

HOUSING AUTHORITY OF THE COUNTY OF SANTA CRUZ
AGENDA OF THE SPECIAL BOARD MEETING

July 25, 2022

11:30 a.m.

TO BE HELD AT:

HOUSING AUTHORITY OFFICES

2160 41st Avenue, Capitola, CA 95010

- Due to the shelter-in-place directive, in lieu of attending the meeting in person, members of the public are invited to submit their comments via email to housing@hacosantacruz.org prior to the meeting or join the Zoom Meeting via this link:

Topic: Housing Authority of the County of Santa Cruz Board of Commissioners Meeting

Time: Jul 25, 2022 11:30 AM Pacific Time (US and Canada)

Join Zoom Meeting

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1. Roll Call

HOUSING AUTHORITY BOARD OF COMMISSIONERS:

Chairperson Andy Schiffrin	4 year term expires, March 17, 2023
Vice Chairperson Carol Berg	4 year term expires, May 21, 2025
Commissioner Sonja Brunner	4 year term expires, September 1, 2023
Commissioner Ligaya Eligio	2 year term expires, October 18, 2022
Commissioner Annette Melendrez	4 year term expires, September 29, 2023
Commissioner Richard Schmale	2 year term expires, May 12, 2023

2. Consideration of Late Additions and Changes to the Agenda

3. Consent Agenda

A. Board of Commissioners Meeting Format

Motion to Adopt Resolution No. 2022-13 Authorizing the Housing Authority Board of Commissioners to Continue the Use of Remote Board Meetings Pursuant to Assembly Bill 361

B. Moving to Work Plan and Application

Motion to Approve the MTW Plan and Application Package for Submission to HUD to Obtain MTW Designation Through the Asset Building Cohort

4. Oral Communications (All oral communications must be directed to an item not listed on this agenda and must be within the jurisdiction of the Board. Presentations must not exceed three minutes in length. The Board will not take action or respond immediately to any Oral Communication presented, but may choose to follow up at a later time or schedule item for a subsequent agenda. The Board may limit the total amount of time allowed for oral communication). Anyone addressing the Board of Commissioners is asked to complete a card and leave it with the Board secretary so that their names may be accurately recorded in the Minutes.

5. Reports from Board Members
(Board members may report on meetings attended, if any, or other items of interest.)

6. Closed Session

A. Executive Director Employee Evaluation

7. Report on Closed Session

8. Adjournment

*The Housing Authority complies with the Americans with Disabilities Act. If you are a person with disabilities and you require special assistance in order to participate, please contact the Board secretary at 831-454-9455, ext. 201 at least 72 hours in advance of the meeting in order to make arrangements. Persons with disabilities may request a copy of the agenda in an alternative format.

Spanish language translation is available on an as needed basis. Please make arrangements 72 hours in advance by contacting the Housing Authority at 831-454-9455, ext. 280.

Agendas can be obtained from the Housing Authority of the County of Santa Cruz Administration Department.

AGENDA ITEM SUMMARY

MEETING DATE: July 25, 2022

ITEM NUMBER: 3A

FROM: Executive Director

SUBJECT: Board of Commissioners Meeting Format

RECOMMENDATION: Adopt Resolution No. 2022-13 Authorizing the Housing Authority Board of Commissioners to Continue the Use of Remote Board Meetings Pursuant to Assembly Bill 361

BACKGROUND SUMMARY:

On September 16, 2021, California Governor Gavin Newsom signed AB 361 into law, amending the Ralph M. Brown Act to include new authorization for remote meetings, including remote public comment, for all local agencies. The new authorization, which largely extends the provisions of the Governor's Executive Order N-29-20 (signed March 17, 2020) and Executive Order N-35-20 (signed March 21, 2020), is effective until January 1, 2024.

Given the continuing COVID-19 state of emergency, AB 361 was introduced to establish clear rules for teleconference meetings during such emergencies, effective immediately and until January 1, 2024. Effective September 16, 2021, new Government Code section 54953(e)(1) allows local agencies to continue to meet via teleconference without complying with the Brown Act's traditional agenda posting, physical access and quorum requirements for teleconferencing, but only during a state of emergency proclaimed by the Governor (in accordance with Government Code section 8625) in which (1) state or local health officials have imposed or recommended measures to promote social distancing, or (2) the legislative body has determined (or is meeting to determine) by majority vote that meeting in person would present imminent risk to the health or safety of the attendees.

This new authority requires local agencies to verify every 30 days that the exemption from traditional teleconference requirements is still necessary. Specifically, the legislative body must redetermine that either i) the state of emergency continues to directly impact the ability of the members to meet safely in person, or ii) state or local officials continue to impose or recommend measures to promote social distancing.

Currently, the Governor's March 4, 2020 proclamation of State of Emergency is still in effect. The California Department of Public Health continues to recommend that all individuals wear masks in indoor public settings. Additionally, the Santa Cruz County Health Officer currently recommends that face coverings be worn in public indoor settings for all individuals in the County.

RECOMMENDATION Adopt Resolution No. 2022-13 Authorizing the Housing Authority Board of Commissioners to Continue the Use of Remote Board Meetings Pursuant to Assembly Bill 361

RESOLUTION NO. 2022-13

On the motion of Commissioner

Duly seconded by Commissioner

The Following Resolution is Adopted:

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE COUNTY OF SANTA CRUZ REAFFIRMING THAT THE PROCLAMATION OF A STATE OF EMERGENCY BY THE GOVERNOR OF CALIFORNIA ISSUED ON MARCH 4, 2020 RELATING TO THE COVID-19 VIRUS REMAINS IN EFFECT AND LOCAL OFFICIALS CONTINUE TO RECOMMEND SOCIAL DISTANCING MEASURES TO MITIGATE THE SPREAD OF THE COVID-19 VIRUS AND RE-AUTHORIZING REMOTE TELECONFERENCE MEETINGS OF THE LEGISLATIVE BODY OF THE HOUSING AUTHORITY OF THE COUNTY OF SANTA CRUZ PURSUANT TO BROWN ACT PROVISIONS.

WHEREAS, the Housing Authority of the County of Santa Cruz (“HACSC”) is committed to preserving and nurturing public access and participation in meetings of the Board of Commissioners; and

WHEREAS, all meetings of the HACSC’s legislative bodies are open and public, as required by the Ralph M. Brown Act (Cal. Gov. Code §54950 *et seq.*) (“Brown Act”), so that any member of the public may attend, participate, and watch the HACSC’s legislative bodies conduct their business; and

WHEREAS, the Brown Act, Government Code section 54953(e), makes provision for remote teleconferencing participation in meetings by members of a legislative body, without compliance with the requirements of Government Code section 54953(b)(3), subject to the existence of certain conditions; and

WHEREAS, a required condition is that a state of emergency is declared by the Governor pursuant to Government Code section 8625, proclaiming the existence of conditions of disaster or of extreme peril to the safety of persons and property within the state caused by conditions as described in Government Code section 8558; and

WHEREAS, it is further required that state or local officials have imposed or recommended measures to promote social distancing; and

WHEREAS, the Board of Commissioners previously adopted a Resolution, Number 2022-12 on June 22, 2022 finding that the requisite conditions exist for the legislative body of the HACSC to conduct remote teleconference meetings without compliance with paragraph (3) of subdivision (b) of section 54953; and

WHEREAS, as a condition of extending the use of the provisions found in section 54953(e), the Board of Commissioners must reconsider the circumstances of the state of emergency that exists, and the Board of Commissioners has done so; and

WHEREAS, the State of Emergency proclaimed by the Governor of California on March 4, 2020, due to the outbreak and spread of the COVID-19 virus remains in effect and active in order to be able to prepare, respond, and implement measures to mitigate the spread of the COVID-19 virus; and

WHEREAS, local officials within the State of California and the County of Santa Cruz continue to recommend social distancing measures to mitigate the spread of the COVID-19 virus; and

WHEREAS, as a consequence of the proclaimed state of emergency pursuant to the COVID-19 virus which continues to remain in effect, and local officials continuing to recommend social distancing measures to mitigate the spread of the COVID-19 virus, the Board of Commissioners does hereby find that the legislative bodies of the HACSC shall continue to conduct their meetings without compliance with paragraph (3) of subdivision (b) of Government Code section 54953, as authorized by subdivision (e) of section 54953, and that such legislative bodies shall comply with the requirements to provide the public with access to the meetings as prescribed in paragraph (2) of subdivision (e) of section 54953; and

WHEREAS, the meetings of the HACSC's legislative bodies continue to be open to the public, in accordance with the law.

NOW, THEREFORE, THE BOARD OF COMMISSIONERS OF THE HOUSING AUTHORITY OF THE COUNTY OF SANTA CRUZ DOES HEREBY RESOLVE AS FOLLOWS:

Section 1. Recitals. The Recitals set forth above are true and correct and are incorporated into this Resolution by this reference.

Section 2. Reaffirmation of Governor's Proclamation of a State of Emergency. The Board hereby finds that the Governor of the State of California's Proclamation of State of Emergency pursuant to the COVID-19 virus, effective as of its issuance date of March 4, 2020, continues to remain in effect.

Section 3. Reaffirmation of Local Officials Recommendation of Social Distancing Measures. The Board hereby finds that local officials within the State of California and the County of Santa Cruz continue to recommend social distancing measures to mitigate the spread of the COVID-19 virus.

Section 4. Remote Teleconference Meetings. The Executive Director of the HACSC and legislative bodies of the HACSC are hereby authorized and directed to take all actions necessary to carry out the intent and purpose of this Resolution including, continuing to conduct open and public meetings in accordance with Government Code section 54953(e) and other applicable provisions of the Brown Act.

Section 5. Effective Date of Resolution. This Resolution shall take effect immediately upon its adoption and shall be effective for thirty (30) days or until such time the Board of Commissioners adopts a subsequent resolution in accordance with Government Code section 54953(e)(3) to extend the time during which the legislative bodies of the HACSC may continue to teleconference without compliance with paragraph (3) of subdivision (b) of section 54953.

PASSED AND ADOPTED by the Board of Commissioners of the Housing Authority of the County of Santa Cruz, this Twenty Fifth of July 2022, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Chairperson of the Authority

ATTEST:

Secretary of the Authority

AGENDA ITEM SUMMARY

MEETING DATE: July 25, 2022

ITEM NUMBER: 3B

FROM: Executive Director

SUBJECT: Moving to Work Plan and Application

RECOMMENDATION: Approve the MTW Plan and Application Package for Submission to HUD to Obtain MTW Designation Through the Asset Building Cohort

BACKGROUND SUMMARY:

The Housing Authority has prepared an MTW Plan and Application to submit to the Department of Housing and Urban Development (HUD) to be designated as a MTW agency through the Asset Building Cohort. On April 26, 2022, HUD issued Notice PIH 2022-11 inviting public housing authorities to apply to the MTW Demonstration Program through the Asset Building Cohort. This notice outlined the Asset Building Cohort Options, eligibility criteria, and application requirements. The MTW Plan and Application Package must be submitted to HUD by July 28, 2022.

At the June Board of Commissioner meeting, the Housing Authority presented the draft MTW Plan and Asset Building Initiatives Information, which included an overview of the MTW Program, the selection of the Opt-Out Savings Account initiative, a summary of the benefits of MTW designation, the contents of the MTW Application Package, and the schedule for the MTW application.

Public Process

The Housing Authority published the draft MTW Plan and Asset Building Initiatives Information for the 30-day public comment period from June 21, 2022, through July 21, 2022, and held a public hearing on July 7, 2022. The Housing Authority's website include a link to the draft MTW Plan and Asset Building Initiatives Information to allow for public review and included a notice of the 30-day public comment period and the public hearing. The Housing Authority also advertised the public comment period and public hearing in three local newspapers throughout the 30-day public comment period. The Housing Authority did not receive any public comments through this process.

MTW Plan and Application Package Resolution

The MTW Plan and Application Package must be approved by the Board of Commissioners by resolution which includes the MTW Certification of Compliance, no less than 15 days after the public hearing. The resolution must confirm the Housing Authority's desire to obtain MTW designation under the Asset Building Cohort, and a statement to comply with MTW objectives, statutory requirements, and Operations notice. The resolution must also confirm the Housing Authority met the public process requirements and a commitment to implement the Asset Building Cohort options as outlined in the MTW Plan and Application Package.

MTW Designation Selection

HUD anticipates notifying the awards of MTW designation in September 2022. If awarded MTW designation by HUD we will return to the Board of Commissioners to engage in the process to further outline our short-term and long-term goals of MTW authority. The Housing Authority will also provide the Board of Commissioners an update on the initial process of implementing the Opt-Out Savings Account option which may include but not limited to HUD requirements, evaluation methodology, community engagement and strategic partnerships.

RECOMMENDATION: Approve the MTW Plan and Application Package for Submission to HUD to Obtain MTW Designation Through the Asset Building Cohort

**BEFORE THE HOUSING AUTHORITY OF THE COUNTY
OF SANTA CRUZ, STATE OF CALIFORNIA**

RESOLUTION NO. 2022-14

On the motion of Commissioner
Duly seconded by Commissioner
The Following Resolution is Adopted:

**RESOLUTION OF THE HOUSING AUTHORITY OF THE COUNTY OF SANTA CRUZ
APPROVING THE MOVING TO WORK APPLICATION AND PACKAGE FOR
SUBMISSION TO THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT TO
OBTAIN MOVING TO WORK DESIGNATION THROUGH THE ASSET BUILDING
COHORT**

WHEREAS: Section 239 of the Fiscal Year 2016 Appropriation Act authorized the Department of Housing and Urban Development (HUD) to expand the Moving to Work (MTW) Demonstration Program to designate an additional 100 Housing Authorities;

WHEREAS: on April 26, 2022, HUD issued Notice PIH 2022-11 Request for Application under the Moving to Work Demonstration Program: Asset Building Cohort, to announce the opportunity to apply for admission to the MTW Demonstration Program;

WHEREAS: HACSC serving as a Public Housing Agency in administering Section 8 Housing Choice Voucher program, desires to obtain MTW designation through the MTW expansion under the Asset Building Cohort;

WHEREAS: HACSC published the draft MTW Plan and Asset Building Initiatives Information for public inspection for at least 30 days prior to submitting the MTW Plan and application package to HUD;

WHEREAS: HACSC has held a public hearing to take public comment on July 7, 2022, prior to submitting the MTW Plan and application package to HUD.

NOW, THEREFORE, be it resolved that the Board of Commissioners of the Housing Authority of the County of Santa Cruz hereby approves and authorizes staff to apply for MTW designation under the Asset Building Cohort; and affirms that HACSC will comply with the MTW objectives, MTW statutory requirements and HUD Operations Notice;

FURTHER RESOLVED, that HACSC has met the public process requirements in Section 5(C)(i)(c) of the HUD Notice PIH 2022-11; and has a commitment to implement the asset building activities proposed in the MTW plan and application

PASSED AND ADOPTED, by the Commissioners of the Housing Authority of the County of Santa Cruz, State of California, this 25th of July, 2022 by the following vote:

AYES:

NOES:

ABSENT:

ATTEST:

Chairperson of the Authority

Secretary of the Authority



HOUSING AUTHORITY OF THE COUNTY OF SANTA CRUZ

MOVING TO WORK PLAN AND APPLICATION

ASSET BUILDING COHORT

HOUSING AUTHORITY OF THE COUNTY OF SANTA CRUZ
MOVING TO WORK PLAN AND APPLICATION

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PART I – MTW PLAN AND ASSET BUILDING INITIATIVES INFORMATION

A. MTW PLAN

I. Vision for PHA's Local MTW Program

The Housing Authority of the County of Santa Cruz (HACSC) is pleased to submit its application for the Asset Building Cohort of the Moving to Work (MTW) Demonstration Program. HACSC appreciates the opportunity to apply for and participate in the MTW program in order to fulfill the agency's mission to "promote access to quality affordable housing, utilize housing as a platform for improving quality of life, and support inclusive, healthy and sustainable communities free from discrimination." The programmatic and financial flexibilities made available by participation in the MTW program will enable HACSC to adapt its housing programs and policies to meet local needs and improve access to and transparency of these programs for low-income individuals and families throughout the region. HACSC's participation in the MTW program will advance the three MTW statutory objectives and facilitate efforts to: (1) Expand affordable housing opportunities in the region through development and support of new housing units and pursuit of additional funding opportunities; (2) Support activities and services that promote economic self-sufficiency and mobility among program participants, and (3) Increase access to critical resources for low-income individuals and families by removing barriers to entry, streamlining program features, and facilitating connections between clients and community partners.

HACSC's overall vision is to utilize the MTW program as a platform to increase economic mobility among program participants. Economic mobility is enhanced by activities to support asset building, financial literacy, education, and professional development. Leveraging housing as a platform to improve economic mobility and asset building will enable HACSC to remove barriers

and promote opportunities, allowing families to thrive within the community. MTW flexibility will allow HACSC to both build on existing relationships and develop new partnerships with community-based organizations, financial institutions, educational organizations, and employment services. Additionally, HACSC plans to use MTW to implement administrative efficiencies to enhance services for program participants and landlords, and to achieve greater cost savings.

The MTW Program will be administered and overseen by an experienced and qualified leadership team with extensive knowledge of a variety of housing programs and initiatives. Jennifer Panetta, HACSC's Executive Director for the past six years, has been with the agency for over eighteen years. Key accomplishments during her tenure as E.D. include the conversion of all former Low-Income Public Housing units to Housing Choice Voucher supported housing through Section 22 Streamlined Voluntary Conversion (SVC); establishment of a new HACSC-controlled nonprofit affiliate organization, New Horizons Affordable Housing and Development, which is engaging in the development of new affordable housing construction as well as providing additional programs and services to HACSC client families; expanding the agency's Project-Based Voucher (PBV) program in support of increasing affordable housing supply countywide; overseeing the expansion of the agency's voucher programs through additional awards of Veterans Affairs Supportive Housing (VASH), Mainstream, and Emergency Housing (EHV) vouchers; directing the agency's transition to a new software platform and launch of online self-service portals for participants and landlords; and, leading the agency through the unprecedented challenges of the COVID-19 pandemic. She was recently selected to participate in the Annie E. Casey Foundation's Accountability for Equitable Results Leadership Program with a group of community leaders across sectors working together to align contributions towards the goal of a healthy, safe, and affordable community that is culturally diverse, economically inclusive, and

environmentally vibrant. Jennifer will have overall responsibility for the MTW program including strategic planning and coordination of initiatives, and engagement with key external stakeholders including coordination with the Board of Commissioners and Resident Advisory Board (RAB).

Reporting directly to the Executive Director, Thomas Graham is HACSC's Director of Operations. He has extensive expertise managing large and mid-size HCV and related programs at state, county, and municipal levels. Prior to joining HACSC he held senior management-level roles at several high-performing and innovative MTW agencies including Santa Clara, Massachusetts, and the Cambridge Housing Authority (CHA). At CHA, he directed development of the Financial Stability and Savings Plus (FSS+) program – utilizing MTW authority to modify the traditional FSS program – and other programs related to financial literacy and asset building and worked closely with non-profit partners and software developers to design, launch and monitor the programs and key performance indicators. He will be responsible for the development and monitoring of the agency's MTW program including oversight of the annual MTW Supplement, development of new initiatives, management of staff, and program administration.

Rayne Perez is HACSC's Principal Management Analyst, having previously worked for the County for thirteen years as the Homeless Services Coordinator and a Senior Administrative Analyst. In those roles she managed a portfolio of approximately \$35 million in State and Federal homelessness grants for the County and Continuum of Care (CoC) including Homeless Emergency Aid Program (HEAP), California Emergency Solutions and Housing (CESH), Homeless Housing and Prevention (HHAP), Coronavirus Emergency Homelessness Grants, Emergency Solutions Grant, and CoC Planning Grants. She also has experience providing financial planning seminars and individual financial planning to clients. She will be primarily responsible for development of MTW program materials, coordination with program staff, and data tracking and reporting.

HACSC has consistently been classified as a “High Performer” on the Section Eight Management Assessment Program (SEMAP) assessment, continues to provide a quality level of service to participants throughout its various programs and initiatives, and remains in compliance with all program guidelines and regulatory requirements. Further, the Housing Authority of the County of Santa Cruz certifies that it administers the HCV program and will carry out MTW activities in conformance with Title VI of the Civil Rights Act of 1964; the Fair Housing Act; Section 504 of the Rehabilitation Act of 1973; Title II of the ADA Act of 1990; all regulations implementing these authorities; other applicable Federal, State, and local civil rights laws; and it will affirmatively further fair housing including: (1) take meaningful actions to further the goals identified by the Assessment of Fair Housing conducted in accordance with the requirements of 24 CFR 5.150-5.180 and 903.15; (2) take no action that is materially inconsistent with its obligation to affirmatively further fair housing; and (3) address fair housing issues and contributing factors in its programs, in accordance with 24 CFR 903.7(o)(3) and 903.15(d).

II. Plan for Future Community/Resident Engagement

HACSC will ensure that all MTW outreach and engagement efforts are inclusive of a diverse group of individuals and community groups including: program participants; waiting list applicants; local tenant advocacy and other non-profit organizations; government and social service agencies; and organizations serving racial and ethnic minorities, persons with limited English proficiency, persons with disabilities, and families with children. HACSC will meet with the Resident Advisory Board (RAB) on a regular basis, including during the development of the annual MTW Supplement, to solicit feedback and input on agency plans, initiatives, and related program materials. HACSC will hold public meetings to gather input on all proposed initiatives and will seek feedback from these groups throughout the process.

Note also that HACSC has recently launched an initiative focused on the development of a Resident Services Program through its non-profit affiliate, New Horizons Affordable Housing and Development, which recently completed a Resident Needs Assessment to identify services and resources that HACSC residents would most benefit from and are in need of. HACSC and New Horizons intend to update this survey on a biennial basis and incorporate relevant findings into the MTW planning process. Finally, at the leadership level, HACSC is governed by a seven-member Board, of which two Commissioners are required to be agency tenants. Tenant participation at the Board level will support MTW community engagement and help ensure that MTW initiatives reflect a diverse and inclusive set of goals and values.

III.PHA Operating and Inventory Information

HACSC operates a broad range of housing programs serving low-income individuals and families throughout the county. The HCV program currently consists of 4,049 Tenant-Based vouchers, 310 Project-Based vouchers, and several Special Purpose Voucher programs, including 240 Mainstream vouchers, 269 EHV's, and 218 FUP vouchers. The agency also administers programs serving individuals experiencing homelessness, including 383 VASH vouchers, 150 vouchers for disabled and medically vulnerable persons experiencing homelessness, 30 Moderate Rehabilitation units, 40 vouchers for homeless families with minor children, 40 Shelter Plus Care Permanent Supportive Housing (PSH) units in partnership with the CoC, 4 Youth Homelessness vouchers, and 6 Transitional Housing units for homeless families with children. HACSC's nonprofit affiliate also owns and operates 234 units of former public housing that have recently been converted through the Section 22 Streamlined Voluntary Conversion process. Additionally, HACSC administers 70 units of farmworker housing through the USDA Farm Labor Housing Program.

One of the most significant challenges facing low-income households in the Santa Cruz County area is the high cost of housing and the low vacancy rate. A May 2022 study released by the California Housing Partnership (Santa Cruz County Housing Needs Report, May 2022) estimated that renters in Santa Cruz County need to earn \$48.08 per hour, which is over three times the state minimum wage, to afford the average monthly asking rent of \$2,500. The average household income of a HACSC household is currently \$24,210, or approximately \$2,018 per month. Additionally, asking rents for housing units in the County increased by 15% between the end of 2020 and the end of 2021, according to the study. The 2020 CZU Lightning Complex Fire resulted in the loss of approximately 1,000 housing units in the County, significantly worsening an already tight rental market. The COVID-19 pandemic has further exacerbated these challenges, as the production of new housing has been delayed and/or has otherwise become significantly more costly due to the availability of resources and the cost of construction materials. Applicants who reach the top of HACSC's waiting list and are issued a voucher also experience challenges locating units to lease with their voucher, due to high asking rents and a reluctance from area landlords to rent to households with a voucher. Approximately 50% of households who are issued a voucher are unable to locate a unit within the 180-day term of the voucher. Overall, 52% of vouchers are utilized by households in which the head of household is elderly or a person with disabilities. Approximately 58% of program participants identify as Hispanic or Latino and 5% identify as other racial minorities.

HACSC has innovatively addressed these challenges by enhancing its focus on landlord education and incentive programs to encourage greater landlord understanding and participation in its programs and has also expanded partnerships with local human service providers to enhance housing navigation, stabilization, and support services to participants. HACSC has also modified

waiting list preference policies to ensure that individuals with disabilities and persons who are homeless and medically vulnerable have access to housing resources through its Disabled and Medically Vulnerable Homeless Persons (DMV) program, with a limited preference for 150 individuals. HACSC partners with Housing Matters and the Santa Cruz County Human Services Department Housing for Health Division to provide referrals through “Smart Path”, the Coordinated Entry System for persons experiencing homelessness. Households must be disabled, medically vulnerable, homeless, and have established a case management plan with a provider of housing supportive services within Santa Cruz County. DMV voucher holders who have been stably housed for 2 years may “graduate” into the regular voucher program if they are in good standing with the program and there are vouchers and/or funding available. This model provides a “ladder” of opportunity for households who have experienced homelessness and with complex medical needs by ensuring that the appropriate support services are in place at initial admission to promote healthy individuals and successful tenancies. Additional flexibilities offered by the MTW program would enable HACSC to build upon these types of models in order to address local needs.

IV. Plan for Local MTW Program

In addition to the asset building initiatives described in this application, HACSC intends to utilize other MTW programmatic flexibilities that support cost effectiveness, self-sufficiency, and housing choice objectives. As part of the annual MTW Supplement process, HACSC will engage with the Board of Commissioners, Resident Advisory Board and other key stakeholders to identify where additional flexibilities and/or locally designed solutions are of interest, and will assess agency priorities and capacity to implement such activities. An overview of the types of initiatives HACSC plans to implement, organized by the three statutory objectives, include: (1) *Cost Effectiveness*: HACSC intends to explore and evaluate the feasibility of MTW waivers related to

alternative reexamination schedules and self-certification of assets, which would streamline and simplify the recertification and verification process for participants and agency staff. (2) *Housing Choice*: HACSC plans to explore MTW waivers that would increase housing choices and opportunities available to program participants. Specifically, HACSC will explore waivers related to landlord voucher leasing incentives in order to encourage and increase landlord participation in its programs. Additionally, HACSC will consider expanding its project-based program through increasing program and project caps, which will provide more flexibility and ability for HACSC to support development of additional affordable housing units in the region. Further, HACSC will explore opportunities to utilize MTW programmatic and financial flexibilities to support additional development and affordable housing preservation opportunities within its own portfolio of housing units. (3) *Self-Sufficiency*: In addition to the Opt-Out Savings Account program described in this application, HACSC will also explore other local non-traditional activities such as: supportive housing programs and services to help low-income individuals and families with children reach independence, homeless and transitional housing programs, and programs that address special needs populations.

V. Proposed Uses of Funds

HACSC requests authority to use Housing Assistance Payments (HAP) funds flexibly in the implementation of the MTW program. HACSC does not administer public housing and therefore is not eligible to flexibly utilize public housing funds. HACSC anticipates seeking approval through the MTW Supplement to utilize HAP funding for authorized purposes to implement approved MTW activities including, but not limited to: landlord incentive leasing strategies; local non-traditional project-based and tenant-based programs including sponsor-based

leasing programs with housing and supportive services; education, job training and placement and other supportive services; and affordable housing development and preservation.

VI. Evidence of Significant Partnerships

HACSC has developed a broad and diverse network of partners consisting of state and local government agencies and offices, non-profit organizations and service providers, county and regional housing advocacy organizations, and for-profit entities such as financial institutions and philanthropic entities. One of HACSC's most expansive and significant partnerships is with the *Continuum of Care (CoC) / Housing for Health Partnership (H4HP)*. The H4HP program serves as the federally designated CoC entity for the County and coordinates resources, programs and services focused on preventing and ending homelessness. Employees from the County Human Services Department Housing for Health Division provide staffing support for the H4HP. H4HP – in conjunction with the HACSC and several other local partners – recently launched the “Rehousing Wave” initiative, which is an effort to reduce homelessness throughout the region and to meet the objectives of the County's three-year framework to address homelessness. One of the major objectives of the initiative is to increase incentives for landlords to rent to low-income households, many of whom have vouchers issued to them by HACSC, by providing financial incentives, guaranteeing on-time monthly payments and a streamlined point of contact to assist with tenant issues, support services for tenants in need of additional assistance, and landlord education workshops and appreciation events.

In July 2021, HACSC was awarded 269 EHV's. Following the award, HACSC promptly entered into an MOU with H4HP and began the process of screening and issuing vouchers to eligible referrals. To date, the HACSC has issued all of the EHV's and has leased 136 of these vouchers, with the remaining anticipated to be leased by mid-2023. The partnership with H4HP

has been valuable in streamlining the eligibility and voucher issuance process by assisting applicants in obtaining necessary documentation and navigating the voucher eligibility, issuance, and leasing process. Additionally, it has enabled HACSC to provide financial incentives to landlords to lease rental units to EHV participants, including \$2000 signing bonuses, up to \$500 in reimbursement for repairs, and funding to assist new tenants with security deposits at move-in. HACSC has developed brochures and other literature to market these incentives to current and prospective landlords in the area in order to increase overall landlord participation in its programs. As a result of the successes of this partnership, H4HP has offered to provide additional funding in FY 2022-2023 so that the landlord incentives offered to EHV voucher-holders can be expanded to serve all other voucher types assisting the homeless population. HACSC also partners with the CoC on several other programs including Shelter Plus Care, Mainstream, the Family Unification Program (FUP), and Homeless Families with Minor Children.

Additionally, HACSC contracts with the Community Action Board of Santa Cruz County (CAB) in an effort to utilize voucher resources to prevent eviction. CAB's mission is "to partner with the community to eliminate poverty and create social change through advocacy and essential services." In partnership with CAB, HACSC has established a limited preference on its waiting list for up to 24 vouchers, whereby CAB may directly refer applicants to HACSC who are at imminent risk of homelessness due to eviction for economic reasons. This key new partnership is anticipated to be valuable in sustaining and preserving tenancies and mitigating the long-term effects of eviction on households throughout the County.

HACSC is also committed to connecting program participants with workforce development opportunities in order to reinforce participants' economic self-sufficiency goals. To further these goals and partnerships, HACSC has entered into an MOU with Workforce Santa Cruz

County, the Workforce Development Board, and the County Board of Supervisors for collaborative operation and management of Workforce Santa Cruz County and the local “one-stop” career center system and to establish a framework for providing services to employers, employees, job seekers and others needing workforce services, including financial literacy assistance.

B. ASSET BUILDING INITIATIVES INFORMATION

I. Assessment of Existing Asset Building Programs

HACSC is experienced with the tools and resources necessary to assist program participants in building assets, furthering their financial goals, and increasing economic self-sufficiency. HACSC currently operates a Family Self Sufficiency (FSS) program consisting of 61 participants. HACSC briefs all program participants about the FSS program at the initial voucher briefing and during the participants' recertification and explains the advantages to participating in the program. FSS Coordinator staff meet with clients to discuss and track program goals, outline actionable steps to pursue those goals, and explain the function and funding of the escrow account as earned income increases throughout the term of the client's program participation. Additionally, the Coordinators provide regular coaching, assess progress towards reaching program goals, and identify needs for additional resources. HACSC regularly communicates with local community partner agencies such as services agencies, local government agencies, and others in order to leverage additional opportunities for FSS participants to assist them in achieving their goals. Specifically, the FSS Coordinators encourage participants to use Workforce Santa Cruz County (WFSCC) career education resources and employment services. These resources include scholarships to college and paid on-the-job training. In both Santa Cruz and San Benito Counties, FSS Coordinators are familiar with how to navigate through the county human service agencies, United Way's 2-1-1 helpline, and other community services. Over 122 total families have graduated from the FSS program since its inception.

As part of the MTW Asset Building Cohort process, HACSC anticipates establishing new partnerships as well as expanding upon existing partnerships that reinforce the stated MTW statutory objectives related to asset building and economic self-sufficiency, as well as HACSC's

strategic goals. As part of this process, HACSC envisions consulting and/or partnering with Ventures, a local non-profit that provides transformational programs that activate and strengthen working-class families' economic and political power. Ventures' mission is to "promote economic justice through financial empowerment, asset building, and advocacy" and to "work towards a shared and prosperous economic future where zip code, race, gender, or immigration status do not dictate income or wealth." Ventures operates a six-month financial stability program to help working class Latino families build community, self-determination, and financial well-being.

II. Choice of Asset Building Option

HACSC has chosen to pursue the "Opt-Out Savings Account" model, as described in Section 3(A) of PIH Notice 2022-11. HACSC's goal in implementing this initiative is to increase the amount of its participants who have bank accounts and increase financial literacy and budgeting skills among participant households.

HACSC believes asset building can empower program participants to seek advancements in education and employment. Connecting program participants to partner organizations will offer services for long-term meaningful impact to further stabilize households, provide financial resilience, and promote economic independence. Additionally, HACSC believes that asset building is directly related to expanding opportunities with education and employment. Asset building activities that support economic mobility have the added benefit of helping to mitigate and reverse systemic racial policies that have disproportionately impacted families of color – limiting access to housing, wealth generation, education and employment.

HACSC looks forward to collaborating with and learning from other agencies by participating in the "Community of Practice" sessions for MTW Asset Building Cohort agencies, as well as participating in the evaluation and research component of the initiative. Through these

collaborations HACSC hopes to identify ideas and share best practices where feasible to expand successful program outcomes and benefits.

III. Information Specific to Asset Building Initiatives Option Chosen by PHA

As required under PIH Notice 2022-11, the table below provides a summary of the initial number of households that HACSC intends to enroll in the savings program and the amount of savings that will initially be contributed by the agency per household per month and over the two-year program period.

(A) Anticipated Number of Assisted Households Participating in Savings Program	25
(B) Anticipated Percentage of Assisted Households Participating in Savings Program	0.5%
(C) Anticipated Amount of Savings Contributed Per Household Per Month	\$50
Total PHA Investment Per Month (A) x (C)	\$1,250
Total PHA Investment Per Year (A) x (C) x 12 months	\$15,000
Total Anticipated PHA Investment for Life of Program (A) x (C) x 24 months	\$30,000

HACSC has sufficient reserves to cover the \$30,000 cost of the Opt-Out Savings Account Option program over the two-year program period. The proposed program size above represents less than 1% of HACSC’s annual HAP budget. If awarded MTW designation, HACSC intends to seek additional feedback from resident groups and other community partners and, with approval from HUD, may reevaluate the proposed size and scale of this initiative and associated costs to determine the feasibility and sustainability of expanding the program and/or developing additional initiatives to promote asset building. HACSC anticipates that it will have sufficient reserves and program funding to further expand the program size and contribution beyond the amounts reflected above, without impacting overall voucher utilization goals and other program commitments.

HACSC does not plan to seek funding from other public or private sources to support the savings program budget at its onset; however, participants will be able to access other available financial-related counseling services such as Family Self-Sufficiency and other partner programs.

For participants selected for the Opt-Out Savings Account Option, HACSC will work with any households who do not have bank accounts to sign-up for low/no fee accounts with local banks. HACSC also intends to explore options with local banking partners to expand access to banking resources using targeted workshops and/or website tools.

PART II – APPENDICES

ATTACHMENT I
Moving to Work Certifications of Compliance

CERTIFICATIONS OF COMPLIANCE

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
OFFICE OF PUBLIC AND INDIAN HOUSING

**Certifications of Compliance with HUD and Federal Requirements and Regulations:
Board Resolution to Accompany Application to the Moving to Work Demonstration Program**

Acting on behalf of the Board of Commissioners of the applicant public housing agency (PHA) listed below, as its Chairperson or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the application to the Moving to Work (MTW) Demonstration Program for the PHA and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the application and implementation thereof:

- (1) The PHA will adhere to the MTW Operations Notice or successor notice and all requirements therein.
- (2) The PHA will adhere to HUD guidance in the MTW Operations Notice or successor notice in continuing to ensure at least 75% of families assisted are very low-income as defined in Section 3(b)(2) of the 1937 Act throughout the PHA's participation in the MTW Demonstration Program.
- (3) The PHA will adhere to HUD guidance in the MTW Operations Notice or successor notice in establishing a reasonable rent policy that is designed to encourage employment and self-sufficiency.
- (4) The PHA will adhere to HUD guidance in the MTW Operations Notice or successor notice in continuing to assist substantially the same total number of eligible low-income families as would have been served absent MTW throughout the PHA's participation in the MTW Demonstration Program.
- (5) The PHA will adhere to HUD guidance in the MTW Operations Notice or successor notice in continuing to maintain a comparable mix of families (by family size) as would have been provided had the funds not been used under the MTW Demonstration Program throughout the PHA's participation in the MTW Demonstration Program.
- (6) The PHA will adhere to HUD guidance in the MTW Operations Notice or successor notice in continuing to ensure housing assisted under the MTW Demonstration Program meets housing quality standards established or approved by the Secretary throughout the PHA's participation in the MTW Demonstration Program.
- (7) The PHA published a notice that a hearing would be held, that the application and all information relevant to the public hearing was available for public inspection for at least 30 days, that there were no less than 15 days between the public hearing and the approval of the application by the Board of Commissioners, and that the PHA conducted a public hearing to discuss the application and invited public comment.
- (8) The PHA took into consideration public and resident comments (including those of its Resident Advisory Board or Boards) before approval of the application by the Board of Commissioners or Board of Directors in order to incorporate any public comments into the application.

- (9) The PHA certifies that the Board of Commissioners has reviewed and approved the budget for the Capital Fund Program grants contained in the Capital Fund Program Annual Statement/Performance and Evaluation Report, form HUD-50075.1 (or successor form as required by HUD).
- (10) The PHA certifies that it will carry out its application in conformity with: Title VI of the Civil Rights Act of 1964 (42 USC 2000d-2000d-4); the Fair Housing Act (42 USC 3601-19); Section 504 of the Rehabilitation Act of 1973 (29 USC 794); Title II of the Americans with Disabilities Act of 1990 (42 USC 12101 et seq.); all regulations implementing these authorities; other applicable Federal, State, and local civil rights laws; and that it will affirmatively further fair housing by fulfilling the requirements set out in HUD regulations found at Title 24 of the Code of Federal Regulations, including regulations in place at the time of this certification, and any subsequently promulgated regulations governing the obligation to affirmatively further fair housing. The MTW PHA is always responsible for understanding and implementing the requirements of HUD regulations and policies and has a continuing obligation to affirmatively further fair housing in compliance with the 1968 Fair Housing Act, the Housing and Community Development Act of 1974, The Cranston-Gonzalez National Affordable Housing Act, and the Quality Housing and Work Responsibility Act of 1998. (42 U.S.C. 3608, 5304(b)(2), 5306(d)(7)(B), 12705(b)(15), and 1437C-1(d)(16)).
- (11) The PHA will carry out its plan in conformity with HUD's Equal Access Rule at 24 CFR 5.105(a)(2) and will not make a determination of eligibility for housing based on sexual orientation, gender identity, or marital status.
- (12) The application is consistent with the applicable Comprehensive Plan (or any plan incorporating such provisions of the Comprehensive Plan) for the jurisdiction in which the PHA is located.
- (13) The application certifies that according to the appropriate State or local officials that the application is consistent with the applicable Consolidated Plan.
- (14) The PHA complies with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975 and HUD's implementing regulations at 24 C.F.R. Part 146.
- (15) The PHA complies with the Violence Against Women Act and its implementing regulations at 24 C.F.R. Part 5, Subpart L and Parts 960 and 966.
- (16) The PHA complies with the Architectural Barriers Act of 1968 and its implementing regulations at 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
- (17) The PHA complies with the requirements of Section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low-or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 75.
- (18) The PHA complies with requirements with regard to a drug free workplace required by 24 CFR Part 24, Subpart F.
- (19) The PHA complies with requirements with regard to compliance with restrictions on lobbying required by 24 CFR Part 87, together with disclosure forms if required by this Part, and with restrictions on payments to influence Federal Transactions, in accordance with the Byrd Amendment and implementing regulations at 49 CFR Part 24.
- (20) The PHA complies with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.

- (21) The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).
- (22) The PHA will provide HUD or the responsible entity any documentation needed to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58. Regardless of who acts as the responsible entity, the PHA will maintain documentation that verifies compliance with environmental requirements pursuant to 24 Part 58 and 24 CFR Part 50 and will make this documentation available to HUD upon its request.
- (23) With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under Section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
- (24) The PHA will keep records in accordance with 2 CFR 200.333-200.337 and facilitate an effective audit to determine compliance with program requirements.
- (25) The PHA will comply with the Lead-Based Paint Poisoning Prevention Act and 24 CFR Part 35.
- (26) The PHA will comply with the requirements of the Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Rewards at 2 CFR Part 200.
- (27) The application and all attachments are available at the primary business office of the PHA and at all other times and locations identified by the PHA in its Plan and will continue to be made available at least at the primary business office of the PHA.

PHA NAME

PHA NUMBER/HA CODE

I/We, the undersigned, certify under penalty of perjury that the information provided above is true and correct. WARNING: Anyone who knowingly submits a false claim or makes a false statement is subject to criminal and/or civil penalties, including confinement for up to 5 years, fines, and civil and administrative penalties. (18 U.S.C. §§ 287, 1001, 1010, 1012, 1014; 31 U.S.S. §3729, 3802).

NAME OF AUTHORIZED OFFICIAL*

TITLE

SIGNATURE

DATE

*** Must be signed by either the Chairperson or Secretary of the Board of the PHA's legislative body. This certification cannot be signed by an employee unless authorized by the PHA Board to do so. If this document is not signed by the Chairman or Secretary, documentation such as the by-laws or authorizing board resolution must accompany this certification.**

Translate:  (/)  (/?lang=es)

f (<https://www.facebook.com/Housing-Authority-of-the-County-of-Santa-Cruz-277766772651880/>)

 (<mailto:info@hacosantacruz.org>)



Also Serving The Cities Of Hollister And San Juan Bautista

(<https://hacosantacruz.org/>)

The mission of the Housing Authority of the County of Santa Cruz is to promote access to quality affordable housing, utilize housing as a platform for improving quality of life, and support inclusive, healthy and sustainable communities free from discrimination.

RECENT NEWS

THIS IS A NOTICE OF A PUBLIC HEARING AND COMMENT PERIOD FOR THE REVIEW OF THE PROPOSED MOVING TO WORK APPLICATION AND PLAN
([HTTPS://HACOSANTACRUZ.ORG/THIS-IS-A-NOTICE-OF-A-](https://hacosantacruz.org/this-is-a-notice-of-a-)

PUBLIC-HEARING-AND-COMMENT-PERIOD-FOR-THE- REVIEW-OF-THE-PROPOSED-MOVING-TO-WORK- APPLICATION-AND-PAN/)

Posted on June 21, 2022

The Housing Authority of the County of Santa Cruz (HACSC) will apply for HUD's Moving to Work (MTW) Demonstration Program, "Asset Building Cohort." The 30-day public comment period will start on Tuesday, June 21, 2022 at 12:00 pm and end on Thursday, July 21, 2022 at 12:00 pm.

The draft MTW Application and Plan for public review and public comment can be found at the link below.

MTW application and Plan (<https://dev.hacosantacruz.org/wp-content/uploads/2022/06/MTW-Plan-and-Application-HACSC.pdf>)

For public comment submission, please send by email to housing@hacosantacruz.org (mailto:housing@hacosantacruz.org) on or before 12:00 pm on July 21, 2022. Please indicate "MTW Comment" in the Subject Line of your email.

There will be a Public Hearing via Zoom regarding the MTW Application and Plan on Thursday, July 7, 2022 at 10:00 am. Below is the link to register for the Public Hearing.

<https://us02web.zoom.us/meeting/register/tZEuf-yoqz0tG9yYdEWV1ZH62OELockDpPF->
(<https://us02web.zoom.us/meeting/register/tZEuf-yoqz0tG9yYdEWV1ZH62OELockDpPF->)

HACSC is a fair housing provider, and does not discriminate against any person because of race, color, religion, sex, handicap, familial status, marital status, sexual orientation, or national origin.

ESTE ES UN AVISO DE UNA AUDIENCIA PÚBLICA Y PERÍODO DE COMENTARIO PARA LA REVISIÓN DE LA SOLICITUD Y PLAN PARA EL PROGRAMA MOVERSE AL TRABAJO

La Autoridad de Viviendas del Condado de Santa Cruz (HACSC) se postulará para el programa Moverse al Trabajo de HUD (MTW por su sigla en inglés). El período de 30 días de comentarios del público comenzará el martes 21 de junio, 2022 a las 12:00 pm y terminará el jueves 21 de junio, 2022 a las 12:00pm.

La primera versión de la Solicitud y Plan de MTW para revisión pública y comentarios del público se puede encontrar en el siguiente enlace:

MTW application and Plan (<https://dev.hacosantacruz.org/wp-content/uploads/2022/06/MTW-Plan-and-Application-HACSC.pdf>) (Solicitud y Plan MTW)

Para presentar su comentario público, por favor envíe un correo electrónico a: housing@hacosantacruz.org (mailto:housing@hacosantacruz.org) el 21 de julio 2022 a las 12:00 pm o antes. Por favor ponga “MTW Comment” en la línea de sujeto de su email.

Habrà una audiencia pública por Zoom referente a la Solicitud y Plan de MTW el jueves 7 de julio, 2022 a las 10:00 am. A continuación está el enlace para inscribirse para la audiencia pública. <https://us02web.zoom.us/meeting/register/tZEuf-yoqz0tG9yYdEWW1ZH62OELockDpPF-> (<https://us02web.zoom.us/meeting/register/tZEuf-yoqz0tG9yYdEWW1ZH62OELockDpPF->)

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LANDLORDS ARE KEY TO ENDING HOMELESSNESS ([HTTPS://HACOSANTACRUZ.ORG/LANDLORDS-ARE-KEY-TO-ENDING-HOMELESSNESS/](https://hacosantacruz.org/landlords-are-key-to-ending-homelessness/))

Posted on March 9, 2022

The Housing Authority introduces incentives for Landlords who house Emergency Housing Voucher holders. Click (<https://hacosantacruz.org/wp-content/uploads/2022/03/EHV-LL-bonus.pdf>) here to view the brochure. For more information about the Emergency Housing Voucher Program, click here (<https://hacosantacruz.org/program/emergency-housing-voucher-program/>).

- \$2000 signing bonuses
- Up \$500 reimbursement for repairs
- Funding to assist new tenants with security deposits at move in

Families who receive Emergency Housing Vouchers are referred to the Housing Authority and supported by community partners. Click here (<https://hacosantacruz.org/general-information/partnerships/>) to view Housing Authority Community Partners.

Below is the hotline and email address that any Landlord can use if interested in renting to an Emergency Housing Voucher holder. Click here (<https://hacosantacruz.org/wp-content/uploads/2022/03/LandLordOutreachFlyer.pdf>) to view Abode Service's flyer.

Abode Services Santa Cruz (<https://www.abodeservices.org/santa-cruz-county>)

Email: SantaCruzLL@abodeservices.org (mailto:SantaCruzLL@abodeservices.org)

Housing Authority of the County of Santa Cruz

THIS IS A NOTICE OF A PUBLIC HEARING AND COMMENT PERIOD FOR THE REVIEW OF THE PROPOSED MOVING TO WORK APPLICATION AND PLAN

The Housing Authority of the County of Santa Cruz (HACSC) will apply for HUD's Moving to Work (MTW) Demonstration Program, "Asset Building Cohort." On Tuesday, June 21, 2022 at 12:00 pm, the draft MTW application will appear on HACSC's website, **www.hacosantacruz.org**, under Recent News, in order to allow for public review and receive public comment. For comment submission, please send to **housing@hacosantacruz.org** on or before 12:00 pm on July 21, 2022. Please indicate "MTW Comment" in the Subject Line of your email.

There will be a Public Hearing via Zoom regarding the MTW application/plan on Thursday, July 7, 2022 at 10:00 am. For details on logging into the Public Hearing meeting, please visit HACSC's website, **www.hacosantacruz.org**, under Recent News. HACSC is a fair housing provider, and does not discriminate against any person because of race, color, religion, sex, handicap, familial status, marital status, sexual orientation, or national origin.

ESTE ES UN AVISO DE UNA AUDIENCIA PÚBLICA Y PERÍODO DE COMENTARIO PARA LA REVISIÓN DE LA PROPUESTA DE SOLICITUD Y PLAN DE REGRESO AL TRABAJO

La Autoridad de Vivienda del Condado de Santa Cruz (HACSC por su sigla en inglés) se postulará para el Programa de demostración Moving to Work (MTW)(Moverse al trabajo) llamado "Cohorte para la Construcción de Activos." El martes 21 de junio, 2022 a las 12:00 pm, aparecerá en la página de HASC la solicitud para MTW, en **www.hacosantacruz.org**, bajo Últimas Noticias (Recent News), con el fin de permitir que el público la revise y para recibir comentarios del público. Para hacer comentarios, por favor envíelos a **housing@hacosantacruz.org** antes del 21 de julio, 2022 a las 12:00. Por favor indique "Comentario MTW" en la línea de sujeto de su correo email.

Una Audiencia Pública tendrá lugar por Zoom referente a la solicitud/plan de MTW el jueves, 7 de julio a las 10:00 am. Por detalles sobre cómo entrar a la reunión de la Audiencia Pública, por favor visite la página de HASC en **www.hacosantacruz.org**, bajo Últimas Noticias (Recent News). HACSC es un proveedor de vivienda justo y no discrimina contra ninguna persona por su raza, color, religión, sexo, discapacidad, estado civil, estado familiar, orientación sexual u origen nacional.

(Pub HF 6/24, 7/1, 7/8, 7/15)

Legal Notice

Legal Notice

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6/21, 6/28, 7/05, 7/12, 7/19/2022

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ESTE ES UN AVISO DE UNA AUDIENCIA PÚBLICA

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June 24, 2022
July 1, 8, 15, 2022
14988



Public Hearing:
Moving to Work (MTW) Plan and Application
Asset Building Cohort
July 7, 2022

Meeting Format and Details

Date and Time: July 7, 2022 at 10:00 AM

Virtual Meeting: Zoom

Link to Meeting: <https://us02web.zoom.us/j/85385056718>#success

One tap mobile: US: +16694449171,,85385056718# or +16699006833,,85385056718#

Or dial For higher quality, dial a number based on your current location.
US: +1 669 444 9171 or +1 669 900 6833 or +1 408 638 0968 or +1 253 215 8782
or +1 346 248 7799 or +1 646 876 9923 or +1 646 931 3860 or +1 301 715 8592
or +1 312 626 6799

Staff Present

Tom Graham and Courtney Byrd

Public Hearing Agenda

- Overview of MTW
- Asset Building Cohort
- Proposed Activity: Opt-Out Savings Program
- Application Timeline
- Public Comments

Presentation

- Director of Operations provided a brief presentation of the MTW Program, the Asset Building Program, the Opt-Out Savings program, and the application timeline.

Public Comments

- Director of Operations asked if any members of the public wanted to provide public comments
- No members of the provided comments

**BEFORE THE HOUSING AUTHORITY OF THE COUNTY
OF SANTA CRUZ, STATE OF CALIFORNIA**

RESOLUTION NO. 2022-14

On the motion of Commissioner
Duly seconded by Commissioner
The Following Resolution is Adopted:

**RESOLUTION OF THE HOUSING AUTHORITY OF THE COUNTY OF SANTA CRUZ
APPROVING THE MOVING TO WORK APPLICATION AND PACKAGE FOR
SUBMISSION TO THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT TO
OBTAIN MOVING TO WORK DESIGNATION THROUGH THE ASSET BUILDING
COHORT**

WHEREAS: Section 239 of the Fiscal Year 2016 Appropriation Act authorized the Department of Housing and Urban Development (HUD) to expand the Moving to Work (MTW) Demonstration Program to designate an additional 100 Housing Authorities;

WHEREAS: on April 26, 2022, HUD issued Notice PIH 2022-11 Request for Application under the Moving to Work Demonstration Program: Asset Building Cohort, to announce the opportunity to apply for admission to the MTW Demonstration Program;

WHEREAS: HACSC serving as a Public Housing Agency in administering Section 8 Housing Choice Voucher program, desires to obtain MTW designation through the MTW expansion under the Asset Building Cohort;

WHEREAS: HACSC published the draft MTW Plan and Asset Building Initiatives Information for public inspection for at least 30 days prior to submitting the MTW Plan and application package to HUD;

WHEREAS: HACSC has held a public hearing to take public comment on July 7, 2022, prior to submitting the MTW Plan and application package to HUD.

NOW, THEREFORE, be it resolved that the Board of Commissioners of the Housing Authority of the County of Santa Cruz hereby approves and authorizes staff to apply for MTW designation under the Asset Building Cohort; and affirms that HACSC will comply with the MTW objectives, MTW statutory requirements and HUD Operations Notice;

FURTHER RESOLVED, that HACSC has met the public process requirements in Section 5(C)(i)(c) of the HUD Notice PIH 2022-11; and has a commitment to implement the asset building activities proposed in the MTW plan and application

PASSED AND ADOPTED, by the Commissioners of the Housing Authority of the County of Santa Cruz, State of California, this 25th of July, 2022 by the following vote:

AYES:

NOES:

ABSENT:

ATTEST:

Chairperson of the Authority

Secretary of the Authority

Certification of Consistency with the Consolidated Plan

U.S. Department of Housing
and Urban Development

I certify that the proposed activities/projects in the application are consistent with the jurisdiction's current, approved Consolidated Plan.
(Type or clearly print the following information:)

Applicant Name: Housing Authority of the County of Santa Cruz (CA072)

Project Name: MTW Expansion - Asset Building Cohort

Location of the Project: Santa Cruz County

Name of the Federal Program to which the applicant is applying: MTW Expansion - Asset Building Cohort

Name of Certifying Jurisdiction: City of Santa Cruz

Certifying Official of the Jurisdiction Name: Tiffany Lake

Title: Principal Management Analyst

Signature: *Tiffany Lake*

Date: 7/11/22

Certification of Consistency with the Consolidated Plan

U.S. Department of Housing
and Urban Development

I certify that the proposed activities/projects in the application are consistent with the jurisdiction's current, approved Consolidated Plan.
(Type or clearly print the following information:)

Applicant Name: Housing Authority of the County of Santa Cruz (CA072)

Project Name: MTW Expansion - Asset Building Cohort

Location of the Project: Santa Cruz County

Name of the Federal Program to which the applicant is applying: MTW Expansion - Asset Building Cohort

Name of Certifying Jurisdiction: County of Santa Cruz

Certifying Official of the Jurisdiction Name: Suzanne Ise

Title: Principal Planner

Signature: 

Date: 07/08/2022

Certification of Consistency with the Consolidated Plan

U.S. Department of Housing
and Urban Development

I certify that the proposed activities/projects in the application are consistent with the jurisdiction's current, approved Consolidated Plan.
(Type or clearly print the following information:)

Applicant Name: Housing Authority of the County of Santa Cruz (CA072)

Project Name: MTW Expansion - Asset Building Cohort

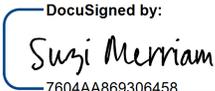
Location of the Project: Santa Cruz County

Name of the Federal Program to which the applicant is applying: MTW Expansion - Asset Building Cohort

Name of Certifying Jurisdiction: City of Watsonville

Certifying Official of the Jurisdiction Name: Suzi Merriam

Title: Director, Community Development Department

Signature: 

Date: 7/12/2022 | 8:55 AM PDT

Certification of Payments to Influence Federal Transactions

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

Public reporting burden for this information collection is estimated to average 30 minutes. This includes the time for collecting, reviewing, and reporting data. The information requested is required to obtain a benefit. This form is used to ensure federal funds are not used to influence members of Congress. There are no assurances of confidentiality. HUD may not conduct or sponsor, and an applicant is not required to respond to a collection of information unless it displays a currently valid OMB control number.

Applicant Name _____

Program/Activity Receiving Federal Grant Funding _____

The undersigned certifies, to the best of his or her knowledge and belief, that:

(1) No Federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.

(2) If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of an agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying, in accordance with its instructions.

(3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all sub recipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. **Warning:** HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Name of Authorized Official	Title
Signature 	Date (mm/dd/yyyy)

DISCLOSURE OF LOBBYING ACTIVITIES

OMB Control Number: 4040-0013

Expiration Date: 2/28/2025

Complete this form to disclose lobbying activities pursuant to 31 U.S.C. 1352

1. * Type of Federal Action: <input checked="" type="checkbox"/> a. contract <input type="checkbox"/> b. grant <input type="checkbox"/> c. cooperative agreement <input type="checkbox"/> d. loan <input type="checkbox"/> e. loan guarantee <input type="checkbox"/> f. loan insurance	2. * Status of Federal Action: <input checked="" type="checkbox"/> a. bid/offer/application <input type="checkbox"/> b. initial award <input type="checkbox"/> c. post-award	3. * Report Type: <input checked="" type="checkbox"/> a. initial filing <input type="checkbox"/> b. material change
--	--	--

4. Name and Address of Reporting Entity:

Prime SubAwardee

* Name:

* Street 1: Street 2:

* City: State: Zip:

Congressional District, if known:

5. If Reporting Entity in No.4 is Subawardee, Enter Name and Address of Prime:

6. * Federal Department/Agency: <input type="text" value="HUD"/>	7. * Federal Program Name/Description: <input type="text" value="Moving to Work / Asset Building Cohort"/> CFDA Number, if applicable: <input type="text"/>
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8. Federal Action Number, if known: <input type="text"/>	9. Award Amount, if known: \$ <input type="text"/>
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10. a. Name and Address of Lobbying Registrant:

Prefix * First Name Middle Name

* Last Name Suffix

* Street 1: Street 2:

* City: State: Zip:

b. Individual Performing Services (including address if different from No. 10a)

Prefix * First Name Middle Name

* Last Name Suffix

* Street 1: Street 2:

* City: State: Zip:

11. Information requested through this form is authorized by title 31 U.S.C. section 1352. This disclosure of lobbying activities is a material representation of fact upon which reliance was placed by the tier above when the transaction was made or entered into. This disclosure is required pursuant to 31 U.S.C. 1352. This information will be reported to the Congress semi-annually and will be available for public inspection. Any person who fails to file the required disclosure shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

* Signature:

* Name: Prefix * First Name Middle Name

* Last Name Suffix

Title: Telephone No.: Date:



County of Santa Cruz

HUMAN SERVICES DEPARTMENT

Housing for Health Division

Robert Ratner, Director

1000 Emeline Avenue Santa Cruz, CA 95060

(831) 454-4130 FAX: (831) 454-4642

June 23, 2022

Jennifer Panetta, Executive Director
2160 41st Avenue
Capitola, CA 95010-2040

Dear Jenny,

I am writing to express the County of Santa Cruz Human Services Department and Housing for Health Partnership, local Continuum of Care, strong support for the Housing Authority of the County of Santa Cruz's application to participate in the Department of Housing and Urban Development's Moving to Work (MTW) Demonstration Program as part of the Asset Building Cohort.

The mission of our department is to strengthen our community by protecting the vulnerable, promoting self-sufficiency, alleviating poverty, and improving the quality of life. Our Housing for Health Division serves as the lead administrative entity for our local Continuum of Care, known as the Housing for Health partnership. The partnership promotes strong collaborative action to ensure all residents within the County have stable, safe, and healthy places to live. The Housing Authority is an invaluable and critical partner for the CoC and our department.

The MTW program is an important resource to enable the Housing Authority, local partners, and key community stakeholders to design and implement innovative initiatives to support low-income individuals and families. Our Human Services Department and CoC believes that assisting individuals and families to build assets by establishing savings accounts and forging partnerships with local financial institutions will greatly improve households' stability and overall economic and personal well-being.

We are committed to continued collaboration with the Housing Authority to achieve our shared vision of increasing the financial stability of residents throughout the county. We are confident that the Housing Authority's participation in the MTW Program's Asset Building Cohort will have a positive impact on the stability of participating households.

We look forward to continuing to partner with the Housing Authority on these important and innovative initiatives.

Sincerely,

Robert Ratner, MPH, MD
County of Santa Cruz
Director, Housing for Health Division, Human Services Department



Resolving
Homelessness
Together

June 22, 2022

Jennifer Panetta, Executive Director
2160 41st Avenue.
Capitola, CA 95010-2040

Dear Jenny,

I am writing to express Housing Matters' strong support for the Housing Authority of the County of Santa Cruz's application to participate in the Department of Housing and Urban Development's Moving to Work (MTW) Demonstration Program as part of the Asset Building Cohort.

Housing Matters' mission is to partner with individuals and families to create pathways out of homelessness and into permanent housing. Housing Matters is proud to partner with the Housing Authority on initiatives to promote housing stability among low-income households throughout the county; specifically, establishing a system to prioritize housing voucher resources for chronically homeless individuals.

The MTW program is an important resource to enable the Housing Authority, local partners, and key community stakeholders to design and implement innovative initiatives to support low-income individuals and families. In particular, Housing Matters believes that assisting individuals and families to build assets by establishing savings accounts and forging partnerships with local financial institutions will greatly improve households' stability and overall economic and personal wellbeing.

Housing Matters is committed to continued collaboration with the Housing Authority to achieve our shared vision of increasing the financial stability of residents throughout the county. We are confident that the Housing Authority's participation in the MTW Program's Asset Building Cohort will have a positive impact on the stability of participating households.

We look forward to continuing to partner with the Housing Authority on these important and innovative initiatives.

Sincerely,

A handwritten signature in black ink, appearing to read "Phil Kramer".

Phil Kramer
Chief Executive Officer

www.housingmatterssc.org



PO Box 1319
Santa Cruz, CA 95061



115B Coral Street
Santa Cruz, CA 95060



ph: (831) 458-6020
fax: (831) 316-5010