

Resolution No.

STOCKTON CITY COUNCIL

RESOLUTION AUTHORIZING THE CITY TO APPLY FOR, RECEIVE AND APPROPRIATE PERMANENT LOCAL HOUSING ALLOCATION PROGRAM (PLHA) FUNDS FROM THE CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT PURSUANT TO SENATE BILL 2 (SB2)

Staff is requesting authorization to apply for Permanent Local Housing Allocation Program (PLHA) grant funding from the California Department of Housing and Community Development (HCD), and if awarded, approval for the City Manager to accept and administer the PLHA grant funds. The Building Homes and Jobs Trust Fund and the PLHA program were created to implement Senate Bill 2 (SB 2) signed into law that allocates 70% of funds collected from recording fees of various real estate transactions for eligible housing and homelessness activities; and

California Department of Housing and Community Development (HCD) is currently accepting applications for the PLHA Grants Program. The PLHA Grants Program set aside approximately \$195 million to provide funding to local jurisdictions for the expansion of affordable housing units to meet the City's future Regional Housing Needs Allocation (RHNA). This is a non-competitive grant opportunity that does not require a local match to receive the funds. The grant application filing due date is July 27, 2020; and

The City is committed to increasing the availability of affordable housing for its most vulnerable residents, those with incomes at or below 60% of the area median income. The PLHA Notice of Funding Availability was released on February 26, 2020, and grant applications are due to the State by July 27, 2020. Staff recommends using these grant funds to expand the City's affordable housing stock and to potentially seed an Affordable Housing Trust Fund. Eligible PLHA activities include:

- The predevelopment, development, acquisition, rehabilitation, and preservation of multi-family, residential live-work, rental housing that is affordable to extremely low to moderate-income households (ranging from 30% to 120% of Area Median Income), and ownership housing for low to moderate income households.
- Matching portions of funds placed into Local or Regional Housing Trust Funds.

PLHA funds are designed to expand the number of affordable housing targeting extremely low to moderate-income households; now, therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF STOCKTON, AS FOLLOWS:

1. Authorize the City Manager, or designee, to apply for, accept and appropriate Permanent Local Housing Allocation (PLHA) grant funds in the amount of up to \$2,053,716 per year for the next five (5) years for a total allocation of \$10,268,580 from the California Department of Housing and Community Development.

2. Authorize the City Manager, or designee, to use PLHA grant funds to support homeownership, the creation of new affordable permanent housing units, and the establishment of a local Housing Trust Fund.

3. Approve the PLHA Plan of implementation of eligible housing activities as identified in Exhibit 1 to this Resolution.

4. Authorize the City Manager, or designee, to administer the City's entitlement of PLHA funds, to enter into all required agreements to receive the PLHA funds and amend the City's budget accordingly.

5. It is further recommended that the City Manager be authorized to take whatever actions are necessary and appropriate to carry out the purpose and intent of this Resolution.

PASSED, APPROVED, and ADOPTED July 14, 2020.

MICHAEL D. TUBBS
Mayor of the City of Stockton

ATTEST:

ELIZA R. GARZA, CMC
City Clerk of the City of Stockton