

CDBG Grant Public Hearing
Tuesday, February 20, 2024 @5:30 p.m.
Tehama County Board Chambers

5:30 p.m.

Public meeting opened by Administrative Services Director Dava Kohlman. Introduced Grant Administrator Lorie Adams of Adams Ashby Group.

Lorie Adams gave an overview of the public notice outreach efforts.

Lorie Adams gave an overview of the purpose of the hearing, the outreach performed, CDBG purpose and national objectives, funding limits for the 2023 NOFA, Amendment #1 and a high-level overview of the proposed project for the funds. This project houses multiple divisions of the County that serve target populations of low to moderate income. The complex includes several divisions of the Health Services Agency, Probation Department, Juvenile Justice Center, Agriculture and Animal Care, and Ag Extension.

Administrative Analyst/ADA Coordinator Tom Provine gave a more detailed overview of the proposed project. This project will include the complete repaving of the parking lot at the Walnut Street Complex which will include Americans with Disabilities (ADA) improvements to the parking lot and sidewalks within the complex. Project has been on the list of needs for several years due to ADA complaints. Engineering was completed in 2019 but there has not been funds identified to proceed.

Lorie Adams continued to provide a detailed overview of all eligible categories for future consideration and planning. These categories include Housing, Public Improvements, Community Facilities, Public Services, Planning and Technical Assistance, Native America/Colonia, and Economic Development.

Public Participant Candy Carlson asked if electric services included under Public Improvements included solar. Lorie Adams responded that it could be considered under housing rehabilitation programs.

Candy Carlson asked if the small business grants also included non-profits. Lorie Adams responded that non-profits were not eligible under this grant program.

Lorie Adams announced that the County is in compliance with local housing element.

Lorie Adams discussed the Residential Anti-Displacement and Relocation Assistance Plan which the County is required to adopt. This is required by Federal regulation and will be brought to Board for approval at a future meeting.

Lorie Adams reviewed the importance of Furthering Fair Housing efforts as a part of the CDBG platform and provided handouts with information on Fair Housing Resources in English and Spanish.

Lorie Adams completed the presentation and opened the meeting to comments and input from the public.

Public Participant John Leach talked about the community of Gerber and their need for water infrastructure and their inability to pay for it. Lorie Adams responded that we would need to check for eligibility and then potentially proceed with a planning grant.

Lorie Adams provided more information related to the types of qualifications for projects related to Low-Moderate Income Area and Low-Moderate Income Clients as well as job creation and other types of national objectives and how these are based on the type of project or program being considered.

Public Participant Candy Carlson asked about training facilities for the trades and the arts. Tehama County is having difficulty filling positions and she would like to have a program to get people trained for well paying jobs.

Candy Carlson discussed housing assistance for low-income families such as forgivable or low-interest loans.

Candy Carlson discussed infrastructure that would allow manufacturing or other businesses to relocate to Tehama County. Lorie Adams responded that economic development studies can determine the best ways to market our community and identify the deficiencies.

Candy Carlson discussed the large number of people on septic systems. There is a project going on in the Antelope area but there are other needs in the County.

Candy Carlson asked if roads are included as an eligible use. Lorie Adams responded that roads are “tricky”. Road maintenance is not allowable, and it would need to be a complete replacement. It cannot be an arterial street that serves everybody because there must be a direct tie to the targeted low-to-moderate income population. Projects are possible as long as they are narrowly tailored to the target population.

Public Participant Orepa Mamea asked where the funds come from and how are they allocated to the County. Lorie Adams gave an overview of funds allocated by Congress and how they get directed to cities and counties. She also gave an overview of competitive grants versus the Over-the-Counter grants. OTC grants must go out to bid within 90 days.

Candy Carlson asked who is eligible for these funds. Lorie Adams responded that it’s based on the size of the community. Eligible applicants are cities, counties, and municipalities.

Orepa Mamea asked if we get the entire \$3.3 million. Lorie Adams responded that we submit a budget and the award is based on that. Tom Provine advised that we are still waiting for an updated budget estimate from the engineers for the current proposed project.

Candy Carlson asked a question on the homeless. City of Red Bluff is currently discussing closing a park. She asked if there is funding available for park clean up. She also asked if it could be used for small trailers or tiny houses for the homeless. Lorie Adams responded that trailers would be more appropriate for ESG grants. There may be issues with tiny houses/trailers with the CDBG

funds because they cannot be moveable. CDBG grants may be able to provide operational support for homeless efforts. Gift cards and gas cards are not eligible although care packages may be.

Public Participant Apple Bob requested projects for the community of Manton. He said they had no power for several hours. Manton needs a cell tower like Rancho Tehama got. They need a fire emergency siren to ward people of an emergency. They have no phone or internet.

There was a discussion about Sky View Water District. They were included in the 2018 CDBG grant as a planning and technical assistance grant. Lorie Adams has been working with them for several years to get them to a place to apply for the CDBG funds. Sky View is applying for multiple grants to address their water delivery issues. Sky View Water District was the project that staff planned to bring forward for the current round of funding but it was determined that they were not shovel-ready and would wait until the next round.

Candy Carlson discussed water infrastructure with wells going dry and asked if funds can pay for a study. Lorie Adams responded that it would depend on the residents served and it could not pay for private systems.

Candy Carlson asked if there were other creative projects from other communities. Lorie Adams gave the following examples:

- Fire Districts: Upgrading and expanding facilities, new facilities, replacing aging trucks, assistance to help address new COVID protocols.
- Using Public Service category for recreation programs; scholarship programs for the low income.
- Senior Citizen Programs such as Meals on Wheels.

Candy Carlson asked about the Sheriff's Department and the jail. Lorie Adams responded that these are general government and not eligible; however, there may be funds for services for persons exiting jail in efforts to reduce recidivism.

6:37 p.m.

There were no further questions or public comments and the meeting was closed.