



Homekey 2.0 Application Update for Lewelling Shelter

**(aka Acquisition/Rehabilitation of
Nimitz Motel @ 555 Lewelling Blvd
into Interim and Permanent
Housing for the Homeless)**

City Council
July 18, 2022



Project Homekey Team

Lead Homekey Applicant

- City of San Leandro

Homekey Co-Applicant

- Building Futures with Women and Children



Nonprofit Developer for Permanent Supportive Housing Phase

- Eden Housing, Inc.



Proposed Plan for Nimitz Motel under Project Homekey 2.0

Phase 1 (Interim)

- Purchase the motel
- BFWC & City operate the motel for 2 to 4 years as a navigation center and shelter

Phase 2 (Permanent)

- Work with Eden to secure public financing to convert to permanent supportive housing for the homeless
- Work with BFWC to find stable public operating funding for the center/shelter
- Find new permanent location for the center
- Eden Housing develops & operates the motel as permanent supportive housing

Project Homekey 2.0 Status

- ▶ May 2, 2022 - City submitted Homekey 2.0 application to State
 - ▶ *City requested approx. \$10.7 million under Homekey*
 - ▶ *City local match of approx. \$8.35 million from local, State and federal funds targeted for homelessness, affordable housing and/or emergency needs*
 - ▶ *Highly competitive grant process*
- ▶ July 2022 - State notified City it was not awarded funding
- ▶ *City will re-apply for Homekey 3.0 Request for Proposals (RFP)*
 - ▶ *State HCD has not determined RFP release date*
 - ▶ *Assuming late 2022 RFP, then estimated interim shelter opening in late 2023*

Moving Forward/Lessons Learned

- ▶ Project Homekey 2.0 Program had challenging requirements
- ▶ City staff and partners to re-assess approach to enhance the Homekey 3.0 application
- ▶ City will continue to seek additional public funding sources to make this proposed project financially feasible
- ▶ City will work with motel owner and execute escrow extension(s)
- ▶ City will continue to engage the key stakeholders (homeless population, nonprofit service providers) and the community