



# San Bernardino County

## Legislation Text

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**File #: 773, Agenda Item #: 1**

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### **REPORT/RECOMMENDATION TO THE BOARD OF GOVERNORS OF THE HOUSING AUTHORITY OF THE COUNTY OF SAN BERNARDINO AND RECORD OF ACTION**

**August 6, 2019**

#### **FROM**

**MARIA RAZO, Executive Director, Housing Authority of the County of San Bernardino**

#### **SUBJECT**

Amendment to the Commitment of 38 Project-Based Vouchers to Golden Apartments Housing Development in the City of San Bernardino

#### **RECOMMENDATION(S)**

1. Approve an amendment to the original commitment of the 38 Project-Based Vouchers for Golden Apartments San Bernardino, LP, a Limited Partnership developing the Golden Apartments permanent supportive housing project, to allocate five of the 38 Project-Based Vouchers to units that will be occupied by clients who are defined as homeless versus chronically homeless as previously designated for this site.
2. Authorize the Chairman of the Board of Governors, Chief Executive Officer or the Executive Director of the Housing Authority of the County of San Bernardino, upon consultation with Legal Counsel, to accept and sign ancillary documents or exhibits necessary or appropriate to carry out the commitment and to satisfy program rules and regulations pursuant to federal requirements.
3. Direct the Executive Director of the Housing Authority of the County of San Bernardino to transmit all other executed documents or certificates to the Secretary within 30 days of execution.

(Presenter: Maria Razo, Executive Director, 332-6305)

#### **COUNTY AND CHIEF EXECUTIVE OFFICER GOALS & OBJECTIVES**

**Promote the Countywide Vision.**

**Provide for the Safety, Health and Social Service Needs of County Residents.**

**Pursue County Goals and Objectives by Working with Other Agencies.**

#### **FINANCIAL IMPACT**

Approval of this item will not impact Discretionary General Funding (Net County Cost). Funding for Project-Based Vouchers (PBV) is derived from the Housing Authority of the County of San Bernardino's (HACSB) regular annual allocation of subsidies under the Housing Choice Voucher Program administered by HACSB on behalf of the U.S. Department of Housing and Urban Development (HUD), for a term of 20 years, subject to federal government appropriations.

#### **BACKGROUND INFORMATION**

On May 1, 2018 (Item No. 59) the Board of Governors approved a commitment of 38 PBV to Golden Apartments San Bernardino, LP, for a 20-year term to support the development of a permanent supportive housing apartment complex specifically for chronically homeless individuals. This is HACSB's first Permanent Supportive Housing development in partnership with Housing Partners I, Inc. (HPI), the City of San

Bernardino, the County of San Bernardino (County) and Inland Empire Health Plan (IEHP). The commitment of PBV at Golden Apartments will generate the rent revenues necessary to operate the site as a permanent supportive housing resource for homeless and chronically homeless individuals in direct support of the County's efforts to address chronic homelessness. In addition to creating a quality living space, the purpose of this project is also to provide extended social services on-site, in order to better serve the needs of the residents. HACSB has partnered with the County's Department of Behavioral Health (DBH) and IEHP to deliver the ongoing supportive services to the future residents of Golden Apartments. Originally, all 38 PBV rental subsidies were committed for chronically homeless households referred through the Coordinated Entry System (CES). Approval of this amended commitment will allocate five of the 38 PBV's to IEHP homeless clients of who may also be experiencing a mental and/or physical disability, and of which will not be referred through CES. The five PBV designated for IEHP will provide much needed housing for its homeless clients that are in acute need of its services. IEHP clients, although homeless, may not be defined as chronically homeless as previously set forth in the original commitment of PBV to this site. IEHP will also provide services to other eligible residents at the property.

The San Bernardino County Housing Commission reviewed this item on July 9, 2019, and recommended approval to the Board of Governors.

#### **PROCUREMENT**

Pursuant to HACSB's Local PBV program, HACSB has been authorized to utilize PBV at properties owned by HACSB or an affiliate of HACSB without requiring a competitive selection process as mandated by federal regulations. The commitment of PBV at Golden Apartments is therefore proposed to be made to an ownership entity consisting of a Limited Partnership between HACSB and HPI, HACSB's development nonprofit affiliate.

#### **REVIEW BY OTHERS**

This item has been reviewed by Legal Counsel (Julie J. Surber, Principal Assistant County Counsel, 387-5455) on July 2, 2019; Finance (Kathleen Gonzalez, Administrative Analyst, 387-5412) on July 22, 2019 and Finance and Administration (Matthew Erickson, County Chief Financial Officer, 387-4599) on July 22, 2019.