



Housing Advisory Commission

INFORMATION CALENDAR
September 10, 2024

To: Honorable Mayor and Members of the City Council
 From: Housing Advisory Commission
 Submitted by: Debbie Potter, Chairperson, Housing Advisory Commission
 Subject: 2024-25 Housing Advisory Commission Work Plan

INTRODUCTION

The Housing Advisory Commission (HAC) submits its 2024-25 work plan (Attachment 1) as an information item to City Council.

CURRENT SITUATION AND ITS EFFECTS

In July 2016, the City Council directed all commissions (with certain exceptions) to submit work plans detailing goals and objectives for the year. Plans should be submitted at the start of each fiscal year.

At its June 6, 2024 meeting, the HAC approved its FY 2024-25 work plan with the following vote:

Action: M/S/C (Calavita/Braslaw) to adopt the FY 2024-2025 Housing Advisory Commission Work Plan.

Vote: Ayes: Bell, Braslaw, Calavita, and Potter. Noes: None. Abstain: None. Absent: Mendonca (excused), Ortiz-Cedeño (unexcused), Simon-Weisberg (excused).

The goal of the work plan is to recommend to the City Council affordable housing and community development programs and policies that further social justice and address systemic racism, classism, and inequity in the City of Berkeley.

The FY 2024-25 work plan goal will be achieved through the following work plan activities:

1. Convene year-round subcommittees to work with staff on proposed HTF allocations and CDBG-funded public facilities improvements and make funding recommendations to the full HAC.
2. Work with the Civic Arts Commission, via a joint subcommittee, regarding proposed artist housing initiatives for HAC's and the Civic Arts Commission's approval and City Council consideration of any recommended initiatives.

3. Seek information via presentations, subcommittee work, etc. about Citywide initiatives that impact affordable housing preservation and development and make recommendations to City Council as appropriate. Initiatives include proposed amendments to the demolition ordinance, the San Pablo Avenue Specific Plan, and proposed “upzoning” to provide opportunities for more middle-income housing.
4. As part of the CDBG five-year Consolidated Plan adoption, provide recommendations to the City Council regarding the City’s single-family rehabilitation programs, including emergency home repair, accessibility improvements, and major rehabilitation.
5. Review and make recommendations to City Council regarding various affordable housing policies including inclusionary housing fees, the Housing Preference Program discrimination study report (if funded), etc.

BACKGROUND

The FY 2024-25 work plan reflects the HAC’s mission to:

1. Advise the City Council on housing matters, including affordable housing programs and policies and Community Development Block Grant (CDBG) and Emergency Services Grant (ESG) programs and their funding allocations;
2. Recommend to the City Council Housing Trust Fund (HTF) allocations;
3. Serve as the oversight body for Measure O, the \$135 million General Obligation bond to fund development of affordable housing; and
4. Review and make recommendations on items referred by the City Council, HAC members, or other commissions.

ENVIRONMENTAL SUSTAINABILITY AND CLIMATE IMPACTS

There are no direct environmental effects or opportunities associated with the subject of this report.

POSSIBLE FUTURE ACTION

The HAC will continue to work on this Work Plan in order to refine potential outputs, outcomes, activities, and required resources.

FISCAL IMPACTS OF POSSIBLE FUTURE ACTION

It is possible that adoption of new housing-related programs or policies stemming from City Council referrals or City Council-adopted HAC recommendations could result in fiscal impacts to the City.

CONTACT PERSON

Anna Cash, Commission Secretary, HHCS, (510) 981-5403

Attachment:

1. Housing Advisory Commission FY 2025 Work Plan

FY 2024-25 HAC WORK PLAN

Mission Statement:

The Housing Advisory Commission:

- Advises the City Council on housing matters, including affordable housing programs and policies and Community Development Block Grant (CDBG) and Emergency Services Grant (ESG) programs and their funding allocations;
- Recommends to the City Council Housing Trust Fund (HTF) allocations;
- Serves as the oversight body for Measure O, the \$135 million General Obligation bond to fund development of affordable housing; and
- Reviews and makes recommendations on items referred by the City Council, HAC members, or other commissions.

In addition, as necessary, the HAC:

- Hears matters regarding abatement of substandard buildings pursuant to Chapter 19.40; and
- Serves as the appeals board for relocation and correction of code violations as provided in Chapter 19.40.

When advising the City Council, the HAC is committing to addressing past and present racial and social inequities in housing and other community development service delivery and approaching its recommendations through a social justice lens.

Goal:

Recommend affordable housing and community development programs and policies that further social justice and address systemic racism, classism and inequity in the city of Berkeley as outlined in HAC's FY 2024-25 work plan.

FY 2024-25 Work Plan Activities:

- Convene year-round subcommittees to work with staff on proposed HTF allocations and CDBG-funded public facilities improvements and make funding recommendations to the full HAC.
- Work with the Civic Arts Commission, via a joint subcommittee, regarding proposed artist housing initiatives for HAC's and the Civic Arts Commission's approval and City Council consideration of any recommended initiatives.
- Undertake a process to: 1) better inform the HAC about General Fund-funded workforce development programs and agencies, and ESG and CDBG-funded agencies, programs, and funding needs, and 2) enhance public participation and the public's feedback on program effectiveness ahead of recommending five-year and annual program and funding allocations to City Council.

- Increase opportunities for more direct participation, including exploring hybrid meeting access, with community members and groups to gather input to be included in decision-making and recommendations.
- Review and make recommendations to City Council regarding various affordable housing policies including the Housing Preference Program discrimination study report (if funded), the proposed amendments to the City's linkage fees program, etc.
- Seek information via presentations, subcommittee work, etc. about Citywide initiatives that impact affordable housing preservation and development and make recommendations to City Council as appropriate. Initiatives include proposed amendments to the demolition ordinance, the San Pablo Avenue Specific Plan, proposed "upzoning" to provide opportunities for more middle-income housing.
- As part of the CDBG five-year Consolidated Plan adoption, provide recommendations to the City Council regarding the City's single-family rehabilitation programs, including emergency home repair, accessibility improvements, and major rehabilitation.

Outcomes:

- HTF monies pledged to affordable housing projects serving families and housing-insecure households
- CDBG-funded public facilities constructed in support of non-profits
- Proposed initiatives to promote affordable artist housing to retain and build the city's cultural infrastructure
- Five-Year and Annual CDBG/ESG/Workforce Development Plans/programs and funding recommendations that are grounded in service to the city's low-income and historically marginalized residents
- Citywide initiatives that enhance opportunities for affordable housing preservation and development
- A more efficient and effective CDBG-funded affordable housing preservation strategy that maximizes services that allow people to stay in their homes and thrive
- Outcomes that are reflective of the community's actual needs and concerns through increased consideration and inclusion of community voices.

