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AGENDA REPORT

TO: Sabrina B. Landreth
City Administrator

FROM: Maraskeshia Smith
Assistant City Administrator

SUBJECT: SUPPLEMENTAL – Infill
Infrastructure Grant Program

DATE: January 21, 2020

City Administrator Approval

Date:

1/23/2020

RECOMMENDATION

Staff Recommends That The City Council Adopt The Following Pieces Of Legislation:

- 1) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The 3050 International Project At 3050 International Boulevard, In An Amount Not To Exceed \$7,500,000;
- 2) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The Ancora Place Project At 2227 International Boulevard, In An Amount Not To Exceed \$7,500,000;
- 3) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The Native American Health Center Project At 3050 International Boulevard, In An Amount Not to Exceed \$2,600,000;
- 4) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The West Grand & Brush, Phase 1 Project At 2201 Brush Street, In An Amount Not to Exceed \$4,200,000;
- 5) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The 285 12th Street Project At 285 12th Street, In An Amount Not To Exceed \$4,000,000;

CED Committee
January 28, 2020

- 6) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The Foon Lok East Project At 389 9th Avenue, In An Amount Not To Exceed \$7,000,000;
- 7) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The Mandela Station At West Oakland BART Project At 1451 7th Street, In An Amount Not To Exceed \$30,000,000;
- 8) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The Fruitvale Transit Village Phase II-B Project At 35th Avenue And East 12th Street, In An Amount Not To Exceed \$7,500,000;
- 9) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The 7th & Campbell Project At 1666 7th Street, In An Amount Not To Exceed \$5,000,000; And
- 10) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Grant Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program Of 2019 In Connection With The 500 Lake Park Apartments Project At 500 Lake Park Avenue, In An Amount Not to Exceed \$3,700,000.
- 11) A Resolution Authorizing The City Of Oakland, A California Municipal Corporation, To Apply For, Accept And Appropriate Funds Under The State Of California Department Of Housing And Community Development's Infill Infrastructure Grant Program In Connection With The LakeHouse Commons Affordable Apartments Project At 121 East 12th Street, In An Amount Not To Exceed \$5,000,000.

REASON FOR SUPPLEMENTAL

Due to a staff oversight, an additional resolution, for LakeHouse Commons Affordable Apartments, authorizing the City to apply for, accept and appropriate Infill Infrastructure Grant (IIG) funds was not included with the agenda report and resolutions submitted to the City Administrator's Office on January 6, 2020.

The addition of LakeHouse Commons Affordable Apartments to the IIG projects changes the original agenda report in the following ways:

- Instead of ten resolutions, Council will now consider eleven resolutions in total as shown in **Table 1** below.
- Instead of seeking a total sum of up to \$79 million, the City will now seek up to \$84 million from the State of California Department of Housing and Community Development.

East Bay Asian Local Development Corporation (EBALDC) acquired the land for this project from the City through a competitive proposal process and Disposition and Development Agreement. The project will be situated in a prime location adjacent to Lake Merritt. The City has committed public funds to the project in the form of a loan for the value of the land, valued at \$3,382,500.

EBALDC has conducted extensive community outreach for the project, including the following:

- Several community meetings over a period from 2015 to 2017 regarding various iterations of the project.
- Outreach to the Vietnamese, Chinese, Latino and African-American Chambers of Commerce, as well as the Oakland Chamber of Commerce.
- Meetings with representatives from La Escuelita Education Center, Dewey Academy, and Oakland Unified School District.
- Collection of more than 500 signatures from Oakland residents in support of the project.
- Close coordination with the District 2 Council office.

Inclusion of this resolution is urgent because if it is not adopted by City Council prior to the February 18, 2020 application deadline, the City will be unable to submit a complete grant application, and the project will be deemed ineligible for funding.

Table 1: Revised IIG Project Applications List

	Project Name	Address	Developer	Number of Affordable Units	Funding Amount Sought	Awarded City Funds?
1)	3050 International	3050 International Boulevard	Satellite Affordable Housing Associates	76	\$7,500,000	Pending
2)	Native American Health Center	3050 International Boulevard	Native American Health Center, Inc. / Satellite Affordable Housing Associates	n/a (ground floor commercial space)	\$2,600,000	n/a (see 3050 International project, above)

	Project Name	Address	Developer	Number of Affordable Units	Funding Amount Sought	Awarded City Funds?
3)	Ancora Place	2227 International Boulevard	Satellite Affordable Housing Associates	77	\$7,500,000	Yes
4)	West Grand & Brush, Phase I	2201 Brush Street	East Bay Asian Local Development Corporation	60	\$4,200,000	Yes
5)	285 12 th Street	285 12 th Street	East Bay Asian Local Development Corporation	66	\$4,000,000	Yes
6)	Foon Lok East	389 9 th Avenue	MidPen Housing Corporation	124	\$7,000,000	Yes
7)	Mandela Station at West Oakland BART	1451 7 th Street	Strategic Urban Development Alliance LLC (SUDA)	240	\$30,000,000	No
8)	Fruitvale Transit Village IIB	35th Avenue & East 12th Street	Bridge Housing Corporation & The Spanish Speaking Unity Council of Alameda County, Inc.	181	\$7,500,000	Yes
9)	7 th and Campbell	7 th Street and Campbell Street	Oakland and the World Enterprises, Inc. and McCormack Baron Salazar	78	\$5,000,000	Yes
10)	500 Lake Park Apartments	500 Lake Park Avenue	EAH Inc.	53	\$3,700,000	No
11)	LakeHouse Commons Affordable Apartments	121 East 12th Street	East Bay Asian Local Development Corporation	91	\$5,000,000	Yes

ACTION REQUESTED OF THE CITY COUNCIL

Staff Recommends That The City Council Adopt The Following Pieces Of Legislation:

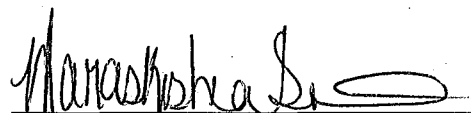
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For questions regarding this report, please contact Brian Warwick, Housing Development Coordinator, at 510-238-6984.

Respectfully submitted,


MARAKESHIA SMITH
Assistant City Administrator