

## RESOLUTION NO. .

BOARD OF SUPERVISORS, COUNTY OF SAN MATEO, STATE OF CALIFORNIA

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**RESOLUTION: A) APPROVING AFFORDABLE HOUSING FUND (AHF) 9.0 COMMITMENTS UP TO \$54,265,066, CONSISTING OF \$20,000,000 IN MEASURE K FY 2021-22 FUNDS APPROVED BY THE BOARD OF SUPERVISORS FOR AFFORDABLE HOUSING PURPOSES; \$10,000,000 IN MEASURE K FUNDS ALLOCATED IN PREVIOUS AHF ROUNDS BUT RETURNED DUE TO FUNDING CONDITIONS PROJECT COST SAVINGS; \$15,943,095 IN STATE OF CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT (STATE HCD) HOUSING FOR A HEALTHY CALIFORNIA FUNDS; \$1,931,667 IN STATE HCD LOCAL HOUSING TRUST FUND FUNDS; \$1,390,304 IN STATE HCD PERMANENT LOCAL HOUSING ALLOCATION FUNDS; AND, \$5,000,000 IN COUNTY MENTAL HEALTH SERVICES ACT PROJECT-BASED HOUSING PROGRAM FUNDS, FOR EIGHT NEW CONSTRUCTION AFFORDABLE RENTAL HOUSING DEVELOPMENTS, ONE EXISTING AFFORDABLE RENTAL HOUSING PROJECT NEEDING REHABILITATION, AND ONE NEW CONSTRUCTION AFFORDABLE MULTIFAMILY HOMEOWNERSHIP DEVELOPMENT, INCLUDING ALL CONDITIONS ATTACHED TO SUCH FUNDING RECOMMENDATIONS; AND B) AUTHORIZING THE DIRECTOR OF THE DEPARTMENT OF HOUSING, OR DESIGNEE, IN CONSULTATION WITH COUNTY COUNSEL, TO NEGOTIATE AND EXECUTE CONTRACTS AND OTHER DOCUMENTS NECESSARY TO FUND THE AFFORDABLE HOUSING PROJECTS, AS INDICATED IN ATTACHMENT A**

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**RESOLVED**, by the Board of Supervisors of the County of San Mateo, State of California, that

**WHEREAS**, the Board of Supervisors demonstrated a commitment to the development of affordable housing in San Mateo County by allocating \$13.4 million in unrestricted general funds in 2013 for affordable housing development and shelter rehabilitation and expansion in a program entitled the Affordable Housing Fund ("AHF");

**WHEREAS**, the AHF has completed eight cycles since its inception in 2013, with the Board approving funding awards with a total amount of over \$120,000,000 for various multifamily new construction affordable housing projects, multifamily rehabilitation affordable housing projects, and multifamily affordable homeownership housing projects; and

**WHEREAS**, AHF funding has contributed to the development or rehabilitation of over 3200 units of affordable housing; and

**WHEREAS**, on June 28, 2021 the Department of Housing (“DOH”) released a Notice of Funding Availability as to the ninth round of AHF competitive funding, referred to as AHF 9.0, for \$20,000,000 in **Measure K** FY 2021-22 funds approved by the Board of Supervisors for affordable housing purposes; \$10,000,000 in **Measure K** funds allocated in previous AHF funding rounds but returned due to awardee inability to meet funding conditions and project cost savings; \$15,943,095 in State HCD Housing for a Healthy California (“HHC”) funds; up to \$4,750,000 in State HCD Local Housing Trust Fund (“LHTF”) funds; \$1,390,304 in State HCD Permanent Local Housing Allocation (“PLHA”) funds; and \$5,000,000 in County Mental Health Services Act Project-Based Housing program (“MHSA”) funds; and

**WHEREAS**, DOH received ten AHF 9.0 applications, which collectively request a total of \$65,115,580 for the creation or preservation/rehabilitation of 759 affordable housing units, with 187 of the units from first-time project applications, and DOH staff and the Housing & Community Development Committee are jointly recommending specified amounts of funding for all ten affordable housing projects; and

**WHEREAS**, the ten recommended projects would receive AHF 9.0 funding through a combination of **Measure K** funds, State HCD HHC funds, State HCD LHTF funds, State HCD PLHA funds, and County MHSA funds, as shown in Attachment A to this Resolution and expressly incorporated by reference thereto; and

**WHEREAS**, also shown in Attachment A, five of the ten projects recommended for funding are recommended for conditional funding awards (“Conditional Funding Awards”); and

**WHEREAS**, should DOH determine that any of these projects receiving Conditional Funding Awards have not satisfied the condition(s) precedent required to receive such funding, Conditional Funding Awards will be returned to the County.

**NOW THEREFORE, IT IS HEREBY DETERMINED AND ORDERED** that the AHF 9.0 commitments up to \$54,265,066, consisting of the following, are approved: \$20,000,000 in **Measure K** FY 2021-22 funds approved by the Board of Supervisors for affordable housing purposes; \$10,000,000 in **Measure K** funds allocated in previous AHF funding rounds but returned due to AHF funding conditions and project cost savings; \$15,943,095 in HCD HHC funds; up to \$4,750,000 in HCD LHTF funds; \$1,390,304 in HCD PLHA funds; and \$5,000,000 in MHSA funds, for eight new construction affordable rental housing developments, one existing affordable rental housing project needing rehabilitation, and one new construction affordable multifamily homeownership development, including any conditions attached to such funding recommendations; and

**BE IT FURTHER RESOLVED** that the Director of DOH, or designee, in consultation with County Counsel, is authorized to negotiate and execute contracts and other documents necessary to provide funding to the affordable housing projects, as indicated in Attachment A to this Resolution.

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