



City of Greenfield

599 El Camino Real
Greenfield, CA 93927

City Council Special Meeting Agenda June 29, 2020 5:00 P.M.

Mayor Lance Walker
Mayor Pro-Tem, Yanelly Martinez
Councilmembers
Angela M. Untalon
Andrew Tipton
Robert White

The Greenfield City Council will be conducting its regular meeting on June 29, 2020. Given the current Shelter-in-Place Order covering Monterey County and the Social Distance Guidelines issued by Federal, State, and Local Authorities, the City is implementing changes for attendance and public comment. The City Council meeting to be held on June 29, 2020 at 5:00 p.m. will only be accessible online. Please review the City's Attendance and Public Comments Changes Due to COVID-19 for further information.

PLEASE TURN OFF CELL PHONES AND PAGERS.

- A. **CALL TO ORDER**
- B. **ROLL CALL – CITY COUNCIL**
- C. **MOMENT OF SILENCE**
- D. **PLEDGE OF ALLEGIANCE**

**City Council Special Meeting Agenda
June 29, 2020**

E. PUBLIC COMMENTS FROM THE AUDIENCE REGARDING ITEMS ONLY ON THE AGENDA

This portion of the Agenda allows an individual the opportunity to address the Council on any items only on closed session, consent calendar, public hearings, and city council business. Under state regulation, **no action can be taken on non-agenda items, including issues raised under this agenda item.** Members of the public should be aware of this when addressing the Council regarding items not specifically referenced on the Agenda. **PLEASE NOTE:** Given the current Shelter-in-Place Order covering Monterey County and the Social Distance Guidelines issued by Federal, State, and Local Authorities, the City is implementing changes for attendance and public comment. Please review the City's Attendance and Public Comments Changes Due to COVID-19 for additional information. Please be further aware that all public comments must be submitted via email to the following email address: cityclerk@ci.greenfield.ca.us.

F. CITY COUNCIL BUSINESS

- F-1. ADOPTION of a Resolution of the City Council of the City of Greenfield Authorizing Application for, and Receipt of, Local Early Action Planning Grant Funds**
- a. Staff Report**
 - b. Public Comments**
 - c. City Council Comments / Review / Action**
- Staff Recommended Action/ Adopt Resolution #2020-47**

G. ADJOURNMENT

In compliance with the American With Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk at (831) 674-5591. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to the meeting (CFR 35.102-35.104 ADA Title II).

This agenda is duly posted outside City Hall and on the City of Greenfield web site.



City Council Memorandum

599 El Camino Real Greenfield CA 93937 831-674-5591
www.ci.greenfield.ca.us

DATE: June 26, 2020

AGENDA DATE: June 29, 2020

TO: Mayor and City Council

PREPARED BY: Paul Mugan, Community Development Director
Shaveta Sharma, Consulting Planner

TITLE: **ADOPTION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENFIELD, CALIFORNIA, AUTHORIZING APPLICATION FOR, AND RECEIPT OF, LOCAL EARLY ACTION PLANNING (LEAP) GRANTS PROGRAM FUNDS**

BACKGROUND AND ANALYSIS

Immediately after taking office in 2019, Governor Newsom tasked all cities and counties to do their part to address housing-affordability throughout the state. In his 2019-20 Budget Act, Governor Newsom included \$250 million to help local and regional governments prioritize planning activities that accelerate housing production. LEAP is the first of this funding to be released. LEAP grants provide funding to jurisdictions for the preparation and adoption of planning documents, process improvements that accelerate housing production, and facilitate compliance in implementing the sixth cycle of the regional housing need assessment, including staffing.

City staff has identified projects and programs that are eligible according to the guidelines set for the LEAP grant program by the State Housing and Community Development Department (State HCD). Elements of procurement and implementation include:

1. Updates to the City's Zoning Code (Title 17 of the City's Municipal Code) to ensure that the City's Zoning Code meets current standards, laws, and regulations, while addressing inefficiencies in the processing of applications;
2. Updates to the City's Subdivision Regulations (Title 16) to ensure that this title meets current standards, laws, and regulations;
3. Development of handouts on the Planning and Building Permit processes, as well as specific types of development, including design review applications and accessory dwellings;
4. Updates to GIS-based maps for Land Use, Zoning, and Unutilized and Under-Utilized Lands;
5. Mapping and record keeping on previously-approved Planned Developments (PDs), which have PD-specific development standards.

6. Additional training for staff on the City's new permit tracking system as well as best practices for application processing and customer service; and
7. Implementation of outstanding programs as identified in the City's Housing Element.

This is not a competitive application process. All indications from HCD are that if an application is made, the City will receive funding. The amount of grant funding awarded is tied to population. With the City's population of approximately 17,000, the amount that the City is eligible for is \$65,000. The deadline to submit an application is July 1, 2020.

FISCAL IMPACTS

Funding for preparation of the grant application is covered by currently-allocated staff time. The LEAP Program does not require a local financial commitment or "match" from local jurisdictions requesting grant funds. If the City is awarded the LEAP grant, \$65,000 in additional funding will be available, with this funding specifically earmarked for tasks and initiatives that would facilitate production of additional housing.

RECOMMENDATION

Staff recommends that the City Council adopt a resolution authorizing staff to submit a grant application to the State Department of Housing and Community Development for the Local Early Action Planning-Technical Assistance Grants Program.

PROPOSED MOTION

I MOVE TO ADOPT RESOLUTION 2020-47, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENFIELD, CALIFORNIA, AUTHORIZING APPLICATION FOR, AND RECEIPT OF, LOCAL EARLY ACTION PLANNING GRANTS FUNDS

**CITY OF GREENFIELD CITY COUNCIL
RESOLUTION NO. 2020-47**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
GREENFIELD, CALIFORNIA, AUTHORIZING APPLICATION FOR,
AND RECEIPT OF, LOCAL EARLY ACTION PLANNING GRANT
FUNDS**

WHEREAS, pursuant to Health and Safety Code 50515 et. Seq, the Department of Housing and Community Development (Department) is authorized to issue a Notice of Funding Availability (NOFA) as part of the Local Government Planning Support Grants Program (hereinafter referred to by the Department as the Local Early Action Planning Grants program or LEAP); and

WHEREAS, the City Council of Greenfield desires to submit a LEAP grant application package (“Application”), on the forms provided by the Department, for approval of grant funding for projects that assist in the preparation and adoption of planning documents and process improvements that accelerate housing production and facilitate compliance to implement the sixth cycle of the regional housing need assessment; and

WHEREAS, the Department has issued a NOFA and Application on January 27, 2020 in the amount of \$119,040,000 for assistance to all California Jurisdictions;

NOW, THEREFORE, BE IT HEREBY RESOLVED by the City Council of the City of Greenfield as follows:

SECTION 1. The City Manager is hereby authorized and directed to apply for and submit to the Department the Application package;

SECTION 2. In connection with the LEAP grant, if the Application is approved by the Department, the City Manager of the City of Greenfield is authorized to submit the Application, enter into, execute, and deliver on behalf of the Applicant, a State of California Agreement (Standard Agreement) for the amount of \$65,000, and any and all other documents required or deemed necessary or appropriate to evidence and secure the LEAP grant, the Applicant’s obligations related thereto, and all amendments thereto; and

SECTION 3. The Applicant shall be subject to the terms and conditions as specified in the NOFA, and the Standard Agreement provided by the Department after approval. The Application and any and all accompanying documents are incorporated in full as part of the Standard Agreement. Any and all activities funded, information provided, and timelines represented in the Application will be enforceable through the fully executed Standard Agreement. Pursuant to the NOFA and in conjunction with the terms of the Standard Agreement, the Applicant hereby agrees to use the funds for eligible uses and allowable expenditures in the manner presented and specifically identified in the approved Application.

PASSED AND ADOPTED by the City Council of the City of Greenfield at a special public meeting of the City Council held on the 29th day of June 2020, by the following vote:

AYES, and all in favor, therefore, Councilmembers:

NOES, Councilmembers:

ABSENT, Councilmembers:

Lance Walker, Mayor

Attest:

Ann F. Rathbun, City Clerk

CERTIFICATION

I do hereby certify that the foregoing is a full, true, and correct copy of a resolution duly and regularly adopted at a special meeting of the City of Greenfield City Council held on June 29, 2020.

Ann F. Rathbun, City Clerk

(seal)