



Housing Trust Fund & Homelessness Solutions Committee

July 10, 2020

Chair Estelle Fennell and Supervisors
Humboldt County Board of Supervisors
825 5th Street
Eureka, CA 95501

Kathy Hayes - cob@co.humboldt.ca.us
Clerk of the Board
825 5th Street
Eureka, CA 95501

Re: July 14, 2020 Board Packet
Recommendations for Fund Expenditures: Permanent Local
Housing Allocation (PLHA) and Community Development Block Grant-
Corona Virus (CDBG-CV)

Dear Chair Fennell and Supervisors Bass, Bohn, Madrone, and Wilson:

Per your instruction, the Housing Trust Fund and Homelessness Solutions Committee (HTFHSC) makes the following recommendations for utilizing current state funds that will be available to the County in the upcoming months.

Permanent Local Housing Allocation (PLHA)

The HTFHSC recommends that the County of Humboldt PLHA funding be set aside for sanitation and other supportive services to countywide sanctioned areas for sheltering in place to fund such things as temporary structures, food and other basic needs

This year's PLHA allocation is \$344,048, with a five-year allocation of up to \$2 million. As you know, we are experienced an immediate crisis due to the lack of shelter and sanitation facilities for people who are unhoused. We encourage the Board to seriously address this issue immediately by instructing staff to revise the PLHA Five-Year Plan to use the entire allocation in the Five-Year Plan to meet this crisis.

By seriously addressing this problem, the County will be able to mitigate the number of people living on the streets in extremely unsanitary conditions by providing temporary but durable structures (such as canvas tents) at permanent locations located throughout the county. By facilitating and locating stable locations, providers could guarantee ongoing stability during both the summer and winter months. It also would allow sanitary provisions to address the public fecal matter crisis and need for shower facilities. Once housed in temporary structures, it is

much easier to provide case management services to overcome barriers caused by living without an address.

Community Development Block Grant-Corona Virus (CDBG-CV)

We also recommend that the Board approve applications for the CDBG-CV funds that are aligned with the PLHA recommendation outlined above. As you know, the COVID-19 pandemic requires social distancing measures and increased sanitation requirements. Thus, ***we recommend that the Board use the CDBG-CV funds to leverage the PLHA program outlined above to cover extra costs necessary for make the COVID safe for individuals living in the temporary structures.***

Thank you for considering the HTFHSC's recommendation. We will be available at the July 14, 2020 Board of Supervisors meeting to answer any questions.

Very truly yours,

HOUSING TRUST FUND AND HOMELESSNESS SOLUTIONS COMMITTEE



By: _____
S. Lynn Martinez, Chair



McKinleyville United Methodist Church of the Joyful Healer

1944 Central Ave., McKinleyville, CA 95519
707.839.5691 ~ umc.joyfulhealer@gmail.com
Tax ID# 68-0472607

April Sousa, Pastor

Humboldt County Board of Supervisors

July 9, 2020

Eureka, CA

Dear Supervisors;

I am writing today as the Pastor of the Church of the Joyful Healer in McKinleyville and a member of that True North Organizing Network, which has been working to help secure housing for the houseless members of our community.

I understand that you are aware of the ongoing housing crisis in McKinleyville, where there are currently more than 100 local residents who are currently houseless and unable to shelter in place. We serve at least 1/3 of this population weekly at the Church of the Joyful Healer, and have become intimately connected with their need for a safe and secure location where they can shelter in place as mandated by the County Health Official and the State of California during this COVID-19 crisis. Unfortunately, McKinleyville, unlike the neighboring communities, has not been able to designate a location for the houseless of the community at this time.

I ask for you to consider allocating a large portion of the Permanent Local Housing Allocation (PLHA) funds to assist in funding a temporarily shelter located in McKinleyville, an unincorporated community under your jurisdiction. It is not enough to ask the McKinleyville houseless to find a way to Eureka for shelter. This community deserves to be seen and acknowledged, not only during this pandemic, but always. You have the responsibility and power to alter the course of this virus in a vulnerable community by using these PLHA funds towards a shelter specifically in the McKinleyville are.

Thank you for your attention and consideration in this matter.

April Sousa, Pastor

Church of the Joyful Healer

*RABBI ROBERT B. ROTTENBERG
1285 UNION STREET
ARCATA, CA 95521
413-834-7459
bobrottenberg@gmail.com*

July 9, 2020

Humboldt County Board of Supervisors
Eureka CA

Dear Supervisors:

I am writing today as a member of the True North Organizing Network, which has been working diligently to help secure housing for the houseless members of our communities.

I know you aware of an ongoing housing crisis in McKinleyville, where more than 100 local residents, having lost their homes, are now living in a day-to-day search for a safe and secure place to shelter in place. Unfortunately, McKinleyville, unlike Arcata, has been unable to designate a secure place where the houseless residents can find shelter during this Covid-19 crisis.

I am urging you today to allocate a large share of the Permanent Local Housing Allocation funds, which are under your control, to fund a temporary shelter location in McKinleyville. I, along with my True North colleagues, stand ready to help make this a reality.

Ultimately, we will all be judged by the ways we respond – or fail to respond – to the needs of our neighbors in these challenging times. You have the power and, I add, the responsibility, to act in every way you can to ease the suffering caused by Covid-19. Putting some of the PLHA funds towards a McKinleyville shelter location will go a long way.

Thank you for your consideration of this request.

Bob Rottenberg

Rabbi Robert Rottenberg



July 9, 2020

To: Humboldt County Board of Supervisors
Humboldt County Courthouse
825 Fifth Street Room 111
Eureka CA 95501

SUBJECT Support for Humboldt County Five Year Permanent Local Housing Allocation Plan 7/14/20 meeting

Supervisors Fennell, Bass, Bohn, Madrone and Wilson:

Life Care Humboldt is a non-profit organization dedicated to a vision of establishing a resident-led senior "aging in place" community in Humboldt County and providing a continuum of services in a safe, secure and environmentally responsible setting that supports independence, socialization, personal growth, community involvement, and intellectual stimulation.

One of our core values is to provide for seniors of mixed income to be part of our community. Last year, we contracted with a nationally recognized firm to prepare a Market Feasibility Analysis to Determine Market Support for a Life Plan community in Humboldt County. The results were very encouraging, concluding there's a viable market for an approximately 225 Independent Living, Assisted Living and Memory Care unit campus. We're now actively seeking a site, and have identified several promising locations in the County.

Our request of you is to involve Life Care Humboldt in developing funding recommendations for the County's Five-Year Permanent Local Housing Allocation (PLHA) Plan, and direct your Planning and Building Department to include our senior housing planning, estimated to cost \$75,000, as a PLHA funded pre-development activity in the grant application submitted to the State HCD. This would allow us to retain a qualified firm to prepare a: Preliminary Financial Analysis, Conceptual Design, and Revised Project Economics. These are critical to LCH receiving project funding and appear to qualify as pre-development planning in the State PLHA guidelines. This would help to increase affordable senior units we would manage long term.

We feel strongly that this initial \$75,000 request, from the available \$2,066,693 in state affordable housing funds over the next five years, will help ensure that affordable senior units are part of the planning made possible with PLHA funding. Life Care Humboldt has \$25,000 to offer as matching funds. As a future housing provider and manager, Life Care Humboldt can be a significant County partner in meeting this need, and one of the few committed to a mix of housing opportunities.

Our review of the State PLHA eligibility criteria suggests these activities would be eligible:

1. The predevelopment, development, acquisition, rehabilitation, and preservation of multifamily, residential live-work, rental housing that is affordable to extremely low-, very low-, low-, or moderate-income households, including necessary operating subsidies.
2. The predevelopment, development, acquisition, rehabilitation, and preservation of Affordable rental and ownership housing, including Accessory Dwelling Units (ADUs), that meets the needs

of a growing workforce earning up to 120-percent of AMI, or 150-percent of AMI in high-cost areas. ADUs shall be available for occupancy for a term of no less than 30 days.

3. Matching portions of funds placed into Local or Regional Housing Trust Funds.
4. Homeownership opportunities, including, but not limited to, down payment assistance.
5. Fiscal incentives made by a county to a city within the county to incentivize approval of one or more affordable housing projects, or matching funds invested by a county in an affordable housing development project in a city within the county, provided that the city has made an equal or greater investment in the project. The county fiscal incentives shall be in the form of a grant or low-interest loan to an affordable housing project. Matching funds investments by both the county and the city also shall be a grant or low-interest deferred loan to the affordable housing project.

Life Care Humboldt would commit to affordable housing follow through if pre-development demonstrates feasibility.

We also request the following PLHA Plan revisions prior to adoption:

§302(c)(4)(A) Describe the manner in which allocated funds will be used for eligible activities.

The funds will be allocated for the predevelopment, development, acquisition, rehabilitation, and preservation of multifamily ~~rental~~ housing that is affordable to households at or below 60 percent of the area median income. Whenever possible these funds will be deployed as loans subject to recorded affordability covenants to ensure long term affordability and/or will be stacked as match for other funding sources. This activity will be conducted as soon as funds are available in plan years four and five and will constitute 70 percent of the total PLHA budget.

The County Housing Element you approved in 2019 documents that residents 65+ will be the fastest growing segment of our population over the next 30 years. Housing Element Implementation Measure: **H-IM27. Elder Housing Needs Assessment** states, the County shall develop an implementation program to address identified needs in 2020.

We look forward to working with you, your staff and our collective constituents to increase the affordable senior housing supply in Humboldt County.

Sincerely,

Ann L

Ann Lindsay MD, President
Life Care Humboldt Board of Directors

CC Kathy Hayes, Clerk of the Board khayes@co.humboldt.ca.us & cob@co.humboldt.ca.us
Andrew Whitney, Housing and Grants Program Coordinator, Planning & Building Dept
awhitney2@co.humboldt.ca.us
Michael Richardson Senior Planner, Planning & Building Dept
MRichardson@co.humboldt.ca.us

Hayes, Kathy

From: Ahha HumCo <ahha.humco@gmail.com>
Sent: Saturday, July 4, 2020 9:38 AM
To: Fennell, Estelle
Cc: Hayes, Kathy; Bryan Roos; McManus, Joe
Subject: Endorsement of Humboldt County Behavioral Health Board letter BOS June 16, 2020
Attachments: Letter to BOS reHCBHB letter MHSA funding.pdf

Please see attached letter endorsing the Humboldt County Behavioral Health Board's recommendations to the Board of Supervisors regarding the Three Year Plan for expenditures of MHSA funds.

Thank you,

Nezzie Wade, President of the Board
Affordable Homeless Housing Alternatives, Inc. - AHHA

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AHHA-Affordable Homeless Housing Alternatives

Affordable Homeless Housing Alternatives
PO Box 3794, Eureka, CA 95502
(707) 298-1466 or 267-4035
www.ahha-humco.org



July 4, 2019

Estelle Fennell, Chair
Humboldt County Board of Supervisors
825 5th Street, Room 111
Eureka, CA 95501

Dear Chair Fennell,

I am writing to the Board of Supervisors today on behalf of AHHA to offer our endorsement for a letter sent to the Board of Supervisors on June 16, 2020 from the Humboldt County Behavioral Health Board. The letter is regarding the Three Year Plan for expending MHSA funds in general, and with specific respect to the unhoused residents of Humboldt County.

The Behavioral Health Board's letter clearly expresses the need for considering and providing non-traditional options for affordable alternatives in housing and shelter, including safe parking programs, legal campgrounds, and tiny house sites for example, as well as the need to increase the quality of services to the unhoused in our communities.

The Behavioral Health Board encourages the Board of Supervisors to come up with alternative strategies in collaboration with DHHS and other community agents for providing needed services and housing/shelter for our most vulnerable community members. AHHA supports this call.

Thank you and best wishes,

Nezzie Wade, President
Affordable Homeless Housing Alternatives, Inc.
Email: ahha.humco@gmail.com
Website: www.ahha-humco.org

Cc: Kathy Hayes, Clerk of the Board of Supervisors for distribution
Bryan Roos, Secretary, Affordable Homeless Housing Alternatives, Inc.
Joe McManus, Humboldt County Behavioral Health Board

Hayes, Kathy

From: Rebecca Smith <emmarita1228@gmail.com>
Sent: Wednesday, July 1, 2020 10:49 AM
To: Hayes, Kathy
Cc: Rebecca Smith
Subject: Homeless Population in McKinleyville

Dear Ms. Hayes,

I understand that there is some money available through a grant from the Public Local Housing Assistance fund.

I would beseech you to allocate as much of this grant as possible to the non-profit that is willing to run a camp or 2 in McKinleyville, to assist with the homeless population that need emergency shelter during the COVID crisis perhaps even beyond.

The homeless population currently resides in our forests, neighborhoods and all over our town without any assistance that I can see with the exception of a portable toilet by Starbucks.

Everyone is affected by those that do not have access to shelter and the ability to distance and stay clean and healthy during this Pandemic. This affects all other surrounding towns since our population of residences comes to yours and other areas to do business thereby enabling the continued spread of the virus.

Stay safe and thank you for your time.

Regards,

Rebecca Smith

Hayes, Kathy

From: jimbe4@aol.com
Sent: Wednesday, July 1, 2020 4:15 AM
To: Hayes, Kathy
Subject: Mckinleyville homeless situation

Hi Kathy-

I purchased Northwoods MHP almost 3 yrs. ago. As you may know, there are woods on both sides of the property. Over the past couple years , the homeless population has grown immensely. Tenants have been harassed, bothered etc. by various people wandering around the park . Last year I invested \$20,000 in a fence at least slowing down the problem. Most of the population is along Widow White creek, polluting the area with trash and waste. Please consider directing some of the funds to Mckinleyville. Thank you.

Jim Elliott

Hayes, Kathy

From: Patti Rose <p.rose@suddenlink.net>
Sent: Tuesday, June 30, 2020 9:43 PM
To: Hayes, Kathy
Subject: Letter to the BOS

As I understand it, Humboldt County has received a grant from The Public Local Housing Assistance fund in the amount of \$300,000 to provide emergency services for the homeless. I hope that the BOS will allocate the lions share of that grant to the city of Mckinleyville.

Mckinleyville is the largest city in unincorporated Humboldt and because of access to services is the focal point for many homeless encampments. We have folks hanging out in all the forested areas and are hard pressed as a community to provide services. We have several churches and the Mckinleyville Family Resource Center attempting to help but there is much need.

I urge you to allocate at least \$150,000 to the city of Mckinleyville.

Il will look forward to your vote when this issue comes before the board.

Thank You.

Patti Rose
2580 Central Avenue, Spc. 50
Mckinleyville, CA
839-0588

Hayes, Kathy

From: ruthclements45@yahoo.com
Sent: Saturday, July 4, 2020 10:11 AM
To: Hayes, Kathy
Subject: PLHA FUND

Please help our homeless population by allocating half of the PLHA fund to McKinleyville.

Thank you,
Ruth Clements

[Sent from Yahoo Mail on Android](#)

From: [Hayes, Kathy](#)
To: [Bass, Virginia](#); [Bohn, Rex](#); [Fennell, Estelle](#); [Wilson, Mike](#); [Madrone, Steve](#)
Cc: [Sharp, Ryan](#); [Damico, Tracy](#); [Eberhardt, Brooke](#)
Subject: FW: Letter to Board of Supervisors
Date: Friday, July 10, 2020 1:48:51 PM
Attachments: [image001.png](#)

Dear Board Members: please see attached.

Ryan: please include with agenda item if you haven't already published. Otherwise, we will scan in after the meeting. Thanks

Kathy Hayes, Clerk of the Board
County of Humboldt
(707) 476-2396
khayes@co.humboldt.ca.us



From: Hillarie Beyer <beyer.mfrc@gmail.com>
Sent: Friday, July 10, 2020 1:43 PM
To: Hayes, Kathy <KHayes@co.humboldt.ca.us>
Subject: Letter to Board of Supervisors

Kathy,

Will you please send this to all five supervisors?

Board of Supervisors,

I am writing regarding the Permanent Local Housing Allocation Funds (PLHA). I am hoping that you will consider allocating some of this money to address the housing needs of the unhoused in McKinleyville.

Thank you for considering my request.

Hillarie Beyer | Executive Director

[McKinleyville Family Resource Center](#)

P.O. Box 2668

McKinleyville, CA 95519

Phone 707 840 0905

Fax 707 840 0906

mckfrc.org

Pronouns: she, her, hers

My work is largely conducted in the unceded ancestral territory and current homeland of the [Wiyot Tribe](#).

From: Darlene Spoor
To: COB; Darlene Spoor
Subject: agenda item 20-828 public comment PLHA fund allocation
Date: Tuesday, July 14, 2020 8:34:12 AM

There is a considerable amount of support coming to the County through the PLHA fund and the need is great. There are two recommendations for the use of the current years funds. One from the Housing Trust Fund & Homelessness Solutions Committee (HTFHSC) to use the entire allocation to assist people who are experiencing or at risk of homelessness. A Second from the Planning and Building Department to use 10% for homeless services, 20% for first time homebuyer programs and 70% to be set aside for a project to be developed in 4 or 5 years.

Both options have merit however in this time of great crisis people are in need of immediate support to ensure that they get or remain housed. When determining their recommendations the HTFHSC did refer to the 10 year plan prepared by the Continuum of Care also known as the Humboldt Housing and Homeless Coalition while the planning and building department did not. I am not speaking for the HHHC although I am a member, but as a housing advocate. Many of us are working hard to keep people housed who have lost their jobs. We want to prevent more people from becoming homeless while trying to serve the 1,400 people that we counted who are homeless today.

I want to encourage the Board to consider allocating the entire first round allocation to assist people who are experiencing or at risk of homelessness which can include rapid rehousing, rental assistance, supportive/case management, navigation centers and emergency shelters, and new construction, rehabilitation and preservation of permanent housing and transitional housing.

Thank you.

Darlene A. Spoor, Ed.D.
Executive Director
Arcata House Partnership
1005 Eleventh St
Arcata, CA 95521
707-822-4528