


CITY ATTORNEY'S OFFICE

OAKLAND CITY COUNCIL

RESOLUTION NO. _____ C.M.S.

RESOLUTION AUTHORIZING THE CITY TO ACCEPT AND APPROPRIATE LOAN AND GRANT FUNDS UNDER THE STATE OF CALIFORNIA'S ROUND 9 2025-2026 AFFORDABLE HOUSING AND SUSTAINABLE COMMUNITIES PROGRAM FOR THE 285 12TH STREET PROJECT, IN AN AMOUNT NOT TO EXCEED \$35,873,066

WHEREAS, the California Department of Housing and Community Development ("Department") and the Strategic Growth Council ("SGC") have issued an Affordable Housing & Sustainable Communities Program ("AHSC" or "AHSC Program") Notice of Funding Availability, dated March 25, 2025 ("AHSC Program NOFA"); and

WHEREAS, the City of Oakland, a municipal corporation ("City"), and the East Bay Asian Local Development Corporation (EBALDC) applied as joint applicants to the Department in response to the NOFA (the "Application") and were determined to be eligible Applicants; and based on the Application, the Department made an award of Program funds (the "Program Award") pursuant to the conditional award letter, dated December 10, 2025; and

WHEREAS, Department and SGC have made a conditional commitment of AHSC Program funds to assist the 285 12th Street Project (the "Project"), and such commitment was made to awardees pursuant to that certain conditional award letter, dated December 10, 2025 (the "Award Letter") in the following amount(s):

AHSC Program Award Component	Amount Awarded
AHSC Program Loan Award	\$20,373,066
AHSC Program Grant Award	\$15,500,000
Total:	\$35,873,066

WHEREAS, 285 12th Street, L.P., a California limited partnership affiliated with EBALDC, is the Ultimate Borrower of the AHSC Program Loan Award funds; and

WHEREAS, the Program Award, which includes Housing Related Infrastructure (HRI), Sustainable Transportation Infrastructure (STI), and Program (PGM) components, will be disbursed directly to the payees as indicated below:

AHSC Program Award Component	Amount Awarded	Payee
HRI component	\$500,000	EBALDC
STI component	\$14,621,000	City
PGM component	\$379,000	EBALDC
AHSC Program Grant Award	\$15,500,000	
AHSC Program Loan Award	\$20,373,066	285 12 th Street, L.P.
AHSC Program Round 9 Award Total	\$35,873,066	

WHEREAS, there is substantial need for additional funds for the development of affordable housing and transportation in the City of Oakland; and

WHEREAS, the AHSC Program Loan Award and AHSC Program Grant Award expressly identified above will hereinafter jointly be referred to as the “AHSC Program Award.”; now, therefore, be it

RESOLVED: That that the City is hereby authorized and directed to act in connection with the Program Award; and be it

FURTHER RESOLVED: That City is hereby authorized and directed to accept and incur an obligation for the Program Award. That in connection with the AHSC Program Award, the City is authorized and directed to enter into, execute, and deliver one or more STD 213, Standard Agreements for a sum not to exceed the full amount of the AHSC Program Award, and any and all other documents required or deemed necessary or appropriate to secure the AHSC Program Award from the Department and to participate in the AHSC Program, and all amendments thereto (collectively, the “Program Award Documents”); and be it

FURTHER RESOLVED: That City acknowledges and agrees that it shall be subject to the terms and conditions specified in the STD 213, Standard Agreements, and that the Affordable Housing Sustainable Communities Program of 2025 NOFA and the Application will be incorporated by reference therein and made a part thereof. City also acknowledges and agrees that any and all activities, expenditures, information, and timelines represented and described in the Application are enforceable through the relevant STD 213, Standard Agreement(s). City also acknowledges and agrees that Program Award funds are to be expended only on the eligible uses and activities identified in the relevant STD 213, Standard Agreement(s); and be it

FURTHER RESOLVED: That the City Administrator or his or her designees, is hereby authorized to execute the Program Award Documents and all amendments on behalf of the City; and be it

FURTHER RESOLVED: That City Administrator or his or her designees is authorized to accept and appropriate grant funds in an amount not to exceed \$14,621,000; and be it

FURTHER RESOLVED: That the STI components of the Program Award funds shall be allocated in the State of California Fund (2159) as follows: \$7,500,000 in the Broadway Streetscape Improvements Project (1006953), \$50,000 in the Martin Luther King Jr. Way Streetscape Improvements Project (1006954), and \$7,071,000 in the 7th Street Connection Project (1006182); and be it

FURTHER RESOLVED, that this resolution shall take effect immediately upon its passage, and that any actions taken thus far in furtherance of the activities authorized by this resolution are hereby ratified.

FURTHER RESOLVED: That all documents shall be reviewed and approved as to form and legality by the City Attorney's Office prior to execution; and be it

FURTHER RESOLVED: That the City Administrator is hereby authorized to conduct negotiations, execute documents, and take any other action with respect to the loans consistent with this Resolution and its basic purpose.

IN COUNCIL, OAKLAND, CALIFORNIA,

PASSED BY THE FOLLOWING VOTE:

AYES – BROWN, FIFE, GALLO, HOUSTON, RAMACHANDRAN, UNGER, WANG AND
PRESIDENT JENKINS

NOES –

ABSENT –

ABSTENTION –

ATTEST: _____
ASHA REED
City Clerk and Clerk of the Council of the
City of Oakland, California