

PLACER COUNTY
REDEVELOPMENT AGENCY

MEMORANDUM

TO: Honorable Members of the Board of Supervisors
FROM: Rich Colwell, Chief Assistant CEO–Redevelopment Director
Rae James, Deputy Director–Redevelopment
DATE: November 7, 2006
SUBJECT: Adopt a Resolution Authorizing an Affordable Housing Covenant and Regulatory Agreement Allocating \$200,000 in County Housing Trust Funds to PEACE For Families and Authorize the Chief Assistant CEO–Redevelopment Director Or Designee to Execute All Agreements Subject to County Counsel Approval.

ACTION REQUESTED

Adopt a Resolution Authorizing an Affordable Housing Covenant and Regulatory Agreement (Agreement) allocating \$200,000 in County Housing Trust Funds to PEACE For Families and authorize the Chief Assistant CEO–Redevelopment Director or designee to execute all agreements subject to County Counsel approval.

BACKGROUND

Placer Extends a Caring Environment for Families (PEACE For Families) is a private, non-profit public benefit organization that provides comprehensive services for victims of domestic violence and sexual assault. PEACE For Families offers a range of services including a 24-hour crisis line, sexual assault response, and an emergency shelter/transition housing for battered women and their children. Additionally, PEACE For Families provides community education on the issues of prevention of domestic violence and sexual assault.

PEACE For Families' current shelter is more than sixty years old and contains twenty-five (25) beds, with fifteen (15) beds dedicated to providing domestic violence emergency response. The remaining ten (10) beds are dedicated to the transitional housing program. Operated by a staff of twelve (12) individuals plus three (3) volunteer staff, the current shelter typically operates at full capacity, with a waiting list of as many as five (5) families.

Due to the age and condition of the existing shelter and need for additional capacity, PEACE For Families is constructing a new shelter and has partnered with United Way and HomeBuild to construct the facility. The County has leased the property located in the DeWitt Center to PEACE For Families to develop and operate the new shelter. The new shelter will be constructed in two phases. Phase I will provide thirty-nine (39) beds, and house up to 475 women and children per year. The expanded shelter will require up to eight (8) additional staff members. Phase II will provide transition housing with three duplex units, housing up to six (6) families (a total of 24 beds).

This action requires your Board approval to allocate up to \$200,000 in County Housing Trust Funds to provide assistance to PEACE For Families by paying the required permit fees. The

Agency oversees the management of County Housing Trust Funds. Under an Agreement between the County and PEACE For Families, approval of this action will allow funds to be distributed from this fund into appropriate County department accounts. Use of County Housing Trust Funds requires that the County deed restrict use of this site for twenty years in alignment with its lease with PEACE For Families (copy of the Regulatory Agreement is on file with the Clerk of the Board). Additionally, PEACE For Families will be required to provide annual performance reports to the County Housing Coordinator.

FISCAL IMPACT

There are sufficient funds in the County Housing Trust Fund to fund this request. There is no impact to the General Fund.

RECOMMENDATION

Adopt a Resolution Authorizing an Agreement allocating \$200,000 in County Housing Trust Funds to PEACE for Families and authorize the Chief Assistant CEO–Redevelopment Director or designee to execute all agreements subject to County Counsel approval.

Attachment

cc: Sabrina Thompson, County Counsel

Before the Board of Supervisors County of Placer, State of California

In the matter of:

Adopt a Resolution Authorizing an Affordable Housing Covenant and Regulatory Agreement Allocating \$200,000 in County Housing Trust Funds to PEACE For Families and Authorize the Chief Assistant CEO—Redevelopment Director Or Designee to Execute All Agreements Subject to County Counsel Approval.

Resol. No:.....

Ord. No:.....

First Reading:

The following Resolution was duly passed by the Board of Supervisors

of the County of Placer at a regular meeting held November 7, 2006,

by the following vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

Attest:
Clerk of said Board

Chair, Board of Supervisors

BE IT RESOLVED by the Placer County Board of Supervisors (Board) as follows:

WHEREAS, P.E.A.C.E. for Families, a California not for profit public benefit corporation (PEACE), provides comprehensive services for victims of domestic violence and sexual assault in Placer County; and

WHEREAS, PEACE desires to construct a new shelter, new program facilities, and new administrative offices (Shelter) on land leased to it by Placer County; and

WHEREAS, the Board desires to use \$200,000 in County Housing Trust Funds to be utilized by PEACE to pay required building permit fees; and

WHEREAS, the Board desires to enter into an Affordable Housing Covenant and Regulatory Agreement with PEACE to provide necessary funding to facilitate the construction of the Shelter.

NOW, THEREFORE, BE IT RESOLVED by the Board that after due consideration of the facts presented, the findings as stated in the Staff Report that accompanies this Resolution are approved, and the Board finds and determines as follows:

1. All of the above recitals are true and correct, and the Board has based the findings and actions set forth in this Resolution, in part, on such recitals.
2. The Board is authorizing the use of \$200,000 in County Housing Trust Funds.
3. The Board is authorizing the execution of an Affordable Housing Covenant and Regulatory Agreement with PEACE by an appropriate County department and allocates \$200,000 in County Housing Trust Funds toward the payment of required building permit fees.

BE IT FURTHER RESOLVED, that the Chief Assistant CEO–Redevelopment Director or designee is hereby authorized and directed to act on behalf of the Board in all matters pertaining to this project and execute all necessary agreements subject to County Counsel approval.

BE IT FURTHER RESOLVED, that this resolution shall become effective immediately upon adoption.