

MINUTES - SPECIAL MEETING

NEIGHBORHOOD IMPROVEMENT AND CONSERVATION COMMISSION (NICC)

Community Meeting Center, A/B Room
11300 Stanford Avenue

Monday, April 26, 2021

CALL TO ORDER: 6:30 P.M.

ROLL CALL:

COMMISSIONER BLACKMUN
COMMISSIONER CHAVIRA
COMMISSIONER CRAWFORD
COMMISSIONER GONZALEZ
COMMISSIONER HANSEN
COMMISSIONER TRAN
COMMISSIONER WILLIAMS

Absent: Williams

Commissioner Williams joined the meeting at 6:33 p.m.

ALSO PRESENT: Monica Covarrubias, Senior Project Planner; Nate Robbins, Senior Program Specialist; Timothy Throne, Program Specialist; Judy Moore, Recording Secretary.

PLEDGE OF ALLEGIANCE: Led by Commissioner Chavira.

ORAL COMMUNICATIONS – PUBLIC: None.

MINUTES: It was moved by Vice Chair Hansen and seconded by Commissioner Chavira, to receive and file the Minutes from the March 1, 2021 Meeting. The motion carried by a 6-0 vote, with Commissioner Williams abstaining, as follows:

Ayes: (6) Blackmun, Chavira, Crawford, Gonzalez, Hansen, Tran
Noes: (0) None
Abstain: (1) Williams

MATTERS FROM STAFF:

PUBLIC HEARING – FY 2021-22 ANNUAL ACTION PLAN FOR THE USE OF HOUSING AND URBAN DEVELOPMENT (HUD) FUNDS: The U.S. Department of Housing and Urban Development (HUD) requires a public hearing be conducted prior to the approval of the FY 2021-22 Annual Action Plan to receive and utilize HUD grants. The City must submit an Annual Action Plan to HUD forty-five (45) days prior to the start of the fiscal year, or by May 15, 2021. Each year's Action Plan must address the Priority Objectives adopted by the City Council in 2020 for the 5-Year Consolidated Plan for the use of HUD Funds. The Draft FY 2021-22 Action Plan is available on the City's webpage for public review until April 27, 2021 (ggcity.org/neighborhood-improvement/reports).

Approximately \$5.8 million in HUD funds will be available during FY 2021-22. This budget includes approximately \$2.8 million of carryover, or previously unallocated HUD funds from prior years' entitlement and CARES Act allocations, and a new entitlement allocation of \$3 million in HUD funds.

Program plans and funding recommendations for FY 2021-22 are based upon the Priority Objectives and input received during the public comment period on community and housing development needs conducted during the preparation of the 2020-2025 Consolidated Plan. During FY 2021-22, HUD funds will address a wide range of Garden Grove housing and community development needs as follows: Public Services, Public Facilities and Infrastructure, Owner Occupied Housing Rehabilitation, Economic Development, and the Affordable Housing Emergency Solutions Grant

In 2020, the Orange County ESG Collaborative (comprised of staff from the cities of Garden Grove, Santa Ana, Irvine and Anaheim) issued a multi-year Request for Proposals for ESG funding for Street Outreach, Emergency Shelter, Rapid Rehousing, Homeless Prevention, and Homeless Management Information System.

A portion of the CDBG, HOME, and ESG funds is recommended for staff administration and material costs for program management, project development and monitoring, public communication, HUD reporting, and financial administration.

All HUD citizen participation requirements have been met for HUD's 30-day minimum public comment period.

The proposed FY 2021-22 Action Plan will allow the City to access \$3 million in new entitlement grants from HUD and an estimated \$2.8 million in unexpended previous year's funds. The allocation of HUD funds effectively leverages competitive grants and the City's General Funds. Funds will be included as part of the upcoming biennial budget for FY 2021-22.

Questions and comments related to: job creation vs. job retention and the use of grants for businesses during the pandemic; low-income housing trust funds, which are collected from the City's Successor Agency, through the former Redevelopment Agency's original loan of \$13.1 million, to be paid back to the City, of which \$6 million has been received for the program; the affordable housing program for 17 vulnerable seniors at the Valley View Senior Villas, who would be at risk of becoming homeless due to a 30-year rental covenant expiring - the City has stepped in to subsidize the rent for 24 months while the tenants search for alternative affordable housing before the full market rent is required at the end of two years - also, the City does not own the units and has no obligation to assist, more covenants will be expiring in the next five years, and tenants are notified of the timeframe and have assistance from family and case managers; the suggestion of an outreach program for senior housing; the City's senior center is closed, however, its programs continue to provide services such as food service (Meals on Wheels), movies in the parking lot, and other services during the pandemic; the population numbers for park rehabilitation accomplishments, which are taken from census tracts; the City being low to moderate income, which allows HUD funds for

services to benefit the City as a whole in assisting the needy with food distribution and allowing the targeting of focus areas such as Buena Clinton through the use of family resource centers; the City's rehabilitation programs, which are heavily marketed throughout the year via social media, newspapers, and fliers, with the information in several languages; the Interval House, which typically exceeds their low projection of assisting 20 households over a 12-month period.

It was moved by Vice Chair Hanssen and seconded by Commissioner Gonzalez, to accept staff's recommendation to transmit the Fiscal Year 2021-22 Action Plan, along with any public comments, and an updated staff report, to City Council for adoption. The motion carried by a 6-0 vote, with Commissioner Williams abstaining, as follows:

Ayes: (6) Blackmun, Chavira, Crawford, Gonzalez, Hanssen, Tran
Noes: (0) None
Abstain: (1) Williams

MATTERS FROM COMMISSIONERS: Staff gave a brief update on the blighted area behind the Women's Club and stated that the cell tower company would not let the City go in and clear the area, and that litigation and an abatement warrant would typically follow with the City billing the owner. Vice Chair Hanssen noted that the area needed to be a priority, especially for the residents.

ADJOURNMENT: Vice Chair Hanssen motioned to adjourn the meeting, with a second from Commissioner Blackmun. The vote was unanimous, with the meeting adjourned at 7:36 p.m.

The next Meeting of the Neighborhood Improvement and Conservation Commission will be a Special Meeting held Monday, June 7, 2021, at 6:30 p.m., in the A/B Room of the Community Meeting Center, 11300 Stanford Avenue, Garden Grove, CA.

Judy Moore
Recording Secretary