



Community Development Block Grant (CDBG)
Appropriation for the COVID-19 Rent Relief
Program

City Council Meeting
April 14, 2020



COVID-19 Rent Relief Program (C-19 RRP)

- On March 17, 2020 Council meeting approved \$500K of emergency rent relief program for residential tenants in Mountain View impacted by the COVID-19 crisis.
 - Council expressed support for additional funding if necessary
- Community Services Agency of Mountain View, Los Altos, and Los Altos Hills (CSA) administers the C-19 RRP on behalf of the City and began accepting applications on March 25, 2020
 - CSA has increased staff capacity for the program



C-19 RRP Parameters

- Program Parameters
 - Serve as broad a range of tenants as possible
 - Serve up to 120% AMI households
 - Need for assistance must be COVID-19 related
- Eligibility
 - Must meet one of the COVID-19 related impacts including the following:
 - Reduced wages/Loss of employment
 - Increased medical/childcare costs
 - Household must be residing in a Mountain View rental unit or room with current lease agreement
 - Other situations may qualify on a case by case basis as determined by CSA staff
- Amount of Assistance
 - Up to 2 month maximum, with the flexibility to extend based on need and/or program demand
 - Up to \$3000 monthly maximum assistance



C-19 RRP Activity

- As of April 13, 2020, here is a summary of C-19 RRP
 - 1,406 inquiries/applicants
 - 726 contacted, 680 in queue to be contacted
 - 160 households processed.
 - On average rental assistance is \$2,085
 - 5-15 checks mailed out per day;
 - One week intake process
 - \$330,610 of City funds disbursed to date.



AMI Households Served

| AMI Level | Percentage of Assisted Households |
|-----------|-----------------------------------|
| 0%-30% | 61% |
| 31%-50% | 15% |
| 51%-80% | 22% |
| 81%-120% | 2% |
| TOTAL | 100% |



RRP in Other Jurisdictions

| City | Funding Amount |
|--------------------|---|
| Mountain View | \$1,634,000 (Pending Council Approval of CDBG funds) |
| San Jose | \$2,000,000 |
| Berkeley | \$1,000,000 |
| Stockton | \$500,000 |
| Redwood City | \$489,000 |
| Sunnyvale | \$250,000 |
| Gilroy | \$50,000 |
| Burlingame | \$20,000 |
| County | Funding Amount |
| San Mateo County | \$3,000,000 |
| Santa Clara County | \$2,000,000 |



CDBG Program

- Entitlement HUD Program
 - City receives about \$550,000 annually
 - 15% for public services
 - Annual Action Plan reports City funding activities
 - Change in activity require a substantial amendment
 - Generally, a majority of the funds must be used for capital projects.



CARES Act

With the passage of the CARES Act, it allowed:

- Greater allocation of funding to public services
- Streamlines the allocation process
- These “allowances” are applicable as long as new activity directly addresses the impacts of the COVID-19 crises, the activity is eligible.
 - *Eligible activities include rent assistance; meals for seniors sheltering in place; temporary vouchers for homeless persons.*



Original CDBG Allocations

| | |
|---|-----------|
| Group 1: Reallocate FY 2019-20 funds | \$415,000 |
| Group 2: Allocate prior year CDBG funds | \$351,000 |
| Group 3: CARES Act funds | \$348,702 |
| TOTAL | \$1.13M |



Revised CDBG Allocation Recommendation

- HUD program updates are very fluid and changing by the minute-
 - *Revised guidance as of April 13th – Can use only FY 19-20 and 20-21 CDBG funds for COVID-19 purposes.*

| | |
|--------------------------------------|-----------|
| Group 1: Reallocate FY 2019-20 funds | \$435,000 |
| Group 2: CDBG FY 20-21 funds | \$351,000 |
| Group 3: CARES Act funds | \$348,702 |
| TOTAL | \$1.13M |



Revised Recommendations

- 1) Council approval of a substantial amendment to the 2019-20 Action Plan to provide funding for COVID-19 Rent Relief Program.
 - a. Reallocation of \$435,000 from 2019-20 Action Plan
 - b. Allocation of \$351,000 from the **FY 2020-21** CDBG.
 - c. Allocation of \$348,702 of Mountain View's future CDBG funds made available through Federal stimulus COVID-19 Aid, Relief, and Economic Security Act

- 2) Appropriate the aforementioned funds