



Department of Housing

FY 2019-21 Recommended Budget

Ken Cole

June 18, 2019

COUNTY OF SAN MATEO



Mission

The Department of Housing collaborates with partners as a catalyst to increase the supply of affordable housing and create opportunities for people at all income levels and abilities to prosper by supporting livable and thriving communities.



FY 2017-19 Accomplishments

New Development Projects Completed

- Serenity Senior Apartments (East Palo Alto) – 41 units
- St. Leo's Apartments (North Fair Oaks) – 16 units
- Waverly Place Apartments (North Fair Oaks) – 16 units
- Rotary Terrace Senior Apartments (South San Francisco) – 91 units
- Colma Veterans Apartments (Colma) – 66 units

Total 230 new units completed



Waverly Place
North Fair Oaks



Rotary Terrace Senior Apartments
South San Francisco

Serenity Senior Housing
East Palo Alto



Rental Preservation Program

- Mosaic Gardens – 55 units
- 1512 Stafford – 7 units
- 533 Warrington – 6 units
- 180 Buckingham – 48 units
- Redwood Oaks Apartments – 38 units

Total 154 Units



FY 2019-20 Budget Overview

	FY 2018-19 Revised	FY 2019-20 Recommended	Amount Change	Percent Change
Total Sources*	150,489,500	146,534,656	(3,954,844)	(2.6%)
Total Requirements*	150,789,500	146,834,656	(3,954,844)	(2.6%)
Net County Cost	300,000	300,000	0	0%
Total Positions	63	63	0	0%

*Includes Housing Authority Budget



FY 2020-21 Budget Overview

	FY 2019-20 Recommended	FY 2020-21 Preliminary Recommended	Amount Change	Percent Change
Total Sources*	146,534,656	144,938,055	(1,596,601)	(1.1%)
Total Requirements*	146,834,656	145,238,055	(1,596,601)	(1.1%)
Net County Cost	300,000	300,000	0	0%
Total Positions	63	63	0	0%

*Includes Housing Authority Budget



FY 2019-21 Budget Overview

Significant Budget Changes

- Affordable Housing Fund
 - \$50 M for FY 2019-2021 compared to \$39 M for FY 2017-2019
- Housing Assistance Payments increase of \$15.3 M
- Pass Through interdepartmental charges to be charged to Housing and Community Development

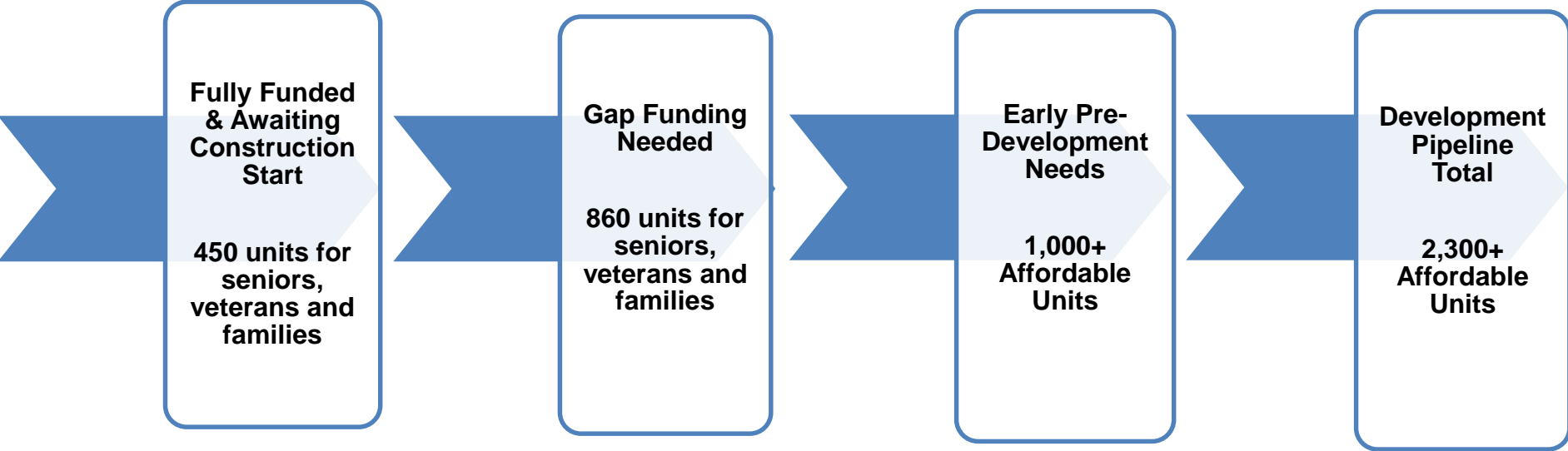
FY 2019-21 Challenges

- Expensive rental market
- Jobs/Housing Gap
- Clients with special needs at additional disadvantage
- Landlords less likely to accept Housing Choice Vouchers
- New state affordable housing funding will demand a higher level of local coordination and collaboration



FY 2019-21 Priorities and Innovations

The Development Pipeline



FY 2019-21 Priorities and Innovations

- Use our Affordable Housing Fund to leverage the greatest number of units possible
- Midway Village redevelopment
- Middlefield Road redevelopment
- Support “Home For All – San Mateo County”
- Continue development of an affordable housing application and listing portal
- Refine our new DOH “Dashboard”

Jurisdiction

All

BoS District

All

Status

All

Funding Use

All

Total Affordable Units

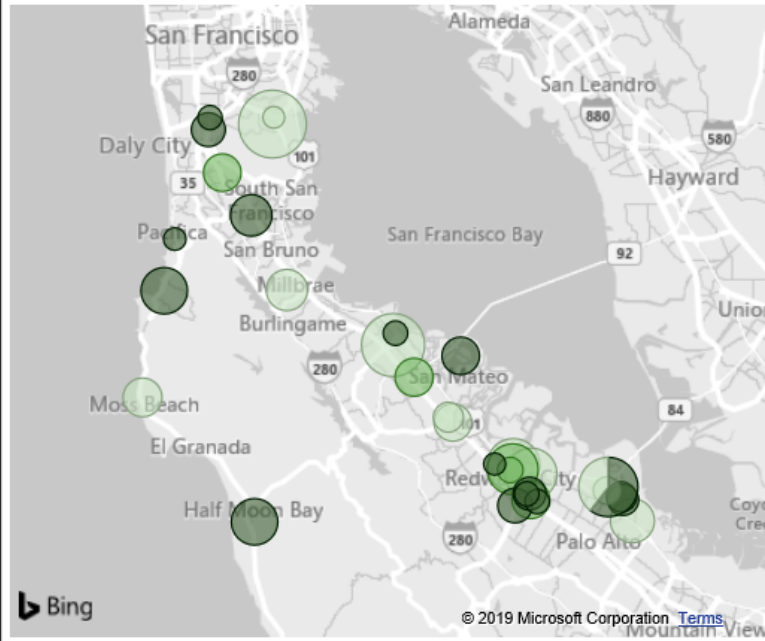
2,116

Total Affordable Projects

39

Project Locations and Newly Funded Unit Totals

Status ● Complete ● Construction ● Predevelopment

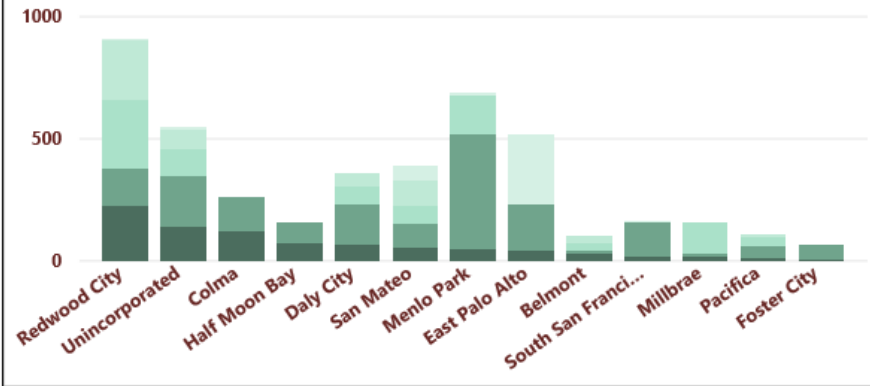


Project Name

All

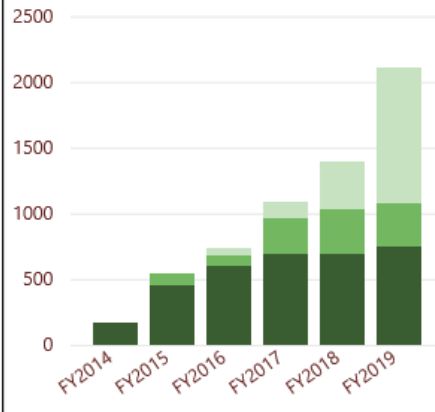
Total Units by Affordability

● < 30% AMI ● < 50% AMI ● < 60% AMI ● < 80% AMI ● < 120% AMI or Other

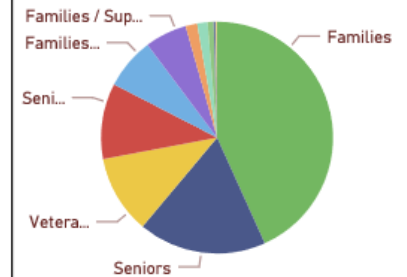


Cummulative Units by Fiscal Year

Status ● Complete ● Construction



Populations Served



Affordable Housing Investments *2014-present

Jurisdiction

All

BoS District

All

Status

All

Funding Use

All

Total DOH Investments

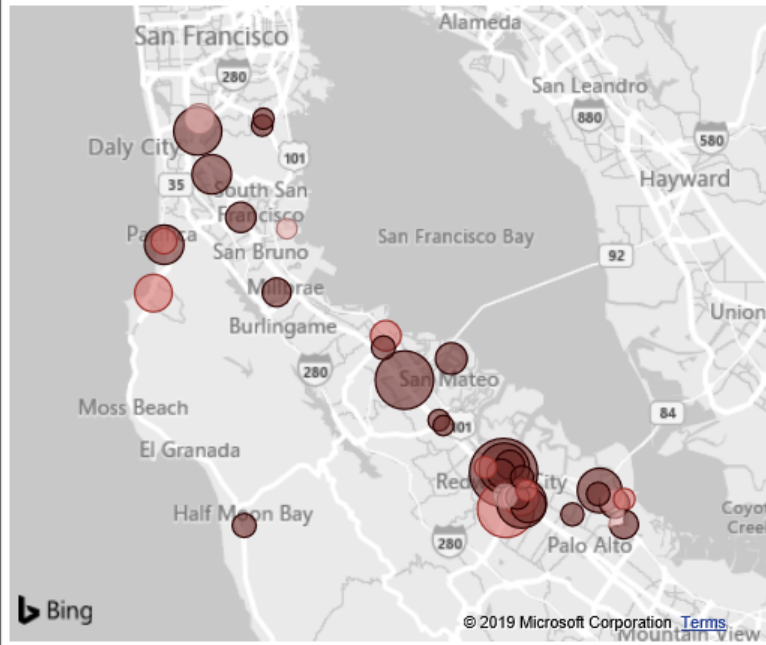
\$108.37M

Leveraged Dollars

\$1.2bn

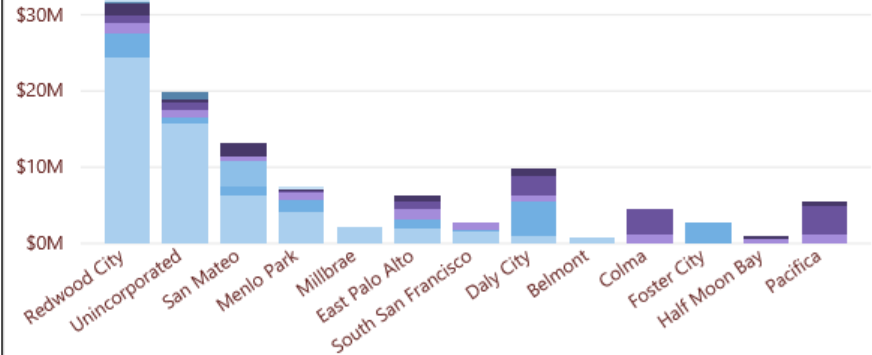
Funded Project Locations

Funding Use ● Acquisition ● New Construction ● Rehabilitation



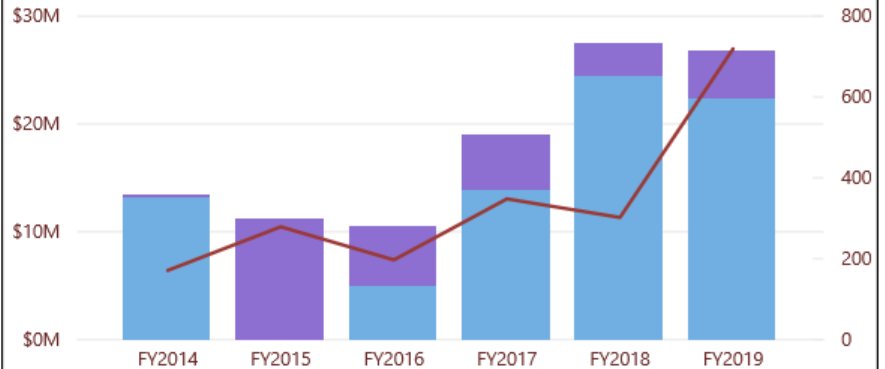
County Funding by Source

● Measure A... ● RDA ● General Fu... ● HOME ● HACSM M... ● CDBG ● BHRS MHSA ● HSA FFY



Funding and Units by Fiscal Year

● County Funds - Local ● County Funds - Federal ● Newly Funded Units



Project Name

All

Funding NOFA

All

Questions?

