



City Council Agenda Item

City Council Meeting Date: January 19, 2021

TO: Jim Throop, City Manager

FROM: Christie Alarcon, Community Development Director
c_alarcon@ci.lompoc.ca.us

SUBJECT: Letter of Support – Housing Authority of Santa Barbara County Conversion of Rental Housing Units from Public Housing to Project Based Voucher Assisted Units

Recommendation:

Staff recommends the City Council review and discuss signing a letter (Attachment 1) supporting the conversion of Public Housing rental units to Project Based Voucher assisted units, per a request from the Housing Authority of the Santa Barbara County (Attachment 2).

Background:

The Housing Authority owns nine affordable housing rental units within the City of Lompoc located at the following addresses, which are part of the Housing Authority's Public Housing inventory:

- 810 North L Street
- 818 North L Street
- 909 North L Street
- 911 North L Street
- 802 North M Street
- 909 North M Street
- 914 North N Street
- 925 North N Street
- 914 North O Street

The Housing Authority is pursuing an opportunity to reposition the assets out of Public Housing, but maintain them as affordable housing under the Housing Choice Voucher Program. This is an opportunity available through the U.S. Department of Housing and Urban Development (HUD) program known as the Rental Assistance Demonstration Program (RAD).

Discussion:

On December 11, 2020, the City Manager received a request for confirmation of local jurisdiction support signed by the Mayor with regards to nine affordable rental housing units within the City they wish to convert from Public Housing to Project Based Voucher assisted units. This will require disposition of the units from Housing Authority ownership to a not-for-profit housing provider, Surf Development.

There are three main reasons for supporting the conversion:

1. The Project Based Vouchers will provide an increase of funding over the Public Housing Program. This will provide for additional operational funding to address any deferred maintenance and to continue maintenance at an adequate level;
2. The vouchers will provide a more stable source of funding as opposed to the Public Housing Program which can be impacted by congressional reductions to appropriations; and
3. The Voucher Program is less administratively burdensome than the Public Housing Program.

There will be no impact to the existing tenants. Any questions or concerns tenants may have had were addressed during a required resident meeting (Attachment 3).

Fiscal Impact:

There is no fiscal impact.

Conclusion

Execution of the letter of support will support the Housing Authority in their efforts to continue to offer well maintained affordable housing to Lompoc residents.

APPROVED FOR SUBMITTAL TO THE CITY MANAGER:

Christie Alarcon, Community Development Director

APPROVED FOR SUBMITTAL TO THE CITY COUNCIL:

Jim Throop, City Manager

- Attachments: 1) Letter of Support
2) Request from Housing Authority
3) Resident Meeting Minutes from 7/9/2020