May 12, 2015

Marin County Board of Supervisors
3501 Civic Center Drive
San Rafael, CA 94903

SUBJECT: Consolidated Plan for Federal Fiscal Years 2015-2019 (Including Fiscal Year 2015 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 12, 2015 (as a continuation of the May 5, 2015 Board of Supervisors hearing), for comment on:
   
   A. Marin County's housing and community development needs.
   
   B. Marin County's community development performance.
   
   C. The Consolidated Plan for federal Fiscal Years 2015-2019, including activities proposed for federal Fiscal Year 2015 funding from the Community Development Block Grant Program (CDBG) and the HOME Investment Partnerships Program (HOME).
   
   D. The proposed budget for the use of federal Fiscal Year 2015 (2015-16 local program year) CDBG funds, included in the Consolidated 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.
   
   F. The proposed budget for the use of federal Fiscal Year 2015 (2015-16 local program year) HOME funds, included in the Consolidated 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.
   
   H. The Local Standard for Affordable Rents.
   
   I. The Civil Rights Policy.
   
   J. The Residential Antidisplacement and Relocation Assistance Plan.
2. Following public testimony, approve the Consolidated Plan and related documents, as 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 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 and to provide such corrections or additional information as HUD may require.

4. Announce that copies of the Consolidated Plan are available from the Community Development Agency, and that program files, records regarding past use of CDBG, HOME, and Housing Opportunities for Persons with AIDS Program (HOPWA) funds¹, 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: The Consolidated Plan serves as the grant application to HUD for formula funding from the CDBG and HOME programs. Marin’s fourth Consolidated Plan, which covered Fiscal Years 2010-2014, now needs to be replaced with a new Consolidated Plan. The Consolidated Plan includes an analysis of needs and statements of goals and policies that cover a five-year 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 “Action Plan” to add each year’s CDBG and HOME project budgets.

The attached proposed five-year Consolidated Plan includes an analysis of needs and statements of goals and policies covering federal Fiscal Years 2015-2019, as well as budgets (the “Action Plan” component) for the use of $1,295,584 in federal Fiscal Year 2015 CDBG funds and $566,224 in federal Fiscal Year 2015 HOME funds. 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. In future years, the Consolidated Plan will be amended to add each year’s CDBG and HOME project budgets. The federal Fiscal Year 2015 CDBG and HOME funds will become available to the County at the start of the local program year, which runs from July 1, 2015 to June 30, 2016.

CDBG and HOME grants are carried in Fund 22050, Fund Center 4000071000, where they will be held until the 2015-16 fiscal year begins, at which time they will be transferred to Fund Centers 4000991028 (CDBG) and 4000992021 (HOME).

¹ Prior to July 1, 2014, HUD allocated HOPWA formula funds to San Francisco on behalf of Marin, San Francisco, and San Mateo Counties, so that Marin’s HOPWA allocation was formally included in San Francisco’s Consolidated Plan, and the County of Marin received HOPWA funds under a contract with the City and County of San Francisco. Effective July 1, 2014, HUD reconfigured the geography for the distribution of HOPWA funds. Under the new system, Marin can receive HOPWA funds only from an allocation that HUD provides to the State of California for regions that do not qualify for formula allocations from HUD. The State contracts directly with the Marin Housing Authority to provide HOPWA funds to continue an ongoing rental assistance program.
Compared to last year’s grants, the 2015-16 grant amounts represent a 0.9% increase in Marin’s CDBG allocation and a 10.4% decrease in HOME. Compared to our 2010 grant amounts, the 2015-16 allocations represent a 25% decrease in Marin’s CDBG allocation and a 54% decrease in HOME.

The CDBG and HOME budget information in the attached Consolidated Plan was developed following two public workshops, four public hearings held by the County in the Planning Areas, one public hearing held by the Novato City Council, one public hearing held by the San Rafael City Council, and one public hearing held by the Countywide Priority Setting Committee on March 30, 2015. In addition, staff held a Consolidated Plan Workshop for community stakeholders on February 27, 2015.

All communities receiving CDBG and HOME funding must certify that they will affirmatively further fair housing, conduct an analysis of impediments to fair housing choice, and take action to overcome the effects of the identified impediments. The County’s last Analysis of Impediments to Fair Housing Choice (including an Implementation Plan) was adopted by the Board of Supervisors on October 11, 2011. In July 2013, HUD published draft regulations to replace the Analysis of Impediments process with a requirement for an Assessment of Fair Housing. The proposed regulations would require the Assessment of Fair Housing to be in a nationally standardized format, using data provided by HUD and a process described in the regulations. We expect that HUD will issue the final regulations soon. After the final regulations have been published, staff will provide the Board of Supervisors with a briefing on plans for preparing the Assessment of Fair Housing, along with an update on actions taken on items specified in the Implementation Plan for the 2011 Analysis.

FISCAL/STAFFING IMPACT:
The Consolidated 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 subrecipients to implement the subrecipients’ public benefit projects. Acceptance of these awards has no impact on the General Fund.

REVIEWED BY:
[ ] Department of Finance       [ x ] N/A
[ ] County Counsel             [ x ] N/A
[ ] Human Resources            [ x ] N/A

SIGNATURE:

Roy Bateman
Community Development Manager