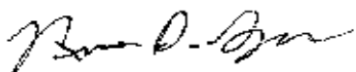


City of Calistoga

Staff Report

TO: Honorable Mayor and City Council
FROM: Lynn Goldberg, Planning & Building Director
DATE: January 6, 2015
SUBJECT: Housing-Related Parks Program Grant Application

APPROVAL FOR FORWARDING:



Richard Spittler, City Manager

1 **ITEM:** Consideration of a resolution authorizing the submittal of a Housing-Related
 2 Parks Program grant application to the California Department of Housing and
 3 Community Development and authorizing the City Manager to execute all grant
 4 documents and agreements on behalf of the City

5 **RECOMMENDATION:** Adopt resolution authorizing grant application.

6 **BACKGROUND:** The California Department of Housing and Community Development
 7 (HCD) recently released a notice of funding availability for its Housing-Related Parks
 8 (HRP) Program, which is funded through Proposition 1C, the Housing and Emergency
 9 Shelter Trust Fund Act of 2006. The HRP Program is designed to encourage cities and
 10 counties to develop new residential housing by rewarding those jurisdictions that
 11 approve housing affordable to lower-income households and are in compliance with
 12 State housing element law.

13 The Program provides funds for parks and recreation projects that benefit the
 14 community and add to the quality of life. Funds are awarded on a per-bedroom basis for
 15 each residential unit affordable to very low- and low-income households that received
 16 building permits during the designated Program year (i.e., 2014).

17 **DISCUSSION:**

18 **Eligibility**

19 The City of Calistoga is eligible to apply for this grant funding because it approved and
 20 issued building permits for the Calistoga Family Apartments project, which is targeted to
 21 extremely low-, very low- and low-income households.

22 The City also meets the requirements of having a Housing Element that is in
 23 compliance with state law and having filed an annual progress report on the Element
 24 with HCD in 2013.

25 Besides meeting these minimum threshold requirements, which qualifies it for \$68,000
26 in funding, the City is eligible for additional funding of \$108,100 because the apartment
27 project is new construction and is redeveloping a previously-developed property, and
28 the targeted park project (see below) is located within a census tract having at least 51
29 percent of its residents at low- or moderate-income levels and within a one-half
30 walkable route from the apartment project. Additional funds may also be awarded by
31 HCD depending on how the City compares to the other Napa County jurisdictions in
32 terms of meeting its Regional Housing Needs Allocation for the 2007-2014 planning
33 period¹.

34 Targeted Park Project

35 The grant funding may be used for a park and recreation facility, defined by the program
36 as a facility that provides benefits to the community and includes, but is not limited to,
37 places for organized team sports, outdoor recreation, and informal turf play; non-
38 motorized recreational trails; permanent play structures; landscaping; community
39 gardens; places for passive recreation; multipurpose structures designed to meet the
40 special recreational, educational, vocational, and social needs of youth, senior citizens,
41 and other population groups; regional recreational trails; and infrastructure and other
42 improvements that support these facilities.

43 Program grant funds may be used to construct, rehabilitate, or acquire capital assets,
44 meaning:

- 45 • Physical property with an expected useful life of 15 years or more.
- 46 • Major maintenance, reconstruction, or demolition for purposes of reconstruction
47 of facilities, and retrofitting work that is ordinarily done no more often than once
48 every 5 to 15 years, or expenditures that continue or enhance the useful life of
49 the capital asset.
- 50 • Equipment with an expected useful life of two years or more.

51 Funds must be expended within two years of being awarded.

52 Staff recommends that the Monhoff Recreation Center be designated as the “Qualifying
53 Park Project” for the grant application. This recommendation is based on the following:

- 54 • The City would be eligible for \$9400 in funding because the facility is located
55 within a one-half walkable route from the apartment project.
- 56 • The insurance settlement for the damage to the Monhoff Center is unlikely to
57 cover all of its reconstruction costs and gap funding will likely be needed.
- 58 • The funds could readily be expended within the required two-year period (i.e., by
59 mid-2017), since reconstruction of the Center will be a top priority for the City.

60

¹ A drafted progress report by the Association Bay Area of Governments indicates that Calistoga met a higher percentage of its RHNA (i.e., 40 percent) than the Countywide average of 36 percent.

61 **FISCAL IMPACT:** Should the grant be awarded, it would provide the City with at least
62 \$176,100 in funding towards the Monhoff Recreation Center restoration.

63 **ATTACHMENTS**

- 64 1. Draft City Council Resolution
65 2. Program Guidelines for the Housing-Related Parks Program

RESOLUTION NO. 2015-XXX

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CALISTOGA AUTHORIZING APPLICATION FOR HOUSING-RELATED GRANT AND AUTHORIZING THE CITY MANAGER TO EXECUTE ALL GRANT DOCUMENTS AND AGREEMENTS ON BEHALF OF THE CITY

WHEREAS:

A. The State of California, Department of Housing and Community Development (Department) has issued a Notice of Funding Availability dated December 10, 2014, under its Housing-Related Parks (HRP) Program.

B. The City of Calistoga (Applicant) desires to apply for a HRP Program grant and submit the 2014 Designated Program Year Application Package released by the Department for the HRP Program.

C. The Department is authorized to approve funding allocations for the HRP Program, subject to the terms and conditions of the NOFA, Program Guidelines, Application Package, and Standard Agreement.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. Applicant is hereby authorized and directed to apply for and submit to the Department the HRP Program Application Package released December 2014 for the 2014 Designated Program Year in an amount not to exceed \$176,100. If the application is approved, the Applicant is hereby authorized and directed to enter into, execute, and deliver a State of California Standard Agreement (Standard Agreement) in an amount not to exceed \$264,150, and any and all other documents required or deemed necessary or appropriate to secure the HRP Program Grant from the Department, and all amendments thereto (collectively, the "HRP Grant Documents").

2. Applicant shall be subject to the terms and conditions as specified in the Standard Agreement. Funds are to be used for allowable capital asset project expenditures to be identified in Exhibit A of the Standard Agreement. The application in full is incorporated as part of the Standard Agreement. Any and all activities funded, information provided, and timelines represented in the application are enforceable through the Standard Agreement. Applicant hereby agrees to use the funds for eligible capital asset(s) in the manner presented in the application as approved by the Department and in accordance with the NOFA and Program Guidelines and Application Package.

3. The City Manager is authorized to execute in the name of Applicant the HRP Program Application Package and the HRP Grant Documents as required by the Department for participation in the HRP Program.

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32
33

34 **PASSED AND ADOPTED** by the City Council of the City of Calistoga at a regular
35 meeting held this 6th day of January, 2015, by the following vote:

36 AYES:
37 NOES:
38 ABSTAIN:
39 ABSENT:

40

41

42

CHRIS CANNING, MAYOR

43

ATTEST:

44

45

46

KATHY FLAMSON, City Clerk