

§302(c)(4) Plan

Rev. 03/18/24

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

The City of San Leandro ("City") will use its 2020-2023 PLHA allocations to assist persons who are experiencing or at risk of homelessness with support for a rental assistance program and the Lewelling Interim Homeless Shelter and Navigation Center ("Lewelling Project"). The City reserves the right, if needed, to use the allowed 5% of its total allocation for eligible City staff administration costs.

§302(c)(4)(B) Provide a description of the way the Local government will prioritize investments that increase the supply of housing for households with incomes at or below 60 percent of Area Median Income (AMI).

Projects serving people experiencing or at risk of homelessness will be targeted to households at or below 30% AMI.

§302(c)(4)(C) Provide a description of how the Plan is consistent with the programs set forth in the Local Government's Housing Element.

The following policies of the City's 2023-2031 Housing Element demonstrate that this Plan is consistent with the goal to create housing for individuals and families experiencing homelessness:

- Support Residents at Risk of Homelessness (Policy 6.1): The City shall utilize data-supported strategies to create impactful, long-term solutions to reduce the risk of homelessness for vulnerable households and individuals, with a focus on affordable housing production, financial and supportive services and resources, and workforce training.
- Support Existing and New Transitional and Emergency Shelters (Policy 6.2): The City shall remove barriers to interim and emergency shelter access and continue to prioritize the use of available funds to support emergency shelters and transitional and supportive housing programs for people experiencing homelessness and those who are at risk of becoming homeless.

Activities Detail (Activities Detail (Must make a selection on Formula Allocation Application worksheet under Eligible Activities, §301))

§301(a)(6) Assisting persons who are experiencing or At risk of homelessness, including, but not limited to, providing rapid rehousing, rental assistance, supportive/case management services that allow people to obtain and retain housing, operating and capital costs for navigation centers and emergency shelters, and the new construction, rehabilitation, and preservation of permanent and transitional housing.

§302(c)(4)(E)(i) Provide a detailed and complete description of how allocated funds will be used for the proposed Activity.

Funds from allocation years 2020-2022 will support a rental assistance program for people at risk of homelessness, which will provide eligible households with a minimum of 6 months of rental assistance. Households must meet the definition of at risk of homelessness outlined in the PLHA program guidelines and the program will follow Housing First practices. In addition to rental assistance, participants will have access to supportive services including employment, education, financial literacy, and behavioral health resources.

Funding from allocation year 2023 will support the operation of the Lewelling Project, an interim homeless shelter and navigation center.

Complete the table below for each proposed Activity to be funded with 2020-2023 PLHA allocations. If a single Activity will be assisting households at more than one level of Area Median Income, please list the Activity as many times as needed to capture all of the AMI levels that will be assisted, but only show the percentage of annual funding allocated to the Activity one time (to avoid double counting).

Funding Allocation Year	2020	2021	2022	2023										
Type of Activity for Persons Experiencing or At Risk of Homelessness	Rental Assistance (term of six months)	Rental Assistance (term of six months)	Rental Assistance (term of six months)	Navigation Center Operating										
§302(c)(4)(E)(i) Percentage of Funds Allocated for the Proposed Activity	95%	95%	95%	95%										
§302(c)(4)(E)(ii) Area Median Income Level Served	30%	30%	30%	30%										TOTAL
§302(c)(4)(E)(ii) Unmet share of the RHNA at AMI Level Note: complete for years 2020, 2021, 2022 only	216	216	216											648
§302(c)(4)(E)(ii) Projected Number of Households Served	30	30	15	29										104

§302(c)(4)(E)(iv) Period of Affordability for the Proposed Activity (55 years required for rental housing projects)	N/A	N/A	N/A	5										
§302(c)(4)(E)(iii) A description of major steps/actions and a proposed schedule for the implementation and completion of the Activity.														
The City of San Leandro purchased the Nimitz Motel on October 30, 2023, and is partnering with project sponsor Housing Consortium of the East Bay (HCEB) to develop the site into the Lewelling Interim Shelter and Navigation Center. The project received a Homekey Round 3 award in November 2023, and construction for rehabilitation activities is anticipated to commence in 2024. Once the Lewelling Project is operational, Building Futures will serve as the primary services provider. An administrator for a rental assistance program will be selected through a competitive public process in 2024. All funding agreements will contain provisions in conformance with PLHA program regulations.														
File Name:	Plan Adoption Reso			§302(c)(4)(D) Evidence that the Plan was authorized and adopted by resolution by the Local jurisdiction and that the public had an adequate opportunity to review and comment on its content.								Uploaded to HCD?		