



## City Council Report

915 I Street, 1<sup>st</sup> Floor  
Sacramento, CA 95814

[www.cityofsacramento.org](http://www.cityofsacramento.org)

---

File #: 2016-01133

Discussion Item 21

---

**Title: Adoption of the 2017 One-Year Action Plan for the Community Development Block Grant (CDBG), Home Investment Partnership Program (HOME), Emergency Solutions Grant (ESG), and Housing Opportunities for Persons with AIDS (HOPWA) Funded Projects and Programs; Amendment of Prior Year Action Plans; Authorization to Extend the Consolidated Plan and Analysis of Impediments (AI); Authorization to Enter into a Collaboration Agreement with Municipalities and Housing Authorities to Bid and Award an Affirmatively Furthering Fair Housing Contract, Amendment of the Sacramento Housing and Redevelopment Agency (SHRA) Budget; Related Actions and Findings**

**Recommendation:** Pass a Resolution 1) making environmental findings; 2) adopting amendments to prior years' Action Plans and adopting the 2017 One-Year Action Plan to allocate anticipated CDBG, HOME, HOPWA and ESG funds as described in Exhibit A; 3) authorizing SHRA to amend its budget to allocate CDBG, HOME, HOPWA and ESG funding for programs and projects in accordance with the amendment of the prior years' Action Plans and the 2017 One-Year Action Plan and amend the budget if the United States Department of Housing and Urban Development (HUD) grant awards are less or greater than anticipated to the extent necessary to implement and ensure the timely completion of the activities; 4) authorizing the City Manager or his designee to execute agreements with SHRA to carry out the activities contained in the 2017 One-Year Action Plan and amendment to the various years' Action Plans in compliance with applicable federal laws and regulations, in a form approved by SHRA Counsel and the City Attorney; 5) authorizing SHRA to extend the Consolidated Plan and Analysis of Impediments; 6) authorizing SHRA to enter into an agreement with municipalities and housing authorities to solicit and award an Affirmatively Furthering Fair Housing Contract; 7) authorizing and delegating authority to SHRA to act as agent on behalf of the City of Sacramento to submit the amendment of the Consolidated Plan, prior years' Action Plan(s), and the 2017 One-Year Action Plan to HUD, execute subsequent grant agreements with HUD and execute agreements and contracts with the appropriate entities to carry out programs and projects in accordance with the Action Plans and in compliance with applicable federal laws and regulations; 8) authorizing SHRA to make any budget adjustments and execute related documents and agreements as necessary to carry out the federal programs as described in the 2017 Action Plan in compliance

with applicable federal laws and regulations, and 9) authorizing the amendment of the HOPWA budget to allocate proceeds from the sale of 521 T Street to the creation of new HOPWA units.

**Location:** Citywide

**Contact:** La Shelle Dozier, Executive Director, (916) 440-1319, Sacramento Housing and Redevelopment Agency

**Presenter:** Geoffrey Ross, Assistant Director, Sacramento Housing and Redevelopment Agency

**Department:** Sacramento Housing and Redevelopment Agency

**Attachments:**

- 1-Description/Analysis
- 2-Example AFH Regional Collaboration MOU
- 3-City Resolution
- 4-Exhibit A – 2017 One-Year Action Plan and Previous Years' Reprogramming
- 5-Exhibit B – Environmental Determination

## Description/Analysis

**Issue Detail:** This report recommends approval of the 2017 One-Year Action Plan and amendments to prior year's Action Plans, thereby updating the Consolidated Plan and requests authorization to submit the plan to the United States Department of Housing and Urban Development (HUD). The One-Year Action Plan outlines proposed priority activities and projects for federally funded programs including Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), Housing Opportunities for Persons with AIDS (HOPWA) and the Emergency Solutions Grant (ESG). Activities being reprogrammed are those that have been completed, cancelled or funded through alternative sources.

The Consolidated Plan is a five-year planning document covering the 2013-17 period (by Resolutions City Council No. 2013-0010 and Housing Authority No. 2013-0001). The Consolidated Plan identifies the City's housing, public service and community development needs and describes a long-term strategy to meet those needs. Staff anticipates that the 2017 federal budget will be held constant at 2016 funding levels.

By Resolution 2016-00359, the City Council authorized SHRA to enter into an agreement with the Cities of Rancho Cordova, Elk Grove, and Citrus Heights to issue a Request for Proposals for qualified consultants to assist in preparing the required Assessment of Fair Housing (AFH). SHRA proposes to add the cities of Davis, Rocklin, Roseville, West Sacramento and Woodland and the Housing Authorities of Roseville and Yolo County to the agreement and bid and award a contract(s) in order to fully meet the intent of the new AFH.

The AFH, which replaces the Analysis of Impediments (AI), was originally due to HUD on April 6, 2017 or 270 days prior to the next five-year Consolidated Plan which begins on January 1, 2018. However, to ensure adequate time to conduct a robust analysis of contributing factors inhibiting fair housing choice and the appropriate outreach, HUD has authorized the extension of the Consolidated Plan until 2019. The extension will allow sufficient time to complete the new AFH and prepare a new Consolidated Plan reflective of contributing factors and the corresponding programs and policies to mitigate such factors. The collaboration agreement and extension allows for a more coordinated regional approach to addressing fair housing issues, including those that cross jurisdictional boundaries, and additional time to actively engage the community and ensure that its needs are addressed. The current AI is still applicable until the adoption of the new AFH.

### HOPWA Program

In 2015, the City Council declared 521 T Street as surplus and non-essential to the HOPWA program by Resolution 2015-0337. TLCS determined that it was cost prohibitive to rehabilitate 521 T Street and sold the property in August 2016. SHRA proposes to use the proceeds from

the sale of 521 T Street to fund the creation of new HOPWA units. SHRA will work with the City to identify an appropriate project to create additional HOPWA units.

A noticed public hearing soliciting comments on the 2017 One-Year Action Plan was held by the Sacramento Housing and Redevelopment Commission on October 5, 2016.

**Policy Considerations:** The proposed appropriation of funds for new and existing activities is consistent with the goals and objectives outlined in the adopted Consolidated Plan. The Consolidated Plan goals include assisting low- and moderate-income persons and areas with the following: community services, housing, homeless facilities and services, public services, public improvements and facilities and planning activities.

The proposed AFFH activities ensure that SHRA and the City meet the legal requirement that federal grantees must further the purposes of the Fair Housing Act.

**Economic Impacts:** Not applicable.

**Environmental Considerations:**

**California Environmental Quality Act (CEQA) / National Environmental Policy Act (NEPA):** Commitment of funding for new projects that could result in a direct or indirect physical change to the environment is subject to environmental review under CEQA if implementation of the projects is authorized as part of the budgeting process.

All new federally funded projects are subject to environmental review under the requirements of NEPA and per HUD regulations prior to any commitment of federal funds unless they are exempt from such review.

Many of the 2017 One-Year Action Plan new projects are exempt or categorically excluded from environmental review under CEQA and NEPA. Some of the activities contained in the Action Plan do not include specific projects, or actions on specific properties as these projects and properties have not yet been defined. As projects and properties are identified, additional environmental review under CEQA and/or NEPA will be required prior to any discretionary action or choice-limiting action. These projects cannot be approved until further environmental review is completed. Exhibits A and B contain specific information regarding CEQA and NEPA reviews and findings for specific projects.

**Sustainability Considerations:** The Consolidated Plan is consistent with the City's Sustainability Master Plan's Focus Area 5 – Public Health and Nutrition by improving residents'

health, and providing a five-year planning document to improve health, nutrition, social and economic sustainability.

**Commission Action:** On October 5, 2016, the Sacramento Housing and Redevelopment Commission considered the staff recommendation for this item. The votes were as follows:

AYES: Creswell, Griffin, Johnson, Macedo, Morgan, Raab, Simas, Staajabu

NOES: none

ABSENT: Alcalay, Painter, Rios

**Rationale for Recommendation:** As a condition of the receipt of various federal grants provided through HUD, the regulations require the annual submittal of a One-Year Action Plan describing proposed activities and expenditures for the upcoming year using the goals and priorities in the Consolidated Plan. In general, the purpose of the activities funded is to revitalize lower-income neighborhoods and to assist disadvantaged populations by providing adequate public facilities and services and generating affordable housing opportunities. Newly funded activities are scheduled to be implemented and completed within 18 months to comply with federal regulations governing the timely expenditure of funds in the current year.

HUD adopted the Affirmatively Furthering Fair Housing (AFFH) Final Rule on July 16, 2015. This rule requires that HUD grant recipients incorporate the purposes and policies of the Fair Housing Act into their planning processes and replaces the Analysis of Impediments with the new AFH.

**Financial Considerations:** Below are the proposed allocations made in the 2017 One-Year Action Plan based on estimated revenues. Refer to Exhibit A for additional program and project allocations.

<b>Community Development Block Grant (CDBG)</b>			
<b>Revenue Source</b>	<b>Previous Years Reprogramming</b>	<b>2017 Estimated Allocation</b>	<b>Total</b>
Estimated Entitlement	\$0	\$4,420,123	<b>\$4,420,123</b>
Unallocated Capital Reserve	\$287,458	\$0	<b>\$287,458</b>
Program Income*	\$49,995	\$90,829	<b>\$140,824</b>
Reprogrammed Activities	\$0	\$0	<b>\$0</b>
<b>Total</b>	<b>\$337,453</b>	<b>\$4,510,952</b>	<b>\$4,848,405</b>

<b>HOME Investment Partnerships Program (HOME)</b>			
<b>Revenue Source</b>	<b>Previous Years Reprogramming</b>	<b>2017 Estimated Allocation</b>	<b>Total</b>
Estimated Entitlement	\$0	\$1,929,401	<b>\$1,929,401</b>
Unallocated Funds	\$0	\$0	<b>\$0</b>
Program Income*	\$135,092	\$208,126	<b>\$343,218</b>
Reprogrammed Activities	\$0	\$0	<b>\$0</b>
<b>Total</b>	<b>\$135,092</b>	<b>\$2,137,527</b>	<b>\$2,272,619</b>

<b>Emergency Solutions Grant (ESG)</b>			
<b>Revenue Source</b>	<b>Previous Years Reprogramming</b>	<b>2017 Estimated Allocation</b>	<b>Total</b>
Estimated Entitlement	\$0	\$390,922	<b>\$390,922</b>
Unallocated Funds	\$0	\$0	<b>\$0</b>
Program Income*	\$0	\$0	<b>\$0</b>
Reprogrammed Activities	\$0	\$0	<b>\$0</b>
<b>Total</b>	<b>\$0</b>	<b>\$390,922</b>	<b>\$390,922</b>

<b>Housing Opportunities for Persons with AIDS (HOPWA)</b>			
<b>Revenue Source</b>	<b>Previous Years Reprogramming</b>	<b>2017 Estimated Allocation</b>	<b>Total</b>
Estimated Entitlement	\$0	\$912,361	<b>\$912,361</b>
Unallocated Funds	\$153,770	\$0	<b>\$153,770</b>
Program Income^	\$490,000	\$0	<b>\$490,000</b>
Reprogrammed Activities	\$0	\$0	<b>\$0</b>
<b>Total</b>	<b>\$643,770</b>	<b>\$912,361</b>	<b>\$1,556,131</b>

\*Program income means gross income received by the grantee or subgrantee directly generated by a grant supported activity, or earned only as a result of the grant agreement during the grant period.

^Program income is from sale of surplus TLCS property located at 521 T Street.

**M/WBE/Section 3 and First Source Considerations: Minority and Women's Business**

Enterprise requirements will be applied to all capital improvement projects to the extent required by federal funding to maintain that federal funding. Section 3 requirements will be applied to the extent they may be applicable.

**Background**

This document provides details of the proposed 2017 One-Year Action Plan programs, activities, and budgets for the year beginning January 1, 2017 through December 31, 2017. In addition, the City is proposing to amend prior years' Action Plans to reallocate unspent CDBG funds to other programs and activities.

HUD consolidated the planning and application process of formula grant programs in 1995, with the purpose of coordinating program requirements and simplifying the process of requesting and obtaining federal funds. The City of Sacramento receives four formula grants: CDBG, HOME, ESG and HOPWA. The consolidated planning process is intended to achieve the following:

- Promote citizen participation in the development of local priority needs benefiting low and moderate income persons.
- Develop a series of one-year Action Plans that will be the basis for assessment of performance.
- Consult with public and private agencies to identify needs and appropriate actions required to address their needs.

The Consolidated Plan explains how and why federal HUD funding for housing and community development activities should be used based on identified local needs. It describes the City's plan to create a viable urban community that offers decent affordable housing, a suitable living environment, and expand economic opportunities, especially for low and moderate income persons. The activities the City will undertake to achieve its stated objectives are detailed in the Consolidated Plan.

The City's priorities, which are identified in the Consolidated Plan and can be found throughout this Action Plan, are designed to serve extremely low-, low-, and moderate-income residents by addressing the following:

- Housing Needs
- Community Services and Special Needs
- Community Facilities and Infrastructure
- Expand Community Economic Opportunities

The purpose of the annual One-Year Action Plan is to update the Consolidated Plan. It also provides the City with a basis for assessing its progress in meeting the goals of the Plan through Consolidated Annual Performance and Evaluation Reports (CAPER). The One-Year Action Plan describes the resources expected to be available in the coming program year from federal, nonfederal, and private sources. It includes a description of the activities that will be undertaken to meet the specific objectives in the Consolidated Plan.

## **Fair Housing**

On behalf of the City and County of Sacramento and under the regulatory direction of HUD, SHRA has a responsibility to affirmatively further fair housing within the jurisdictions covered by its programs. The jurisdictions include the City of Sacramento, as well as in the unincorporated County of Sacramento and the cities of Citrus Heights, Folsom, Isleton, and Galt.

HUD provided direction for conducting a regional Assessment of Fair Housing which replaces the Analysis of Impediments (AI). This document was last updated in 2011 and approved by City Council Resolution 2011-605. The AI identifies barriers to fair housing choice and makes recommendations to guide the jurisdiction in furthering fair housing as part of the Consolidated Plan. By Resolution 2016-00359, the City Council authorized SHRA to enter into an agreement with regional jurisdictions including the Cities of Rancho Cordova, Elk Grove, and Citrus Heights, and Sacramento and the County of Sacramento whereby SHRA will prepare a Request for Proposals for a qualified consultant or consultants to perform the required Assessment of Fair Housing (AFH) as required by the Affirmatively Furthering Fair Housing (AFFH) rule published in July 2015. SHRA is also proposing to add the cities of Davis, Rocklin, Roseville, West Sacramento and Woodland and the Housing Authorities of Roseville and Yolo County to the agreement and bid and award a contract(s) in order to fully meet the intent of the new AFH. HUD has authorized an extension of the due date for the Consolidated Plan and Analysis of Impediments in order to complete the AFH. The collaboration agreement and extension will allow for a more coordinated regional approach to addressing fair housing issues, including those that cross jurisdictional boundaries, and additional time to actively engage the community and ensure their needs are addressed. The current AI is still applicable until the adoption of the new AFH. In 2017, SHRA will conduct significant public outreach in coordination with surrounding cities and county staff on implementing fair housing activities.

Since the Regional Human Rights/Fair Housing Commission is no longer acting in its historical capacity, SHRA and City and County of Sacramento staff have worked collaboratively to reconstitute a comprehensive and coordinated fair housing program to be operated in both the City and County of Sacramento. The culmination of these efforts resulted in SHRA executing contracts with Sacramento Self-Help Housing (SSHH) and Legal Services of Northern California (LSNC) to provide Fair Housing services in the City of Sacramento and unincorporated County

of Sacramento. SSHH services include intake through the renter hotline, initial assessment, immediate consultation/referral/mediation, second level mediation with California's Department of Fair Employment and Housing (DFEH), data collection and case building. In addition, SSHH has a sub-contract with Project Sentinel to provide an onsite attorney at SSHH to address fair housing issues immediately as part of the renter hotline.

LSNC supports referrals from SSHH and pursues five to six cases annually. In particularly egregious instances, LSNC will coordinate with DFEH and HUD's Office of Fair Housing and Equal Opportunity (FHEO). Furthermore, the Rental Housing Association has agreed to increase education and outreach to property owners. As a result, LSNC will provide fair housing services covering education, training, outreach, and marketing, as well as, supporting SSHH's renter hotline. LSNC will also provide implicit bias training, investigation, testing and litigation services as needed.

### **Consolidated Plan and Action Plan**

New activities and the reprogramming of previous years' funds and their proposed use are outlined in the Action Plan and are based upon 2013-17 Consolidated Plan priorities. The Action Plan's key components are broken down in the following sections.

### **Infrastructure and Public Facilities**

There is a continuing need in the City for public facilities and infrastructure to serve low- and moderate-income areas within neighborhoods that either have inadequate facilities or existing facilities suffering from heavy use or deferred maintenance leading to disrepair. As identified in the 2013-17 Consolidated Plan, capital improvement funding identified in the Action Plan will be concentrated for maximum leveraging opportunities to provide the greatest impact to the largest number of residents.

Supporting large capital and public facility improvement projects benefiting low and moderate-income areas remains a key component of the CDBG Program. As part of the 2013-17 Consolidated Plan, the targeting of such areas was refined and priority areas were identified. The priority areas represent the intersection of various considerations for effectively targeting funding and maximizing impacts. To the extent a pipeline of projects exists within the priority areas, the program goal is to strategically support such projects. However, where strategic projects exist in broader low- and moderate-income areas and to the extent that capital and public facility funding remains available, area benefit projects outside the priority areas will also be supported.

The proposed One-Year Action Plan infrastructure and public improvement projects were selected based on the ability for them to be completed in a timely manner, CDBG program eligibility, and current City of Sacramento priorities. The Action Plan, through the use of priority areas, recognizes the post-redevelopment reality in California and Sacramento and creates a system by which funds can be focused strategically on fewer, but larger projects in low- and moderate-income neighborhoods. The goal is to create a concentration of activity that generates strategic and visible impacts which promote positive changes within the community.

## **Housing**

The housing activities outlined in the Action Plan seek to support, increase and improve the multi-family housing stock, rehabilitate existing single-family housing and provide decent and affordable housing to low- and moderate-income individuals. SHRA's ability to respond to difficult housing issues has been resource constrained in recent years due to reductions in entitlement grants from the federal government and the loss of local tax increment funds due to the elimination of California redevelopment agencies. As a result, resources from CDBG have been consistently targeted over the Consolidated Planning period towards housing rehabilitation and in support of housing development. In addition to direct housing assistance, infrastructure improvements along transit corridors in conjunction with housing development and community facilities in designated neighborhoods has been focused on both as a place based and mobility strategy to reduce barriers for low- and moderate-income households. This strategy is part of SHRA's efforts to support equitable Transit-Oriented Development (eTOD) and is proven to lead to increased opportunities for low- and moderate-income residents to live closer to their place of work and enjoy greater interaction with their surrounding community and amenities.

To maximize fair housing choice, affordable housing rehabilitation and new construction are not limited to low- and moderate-income areas and can be developed where it is most appropriate. The guidelines for investing in affordable housing rehabilitation and new construction activities were established as part of separate policies adopted by the City Council, and include the Multi-Family Lending Guidelines.

## **HOME Program**

The HOME Program empowers states and localities to design and implement affordable housing strategies to respond to locally determined needs. HOME funds, unlike CDBG, can be used for new construction of housing. Additionally, HOME funds are also used for the rehabilitation of existing housing and down payment assistance for first-time homebuyers.

## Homeless Services

SHRA is part of the Continuum of Care Advisory board and is committed to partner with the City and Sacramento Steps Forward (SSF), the lead agency for the Continuum of Care (CoC). As such, SHRA will be involved in discussions about the best methods to reach out to homeless persons and how to assess individual needs as part of ongoing coordination efforts. SHRA will work with City staff on the most strategic use of federal funding for homeless services, including CDBG, HOPWA, and ESG to reflect and complement the broader commitments of the City to prevent and end homelessness.

Homelessness prevention objectives in 2017 include: 1) support efforts to continue the CoC System for homeless assistance through the provision of emergency shelters, rapid re-housing/prevention services, transitional housing, and permanent supportive housing services, including housing for the chronically homeless, and, 2) provide community and supportive services for low- and moderate-income persons and those with special needs, including the homeless and persons living with HIV/AIDS.

As part of the Action Plan, CDBG and ESG funding is expected to continue for established programs such as the Comprehensive Alcohol Treatment Center, emergency shelters, rapid re-housing and other actions related to the prevention of homelessness.

## HOPWA

### 521 T Street Disposition

The City Council declared 521 T Street as surplus and non-essential to the HOPWA program by Resolution 2015-0337. TLCS has fulfilled the obligation period of its stewardship agreement which ended on June 30, 2014, and determined that it was cost prohibitive to rehabilitate the property and sold it in August 2016. Per the terms of the original agreement, sales proceeds were returned to SHRA. SHRA proposes to use the proceeds (\$490,000) from the sale of 521 T Street to fund the creation of new HOPWA units.

---

**Example Written Agreement for Joint or Regional Collaborations**

---

**COLLABORATION AGREEMENT**

**BETWEEN [Or “AMONG” If More Than 2 Program Participants]**

**[Program Participant 1]**

**AND**

**[Program Participant 2]**

**FOR**

**THE [include years the AFH covers] ASSESSMENT OF FAIR HOUSING**

THIS AGREEMENT, entered this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by and between [or “by and among” if more than 2 program participants] the \_\_\_\_\_ (herein called the “”) and \_\_\_\_\_ (herein called the “”) (collectively referred to as “Program Participants”).

WHEREAS, \_\_\_\_\_ [ name of 1<sup>st</sup> program participant], is a consolidated plan program participant with a program year start date of \_\_\_\_\_ [insert date]. \_\_\_\_\_’s [name of program participant] next [indicate 3, 4 or 5-year] consolidated plan cycle will begin in \_\_\_\_\_ [insert year].

WHEREAS, \_\_\_\_\_ [name of public housing authority], is a public housing authority (PHA) with a fiscal year beginning date of \_\_\_\_\_ [insert date]. \_\_\_\_\_’s (name of PHA) next 5-year PHA plan will begin in \_\_\_\_\_ [insert year].

WHEREAS, the Program Participants are subject to the affirmatively furthering fair housing requirements found at 24 CFR §§5.150 through 5.180 and required to submit an Assessment of Fair Housing (AFH); and

WHEREAS, the Program Participants wish to collaborate to submit the AFH;

NOW, THEREFORE, it is agreed between the parties hereto that:

**LEAD ENTITY**

[Designated Program Participant] will serve as the lead entity of the collaboration and will be responsible for submitting the joint or regional AFH on behalf of all the collaborating Program Participants.

PROGRAM YEAR/FISCAL YEAR ALIGNMENT

Collaborating Program Participants will, to the extent practicable, align their consolidated plan program year start date(s) and/or PHA plan fiscal year beginning date(s) in accordance with the regulations at 24 CFR 91.10, for consolidated plan program participants, or 24 CFR part 903, for PHAs. If alignment of program year(s) or fiscal year(s) is not possible, the AFH will be submitted in accordance with the lead entity’s consolidated plan program year start date or PHA plan fiscal year beginning date (as applicable).

CONSOLIDATED PLANNING/PHA PLANNING CYCLE ALIGNMENT

Collaborating Program Participants will, to the extent practicable, align their consolidated planning cycle(s) and/or PHA planning cycle(s) in accordance with the regulations at 24 CFR part 91, for consolidated plan program participants, or 24 CFR part 903, for PHAs. If alignment of consolidated planning cycle(s) or PHA planning cycle(s) is not possible, the AFH will be submitted in accordance with the lead entity’s consolidated plan cycle or PHA plan cycle.

ROLES/RESPONSIBILITIES OF PROGRAM PARTICIPANTS

Assessment of Fair Housing

Collaborating program participants will divide the completion of the AFH. The responsibilities of the Program Participants are as follows:

Program Participant #1

*[Provide a complete description of the responsibilities of the program participant for completing the AFH, e.g., the sections of the AFH for which the program participant will be responsible]*

Program Participant #2

Program Participants will be accountable for any applicable analysis and any applicable joint goals and priorities to be included in the submitted AFH. Program Participants will also be accountable for their individual analysis, goals and priorities to be included in the submitted AFH.

WITHDRAWAL

*[Program Participants should use this section to include procedures for withdrawal from the collaboration].*

The withdrawing Program Participant must promptly notify HUD of its withdrawal from the collaboration.

SPECIAL CONDITIONS

*[This section of the Agreement can be used by the Applicant to include special conditions specific to the particular activity or Partner.]*

SEVERABILITY

If any provision of this Agreement is held invalid, the remainder of the Agreement shall not be affected thereby and all other parts of this Agreement shall nevertheless be in full force and effect.

SECTION HEADINGS AND SUBHEADINGS

The section headings and subheadings contained in this Agreement are included for convenience only and shall not limit or otherwise affect the terms of this Agreement.

WAIVER

A Program Participant’s failure to act with respect to a breach by another Program Participant does not waive its right to act with respect to subsequent or similar breaches. The failure of the Program Participant to exercise or enforce any right or provision shall not constitute a waiver of such right or provision.

ENTIRE AGREEMENT

This Agreement between the Program Participants for the submission of the [year] AFH, supersedes all prior or contemporaneous communications and proposals, whether electronic, oral, or written between the Program Participants with respect to this Agreement. By way of signing this agreement, the Program Participants are bound to perform the agreements within this agreement. Any amendment to this agreement must be submitted to HUD.

Date \_\_\_\_\_

IN WITNESS WHEREOF, the Parties have executed this contract as of the date first written above.

[Program Participant #1]  
#2]

[Program Participant

By \_\_\_\_\_

By \_\_\_\_\_

Title \_\_\_\_\_

Title \_\_\_\_\_

Attest \_\_\_\_\_

ASSISTANT [CITY/COUNTY] CLERK

Countersigned: \_\_\_\_\_

By \_\_\_\_\_

FINANCE OFFICER

Title \_\_\_\_\_

\_\_\_\_\_

APPROVED AS TO FORM AND LEGAL SUFFICIENCY:

Fed. I. D. # \_\_\_\_\_

\_\_\_\_\_

ASSISTANT [CITY/COUNTY] ATTORNEY OR LEGAL COUNSEL

# **RESOLUTION NO. 2016 -**

**Adopted by the Sacramento City Council**

on date of

**APPROVAL OF THE 2017 ONE-YEAR ACTION PLAN FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG), HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME), HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS (HOPWA) AND EMERGENCY SOLUTIONS GRANT (ESG) FUNDED PROJECTS AND PROGRAMS; AMENDMENT OF PRIOR YEAR ACTION PLANS; AUTHORIZATION TO EXTEND THE CONSOLIDATED PLAN AND ANALYSIS OF IMPEDIMENTS; AUTHORIZATION TO ENTER INTO A COLLABORATION AGREEMENT WITH MUNICIPALITIES AND HOUSING AUTHORITIES TO BID AND AWARD AN AFFIRMATIVELY FURTHERING FAIR HOUSING CONTRACT; AMENDMENT TO THE SACRAMENTO HOUSING AND REDEVELOPMENT AGENCY BUDGET; EXECUTE DOCUMENTS FOR THE ADMINISTRATION OF FEDERAL PROGRAMS AND OTHER ENVIRONMENTAL RELATED FINDINGS**

## **BACKGROUND**

- A. The U.S. Department of Housing and Urban Development (HUD) requires the adoption of a Five-Year Consolidated Plan and an annual Action Plan, consistent with the Consolidated Plan, to identify the programs and projects for expenditure of federal Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), Housing Opportunities for Persons with AIDS (HOPWA), Emergency Solutions Grant (ESG) and Neighborhood Stabilization Program (NSP) funds.
- B. Since 1982 the Sacramento Housing and Redevelopment Agency (SHRA), on behalf of City, has served as the public entity designated to efficiently administer the CDBG program and was subsequently designated as the public entity to administer HOME, ESG, HOPWA and NSP funding originating from HUD.
- C. As the recipient of HUD funding and designated agent for the City of Sacramento, SHRA is authorized to submit environmental determinations under NEPA on the City's behalf and on behalf of non-profit sub-recipients.
- D. The 2013-17 Consolidated Plan was approved in 2013 by City Council Resolution No. 2013-0010 and Housing Authority Resolution No. 2013-0001.
- E. HUD adopted the Affirmatively Furthering Fair Housing (AFFH) Final Rule on July 16, 2015, which requires HUD grant recipients to incorporate the purposes and policies of the Fair Housing Act into their planning processes and replaces

the Analysis of Impediments (AI) with the new Assessment of Fair Housing (AFH).

- F. By Resolution No. 2016-00359, the City Council authorized SHRA to enter into a collaboration agreement with the Cities of Rancho Cordova, Elk Grove and Citrus Heights to issue a Request for Proposals (RFP) for qualified consultants to assist in preparing the required Assessment of Fair Housing (AFH).
- G. SHRA proposes to add the cities of Davis, Rocklin, Roseville, West Sacramento and Woodland and the Housing Authorities of Roseville and Yolo County to the collaboration agreement and bid and award a contract(s) in order to fully meet the intent of the new AFH.
- H. The collaboration agreement allows for a more coordinated regional approach to addressing fair housing issues, including those that cross jurisdictional boundaries and additional time to actively engage the community and ensure that its needs are addressed.
- I. HUD has authorized the extension of the Consolidated Plan and Analysis of Impediments to 2019 in order to complete the Assessment on Fair Housing (AFH).
- J. The current AI is still applicable until the adoption of the new AFH.
- K. The City Council declared 521 T Street as surplus and non-essential to the HOPWA program by Resolution No. 2015-0337. SHRA proposes to use the proceeds from the sale of 521 T Street to fund the creation of new HOPWA units.
- L. A noticed public hearing soliciting comments on the 2017 One-Year Action Plan was held by the Sacramento Housing and Redevelopment Commission on October 5, 2016.
- M. The activities in the One-Year Action Plan have been analyzed in accordance with the California Environmental Quality Act (CEQA) and the National Environmental Policy Act (NEPA). All programs and activities included in the One-Year Action Plan which have previously undergone environmental review were found to be Exempt under CEQA Guidelines and either Exempt or Categorically Excluded under the NEPA Guidelines. For projects in which environmental review has not yet been completed, environmental review will be completed prior to a project contract being executed or any choice limiting action.

**BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:**

- Section 1. All evidence presented having been duly considered, the findings, including environmental findings regarding this action, as stated in Exhibit B, are approved.
- Section 2. The 2017 One-Year Action Plan, which allocates anticipated CDBG, HOME, HOPWA and ESG funds to various programs and projects as set out in Exhibit A, is approved.
- Section 3. Amendments to previous year's Action Plans, to defund the activities set forth in Exhibit A, and the addition of programs and projects as set out in Exhibit A, are approved.
- Section 4. SHRA is authorized to amend its budget to allocate the CDBG, HOME, HOPWA and ESG funding for programs and projects in accordance with the amendment of the prior years' Action Plan; allocate the CDBG, HOME, HOPWA and ESG grant funding for programs and projects as set out in the 2017 One-Year Action Plan; and to amend the CDBG Capital Reserve, HOME, HOPWA and ESG budgets if HUD award is less or greater than anticipated to the extent necessary to implement and ensure the timely completion of the activities set out Exhibit A.
- Section 5. SHRA is authorized to enter into Collaboration Agreements with surrounding municipalities and public housing authorities whereby the Agency will bid and award a Request for Proposals for a qualified consultant or consultants to perform the required Assessment of Fair Housing as required by AFFH.
- Section 6. SHRA is authorized to extend, in accordance with approval from HUD, the Consolidated Plan and Analysis of Impediments to 2019 in order to complete the Assessment of Fair Housing (AFH).
- Section 7. SHRA is authorized to amend the HOPWA budget to allocate proceeds from the sale of 521 T Street for the creation of new HOPWA units.
- Section 8. SHRA is authorized and delegated authority to act as agent on behalf of the City of Sacramento to submit the amendment of prior years' Action Plan(s) and the 2017 One-Year Action Plan to HUD; execute the subsequent grant agreements with HUD; and to execute agreements and contracts with the appropriate entities to carry out the CDBG, HOME, HOPWA and ESG programs and projects in accordance with the Action Plans. All such agreements shall be in compliance with applicable federal laws and regulations.

Section 9. The City Manager is authorized to execute agreements with SHRA to carry out the activities contained in the 2017 One-Year Action Plan and amendment to the various years' Action Plans. All such agreements shall be in compliance with applicable federal laws and regulations, in a form approved by SHRA Counsel and the City Attorney.

Section 10. SHRA is authorized to make any budget adjustments and execute related documents and agreements as necessary to carry out the federal programs as described in the 2017 Action Plan in compliance with applicable federal laws and regulations.

**Table of Contents:**

Exhibit A: – 2017 One-Year Action Plan and Reprogramming Previous Years' Action Plans

Exhibit B: – Environmental Determination

**City of Sacramento**  
**2017 One-Year Action Plan and Previous Years' Reprogramming**

The U.S. Department of Housing and Urban Development (HUD) requires a consolidated planning process for the federal Community Development Block Grant (CDBG); HOME Investment Partnership Program (HOME); Housing Opportunities for Persons with AIDS (HOPWA); and Emergency Solutions Grant (ESG) programs. This process consolidates multiple grant application requirements into a single submission. The concept of the Consolidated Plan was developed to further HUD's statutory goals through a collaborative process involving the community to establish a unified vision for future community development actions.

The Five-Year Consolidated Plan outlines proposed strategies for the expenditure of CDBG, HOME, HOPWA, and ESG funds for the period 2013-17. In general, the mission of the Consolidated Plan is to revitalize selected lower-income neighborhoods and to assist disadvantaged populations by providing adequate public facilities and services, generating affordable housing opportunities, and stimulating economic development.

The One-Year Action Plan, and amendments, are updates to the Consolidated Plan. A key component of the One-Year Action Plan is the allocation of the funds to proposed activities. This portion of the plan describes activities the jurisdiction will undertake in the coming year, including geographic locations and proposed accomplishments. Proposed activities address the priority needs and specific objectives of the 2013-17 Consolidated Plan, adopted by the City Council on January 8, 2013.

The Sacramento Housing and Redevelopment Agency (SHRA), as the direct recipient of HUD funding, assumes the responsibility for environmental review, decision-making, and actions under the National Environmental Policy Act (NEPA). SHRA is also the lead agency for Agency initiated projects under the California Quality Act (CEQA). This Exhibit includes NEPA and CEQA citations as reference unless otherwise indicated. Additional information on environmental review can be found in Exhibit B.

In addition, a description of other actions to further the Consolidated Plan strategies is required by HUD as part of the One-Year Action Plan application. These include the Public Housing Authority Administrative Plan, the Citizen Participation Plan, the Continuum of Care Plan, Affirmatively Furthering Fair Housing (AFFH) and the 10-Year Plan to End Chronic Homelessness. These documents, on file with the Agency Clerk, are incorporated into this staff report and the record by this reference.

**The following programs are listed on the pages below:**

Community Development Block Grant (CDBG)  
HOME Investment Partnerships Program (HOME)  
Emergency Solutions Grant (ESG)  
Housing Opportunities for Persons with AIDS (HOPWA)

**COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)**

Proposed activities are based on the following estimated revenues:

CDBG Revenue Source	Previous Years Revenue Sources			2017 Action Plan	Total
	2014	2015	2016		
Estimated Entitlement				\$4,420,123	\$4,420,123
Unallocated Capital Reserve	\$0	\$129,735	\$157,723		\$287,458
Program Income*	\$0	\$0	\$49,995	\$90,829	\$140,824
Reprogrammed Activities	\$0	\$0	\$0		\$0
<b>Total</b>	<b>\$0</b>	<b>\$129,735</b>	<b>\$207,718</b>	<b>\$4,510,952</b>	<b>\$4,848,405</b>

\*Program income means gross income received by the grantee or subgrantee directly generated by a grant supported activity, or earned only as a result of the grant agreement during the grant period.

The following summarizes proposed CDBG activities for 2017. Activities are organized into Infrastructure and Public Improvements; Housing Development, Preservation and Homeownership; Public Services; Grant Planning and Administration; Loan Repayments and Capital Reserve.

CDBG Activity Summary	Previous Years Reprogramming	2017 Action Plan	Total
Infrastructure and Public Improvements	\$0	\$2,390,415	\$2,390,415
Housing Development, Preservation and Homeownership	\$100,000	\$368,782	\$468,782
Public Services	\$0	\$687,773	\$687,773
Grant Planning and Administration	\$0	\$572,946	\$572,946
HUD Loan Repayments	\$49,995	\$326,247	\$376,242
Capital Reserve	\$187,458	\$164,789	\$352,247
<b>Proposed Funding Total</b>	<b>\$337,453</b>	<b>\$4,510,952</b>	<b>\$4,848,405</b>

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	CDBG Criteria	Environmental Clearance
<b>INFRASTRUCTURE AND PUBLIC IMPROVEMENTS</b>						
The following are recommended capital improvements of public or community-based facilities and public rights-of-way to be completed within 18 months. These activities, when appropriate, will be coordinated with other City Departments to maximize leveraging with the City's capital improvement plans.						
<b>Robertson Sports Field Improvement Project:</b> Design and construction of a neighborhood sports field located at Robertson Center/Park.	\$0	\$300,000	<b>\$300,000</b>	2017 CDBG EN	03F / 6702 / LMA	Environmental review is underway. See Exhibit B.
<b>Rio Linda Boulevard Improvements:</b> This construction project will provide safety and bicycle/pedestrian enhancements. These funds will match a federal grant that was awarded to the City to replace the Rio Linda and Main bridge.	\$0	\$350,000	<b>\$350,000</b>	2017 CDBG EN	03K / 6701 / LMA	Environmental review is underway. See Exhibit B.
<b>Carl Johnston Park:</b> This design and construction project, located in Carl Johnston Park at 231 Eleanor Avenue, would provide improvements to an existing park, including new ADA walkways and irrigation upgrades.	\$0	\$250,000	<b>\$250,000</b>	2017 CDBG EN	03F / 6800 / LMA	Environmental review is underway. See Exhibit B.
<b>Lower Broadway Preliminary Design:</b> This project would develop preliminary design plans in order to advance the project and better position it for future grant opportunities. The project is on Broadway between SR 99 to Riverside and includes a road diet and intersection improvements.	\$0	\$300,000	<b>\$300,000</b>	2017 CDBG EN	03K / 1900, 2000, 2200, 2700 / LMA	Environmental review is underway. See Exhibit B.
<b>Susan B Anthony Park Improvements:</b> Funds for improvements to the park adjacent to Susan B Anthony Elementary including, but not limited to a new safety fence, improvements to park features such as gazebo and playground, new shade canopy, track installation, light and safety improvements and tennis court improvements.	\$0	\$300,000	<b>\$300,000</b>	2017 CDBG EN	03F / 4300 / LMA	Environmental review is underway. See Exhibit B.
<b>Meadowview Streetscape Phase 1:</b> This project is on Meadowview Road between 24th Street and Coral Gables Court. Funds will be used to acquire right of way in order to improve the pedestrian environment including widening sidewalks, adding planters and curb ramps. These funds will match a federal grant the City has received.	\$0	\$300,000	<b>\$300,000</b>	2017 CDBG EN	03K / 4202, 4203, 4300 / LMA	Environmental review is underway. See Exhibit B.
<b>24th Street Feasibility Study:</b> Feasibility study to determine potential improvements to 24th Street south of Meadowview Road and connecting to the Delta Shores area. It will evaluate streetscape options and other design elements to provide improved aesthetics, streetscape, and pedestrian and bicycle access.	\$0	\$100,000	<b>\$100,000</b>	2017 CDBG EN	03K / 4202 / LMA	Environmental review is underway. See Exhibit B.

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	CDBG Criteria	Environmental Clearance
<b>Small Public Facility Notice of Funding Availability (NOFA):</b> SHRA to issue Notice of Funding Availability (NOFA) for CDBG-eligible capital improvements to a public facility located in low- and moderate-income areas. Awards range between \$10,000-\$100,000 each.	\$0	\$100,000	<b>\$100,000</b>	2017 CDBG EN	TBD	Environmental review is complete. See Exhibit B.
<b>Transportation Project Funding Pre-Planning and Outreach:</b> This funding would assist the City in grant preparation, planning, studies and community outreach in order to prepare for future transportation funding cycles including, but not limited to, the Active Transportation Program.	\$0	\$50,000	<b>\$50,000</b>	2017 CDBG EN	20	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(1) and 58.34(a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Capital Improvement Project Scoping and Environmental:</b> Funding for early cost estimates, resource identification, conceptual design, environmental studies and/or the development of plans, strategies and studies for CDBG-eligible projects. Location and scope to be determined by an internal process of requests on first-come, first-served basis. CDBG staff to determine eligibility of activity.	\$0	\$150,000	<b>\$150,000</b>	2017 CDBG EN	03	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(1) and 58.34(a)(8). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Public Improvements Delivery:</b> Staffing and supportive services for Choice Neighborhoods Initiative, Section 3 related activities, environmental and capital improvement projects in 2017.	\$0	\$190,415	<b>\$190,415</b>	2017 CDBG EN	03	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Total Infrastructure and Public Improvements</b>	\$0	\$2,390,415	<b>\$2,390,415</b>			

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	CDBG Criteria	Environmental Clearance
<b>HOUSING DEVELOPMENT, PRESERVATION AND HOMEOWNERSHIP (CDBG Funds)</b>						
The following are recommended activities that increase the marketability and livability of neighborhoods.						
<b>Minor Repair &amp; ADA for Seniors and Low-Income Homeowners Program:</b> Provides for administrative costs associated with minor home repairs for low- and moderate-income homeowners and the administrative oversight for the Home Assistance Repair Program for Seniors (HARPS).	\$0	\$50,000	<b>\$50,000</b>	2017 CDBG EN	14H / LMH	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Emergency Repair Program/Accessibility Grant Program (ERP-A):</b> Provides funds for the program and its administration, staffing and delivery. This program provides grants of up to \$5,000 each to very-low income homeowners for emergency health and safety repairs and grants of up to \$5,000 each to low-income disabled residents for accessibility modifications.	\$100,000	\$0	<b>\$100,000</b>	2016 CDBG EN	14A / LMH	Environmental review is complete. See Exhibit B.
	\$0	\$50,000	<b>\$50,000</b>	2017 CDBG EN		
<b>Housing Programs Delivery:</b> Supportive services for first-time homebuyer, affirmatively furthering fair housing, affordable housing/multi-family rehabilitation/new construction, Section 3 related activities, environmental and emergency repair/accessibility programs and activities.	\$0	\$268,782	<b>\$268,782</b>	2017 CDBG EN	14A / 14B / 14G	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Total CDBG Housing Development, Preservation and Homeownership</b>	\$100,000	\$368,782	<b>\$468,782</b>			

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	CDBG Criteria	Environmental Clearance
<b>PUBLIC SERVICES</b>						
The following are recommended funding allocations to support human assistance programs. For CDBG, HUD limits funding for public services to 15 percent of the total amount of entitlement and previous year's program income.						
<b>Homeless Activities:</b> Funds will be used to design, administer, and implement homeless programs including but not limited to housing and shelter, detoxification, medical and counseling services, and provision of food.	\$0	\$62,566	<b>\$62,566</b>	2017 CDBG EN	05	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(3) and (a)(4), Cat Ex 24 CFR 58.35(b)(2). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Meals on Wheels:</b> Provides meals to homebound seniors and to non-homebound seniors at approximately 20 dining sites.	\$0	\$535,207	<b>\$535,207</b>	2017 CDBG EN	05A	Environmental review is complete. NEPA: Categorically excluded per 24 CFR 58.35(b)(2). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Downtown SRO Supportive Services:</b> Provides coordination of health and human services, crisis intervention, independent living skills, drug and alcohol recovery, and community building activities at four downtown hotels. The service center is located at 719 J Street.	\$0	\$90,000	<b>\$90,000</b>	2017 CDBG EN	05	Environmental review is complete. NEPA: Categorically excluded per 24 CFR 58.35(b)(2). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Total Public Services</b>	\$0	\$687,773	<b>\$687,773</b>			

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	CDBG Criteria	Environmental Clearance
<b>GRANT PLANNING AND ADMINISTRATION</b>						
The following are related to immediate/intermediate term program planning, community participation and general program administration. For CDBG, HUD limits funding of these activities to 20 percent of the total amount of entitlement and program income.						
<b>Consolidated Planning:</b> Planning related to public facility and infrastructure improvements, affordable housing and homeless/HEARTH Act activities.	\$0	\$100,000	<b>\$100,000</b>	2017 CDBG EN	20	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(1) and 58.34(a)(8). CEQA: Exempt per Guidelines Section 15262.
<b>Promise Zone Planning:</b> Funds to provide staffing and grant application activities.	\$0	\$50,000	<b>\$50,000</b>	2017 CDBG EN	20	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(4). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Fair Housing Activities:</b> Provide funds to further fair housing, including outreach, referral and other eligible activities to affirmatively further fair housing.	\$0	\$45,000	<b>\$45,000</b>	2017 CDBG EN	21D	Environmental review is complete. NEPA: Cat Ex per 24 CFR 58.35(b)(2). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>CDBG Planning and Administration:</b> Administrative & Planning Services for CDBG Programs.	\$0	\$287,117	<b>\$287,117</b>	2017 CDBG EN	21A	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(1) and (a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3).
	\$0	\$90,829	<b>\$90,829</b>	2017 CDBG PI		
<b>Total Grant Planning and Administration</b>	\$0	\$572,946	<b>\$572,946</b>			

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	CDBG Criteria	Environmental Clearance
<b>HUD LOAN REPAYMENTS</b>						
The following debt service payments for HUD Section 108 loans and internal SHRA loans for commercial revitalization, job creation, and infrastructure development.						
<b>Section 108 Loan Repayment:</b> Annual debt service payment on Section 108 loan funds. If program income is utilized towards the debt service payment then unused entitlement funds will be utilized towards project costs.	\$49,995	\$0	<b>\$49,995</b>	2016 CDBG PI	19F	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(2) and (a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3).
	\$0	\$326,247	<b>\$326,247</b>	2017 CDBG EN		
<b>Total Section 108 Loan Repayment</b>	\$49,995	\$326,247	<b>\$376,242</b>			

<b>CAPITAL RESERVE</b>						
<b>Capital Reserve:</b> Reserve accounts for overruns in capital improvement activities and to fund budgeted activities in 2017 if CDBG entitlement is less than anticipated. The reserve is also available to cover unanticipated project and program costs to bring an activity to completion. The full amount of the reserve is available to ensure the timely completion of the activities.	\$129,735	\$0	<b>\$129,735</b>	2015 CDBG EN	22	Not subject to environmental review.
	\$57,723	\$0	<b>\$57,723</b>	2016 CDBG EN		
	\$0	\$164,789	<b>\$164,789</b>	2017 CDBG EN		
<b>Total Capital Reserve</b>	\$187,458	\$164,789	<b>\$352,247</b>			

**HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME)**

Proposed activities are based on the following estimated revenues:

HOME Revenue Source	Previous Years Revenue Sources			2017 Action Plan	Total
	2014	2015	2016		
Estimated Entitlement				\$1,929,401	<b>\$1,929,401</b>
Unallocated Funds	\$0	\$0	\$0		<b>\$0</b>
Program Income*	\$0	\$0	\$135,092	\$208,126	<b>\$343,218</b>
<b>Total</b>	<b>\$0</b>	<b>\$0</b>	<b>\$135,092</b>	<b>\$2,137,527</b>	<b>\$2,272,619</b>

The following summarizes proposed activities for 2017:

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	Environmental Clearance
<b>HOUSING DEVELOPMENT, PRESERVATION AND HOMEOWNERSHIP (HOME Funds)</b>					
<b>Multi-Family Housing Acquisition and Rehabilitation:</b> Provides loans for the acquisition and rehabilitation of low- and moderate-income multi-family housing.	\$21,583	\$0	<b>\$21,583</b>	2016 HOME PI	Environmental review is complete. See Exhibit B.
	\$0	\$187,314	<b>\$187,314</b>	2017 HOME PI	
	\$0	\$774,574	<b>\$774,574</b>	2017 HOME EN	
<b>Multi-Family Housing New Construction:</b> Provides loans for the construction of low- and moderate-income multi-family housing.	\$0	\$961,887	<b>\$961,887</b>	2017 HOME EN	Environmental review is complete. See Exhibit B.
<b>City of Sacramento Homebuyer Program:</b> Provides down payment assistance, closing costs, homeownership education and counseling for income eligible homebuyers.	\$100,000	\$0	<b>\$100,000</b>	2016 HOME PI	Environmental review is complete. NEPA: Education and counseling services are Exempt per 24 CFR 58.34(a)(4) and down payment assistance and closing costs are Categorical Excluded per 24 CFR 58.35(b)(5). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Home Program Administration:</b> Administrative services for the implementation of HOME-funded activities.	\$13,509	\$0	<b>\$13,509</b>	2016 HOME PI	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3).
	\$0	\$20,812	<b>\$20,812</b>	2017 HOME PI	
	\$0	\$192,940	<b>\$192,940</b>	2017 HOME EN	
<b>Total Housing Development, Preservation and Homeownership</b>	<b>\$135,092</b>	<b>\$2,137,527</b>	<b>\$2,272,619</b>		

**EMERGENCY SOLUTIONS GRANT (ESG)**

Proposed activities are based on the following estimated revenues:

ESG Revenue Source	Previous Years Revenue Sources			2017 Action Plan	Total
	2014	2015	2016		
Estimated Entitlement				\$390,322	<b>\$390,322</b>
Unallocated Funds	\$0	\$0	\$0		<b>\$0</b>
Program Income*	\$0	\$0	\$0	\$0	<b>\$0</b>
<b>Total</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$390,322</b>	<b>\$390,322</b>

The following summarizes proposed activities for 2017:

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	Environmental Clearance
<b>EMERGENCY SOLUTIONS GRANT (ESG)</b>					
<b>Rapid Rehousing/Prevention (Public Services):</b> Funds to provide homeless prevention and rapid re-housing in addition to emergency housing/shelters, delivery, operations and maintenance of facilities and essential supportive services per ESG regulations. Final funding amount is subject to change.	\$0	\$144,419	<b>\$144,419</b>	2017 ESG EN	Environmental review is complete. NEPA: Categorically Excluded per 24 CFR 58.35(b)(2) and (3). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Emergency Shelters (Public Services):</b> Funds to provide homeless prevention and rapid re-housing in addition to emergency housing/shelters, delivery, operations and maintenance of facilities and essential supportive services per ESG regulations. Final funding amount is subject to change.	\$0	\$216,629	<b>\$216,629</b>	2017 ESG EN	Environmental review is complete. NEPA: Categorically Excluded per 24 CFR 58.35(b)(2) and (3). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>ESG Program Administration:</b> Administrative services for the implementation of ESG-funded activities in 2017.	\$0	\$29,274	<b>\$29,274</b>	2017 ESG EN	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Total Emergency Solutions Grant</b>	\$0	\$390,322	<b>\$390,322</b>		

**HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS (HOPWA)**

Proposed activities are based on the following estimated revenues:

HOPWA Revenue Source	Previous Years Revenue Sources			2017 Action Plan	Total
	2014	2015	2016		
Estimated Entitlement				\$912,361	<b>\$912,361</b>
Unallocated Funds*	\$0	\$51,629	\$102,141		<b>\$153,770</b>
Program Income^	\$0	\$0	\$490,000	\$0	<b>\$490,000</b>
<b>Total</b>	<b>\$0</b>	<b>\$51,629</b>	<b>\$592,141</b>	<b>\$912,361</b>	<b>\$1,556,131</b>

\*2016 Estimate

^Program income from sale of TLCS property located at 521 T Street.

The following summarizes proposed activities for 2017:

Activity Name	Previous Years Reprogramming	2017 Proposed Funding	Total Funding	Source	Environmental Clearance
<b>HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS (HOPWA)</b>					
<b>HOPWA - City and County of Sacramento:</b> Provides for short-term emergency housing and tenant-based rental assistance, housing placement services, supportive services and operations for persons with HIV/AIDS in the City and County of Sacramento.	\$51,629	\$0	<b>\$51,629</b>	2015 HOPWA EN	Environmental review is complete. NEPA: Categorically Excluded per 24 CFR 58.35(b)(1) , (2) and (3). CEQA: Exempt per Guidelines Section 15061(b)(3).
	\$102,141	\$0	<b>\$102,141</b>	2016 HOPWA EN	
	\$0	\$523,875	<b>\$523,875</b>	2017 HOPWA EN	
<b>HOPWA - Yolo County:</b> Provides for short-term emergency housing and tenant-based rental assistance, housing placement services and supportive services for persons with HIV/AIDS in Yolo County.	\$0	\$37,000	<b>\$37,000</b>	2017 HOPWA EN	Environmental review is complete. NEPA: Categorically Excluded per 24 CFR 58.35(b)(1) and (2). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>HOPWA - El Dorado and Placer Counties:</b> Provides for short-term emergency housing and tenant-based rental assistance, housing placement services and supportive services for persons with HIV/AIDS in El Dorado and Placer Counties.	\$0	\$168,440	<b>\$168,440</b>	2017 HOPWA EN	Environmental review is complete. NEPA: Categorically Excluded per 24 CFR 58.35(b)(1) and (2). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Multi-Family Housing Acquisition and Construction:</b> Provides loans or grants for the acquisition or construction of low- and moderate-income multi-family housing for HOPWA-eligible clients.	\$490,000	\$0	<b>\$490,000</b>	2016 HOPWA PI	Environmental review is complete. See Exhibit B.
	\$0	\$155,676	<b>\$155,676</b>	2017 HOPWA EN	
<b>HOPWA Program Administration:</b> Administrative services for the implementation of HOPWA-funded activities.	\$0	\$27,370	<b>\$27,370</b>	2017 HOPWA EN	Environmental review is complete. NEPA: Exempt per 24 CFR 58.34(a)(3) and (2). CEQA: Exempt per Guidelines Section 15061(b)(3).
<b>Total HOPWA</b>	\$643,770	\$912,361	<b>\$1,556,131</b>		

**City of Sacramento  
Environmental Determination**

**Robertson Sports Field Improvement Project:** Design and construction of a neighborhood sports field located at Robertson Center/Park. It is anticipated that the project will be require an Environmental Assessment under NEPA and be exempt under CEQA. However, if additional or different environmental review is needed, SHRA and/or City staff may return for further approvals.

**Rio Linda Boulevard Improvements:** This construction project will provide safety and bicycle/pedestrian enhancements. These funds will match a federal grant that was awarded to the City to replace the Rio Linda and Main bridge. It is anticipated that the project will be categorically excluded under NEPA and exempt under CEQA. However, if additional environmental review is needed, SHRA and/or City staff may return for further approvals.

**Carl Johnston Park:** This design and construction project, located in Carl Johnston Park at 231 Eleanor Avenue, would provide improvements to an existing park, including new ADA walkways and irrigation upgrades. It is anticipated that the project will be categorically excluded under NEPA and exempt under CEQA. However, if additional environmental review is needed, SHRA and/or City staff may return for further approvals.

**Lower Broadway Preliminary Design:** This project would develop preliminary design plans in order to advance the project and better position it for future grant opportunities. The project is on Broadway between State Route 99 to Riverside Boulevard and includes a road diet and intersection improvements. It is anticipated that the preliminary design project will be exempt under NEPA and exempt under CEQA. However, if additional environmental review is needed, SHRA and/or City staff may return for further approvals.

**Susan B Anthony Park Improvements:** Funds for improvements to the park adjacent to Susan B. Anthony Elementary including, but not limited to a new safety fence, improvements to park features such as gazebo and playground, new shade canopy, track installation, light and safety improvements and tennis court improvements. It is anticipated that the project will be categorically excluded under NEPA and exempt under CEQA. However, if additional environmental review is needed, SHRA and/or City staff may return for further approvals.

**Meadowview Streetscape Phase 1:** This project is on Meadowview Road between 24th Street and Coral Gables Court. Funds will be used to acquire right of way in order to improve the pedestrian environment including widening sidewalks, adding planters and curb ramps. These funds will match a federal grant the City has received. It is anticipated that the project will be categorically excluded under NEPA and exempt

under CEQA. However, if additional environmental review is needed, SHRA and/or City staff may return for further approvals.

**24th Street Feasibility Study:** Feasibility study to determine potential improvements to 24th Street south of Meadowview Road and connecting to the Delta Shores area. It will evaluate streetscape options and other design elements to provide improved aesthetics, streetscape, and pedestrian and bicycle access. It is anticipated that the feasibility study project will be exempt under NEPA and exempt under CEQA. However, if additional environmental review is needed, SHRA and/or City staff may return for further approvals.

**Small Public Facility Notice of Funding Availability (NOFA):** SHRA to issue Notice of Funding Availability (NOFA) for CDBG-eligible capital improvements to a public facility located in low- and moderate-income areas. NEPA: Exempt as an administrative action per 24 CFR 58.34(a)(3). CEQA: Exempt per Guidelines Section 15061(b)(3). This action does not include any funding commitments or approvals for any specific project. As individual projects are identified for acquisition and/or rehabilitation, environmental review will be required prior to taking any choice limiting action or discretionary action on those specific projects.

**Multi-Family Acquisition and Rehabilitation Program:** This program provides funding for the acquisition and rehabilitation of low- and moderate-income multi-family housing. This action does not include any funding commitments or approvals for any specific project. As individual projects are identified for acquisition and/or rehabilitation, environmental review will be required prior to taking any choice limiting action or discretionary action on those specific projects.

**Emergency Repair Program/Accessibility Grant Program (ERP-A):** This program provides funding for the program's administration, delivery/staff costs and grants of up to \$5,000 each to very-low income homeowners for emergency health and safety repairs as well as grants to low-income disabled residents for accessibility modifications. Administration and delivery/staff costs are exempt under NEPA per 24 CFR 58.34(a)(3) and Exempt under CEQA per Guidelines Section 15061(b)(3). The emergency repair/accessibility component includes repairs and improvements to existing structures to control threats to public safety and accessibility improvements which will remove barriers that restrict mobility of and accessibility by elderly and disabled persons. These activities are Exempt under NEPA per 24 CFR 58.34(a)(10) and Categorically Excluded per 58.35(b)(3) and Categorically Exempt under CEQA per Guidelines Section 15301. Review is complete for this activity. However, any activities not covered under this environmental review are subject to additional review under CEQA and/or NEPA prior to project commencement.

**Multi-Family Housing New Construction:** Loans for the construction of multi-family housing. This action does not include any funding commitments or approvals for any specific project. As individual projects are identified for new construction, environmental

review will be required prior to taking any choice limiting action or discretionary action on those specific projects.