

# CITY OF OAKLAND

## AGENDA REPORT

2011 FEB 10 PM 12:43

TO: Office of the City Administrator  
ATTN: Dan Lindheim  
FROM: Community and Economic Development Agency  
DATE: February 22, 2011

RE: A Resolution Authorizing The City Administrator To Apply For, Accept And Appropriate Grant Funds From The California Department Of Housing And Community Development In An Amount Not To Exceed Two Hundred Thirty-Five Thousand Dollars (\$235,000) For The Housing Related Parks Program

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### SUMMARY

Staff requests that the City Council approve a resolution authorizing the City Administrator to apply for, accept, and appropriate up to \$235,000 in Housing Related Parks Program Grant funds offered by the State of California Housing and Community Development Department. This represents the initial round of funding available to eligible cities who met the threshold requirements in 2010. Those requirements include having a Housing Element in compliance with state law by December 31, 2010, an annual progress report on the Housing Element submitted for 2009, and new affordable housing starts in 2010. The City meets all of these threshold requirements and seeks to apply for funds.

### FISCAL IMPACT

Approval of the proposed resolution will authorize the application, acceptance and appropriation of between \$170,000 and \$235,000 in grant funds. The specific amount will depend on the extent to which the City qualifies for certain bonus points. Funds will be used to support the rehabilitation of City parks and recreation centers under the direction of the Public Works Agency's (PWA) Project Delivery Department. Funding will be appropriated to the California Housing and Community Development Fund (2144), PWA Capital Projects – Project Management Organization (92270). The project number(s) will be determined after the application has been completed using the parks projects that maximize the grant award.

### BACKGROUND

The State of California Department of Housing and Community Development released the first year notice of funding availability (NOFA) for the Housing Related Parks (HRP) Program grant funds on January 14, 2011. The grant application is due March 9, 2011. The HRP Program is

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CED Committee  
February 22, 2011

funded through Proposition IC, the Housing Emergency Shelter Trust Fund Act of 2006. The award is not competitive; all cities and counties who meet the eligibility requirements as described in the program guidelines will be funded. It is a multi-year grant program and it will last as long as funds are available.

The HRP Program is intended to assist public agencies in maintaining and developing community parks necessary for the creation of vibrant livable urban communities, in conjunction with the development of affordable housing projects.

The NOFA will award funds to eligible jurisdictions by formula based on the number of bedrooms in affordable housing constructed for very low- and low-income households during the 2010 calendar year. The program provides funds for parks and recreation projects. For 2010, the qualifying projects are 8 units of ownership housing as part of the Tassafaronga development, and 72 units of rental housing at Lion Creek Crossing Phase IV.

In order to maximize funding, City staff proposes to apply for funds for parks and recreation centers that will maximize grant award funding. Bonus points (and therefore additional funds) are awarded for the following factors:

- Projects located in park-deficient communities,
- Projects located in disadvantaged communities,
- Projects located in areas that are considered “infill;” in other words, projects that are located within an area that is already developed or on a vacant site that is surrounded by pre-existing urban uses.
- Projects located within ¼ mile distance or ½ mile walking route of a qualifying affordable housing development, or projects located in cities where the adopted general plan (including land use and open space elements) are in conformance with an adopted regional blueprint plan.

## **KEY ISSUES AND IMPACTS**

The City has a number of park and recreation facilities with deferred maintenance and capital improvement needs. Funding for these types of activities is very limited, making it difficult for the City to maintain park facilities in an adequate condition. The HRP Program provides an opportunity to meet some of those needs.

Housing staff consulted with staff from the Office of Parks and Recreation and the Public Works Agency prior to selecting Tassafaronga as the parks project most likely to be awarded the maximum amount of eligible funding.

## PROJECT DESCRIPTION

Staff proposes to apply for funding for improvements to the Tassafaronga Recreation Center. Because this facility is located within close proximity to one of the affordable housing projects, Tassafaronga ownership housing, the City would qualify for bonus points that would yield a higher amount of funding.

The Tassafaronga Recreation Center is an aging facility. Various components of the center are in need of physical improvements to support ongoing programs. The most important improvements to be funded with these grant funds are related to health and safety and include the repair of cracks in the foundation, the repair of plumbing to address sewage backup issues, replacement of windows, required ADA access improvements, and the repair or replacement of the interior electrical panel. Other repairs and improvements that will be considered include kitchen renovation, flooring replacement, expansion of space for new teen programs, updating interior finishes, and upgrades to associated building systems. The HRP Program grant will help address the most urgently needed improvements at the Recreation Center.

## SUSTAINABLE OPPORTUNITIES

**Economic:** Authorization of City staff to apply for the HRP Program grant will provide up to \$235,000 in funds to support the rehabilitation of City parks and recreation facilities that will provide design and rehabilitation work for the City and local businesses.

**Environmental:** Projects selected will be required to incorporate sustainable design elements, improve energy efficiency, and reduce the use of natural resource by utilizing recycled-content materials wherever possible as well as recycle construction debris to meet City waste recycling program.

**Social Equity:** Projects enhance the provision of basic service levels and quality of life amenities to very low- and low-income neighborhoods.

## DISABILITY AND SENIOR CITIZEN ACCESS

The project will conform to all federal, state and City requirements related to disability and senior citizen access.

## RECOMMENDATION(S) AND RATIONALE

Staff recommends that the City Council authorize staff to submit the grant application for the Tassafaronga Recreation Center as described above. Using the HRP grant funds for this project would further the City's objective of tying affordable housing development to broader community revitalization activities. The Tassafaronga project has already completed the demolition of an aged public housing development and its replacement with a new mixed-income housing development along with infrastructure and facility improvements. Those improvements include new streets and sidewalks, sewer upgrades and the installation of underground utility service. Additionally, the new East Oakland Community library was recently opened in the neighborhood. Renovation of the recreation center would further the City's efforts to revitalize the neighborhood in a holistic way.

## ALTERNATIVE RECOMMENDATION

The City could submit an application for two other facilities that are also within ¼ mile to ½ mile of the qualifying projects. However, Greenman Field was upgraded within the past five years, and the Lion Creek park is a new facility built as part of the overall Lion Creek Crossings housing development. Neither of these two facilities is a high priority for funding for park improvements.


Alternatively, the City could submit an application for other facilities that don't meet the proximity criteria, but this would reduce the amount of funding that could be obtained.

Staff therefore recommends against either of these alternatives.

**ACTION REQUESTED OF THE CITY COUNCIL**

Staff requests that the City Council approve the resolution authorizing staff to apply for, accept and appropriate up to \$235,000 in State of California HRP Program grant funds for renovations to the Tassafaronga Recreation Center.

Respectfully submitted,



Walter S. Cohen, Director  
Community & Economic Development Agency

Reviewed by:  
Michele Byrd, Deputy Director  
Housing & Community Development

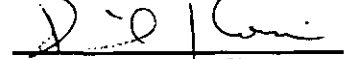
Prepared by:  
Jeffrey Levin, Manager, Housing Policies & Programs  
Maryann Sargent, Housing Development Coordinator

**APPROVED AND FORWARDED TO THE  
COMMUNITY AND ECONOMIC DEVELOPMENT COMMITTEE:**

  
\_\_\_\_\_  
Office of the City Administrator

2011 FEB 10 PM 12:43

Approved as to Form and Legality

  
Deputy City Attorney

## OAKLAND CITY COUNCIL

RESOLUTION No. \_\_\_\_\_ C.M.S.

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**A RESOLUTION AUTHORIZING THE CITY ADMINISTRATOR TO APPLY FOR, ACCEPT AND APPROPRIATE GRANT FUNDS FROM THE CALIFORNIA DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT IN AN AMOUNT NOT TO EXCEED \$235,000 FOR THE HOUSING RELATED PARKS PROGRAM**

**WHEREAS**, the State of California, Department of Housing and Community Development (the "Department") has issued a Notice of Funding Availability dated January 14, 2011 (the "NOFA"), under its Housing Related Parks ("HRP") Program; and

**WHEREAS**, the City of Oakland desires to apply for a HRP Program grant; and

**WHEREAS**, the Department is authorized to approve funding allocations for the HRP Program, subject to the terms and conditions of the NOFA, Program Guidelines, Application Package, and Standard Agreement; now, therefore be it

**RESOLVED**: That the City Administrator is hereby authorized to apply for and submit to the Department the HRP Program Application Package released January 2011 for the 2010 program year for a grant in an amount not to exceed \$235,000; and be it

**FURTHER RESOLVED**: That if the application is approved, the City Administrator on behalf of the City of Oakland is hereby authorized to enter into, execute, and deliver a State of California Standard Agreement (the "Standard Agreement"), and any and all other documents required or deemed necessary or appropriate to secure the HRP Program grant from the Department, and all amendments thereto (collectively, the "HRP Grant Documents"); and, be it

**FURTHER RESOLVED**: That the City of Oakland shall be subject to the terms and conditions as specified in the Standard Agreement; and, be it

**FURTHER RESOLVED**: That the funds are to be used for allowable capital asset project expenditures to be identified in Exhibit A of the Standard Agreement, the application in full is incorporated as part of the Standard Agreement, and any and all activities funded, information

provided, and timeliness represented in the application are enforceable through the Standard Agreement; and be it

**FURTHER RESOLVED:** That the City of Oakland hereby agrees to use the funds for eligible capital asset in the manner presented in the application as approved by the Department and in accordance with the NOFA and Program Guidelines and Application Package; and, be it

**FURTHER RESOLVED:** That the City Council hereby authorizes the City Administrator or his designee to apply for, accept and appropriate grant funds received on behalf of the City for City projects identified in Exhibit A of the Standard Agreement; and be it

**FURTHER RESOLVED:** That the City Council hereby authorizes the City Administrator or his designee to negotiate and execute the State contract documents, administer the grant, modify, amend or extend agreement terms from the HRP Program, and take whatever action is necessary and appropriate with respect to the projects and HRP Program grant consistent with this Resolution and its basic purpose; and, be it

**FURTHER RESOLVED:** That the City Administrator is authorized to execute in the name of the City of Oakland the Application Package and HRP Program Grant Documents as required by the Department for participation in the HRP Program; and be it

**FURTHER RESOLVED:** That a copy of this Resolution will be transmitted to the State of California, Division of Housing Policy and Development, Department of Housing and Community Development, and placed on file with the City Clerk.

IN COUNCIL, OAKLAND, CALIFORNIA, \_\_\_\_\_, 2011

PASSED BY THE FOLLOWING VOTE:

AYES - BROOKS, BRUNNER, DE LA FUENTE, KAPLAN, KERNIGHAN, NADEL, SCHAAF and PRESIDENT REID

NOES -

ABSENT -

ABSTENTION -

ATTEST: \_\_\_\_\_

LaTonda Simmons  
City Clerk and Clerk of the Council  
of the City of Oakland, California