income level (AMI) by tenure (cannot be analyzed at the census tract level)
 - Housing tenure*
 - Center for Disease Control and Prevention Social Vulnerability Index
- * can be analyzed by race

In addition, staff request committee members conduct outreach by canvassing 4 to 5 people (or more) representing different ages, races, ethnicities, abilities, and backgrounds to get a sense of what they see as the biggest needs in the community.

Requests for data would need to be submitted to staff by October 8, 2021 and results from canvassing activities would be needed by October 25, 2021. A form to use for canvassing activities is included as an attachment.

Lead Safe Housing Rule Update

In recent years there have been a number of high-profile instances of extreme lead poisoning where government was both complicit and complacent. Issues with lead poisoning are most commonly found in older houses and houses in low-income

¹ Affirmatively Furthering Fair Housing - Taking meaningful actions, in addition to combating discrimination, that overcome patterns of segregation and foster inclusive communities free from barriers that restrict access to opportunity based on protected characteristics, which are: race, color, national origin, religion, sex (including sexual orientation and gender identity), familial status, and disability.

² Affirmative Marketing - Methods of advertising and community outreach that are designed to reach persons who are least likely to know about or apply for the program, including marketing in formats that are accessible for persons with disabilities and in languages other than English.

³ Federally Protected Classes - Race, color, national origin, religion, sex (including sexual orientation and gender identity), familial status, and disability.

communities.⁴ The effects of lead poisoning are irreversible, and children are impacted most severely.

While HUD’s Lead Safe Housing Rule (LSHR) has been in place for a nearly 3 decades, on January 13, 2017, HUD published an amendment lowering the threshold of lead measured in a young child’s blood to match the Centers for Disease Control and Prevention (CDC), and established more comprehensive testing and evaluation procedures for federally assisted housing.

The LSHR applies to all federally assisted housing. Depending on the nature of work and the dollar amount of federal investment in a property, certain requirements must be complied with in determining the presence and handling of lead-based paint in pre-1978 housing.

Recently HUD began providing in-depth trainings on the updated requirements for the LSHR. Staff participated in a 4-day training this past May/June to begin the process of better understanding the new requirements and developing a plan for implementation in the Federal Grants Program.

The new requirements are extremely detailed and complicated—requiring disclosures, paint testing, risk assessment, mitigation, and abatement—all determined by the level of investment and the type of work to be done. There are a few exemptions from the LSHR including:

- Properties constructed after January 1, 1978
- Zero-bedroom units and SROs (exemption likely to be removed in the future)
- Housing designated exclusively (deed restricted) for the elderly or persons with disabilities (unless a child less than 6 years old resides or is expected to reside there)
- Properties found to be lead-free by a LBP inspection or where all LBP has been identified, removed, and clearance achieved

Given the age of Marin County’s housing stock, staff believe most projects will be subject to the LSHR, unless it meets one of the exemptions above.

While staff are pleased the Federal Grants program will be an asset in addressing this public health issue and making Marin’s housing stock safer, it is also cognizant of the challenges it will place on projects funded by the Federal Grants program. It is expected that the cost of each project will be elevated, and fewer projects will be able to be funded each year. It is expected that there will be an increased role for staff in providing oversight and technical assistance for project sponsors.

Over the coming year, staff will be working to identify preferred vendors, project templates, and updating policies and procedures to assist project sponsors with compliance.

ACTIONS REQUIRED:

1. Select community members for appointment to the Countywide Priority Setting Committee.

⁴ Center for Disease Control - <https://www.cdc.gov/nceh/lead/prevention/populations.htm>

2. Provide staff with direction on data needs to set priorities.

ATTACHMENTS:

- Attachment 1: Committee Recruitment Outreach
- Attachment 2: Committee Applications
- Attachment 3: Committee Interview Questions
- Attachment 4: Priority Canvassing Worksheet
- Attachment 5: Lead Safe Housing Rule Requirement Summary

COMMITTEE OUTREACH**Community Outreach:**

Outreach for the Countywide Priority Setting Committee recruitment was conducted through several different media outlets and with the assistance of many community partners. Organizations helped distribute information in newsletters and posting accessible flyers in English, Spanish, and Vietnamese at service locations, community message boards, post offices, markets, laundry mats, and other places with high community foot traffic.

Media Tools

Press Release

Email notice to over 800 subscribers

Social Media ads through Facebook, Twitter, and Nextdoor

Accessible flyers in English, Spanish, and Vietnamese

Government Partners

Board of Supervisors

Town and City Managers

County Social Equity Program and Policy Coordinator

Countywide Partners and Leaders

Canal Alliance

Canal Working Group

Isoji

Hannah Project

Marin City Community Development Corporation

Marin City Community Services District

Marin City Health and Wellness Center

Marin County Free Library

Oshalla Marcus

Play Marin

Marin Asian Advocacy Project

Marin Organizing Committee

Multicultural Center of Marin

COMMITTEE APPLICATIONS

Countywide Priority Setting Committee Applicants

Fairfax, Ross, San Anselmo, and adjacent unincorporated communities

Phillip "PJ" Feffer	Page 2
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Belvedere, Mill Valley, Sausalito, Tiburon, and adjacent unincorporated communities, including Marin City and Tam Valley

Brittney Burton	Page 4
Ida Green	Page 6
Katrina Knudsen	Page 8
David Levin	Page 10
Cathy Cortez	Page 12

Countywide, at-large member

Cathy Cortez	Page 12
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APPLICATION FOR THE COUNTYWIDE PRIORITY SETTING COMMITTEE

Name Philip Feffer ++ Email [REDACTED] ++

Primary Address [REDACTED] ++

Street [REDACTED]
Fairfax 94930 ++ Telephone [REDACTED] ++
City Zip

Protected Class(es)¹ Member or Representative of African-American and Jewish ++

Present Occupation Attorney ++ Are You Over 18 Years of Age? Yes ++

Employer's Name Coblentz Patch Duffy & Bass LLP ++ Location: San Francisco ++
City

If you represent an organization, please list it [REDACTED]

County Region to Represent [check one]:
 Fairfax, Ross, San Anselmo
 Belvedere, Marin City, Mill Valley, Sausalito, Tiburon
 Countywide

Reasons for Applying:

Growing up in New York City in a bi-racial (black) Jewish household, community representation has always been important to me. Having visited Fairfax and Marin county regularly (my wife was born and raised in Fairfax) for the 10 years prior to my move to Fairfax almost 3 years ago, I would like to continue doing what I can as a current member of this committee to make sure Marin is a representative and supportive community for my children and for all other children to grow up in. Supporting our underserved and low-income populations is an important way to make sure people coming from diverse backgrounds receive the aid needed to overcome a long history of oppression and live better and happier lives.

Under fair housing laws, it is illegal to discriminate in the sale, rental, and financing in housing-related transactions based on race, color, religion, national origin, sex, disability, and familial status (including households with children under the age of 18, pregnant women, and people securing custody of children under the age of 18). What services, if any, do you see are needed in Marin County for members of the protected classes to access information, opportunity, and options to live where they choose without discrimination?

Free and subsidized child-care is critical, as is housing. Marin County should be increasing the number of housing units, in addition to supporting rent control programs and programs to help low-income individuals and families purchase their own homes. Public transportation is also very important, commuting costs are burdensome and Marin County needs to have expansive public transportation options within the county and to other nearby parts of the bay area where many Marin County residents may work (i.e. Novato, San Francisco and the east bay).

Access to information is key as we need to make sure everyone we are trying to help with these programs knows about them and know how best to take advantage of available support systems. This means making free or low cost information providers available (not only on the internet, phone services and in person services will be needed), and making sure such services are available at a variety of times of day so people working outside standard business hours or working long hours or multiple jobs can access key information as well.

¹ Under federal laws protected classes include race, color, religion, national origin, sex, disability, and familial status.

Other Relevant Experience:

Attorney - Admitted to practice in California and New York.

I first joined the committee in the two-year cycle prior to the one I am applying for and it has been a valuable experience. I can see the value added to the committee by those members who have participated from longer cycles and know the history of what projects apply for funding regularly and how applicant organizations utilize grants. I would like to develop that institutional knowledge to further assist this committee in its work. While there is always value in new perspectives, I believe mine is one of the newer perspectives and the continuity of members will have even greater value as we move forward with the recently adopted two-year (instead of one-year) grant application funding process.

I have a broad and sophisticated transactional/corporate law practice at a large well respected San Francisco based law firm. I am accustomed to reading and analyzing complex documents which has been very helpful in reviewing the materials regularly provided to the committee members (including grant applications and proposals).

Additional pages and information may be attached. Please indicate number of pages: _____

List any organizations of which you are an officer or an employee that are funded by, or may request funding from, the Community Development Block Grant or HOME programs:

None.

Signature _____

Date _____

9/15/21

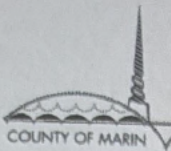
Please return completed applications by Wednesday, September 15, 2021 at 4pm to:

Housing and Federal Grants Division
Marin County Community Development Agency
3501 Civic Center Drive, Room 308
San Rafael, CA 94903-4157
OR
Fax: (415) 473-7880
OR
Email: federalgrants@marincounty.org

Please note that an applicant who is an employee or an officer of an organization that receives CDBG or HOME funding may not be eligible to serve as a committee member due to a potential conflict of interest. For more information about the full scope of the conflict of interest regulations, see <http://www.gpo.gov/fdsys/pkg/CFR-2012-title24-vol3/xml/CFR-2012-title24-vol3-sec570-611.xml> .

NOTE: This application will remain valid for a period of one year. If you would like information on conflict of interest or other eligibility requirements for positions, or want to check on the status of your application, please contact the Federal Grants office at federalgrants@marincounty.org or 415-473-6279. Committee members may be required to file a financial disclosure form (listing sources of income, interests in real property, investments, and business positions) with the County which will be a public document.

10



APPLICATION FOR THE COUNTYWIDE PRIORITY SETTING COMMITTEE

Name Brittney Burton Email [REDACTED]

Primary Address [REDACTED]

City Marin City Street 94965 Zip 94965 Telephone: [REDACTED]

Protected Class(es)¹ Member or Representative of N/A

Present Occupation N/A Are You Over 18 Years of Age? Yes

Employer's Name _____ Location: _____ City _____

If you represent an organization, please list it N/A

- County Region to Represent [check one]:
- Fairfax, Ross, San Anselmo
 - Belvedere, Marin City, Mill Valley, Sausalito, Tiburon
 - Countywide

Reasons for Applying:

AS A young African-American women living in Marin City. I have a legacy to upheld coming from the third generation of family history. I am afraid of seeing our community of African-Americans disappear. I would to sit on the commietee to repre sent marin city. in hopes that funds get distributed fairly.

Under fair housing laws, it is illegal to discriminate in the sale, rental, and financing in housing-related transactions based on race, color, religion, national origin, sex, disability, and familial status (including households with children under the age of 18, pregnant women, and people securing custody of children under the age of 18). What services, if any, do you see are needed in Marin County for members of the protected classes to access information, opportunity, and options to live where they choose without discrimination?

I think we should use our social media and other media options to get the word out about the housing laws and ~~challeng~~ challenge individuals, or organizations to make a change.

¹ Under federal laws protected classes include race, color, religion, national origin, sex, disability, and familial status.

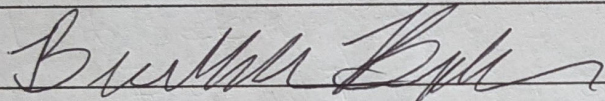
Other Relevant Experience:

I have set on other boards and committees

Additional pages and information may be attached. Please indicate number of pages: _____

List any organizations of which you are an officer or an employee that are funded by, or may request funding from, the Community Development Block Grant or HOME programs:

N/A

Signature  Date 9-15-21

Please return completed applications by Wednesday, September 15, 2021 at 4pm to:

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NOTE: This application will remain valid for a period of one year. If you would like information on conflict of interest, other eligibility requirements for positions, or want to check on the status of your application, please contact the Federal Grants office at federalgrants@marincounty.org or 415-473-6279. Committee members may be required to file a financial disclosure form (listing sources of income, interests in real property, investments, and business positions) with the County which will be a public document.



APPLICATION FOR THE COUNTYWIDE PRIORITY SETTING COMMITTEE

Name Ida Green + Email [REDACTED] +

Primary Address [REDACTED] +

Marin City Street
CA + Telephone: [REDACTED] +
City Zip

Protected Class(es)¹ Member or Representative of Community at Large +

Present Occupation Social Worker II + Are You Over 18 Years of Age? Yes +

Employer's Name County of Marin + Location: BHRS Novato +
City

If you represent an organization, please list it _____

- County Region to Represent [check one]:
- Fairfax, Ross, San Anselmo
 - Belvedere, Marin City, Mill Valley, Sausalito, Tiburon
 - Countywide

Reasons for Applying:

I live in one of the most marginalized underrepresented communities in Marin County, Marin City. I feel compelled to participate in future decisions pertaining to Federal Grants awarded to the County. I think it's imperative to have a voice from all sectors within Marin County to participate in oversight and priority setting when awards are granted. This is my reason and desire for applying.

Under fair housing laws, it is illegal to discriminate in the sale, rental, and financing in housing-related transactions based on race, color, religion, national origin, sex, disability, and familial status (including households with children under the age of 18, pregnant women, and people securing custody of children under the age of 18). What services, if any, do you see are needed in Marin County for members of the protected classes to access information, opportunity, and options to live where they choose without discrimination?

The County has to begin with dismantling decade old "Covenants" on deeds/leases throughout the County preventing people of color from residing in areas of choice. There are still such covenants in neighboring communities within walking distance from my community.

¹ Under federal laws protected classes include race, color, religion, national origin, sex, disability, and familial status.

Other Relevant Experience:

I am an active member in my community. I currently serve on the Board of Education for the Sausalito Marin City School District. I am also involved as board chair for a Co-operative Residential housing in my community.

Additional pages and information may be attached. Please indicate number of pages: _____

List any organizations of which you are an officer or an employee that are funded by, or may request funding from, the Community Development Block Grant or HOME programs:

N/A

Signature _____ Date September 15, 20221

Please return completed applications by Wednesday, September 15, 2021 at 4pm to:

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Marin County Community Development Agency
3501 Civic Center Drive, Room 308
San Rafael, CA 94903-4157
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Fax: (415) 473-7880
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NOTE: This application will remain valid for a period of one year. If you would like information on conflict of interest or other eligibility requirements for positions, or want to check on the status of your application, please contact the Federal Grants office at federalgrants@marincounty.org or 415-473-6279. Committee members may be required to file a financial disclosure form (listing sources of income, interests in real property, investments, and business positions) with the County which will be a public document.



APPLICATION FOR THE COUNTYWIDE PRIORITY SETTING COMMITTEE

Name Katrina Knudsen Email [REDACTED]

Primary Address [REDACTED]

Mill Valley Street 94941 Telephone: [REDACTED]
City Zip

Protected Class(es)¹ Member or Representative of Households with children under the age of 18

Present Occupation Chief Operating Officer, Knudsen Are You Over 18 Years of Age? Yes

Employer's Name Self Location: Mill Valley
City

If you represent an organization, please list it _____

- County Region to Represent [check one]:
- Fairfax, Ross, San Anselmo
 - Belvedere, Marin City, Mill Valley, Sausalito, Tiburon
 - Countywide

Reasons for Applying:

I believe everyone has the right to food, water, and a place to live. There is an acute and ever-increasing housing crisis in California, where we have the highest rate of homelessness in the nation. Just before the start of the pandemic, there were well over 160,000 without homes (npr.org) with over 1,000 homeless here in Marin County (Marin Magazine, June 8 2021). Countless more are struggling to find adequate and affordable housing, just on the cusp or in various stages of homelessness. This burden tends to fall on those battling with social, racial, and economic inequalities, or with disabilities, mental illness or addiction. Climate change is only increasing this pinch through the destruction of property by fire and floods. We **must** prioritize housing. I want to help find tangible solutions, so that we can actively work towards a more just society.

Under fair housing laws, it is illegal to discriminate in the sale, rental, and financing in housing-related transactions based on race, color, religion, national origin, sex, disability, and familial status (including households with children under the age of 18, pregnant women, and people securing custody of children under the age of 18). What services, if any, do you see are needed in Marin County for members of the protected classes to access information, opportunity, and options to live where they choose without discrimination?

Members of the protected class need a comprehensive checklist of steps necessary to rent or buy a home, a list of resources like the links on the Affordable Housing page at marincounty.org and marinhousing.org, and a hotline offering both general and legal advice perhaps an expansion of what's currently on 211 but pertaining specifically to securing affordable housing. Therefore, they need internet access and a device. But first, they need to know that such resources exist. They may need a dedicated advocate to walk with them through the process - to help (constantly!) search and then (quickly!) apply for housing. Create a program to assist first generation homeowners (similar to first generation college students) that offers loans, support, and housing dedicated to this group. They need access to loans for down payment for leases and affordable insurance. Lastly, we need more housing!

¹ Under federal laws protected classes include race, color, religion, national origin, sex, disability, and familial status.

Other Relevant Experience:

I am organized, good at learning on the fly and quickly absorbing a large amount of new information. I can research and collate data weighing benefits and drawbacks. I excel at prioritizing and setting a course of action based on priorities. I am able to look at things from others' perspectives. I can mediate, hearing various opposing opinions and act as a go-between with a goal of increasing understanding. I'm good at seeing the big picture and summing things up concisely.

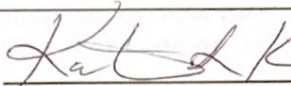
I am experienced with real estate in Marin County and various locations in California. I have been a renter, a buyer, and a seller several times for myself and for family members. I know what it takes to find a place to live here when the competition is fierce and the supply is next to nothing (nerves of steel and a penchant for constantly hitting refresh).

Additional pages and information may be attached. Please indicate number of pages: _____

List any organizations of which you are an officer or an employee that are funded by, or may request funding from, the Community Development Block Grant or HOME programs:

SF Marin Foodbank bi-weekly Volunteer
Adopt a Family semi-annual Donor
Clean Water Action Major Donor
Family 2 Family Help Co-Founder

Signature



Date

9.15.2021

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NOTE: This application will remain valid for a period of one year. If you would like information on conflict of interest or other eligibility requirements for positions, or want to check on the status of your application, please contact the Federal Grants office at federalgrants@marincounty.org or 415-473-6279. Committee members may be required to file a financial disclosure form (listing sources of income, interests in real property, investments, and business positions) with the County which will be a public document.



APPLICATION FOR THE COUNTYWIDE PRIORITY SETTING COMMITTEE

Name David Levin Email [REDACTED]

Primary Address [REDACTED]

Mill Valley Street
City Zip Telephone: [REDACTED]

Protected Class(es)¹ Member or Representative of N/A

Present Occupation Lawyer Are You Over 18 Years of Age? Yes

Employer's Name Self-Employed Location: Mill Valley
City

If you represent an organization, please list it N/A

- County Region to Represent [check one]:
- Fairfax, Ross, San Anselmo
 - Belvedere, Marin City, Mill Valley, Sausalito, Tiburon
 - Countywide

Reasons for Applying:

I have been working as a lawyer for renters for over 15 years in Marin County, including ten years with Bay Area Legal Aid and four years at Legal Aid of Marin. This work taught me the importance of supporting protected groups facing our severe regional housing crisis, and the value of local initiatives that provide critical supportive services and vital infrastructure for disabled residents, families with children, immigrants, and other protected groups. Many of my clients benefited from these programs, and I was fortunate to partner with nonprofit recipients providing services and support with life-changing consequences for people in the protected classes. As we try to recover from the pandemic and its harsh effects on the most vulnerable members of our community, I would be honored to assist with this important work and these vital services.

Under fair housing laws, it is illegal to discriminate in the sale, rental, and financing in housing-related transactions based on race, color, religion, national origin, sex, disability, and familial status (including households with children under the age of 18, pregnant women, and people securing custody of children under the age of 18). What services, if any, do you see are needed in Marin County for members of the protected classes to access information, opportunity, and options to live where they choose without discrimination?

Marin County faces special responsibilities to address housing discrimination based on our history, and a legacy of exclusion that has resulted in one of most segregated communities in the state. In order to address these needs, Marin County should redouble efforts against housing discrimination, including initiatives like these:

- 1) Language access services for fair housing information and supportive services
- 2) Outreach and education around housing rights in underserved communities
- 3) Improved building code enforcement to protect equal housing rights to safe and secure homes
- 4) Additional education concerning housing rights for protected groups, especially the disabled
- 5) Renter protections as part of pandemic recovery to prevent displacement and discrimination

¹ Under federal laws protected classes include race, color, religion, national origin, sex, disability, and familial status.

Other Relevant Experience:

I directed the fair housing enforcement program at Bay Area Legal Aid for seven years that provided education and enforcement activities in six counties, and funded by HUD (2008-2015). Afterward, I worked with several nonprofits in Marin with outreach and training, including in the Canal neighborhood and Marin City. I have also represented clients in court cases involving housing discrimination under state and federal laws, with a special focus on housing preservation -- especially for disabled residents and those participating in the Housing Choice Voucher Program of Marin Housing Authority. My clients have received services from many nonprofits in Marin County, and I have deep respect for their important work and the vital needs addressed every day.

Additional pages and information may be attached. Please indicate number of pages: _____

List any organizations of which you are an officer or an employee that are funded by, or may request funding from, the Community Development Block Grant or HOME programs:

None (I have been self-employed for the past 2.5 years)

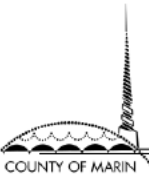
Signature David Liu Date September 15, 2021

Please return completed applications by Wednesday, September 15, 2021 at 4pm to:

Housing and Federal Grants Division
Marin County Community Development Agency
3501 Civic Center Drive, Room 308
San Rafael, CA 94903-4157
OR
Fax: (415) 473-7880
OR
Email: federalgrants@marincounty.org

Please note that an applicant who is an employee or an officer of an organization that receives CDBG or HOME funding may not be eligible to serve as a committee member due to a potential conflict of interest. For more information about the full scope of the conflict of interest regulations, see <http://www.gpo.gov/fdsys/pkg/CFR-2012-title24-vol3/xml/CFR-2012-title24-vol3-sec570-611.xml> .

NOTE: This application will remain valid for a period of one year. If you would like information on conflict of interest or other eligibility requirements for positions, or want to check on the status of your application, please contact the Federal Grants office at federalgrants@marincounty.org or 415-473-6279. Committee members may be required to file a financial disclosure form (listing sources of income, interests in real property, investments, and business positions) with the County which will be a public document.



APPLICATION FOR THE COUNTYWIDE PRIORITY SETTING COMMITTEE

Name Cathy Cortez Email [REDACTED]

Primary Address [REDACTED]

Tiburon 94920 Street Telephone: [REDACTED]
City Zip

Protected Class(es)¹ Member or Representative of Ethnic Minority/Disabled

Present Occupation _____ Are You Over 18 Years of Age? yes

Employer's Name Disabled Location: _____ City _____

If you represent an organization, please list it _____

- County Region to Represent [check one]:
- Fairfax, Ross, San Anselmo
 - Belvedere, Marin City, Mill Valley, Sausalito, Tiburon
 - Countywide

Reasons for Applying:

I am an incumbant on the committee and have a sincere desire to continue serving.

Under fair housing laws, it is illegal to discriminate in the sale, rental, and financing in housing-related transactions based on race, color, religion, national origin, sex, disability, and familial status (including households with children under the age of 18, pregnant women, and people securing custody of children under the age of 18). What services, if any, do you see are needed in Marin County for members of the protected classes to access information, opportunity, and options to live where they choose without discrimination?

Many of the members of the protected classes Marin County are of lower incomes. The opportunities for housing are difficult to come by. Most of the affordable housing lists are closed with long waits just to get on the list only to wait even longer to actually receive housing. Residents with HCV Section 8 vouchers have difficulty finding landlords who accept the vouchers, even though it is illegal to refuse them. For racial and ethnic minorities and the disabled the challenges are even greater. The maximum search time for those who obtain a housing choice voucher through the Housing Authority is six months and many need to move out of the county in order to find housing before the voucher expires and goes to the next on the list. As the demographics show, racial and ethnic minorities of higher incomes are not choosing to live in Marin County in favor of other counties in the Bay Area and State. Marin County is the least diverse in the Bay Area.

Fair Housing of Northern California investigates complaints of discrimination FHOM has a variety of services including testers who pose as renters to screen landlords of discriminatory parctices in housing.

¹ Under federal laws protected classes include race, color, religion, national origin, sex, disability, and familial status.

Other Relevant Experience:

I am a member of the National Low Income Housing Coalition and have attended policy conferences in Washington D.C.

Additional pages and information may be attached. Please indicate number of pages: _____

List any organizations of which you are an officer or an employee that are funded by, or may request funding from, the Community Development Block Grant or HOME programs:

I am not currently an employee or an officer in any organization that is funded or requesting any funding from the CDBG or Home programs.

Signature _____ Date August 26, 2021

Please return completed applications by Wednesday, September 15, 2021 at 4pm to:

Housing and Federal Grants Division
Marin County Community Development Agency
3501 Civic Center Drive, Room 308
San Rafael, CA 94903-4157
OR
Fax: (415) 473-7880
OR
Email: federalgrants@marincounty.org

Please note that an applicant who is an employee or an officer of an organization that receives CDBG or HOME funding may not be eligible to serve as a committee member due to a potential conflict of interest. For more information about the full scope of the conflict of interest regulations, see <http://www.gpo.gov/fdsys/pkg/CFR-2012-title24-vol3/xml/CFR-2012-title24-vol3-sec570-611.xml> .

NOTE: This application will remain valid for a period of one year. If you would like information on conflict of interest or other eligibility requirements for positions, or want to check on the status of your application, please contact the Federal Grants office at federalgrants@marincounty.org or 415-473-6279. Committee members may be required to file a financial disclosure form (listing sources of income, interests in real property, investments, and business positions) with the County which will be a public document.

INTERVIEW QUESTIONS**Applicant Interview Questions:**

- (1) Describe your interest in joining the Committee?

- (2) How do you represent the protected classes defined by the U.S. Department of Housing and Urban Development? These are race, color, religion, national origin, sex, disability, and familial status?

- (3) What unique perspective do you bring to the Committee?

- (4) What are the greatest needs you see in the community and what are the biggest obstacles to addressing these needs?

PRIORITY CANVAS QUESTIONS

What types of Housing, Community Infrastructure/Capital Projects, and Public Services are needed in Marin to support equity in serving federally protected classes (race, color, religion, national origin, sex, disability, and familial status) and especially underserved populations—racial and ethnic minorities, people with disabilities, and families with children?

Identify all that apply. Add others not listed.

HOUSING

Select	Type of Activity	Comments
	Rental Housing – Acquisition, New Construction, and Rehabilitation	
	Homeowner Housing – Acquisition, New Construction, and Rehabilitation	
	Down Payment Assistance for First-time Homebuyers	
	Special Needs Housing	
	Family housing outside areas of minority concentration	
	Land trust in eastern Marin that provides home ownership opportunities, with specific inclusion for African Americans	
	Other:	

COMMUNITY INFRASTRUCTURE AND CAPITAL PROJECTS

Select	Type of Activity	Comments
	Accessibility Improvements	
	Community Facilities	
	Homeless Shelters	
	Other:	

PUBLIC SERVICES

Select	Type of Activity	Comments
	Basic Health Services	
	Children, Youth, and Parent Support Services	
	Domestic Violence Services	
	Education and Job Training	
	Food Security	
	Housing Support Services	
	Legal Services	
	Economic Development Assistance for Business including Microenterprise and Job Training	
	Senior Services	
	Subsistence Payments	
	Others:	

DEMOGRAPHICS

1. Indicate the Community in which you live:

- | | |
|-----------------------------|---|
| a. Belvedere/Tiburon | g. Novato |
| b. Fairfax/San Anselmo/Ross | h. San Rafael |
| c. Greenbrae/Kentfield | i. West Marin |
| d. Larkspur/Corte Madera | j. County Other (Any area of the county that is not listed above) |
| e. Marin City | k. Outside of Marin County |
| f. Mill Valley/Sausalito | |

2. Employment status:

- a. Employed Full-Time
- b. Employed Part-Time (by choice)
- c. Employed Part-Time (not by choice)
- d. Retired
- e. Self Employed
- f. Student
- g. Unemployed- Not Receiving Unemployment Benefits
- h. Unemployed- Receiving Unemployment Benefits
- i. Other:

3. Current housing situation:

- a. Homeless in Marin County
- b. Renter in Marin County
- c. Homeowner in Marin County
- d. Renter not in Marin County
- e. Homeowner not in Marin County
- f. Other:

4. Race/ethnicity? (select all that apply)

- a. African American/Black
- b. American Indian/Native Alaskan
- c. Asian
- d. Pacific Islander
- e. Hispanic/Latino
- f. White/Caucasian
- g. Multi-Race
- h. Another race/ethnicity identity not listed:

5. Area of greatest interest to you?

- a. Housing
- b. Public Facilities and Infrastructure Improvements
- c. Public Services
- d. Other:

6. How old are you?

- a. Under 16
- b. 16-25
- c. 26-59
- d. 60-74
- e. 75 or older

7. Disability

- f. Yes
- g. No
- h. Prefer not to say?

Subparts J & K: Program Summary of Lead Based Paint

	Rehabilitation (Subpart J)			ALSSO (Subpart K)
	≤\$5,000	\$5,000 - \$25,000	>\$25,000	Homebuyer and Special Needs ¹
Assistance				
Disclosure (almost all pre-1978 units regardless of occupancy)	Owner of rental property is responsible for providing disclosure form, and available records and reports to residents at initial occupancy, when their lease is renewed with changed terms, and/or when their lease is renewed after new information on LBP or LBP hazards becomes available. Sellers are required to disclose any known information re lead hazards to buyers. Program administrators provide the Protect Your Family pamphlet for all activities.			
Exemptions	See list of property exemptions under the Lead Safe Housing Rule. 24 CFR 35 115			
Approach to Lead Hazard Evaluation and Reduction	1. Do no harm	3. Identify and control lead hazards	4. Identify and abate lead hazards	2. Identify and stabilize deteriorated paint
Pre-renovation Education (EPA Req.)	Entity performing any rehabilitation, repair, or lead hazard reduction must provide EPA RRP Renovate Right pamphlet to residents prior to start of work.			
Lead Evaluation or Visual Assessment and Notice	Paint Testing (of disturbed surfaces)	Paint Testing and Risk Assessment	Paint Testing and Risk Assessment	Visual Assessment
Lead Hazard Reduction²	Repair surfaces disturbed during rehabilitation Safe work practices	Interim Controls Safe work practices	Abatement (Interim Controls on exterior surfaces not disturbed by rehabilitation) Safe work practices	Paint Stabilization Safe work practices
Clearance and Notice	Clearance is required following any lead hazard reduction activities. Notice to occupants describing hazard reduction activities including clearance.			
Ongoing Maintenance	Ongoing maintenance, monitoring, and cleaning are required for some properties that have an ongoing relationship with the funding program (For HOME rental property only).			Yes (if ongoing relationship)
EBLL Requirements	None	None	None	None
Options	Presume lead-based paint Use safe work practices on all surfaces	Presume lead-based paint and/or hazards Use standard treatments	Presume lead-based paint and/or hazards Abate all applicable surfaces	Test deteriorated paint Use safe work practices only on lead-based paint surfaces

¹ Special Needs Housing may be subject to the requirements of Subpart J, M, or K depending on the nature of the assistance provided. However, since most special needs housing involves acquisition, leasing, support services, and operations, for the purposes of this table, it has been placed in this column.

² Work must be performed by personnel with proper training or supervision