



Kriss Worthington

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WORKSESSION

December 1, 2015

(Continued from October 27, 2015)

To: Honorable Mayor and Members of the City Council
 From: Councilmember Kriss Worthington

Subject: Match All National Housing Trust Fund Grants Awarded to Recipient Projects in Berkeley

RECOMMENDATION:

Adopt a Resolution to match all National Housing Trust Fund (NHTF) grants awarded to recipient projects in Berkeley.

BACKGROUND:

In 2005, the Berkeley City Council voted unanimously to support the establishment of a NHTF. According to recent developments at the U.S. Department of Housing and Urban Development, 2016 will be the first time that money from the NHTF will be made available.

Rent in Berkeley and California are increasingly unaffordable and have been at an unprecedented high level for several years. According to Zillow, an online housing resource, the median rent for a two-bedroom home or apartment is \$3,526.

The National Low Income Housing Coalition published a report indicating that there are 1,246,788 million extremely low income renter households in California whose income is \$20,400 or less for a family of four. In addition, 80% of extremely low income renter households in California pay more than half of their incomes for rent.

Considering the seriousness of the local and statewide affordable housing crisis, it is imperative that the City of Berkeley act immediately to make a commitment to match monies it receives when the National Housing Trust Fund releases funding.

ENVIROMENTAL SUSTAINABILITY:

Consistent with our Climate Action Plan.

FINANCIAL IMPLICATIONS:

Unknown.

CONTACT PERSON:

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Attachments:

1. Resolution

RESOLUTION NO. ##,###-N.S.

ESTABLISH LOCAL MATCH COMMITMENT TO THE NATIONAL HOUSING TRUST FUND

WHEREAS, “Stable housing is the foundation upon which people build their lives – absent a safe, decent and affordable place to live, it is next to impossible to achieve good health, positive educational outcomes, or reach one’s economic potential.” (U.S. Interagency Council on Homelessness, *Opening Doors: Federal Strategic Plan to Prevent and End Homelessness*. 2010); and

WHEREAS, there are 1,246,788 extremely low income renter households in California whose income is \$20,400 or less for a family of four; and

WHEREAS, 80% of extremely low income renter households in California pay more than half of their incomes for rent; and

WHEREAS, fair market rent for a two-bedroom apartment in Berkeley is \$3,526 per month; and

WHEREAS, there is a shortage of 981,745 homes that are affordable and available for extremely low income renter households in California; and

WHEREAS, this shortage of homes that are affordable and available for extremely low income renter households is the primary cause of homelessness in our community; and

WHEREAS, Congress established the National Housing Trust Fund as a dedicated fund intended to provide revenue to build, preserve, rehabilitate and operate housing for people with the lowest incomes, including people who are homeless; and

WHEREAS, the National Housing Trust Fund will distribute its first funding allocation in early 2016; and

WHEREAS, the State of California has designated the California Housing and Community Development Department to develop the state’s Allocation Plan for National Housing Trust Fund dollars; and

WHEREAS, California’s Allocation Plan is required to give priority to projects based on six criteria, one of which is the extent to which a project will use non-federal dollars.

NOW THEREFORE, BE IT RESOLVED by the Council of the City of Berkeley that the Council commits to match all National Housing Trust Fund grants awarded to recipient projects in Berkeley.