



**FY 2021 - 2022**

**Chris Bazar, Agency Director**

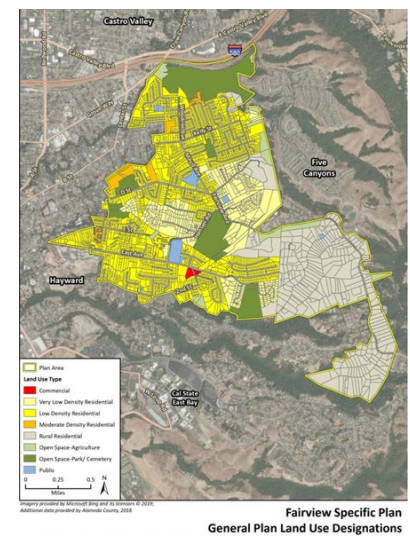


**ALAMEDA COUNTY  
Community Development Agency**

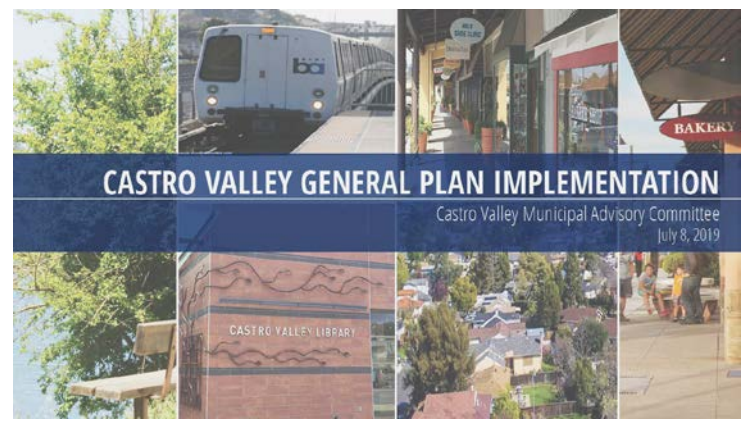
# PLANNING HIGHLIGHTS



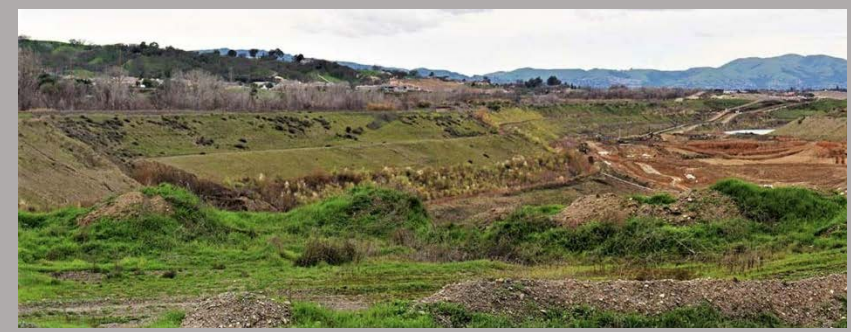
Census Outreach table at Arteaga's Market in Hayward. The Alameda County Census Outreach Team facilitated 91 Mobile Questionnaire Assistance opportunities throughout the County.



The Fairview Area Specific Plan is nearing completion with extensive community input. The update of the Plan addresses community concerns with strong policies and standards to address new development pressures in an environmentally sensitive area.



Castro Valley General Plan Implementation Phase I was completed in December 2020 with zoning map and text amendments. Phase II, a major update to the Central Business District Specific Plan will be initiated FY 21/22.



All surface mining permits issued in Alameda County require annual review and inspections for compliance. These mining permits are typically active for decades. Currently, the County has ten active surface mining permits, and the reclamation plan for Eliot Quarry is presently under review.



# HOUSING & COMMUNITY DEVELOPMENT HIGHLIGHTS

Budget 2021 - 2022



Through the **Downpayment Assistance Loan Program**, 161 households have been approved for funding and 73 homes have been purchased.



The Comfort Inn in Oakland provides permanent housing to approximately 400 people experiencing homelessness (partially funded by the **Homekey** grant program).



New affordable housing project **Chestnut Square** serves low and extremely low-income housing in Livermore. These ten apartments will be targeted for homeless households.



The County provided funding to support the housing **Navigation Centers**. This one in Fremont, which will give people experiencing homelessness shelter and a path to securing permanent housing.



# HEALTHY HOMES HIGHLIGHTS

**Lead Hazard Repair Grant program:** a lead-certified worker in personal protective equipment safely removes loose and peeling paint in preparation for priming and paint stabilization at a single-family home with low-income occupants.



Healthy Homes very own **Lead-Safe Lenny** displaying personal protective equipment and sharing lead safe work practices literature.



The **Minor Home Repair Program** serves to increase accessibility and improve the lives of residents living in substandard housing by promoting healthy homes, aging in place, and accessibility. Dry rot repair was performed in this home to help seniors stay safe and longer in their home.





The **Paseo** adjacent to the Castro Valley Marketplace is a public project that created shared parking and converted driveways into walking and dining space. It has been crucial for COVID-19 outdoor dining.



The new **Cherryland Community Center** was built in partnership with the Hayward Area Recreation and Park District (HARD), who will operate this new community resource.



The historic **Lorenzo Theater** suffered two major fires in 2020. Despite this major setback, plans for redeveloping the Lorenzo into a live music, restaurant, bar and event space are still moving forward.



**Detector dog**  
Zenna assists in finding exotic pests entering Alameda County through parcel facilities.



**Apiary Inspections** of various types protect local beekeepers and food supply by preventing the spread of unwanted pests and diseases detrimental to bees or other species.



**Plant Quarantine and Pest Exclusion** programs prevent the arrival of unwanted pests and diseases by inspecting plant and commercial shipments of various types.



**A Weights and Measures** inspector uses a 100 gallon gas prover to test high-flow fuel meters used at airports or truck stops. These programs protect consumers and preserves equity in the marketplace by directly testing commercial devices used in consumer transactions.



## HIGHLIGHTS



The new **East Bay Crop Production** Program promotes Farm Viability and Sustainable Natural Resource Management. The program provides education and training to increase crop production knowledge and marketability while promoting the use of integrated pest management practices and processes to minimize pesticide impacts on water quality.



Participants at Ashland Community Center receive certificates of completion and insulated shopping bags filled with healthy foods after completing **Making Every Dollar Count**, a 4-week educational series focusing on selecting healthy foods on a low-cost food budget.

Youth educator reads remotely to a group of 2<sup>nd</sup> graders to learn about the importance of breakfast. Other lessons include physical activities and healthy snack demonstrations.



# TOTAL AGENCY BUDGET

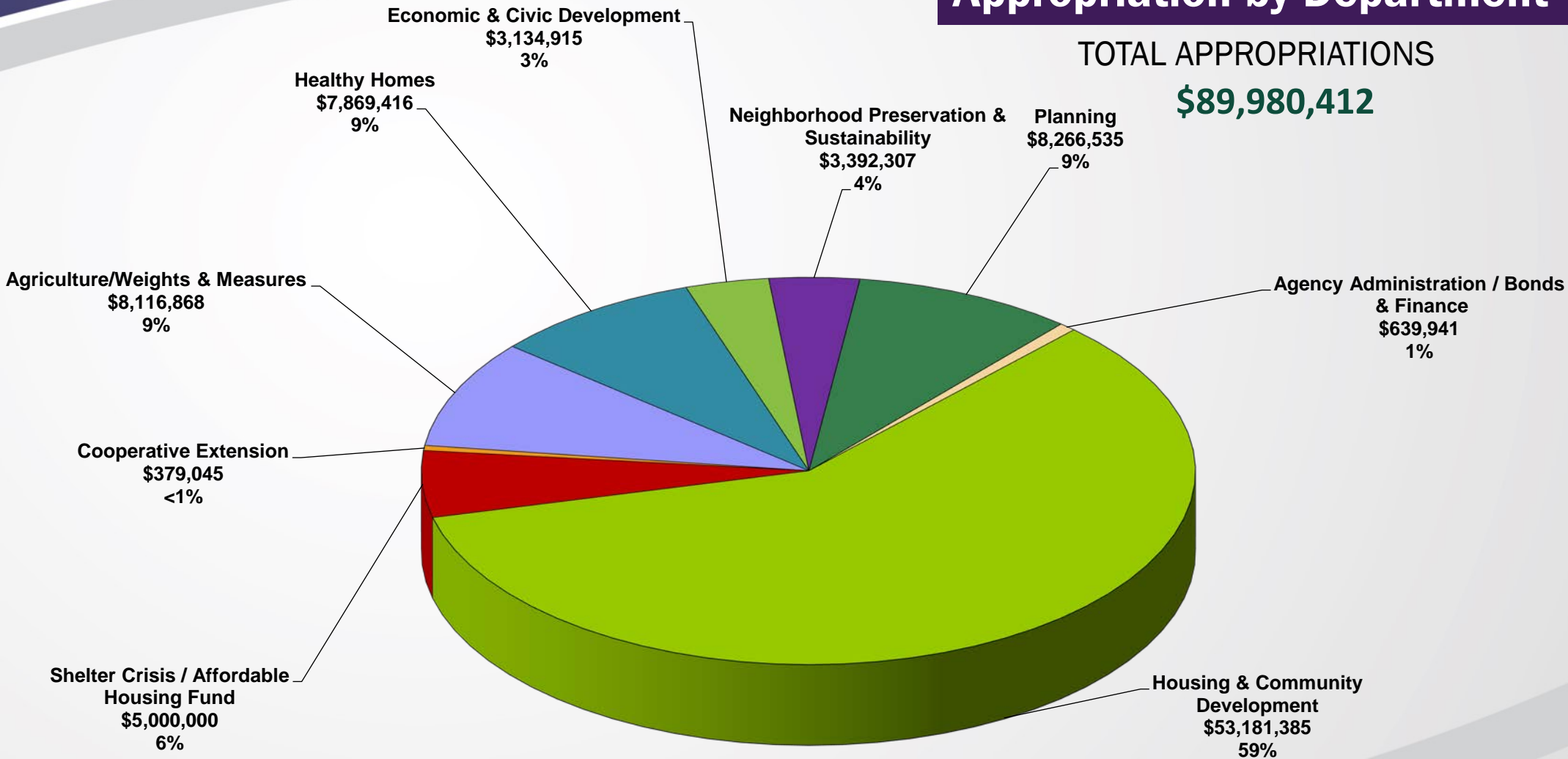
(without Surplus Property Authority and Measure A1 Housing)

Budget 2021 - 2022

## Appropriation by Department

TOTAL APPROPRIATIONS

**\$89,980,412**



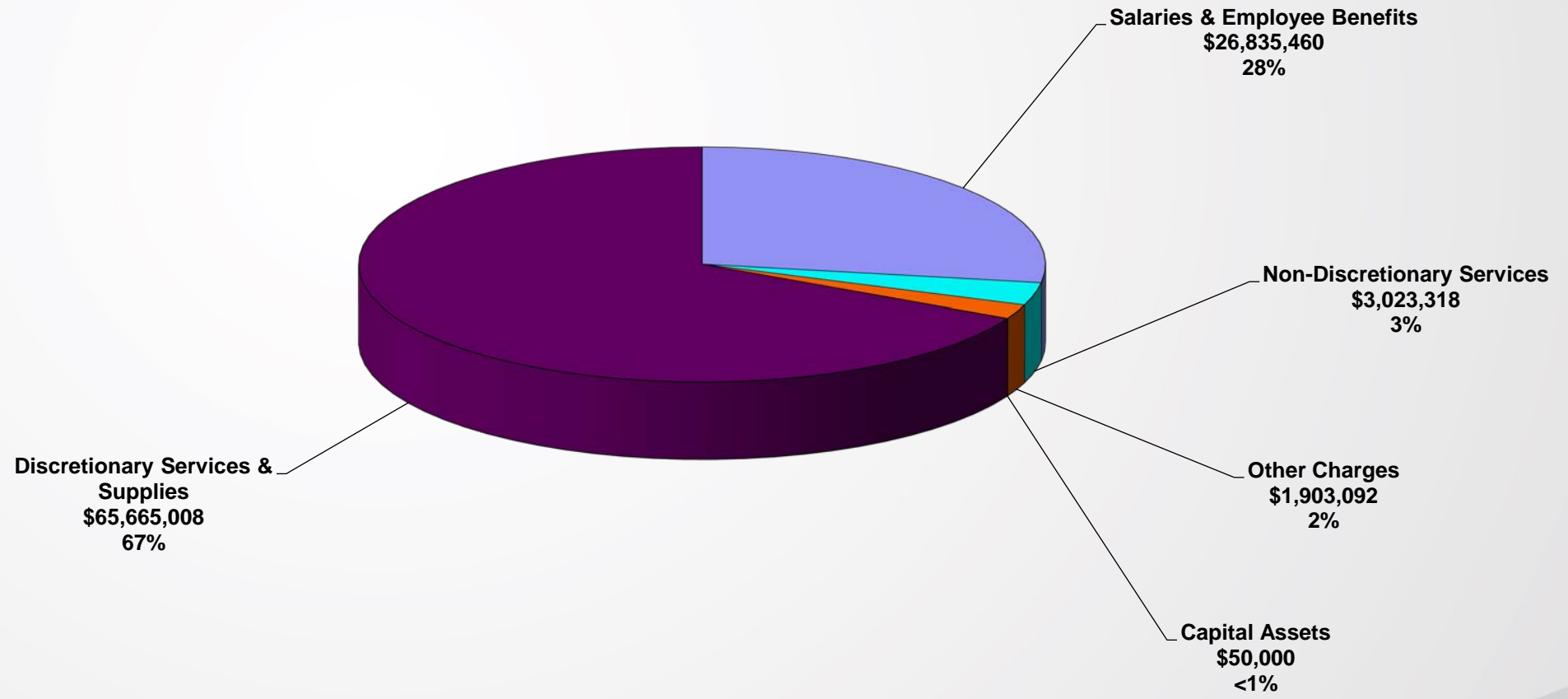


# TOTAL AGENCY BUDGET

(without Surplus Property Authority and Measure A1 Housing)

Budget 2021 - 2022

## Appropriation by Major Object



Intra Fund Transfers - \$7,496,466



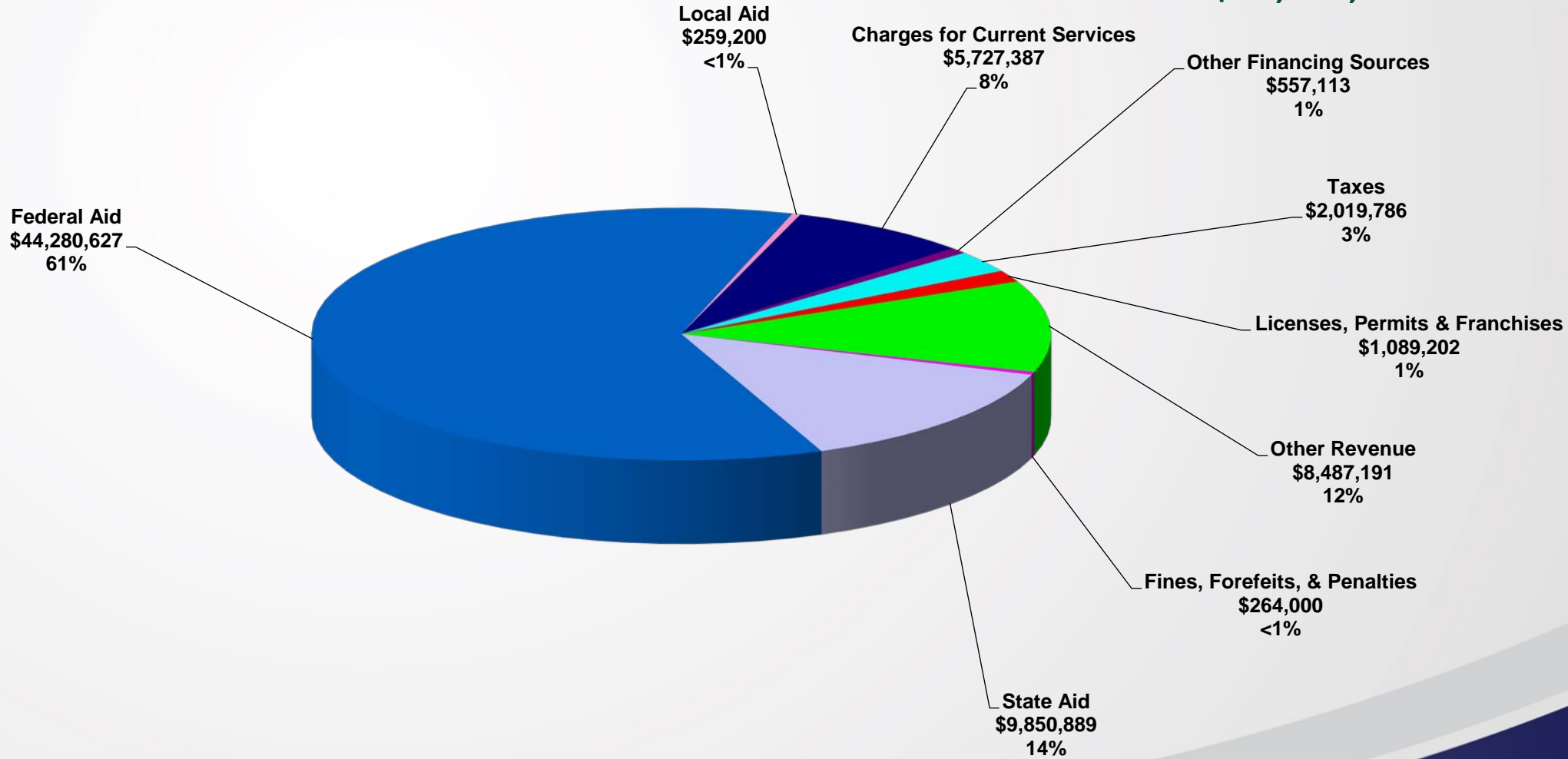
# TOTAL AGENCY BUDGET

(without Surplus Property Authority and Measure A1 Housing)

## Budget 2021 - 2022

### Revenue by Source

TOTAL REVENUE  
**\$72,535,395**



# TOTAL AGENCY BUDGET

(without Surplus Property Authority and Measure A1 Housing)

## Budget 2021 - 2022

### Summary

CDA Summary	2020 - 2021 Budget	2021 - 2022 Submitted MOE	Change from 2020 - 2021 Budget	
			Amount	%
Appropriations	\$75,962,277	\$89,980,412	\$14,018,135	18.5%
Revenue	\$58,942,137	\$72,535,395	\$13,593,258	23.1%
Net	\$17,020,140	\$17,445,017	\$424,877	2.5%
FTE – Mgmt	70.84	67.84	-3.00	-4.2%
FTE - Non Mgmt	100.39	103.39	3.00	3.0%
Total FTE	171.23	171.23	0.00	0.0%



## Eliminate Homelessness



- Initiate preparation of the Housing Element of the County General Plan for 2022-2030.
- Initiate process to create objective standards for zoning code to facilitate new housing and remove governmental constraints.
- Close on County property sale to the City of Dublin for affordable housing (Site D-1).
- Oversee the feasibility, community engagement and entitlement process for the County-owned Broadway properties in Oakland.
- Negotiate Lease Disposition Agreement and Ground Lease for County Broadway Properties.
- Maintain portfolio of over 3,000 County assisted affordable rental units serving extremely low to moderate income households.
- Support 600 households exiting the Project Roomkey non-congregate sites to obtain permanent housing with rental assistance through the rapid rehousing program.
- Coordinate submission of annual funding application to HUD, totaling approximately \$40 million to provide permanent and transitional housing and services to assist currently and formerly homeless households and work towards ending homelessness.
- Continued partnership with Social Services Agency and Oakland Housing Authority to provide \$1 million annually in additional rental subsidies to augment the CalWorks Housing Support Program, which provides rapid rehousing and services to CalWORKs families experiencing homelessness who are housed in Oakland.
- Provide housing, job training, and life skills for 10 transition aged foster youth at Launch House.
- Provide 63 individuals (18 families) improved shelter conditions at Bayan House with its new sewer project.
- Provide housing subsidies and rental assistance to 121 individuals with HIV/AIDS through the Housing Opportunities for Persons with AIDS program (HOPWA).
- Continue implementation of Measure A1 Housing Bond rental housing programs commitment of funding to additional developments, contracting and oversight of construction for committed developments, and monitoring compliance and occupancy of completed developments.
- Administer and implement the Emergency Rental Assistance program (ERAP) to assist households that are unable to pay rent and utilities due to the COVID-19 pandemic. State and federal funds of nearly \$60M will provide assistance to eligible households in Alameda County (except those covered in the cities of Oakland and Fremont) through a newly created rental assistance program.
- Provide rental assistance, supportive services, and/or operating subsidies to more than 1,350 formerly homeless or at-risk persons.

## Healthcare for All



- Provide services such as nursing case management, lead poisoning consultation or prevention outreach, and education to lead exposed children.
- Improve the lives of adults living in substandard housing that will promote healthy aging in place, prevent injuries and reduce emergency visits by addressing unsanitary conditions, poor air quality, and safety hazards.

## Employment for All



- Up to 8 new in-home childcare providers will receive their business licenses and an additional 20 providers will receive continuing education to retain their business licenses. With CDBG funds, Alameda County Community Child Care Council (4C's) provides training, resources and support to unincorporated County residents who would like to become a licensed in-home childcare provider. The classes include business practices, health and safety and how to create a high-quality learning environment for children. Classes are available in English, Spanish and Mandarin.
- Provide 36 entrepreneurs and 6 new vendors a new community kitchen space in the Ashland Community Kitchen project funded by CDBG.

## Eliminate Poverty/Hunger



- Continue outreach to K-12 schools and other community events to promote agriculture through the Ag in the Classroom Program.
- Continue to protect and promote local, sustainable food production systems and opportunities through certified farmers' markets and producers, pest exclusion, and pesticide safety compliance.
- Promote Food and nutrition literacy among the public through workshops and outreach.
- Promote healthy food access and lifestyle practices through educational programming on food and agriculture, such as food growing/production, processing, consumption, safe food handling in the home, and consumer education.

## Crime Free County



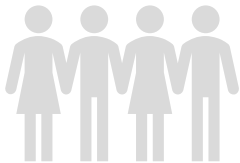
- Continue and expand provision of interim and permanent housing solutions for those reentering the community from jail or prison who are at-risk of or currently experiencing homelessness or a housing crisis.

## Accessible Infrastructure



- Convert pest detection management program to electronic data management and mapping systems.
- Develop agricultural Geographic Information Systems (GIS) data resources to identify sensitive sites for bees, endangered species habitat and invasive pest outbreaks.
- Implement the architectural design contract for a new San Lorenzo Fire Station in partnership with Fire and GSA
- Continue updating of the permit application tracking system to include an online citizen-web portal so community members may access the latest planning and zoning permit information.
- Transition land use development review process towards primarily electronic submittals, review, and approvals.

## Thriving & Resilient Population



- Promote and protect local agricultural productions to ensure a viable agricultural economy and protect working landscapes, which contributes to the well-being and natural resources to the entire community.
- Promote healthy food access by certifying farmers' markets and working with local farmers.
- Ensure that consumers are charged the prices posted for items purchased at retail business using point of sale (scanner) terminals.

## Safe & Livable Communities



- Randomly sample certified organic commodities to ensure they are free of conventional pesticides.
- Investigate incidents and complaints related to antimicrobials, sanitizers, and pesticides for environmental effects, human health, and property damage.
- Provide financial and technical assistance to property owners to complete lead hazard repairs in low-income housing units occupied by or made available to families with young children.
- Provide lead hazard abatement education and supplies during renovations to County Service Area property owners of pre-1978 housing units.

## Healthy Environment



- Protect natural resources and municipal infrastructure, with noxious weed and vertebrate pest management programs.
- Deploy the Canine Detection Team to perform parcel inspections to aid in keeping invasive, noxious pests and diseases out of Alameda County.
- Certify pesticide applicators, register pest control companies, issue restricted material permits, inspect pesticide applications, and take appropriate enforcement actions against pesticide misuse violators.
- Implement new regulatory requirements related to pesticide applications in the vicinity of schools and daycare centers.
- Promote and protect bee colonies for strength and health to ensure effective pollination.
- Continue to implement pest management programs to ensure sustainability and food production.
- Continue work to consider potential amendments to Measure D for a March 2022 ballot measure.
- Complete the “Cooling Our Communities” program in coordination with Public Health Department and GSA-Sustainability Department, a project to educate residents of Ashland and Cherryland about extreme heat events and provide shade trees utilizing a grant from the Coastal Conservancy.
- Initiate preparation of an environmental justice element in compliance with Senate Bill 1000.
- Implement the County’s Tobacco Retail License ordinance to improve the health of the residents of unincorporated Alameda County and reduce the number of new tobacco users by reducing eliminating the availability of flavored tobacco products, and electronic smoking devices and tobacco paraphernalia.
- Initiate state mandated amendments to the Safety Element of the general plan to address adaptation, resilience, and wildfire hazards.
- Provide minor home repair services to increase accessibility and improve the lives of residents living in substandard housing by promoting healthy homes, aging in place, and accessibility.
- Promote awareness and increase community capacity for healthy homes measures through community outreach, partnerships, education and media.
- Provide education and training in Lead Safety Work Practices to code enforcement officers, property owners, maintenance workers, and housing and building officials.
- Enhance urban ecosystem-natural resource education including improved urban forest, soils and storm-water management.
- Promote Integrated Pest Management (IPM) practices in urban and rural areas for enhanced pest management, detection and safe pesticide use practices.
- Provide direct support to agricultural producers to promote sustainability and economic vitality.

## Prosperous & Vibrant Economy



- Work with state partners to implement, educate and enforce invasive and exotic pest quarantines.
- Continue to deploy and inspect insect traps for exotic fruit flies and other pests.
- Certify export commodities that meet the standards of importing countries.
- Complete Resource Conservation, Open Space, and Agriculture General Plan Elements and work with Ag Advisory Committee to develop Ag Tourism Program.
- Complete ordinance amendments and procedure changes to implement recent state housing legislation.
- Complete implementation of the Castro Valley General Plan, including rezonings and necessary General Plan amendments.
- Continue the update of the Castro Valley Central Business District Specific Plan.
- Continue to facilitate new development within the Ashland Cherryland Business District Specific Plan area through a series of amendments, providing flexibility to decision-makers such as the Planning Commission and Board of Supervisors.
- Provide and promote COVID-19 business recovery services to small businesses.
- Provide business attraction, expansion and retention services.
- Engage in public/private partnerships that create new catalyst development projects that support community needs.
- Support commercial beautification through the provision of seasonal street banners, graffiti abatement, and a façade improvement program.
- Build business capacity and support entrepreneurs through provision of small business workshops, one-on-one business counseling and four food business training programs.
- Promote community identity through banners, wayfinding signage, and events.
- Engage in new economic development efforts in East County.
- Implement the Open for Business working group strategies to make unincorporated Alameda County more business-friendly, including the new Permit Coach program and the creation of Quick Permits in response to COVID-19.
- Enter into a Disposition and Development Agreement for the reuse and renovation of the Lorenzo Theater after fire renovation work is complete.



## Collaboration



- Collaborate with state and local partners to ensure a vibrant legal cannabis industry.
- Collaborate with state, other agencies, and stakeholders to build a robust Industrial Hemp program to facilitate this new industry.
- Conduct continuing education for pesticide handlers to reduce pesticide incidents.
- Collaborate with local and regional code enforcement agencies on lead-safe work practices.
- Participate in County efforts to address unhealthy housing conditions in shared rental housing for extremely low-income residents.
- Collaborate with local compliance agencies for property owner compliance and conduct lead testing of spices from a variety of stores in Alameda County.
- Interface with tenant advocacy, landlords, building inspection, and code enforcement organizations to advance best practices for safe and healthy housing in tenant protections and rental inspection policies.

## Equity



- Promote urban agriculture, certified farmers' markets, and agricultural awareness to provide access to safe and nutritional food for all.
- Ensure equity in the marketplace by inspection of all commercial weighing and measuring devices.
- Review work performed by service agents selling, renting, installing, servicing, or repairing commercial devices.
- Manage redistricting program for the Alameda County supervisorial districts.
- Collaborate with Public Health Department to implement an ordinance prohibiting smoking in multi-unit buildings

## Fiscal Stewardship



- Finalize and implement plan for Lead Paint Abatement Settlement to enhance and expand lead poisoning prevention and lead hazard control.
- Oversee offsite infrastructure construction for hotel development in Dublin
- Continue to market remaining County owned properties in Dublin.
- Advance billboard relocation and reduction efforts consistent with adopted Ordinance requirements to achieve billboard reductions and new revenue.
- Enforce the accuracy of gas pumps, retail scales, electric meters, and any other commercial weighing or measuring device through testing and certification.
- Audit establishments licensed to weigh-scales.
- Inspect retail packages to verify contents are the correct quantity, weight or volume.

## Innovation



- Seek out new technology and techniques to improve testing the accuracy of commercial devices to ensure equity for consumers.
- Improve current data collection programs to provide complete and accurate information to improve efficiencies.
- Approve solar projects with battery storage as next gen solutions to renewable energy development.

## Access



- Initiate update of the Community Climate Action Plan.
- Continue to implement pest management programs to ensure sustainable ecology and food production.

## Sustainability



- Implement Agriculture/Weights & Measures online payments and mobile Point of Sale to make it easier for customers to pay fees.
- Continue to provide information on locations and times of Certified Farmers' Markets in Alameda County to facilitate residents' access to fresh produce for residents to obtain access to fresh produce.

### **Reduced Medi-Cal Reimbursements Due to Changing Demographics**

- Fewer resources for medical and public outreach will allow more children and workers to be potentially exposed to lead due to reduced lead safety education, training, and access to services.

### **Limited Funding for Healthy Housing Assessments and Interventions**

- The HUD Lead Hazard Control Grant includes funding for minor non-lead health and safety repairs for participating units, but there is a lack of funding from any source for stand-alone healthy housing assessments and interventions. Many homes have asthma triggers, trip and fall hazards, and other healthy housing deficiencies that may result in injury, illness and poor quality of life for Alameda County residents.



## HUMAN IMPACTS

### **Projected Impacts for Reduction in High Risk Pest Detection, Glassy Winged Sharpshooter, and Exotic Pest Detection Trapping and Pesticide Enforcement Program Funding**

- Agricultural producers and both private and public property owners would see an increase in pest activity which will likely lead to increases in pesticide use, reduction in agricultural commodities produced, and an increase in negative environmental pressures.
- Private homeowners may increase pesticide use, in an effort to reduce impacts from invasive pests that damage fruits trees, ornamentals, and other plants in backyards, and can also impact other natural resources.

### **Possible Impacts from changes in technology and the marketplace**

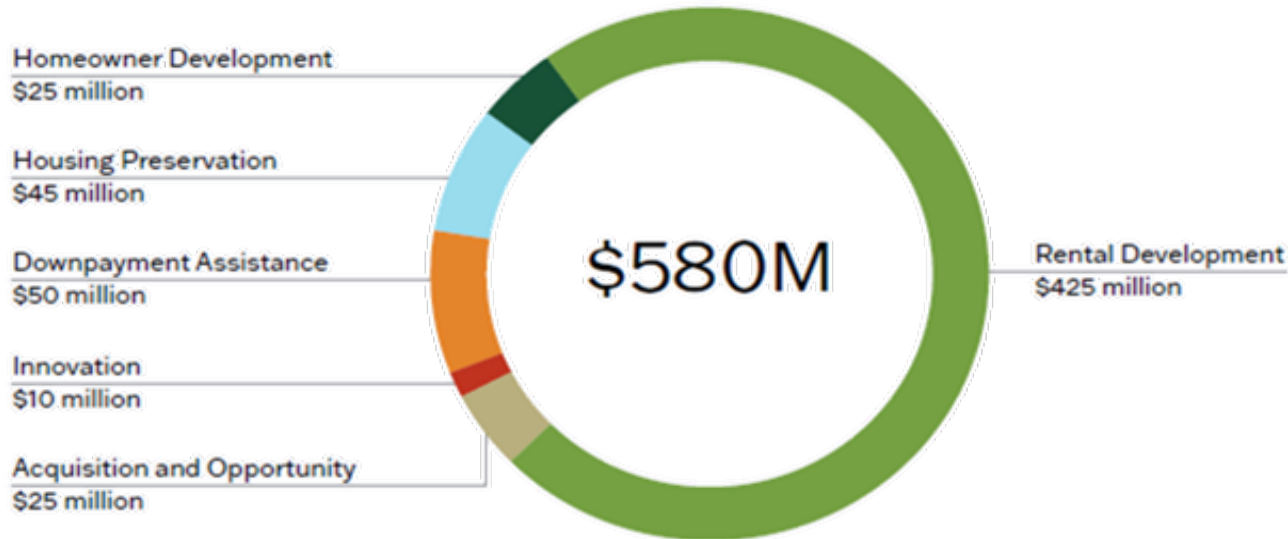
- Weights and Measures program will eventually require purchasing additional testing equipment for new devices that may require inspections in the future e.g., electrical vehicle charging stations and hydrogen fuel meters.
- Program services that have older testing equipment that are in need of replacement may not get replaced if overall funding levels continue to be reduced; this could compromise the ability to determine the accuracy of prices charged to consumers.



## Measure A1 Overview and Implementation Status

First Issuance: \$240M (March 2018)

### Measure A1 Funding by Program



## 2,865 of 3,800

UNITS SUPPORTED WITH MEASURE A1 FUNDS TO-DATE  
JANUARY 2017 - DECEMBER 2020



\$341 million of Measure A1 funds have been committed to housing programs that have created jobs, housing units, and community benefits across the County.



# QUESTIONS?



ALAMEDA COUNTY  
**Community Development Agency**