ESPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT STATE CRAIN IMANGEMENT STATE CRAIN IMANGEMENT State CRAIN IMANGEMENT Seramento, CA 9333 PLRASOMGHCD.CA.GOV PERMANENT LOCAL HOUSING ALLOCATION (PLHA) PROGRAM Annual Report Cover Page Last Revised: 06/28/2022 MCD Contract Number: 20-PLP4-15094 Local Government (Contractor Neurone Internet Monthly Seramento Housing and Redevelopment Agency									
Preparer Name:	Vickie Smith		Preparer Title:	Sr. Management Analyst					
Preparer Email:	ysmith@shra.org		Preparer Phone Number:						
			Allocation Type Pursuant to						
Reporting Period:	July 1, 2021- June 30, 2022, Due July 31, 20)22	Guidelines Articles III and IV	Formula					
Was an application submitted on behalf of the Local Government by a delegated entity to administer on its behalf? See Guidelines §300(c)(d) Name of Administering Local Government, Local Housing Trust Fund, or Regional Housing Trust Fund:	Yes City of Sacramento								
or Regional Housing Trust Fund.		Allocation	Summary						
		of the current reporting year and found in Ex	chibit E of the fully executed Standard Agreeme						
2019 Allocation	2020 Allocation	2021 Allocation	2022 Allocation	2023 Allocation	Total Allocation				
\$2,357,067.00	\$3,663,612.00	\$0.00	\$0.00	\$0.00	\$6,020,679.00				
Amount of 2019 allocation that will be used for AOWH (See §303(e))	Amount of 2020 allocation that will be used for AOWH (See §303(e))	Amount of 2021 allocation that will be used for AOWH (See §303(e))	Amount of 2022 allocation that will be used for AOWH (See §303(e))	Amount of 2023 allocation that will be used for AOWH (See §303(e))	Total of Planned AOWH				
\$471,415.40	\$732,722.40	\$0.00	\$0.00	\$0.00	\$1,204,137.80				
		Disburseme	ent Summary						
		date (through June 30th of the reporting year	r). If an award year has not been disbursed, ple						
2019 Allocation Disbursed:	2020 Allocation Disbursed:	2021 Allocation Disbursed:	2022 Allocation Disbursed:	2023 Allocation Disbursed:	Total Disbursed				
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Amount of 2019 disbursements used for AOWH (See §303(e))	Amount of 2020 disbursements used for AOWH (See §303(e))	Amount of 2021 disbursements used for AOWH (See §303(e))	Amount of 2022 disbursements used for AOWH (See §303(e))	Amount of 2023 disbursements used for AOWH (See §303(e))	Total of Disbursed AOWH				
\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
30.00	30.00			30.00	\$0.00				
If an allocation year h	as not yet been awarded (evidenced by a full	Please enter the awarded allocation am y executed Standard Agreement or subsequ	vity Summary ount (in dollars) for each year by activity. ent fully executed amendments to the Standard	Agreement), please leave "\$0.00" in the con	responding column.				
Activity	2019 Allocation Amount	2020 Allocation Amount	een awarded, but not yet been disbursed, pleas 2021 Allocation Amount	2022 Allocation Amount	2023 Allocation Amount				
Activity 1: §301(a)(1)	Per Activity \$1,767,800.25	Per Activity \$2,747,709.00	Per Activity \$0.00	Per Activity \$0.00	Per Activity \$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in	sed in Not Yet Disbursed Not Yet Disbursed		Please Select One	Please Select One	Please Select One				
the 2021 reporting year, select 2021).									
Activity 2: §301(a)(2) Reporting year in which funds were disbursed	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
(e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Please Select One	Please Select One	Please Select One	Please Select One	Please Select One				
<u>Activity 3: §301(a)(3)</u>	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Please Select One	Please Select One	Please Select One	Please Select One	Please Select One				
Activity 4: §301(a)(4)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Please Select One	Please Select One	Please Select One	Please Select One	Please Select One				
Activity 5: §301(a)(5)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Please Select One	Please Select One	Please Select One	Please Select One	Please Select One				
Activity 6: §301(a)(6)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Please Select One	Please Select One	Please Select One	Please Select One	Please Select One				
Activity 7: §301(a)(7)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Please Select One	Please Select One	Please Select One	Please Select One	Please Select One				
Activity 8: §301(a)(8)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Please Select One	Please Select One	Please Select One	Please Select One	Please Select One				
Activity 9: §301(a)(9)	\$471,415.40	\$732,722.40	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Not Yet Disbursed	Not Yet Disbursed	Please Select One	Please Select One	Please Select One				
Activity 10: §301(a)(10)	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021).	Please Select One	Please Select One	Please Select One	Please Select One	Please Select One				
<u>Admin: §301(b)</u>	\$117,851.35	\$183, 180.60	\$0.00	\$0.00	\$0.00				
Reporting year in which funds were disbursed (e.g. if you requested your 2019 allocation in the 2021 reporting year, select 2021). Total:	Not Yet Disbursed	Not Yet Disbursed	Please Select One	Please Select One	Please Select One				
(must match Allocation Summary from row 16)	\$2,357,067.00	\$3,663,612.00	\$0.00	\$0.00	\$0.00				

PERMANENT LOCAL HOUSING ALLOCATION (PLHA) PROGRAM Annual Report Narrative Summary									
1. Please describe any issues or barriers you encountered in securing required entitlements, permits, zoning changes, and environmental clearances as applicable.									
none									
2. Please describe the targeted beneficiaries of yo	ur project including	services to be provided.							
	dian income. Service	s to be provided include housing and full case management which includes ment- etermined by management.	al health, substance abuse, counseling,						
3. Please describe any proposed amendment(s) to	the approved Activi	ties and schedule (pursuant to Guidelines Section 503(b))							
Staff preparing an amedment to downpayment assista									
		g in this reporting period and how revenue was generated (e.g. loan repaym termined. (pursuant to Guidelines Section 302 (8))	ents, interest, fees). Please provide a						
4a. Program Income Earned this reporting period:	none	4b. Approximate Number of Households to be assisted with this period's Reuse Revenue:	na						
4c. Current Balance of Reuse Revenue:	none								
5. Please share any success stories you've had fro Optional: Grantees may sent attachments and photos to Pl		jects							
Closed escrow on initial project which is Central Sacramento S 6. If your five-year plan includes any of the followin If AOWH is not applicable (e.g. if your plan only in 100% of the downpayment assitance grant is targeted to AOW	ng activities: 2, 3, 4, cludes activities 1, 5	, 7, 8, 9, or 10, explain how you are targeting 20% of your allocation toward a	AOWH. See Guidelines §303(e)						

PERMANENT LOCAL HOUSING ALLOCATION (PLHA) PROGRAM Annual Report										
#NAME? rstructions: Enter the total amount of PLHA funds expended on Administrative Costs to date in cell F8. Use the table below to provide detail on project sites receiving PLHA funding. All projects must be given a unique identifying name in column to be referenced on subsequent Activity and Outcome pages. Responses should reflect all annual PLHA funds expended or committed to date.										
Local Government or Administering Local Entity:	#NAME?		20-PLHA-15094	Reporting Period:	July 1, 2021- June 30, 2022, Due J	uly 31, 2022				
Total Amount of PLHA Funds Awarded:	Total Amount of PLHA Funds Committed:	Total Amount of PLHA Funds Not Yet Committed	Percentage of Funds Committed	Total Amount of Program Funds Expended on Activity Costs to Date	Amount Spent on Administrative Expenses to Date:	Percentage of Funds Expended on Administrative Expenses:	Balance of Unexpended PLHA Funds	% of Unexpended PLHA Funds		
\$6,020,679.00	\$4,515,509.25	\$1,505,169.75	0.00%	\$0.00	\$0.00	0.00%	\$6,020,679.00	100.00%		
Project(s) Name/Identifier	Project Address Street, City, Zip	Project County Please select one	Activities Please select all that apply Refer to Cover Sheet or Guidelines 301 (a) and 401 (a) for Activity references	Total Amount of Program Funds Committed (all allocation years to date)	Amount of Program Funds Expended on activity costs	Length of Affordability Restriction (in years), if applicable	Date of Affordability Covenant Expiration, if applicable	Total Cost of Project (include non-PLHA funds)		
Central Sac Studios	1100 H Street Sacramento CA 95814	Sacramento County	Activity 1	\$1,767,800.25	\$0.00	55	12/1/2077	\$32,000,000.00		
Mirasol D	1200 Richards Bivd Sacramento CA 95814	Sacramento County	Activity 1	\$2,747,709.00	\$0.00	55	3/1/2078	\$17,000,000.00		
Downpayment Assistance	na	Sacramento County	Activity 9	\$0.00	\$0.00	na	na	na		
Projects Total		l	l	\$4,515,509.25	\$0.00		L	\$49,000,000.00		
Formula Activity Reference Competitive Activity Reference										

ctivity 2 Competitive: 5401(a)(2) Assistance to persons who are experiencing or At risk of homelessness, including, but not limited to, rough rapid rehousing, or renal assistance, supportive services, and case management services, that allow people to obtain and retain ousing, operating and capital costs for mavigation centers, or new construction, rehabilitation, or preservation of permanent or transition tal housing.

Activity 1 Competitive: \$401(a)(1) Development of new multifamily rental housing that is Affordable to households at or below 60% of AMI or substantial rehabilitation of multifamily rental housing that will be Affordable to households at or below 60% of AMI, but which is not currently restricted a Affordable housing: Activity 1: \$301(a)(1) The predevelopment, development, acquisition, rehabilitation, and preservation of multifamily, residential live-work, rental housing that is Affordable to Extremely low, -Very low, Low, or Moderate income households, including necessary operating subsidies

Activity 2: §301(a)(2) The predevelopment, development, acquisition, rehabilitation, and preservation of Affordable rental and ownership Housing Including Accessory Owelling Units (ADUs), that meets the needs of a growing workforce earning up to 120% of AMI, or 150% of AMI in high-cost areas. ADUs shall be a for occupancy for a term of no less than 30 days.

tivity 3: §301(a)(3) Matching Portion of Funds placed into Local or Regional Housing Trust Funds

ctivity 4: §301(a)(4) Matching portions of funds available through the Low- and Moderate-Income Housing Asset Fund pursuant to subdivision (d) of HSC Section 14176

ctivity 5: §301(a)(5) Capitalized Reserves for Services connected to the preservation and creation of new Permanent supportive housing.

Activity 6: 5301(a)(d) Assisting persons who are experiencing or At risk of homelessness, including, but not limited to, providing rapid rehousing, rental assistance, supportive/case management services that allow people to dotain and retain housing, operating and capital costs for ravigation centers and emergency shelters, and here accossistical, multilations, and personational of parameterial transitional housing.

tivity 7: §301(a)(7) Accessibility modifications in Lower-income Owner-occupied housing.

ctivity 8: §301(a)(8) Efforts to acquire and rehabilitate foreclosed or vacant homes and apartments.

ctivity 9: §301(a)(9) Homeownership opportunities, including, but not limited to, down payment assistance

ctivity 10: §301(a)(10) Fiscal incentives made by a county to a city within the county to incentivize approval of one or more Affordable housing Projects, or matching and instead by a county in an Affordable housing development Project in a city within the county, provided that the city has made an equal or grater investment is bright. The county is an Affordable housing development Project in a city within the county, provided that the city has made an equal or grater investment be project. The county is an Affordable housing be constant to an to an affordable housing Project. Matching funds investments by both the ourly and the city also shall be a grant or low-interest data for a affordable housing project.

	PERMANENT LOCAL HOUSING ALLOCATION (PLHA) FUND														
	Activity 1 Outcomes														
	\$301(a)(1) The predevelopment, acquisition, retabilitation, and preservation of multifamily, residential live work, rental housing that is Alfordable to Externetly low, -Very low, - Law, or Moderate income households, inclusing necessary operating subsidies														
Contract Number	er: 20-PLHA-15094	Total Award for Activity:	\$4,515,509.25	% of Total PLHA Award:	75.00%	Amount Expended on Activity:	\$0.00	% of Activity Award Expended:	0.00%		Remaining Balance for Activity:	\$4,515,509.25		% of Activity Funds Remaining:	100.00%
General Project Information and Expenditure Breakdown											Househo	lds Served			
Project: (Select from Drop-Down)	Developer Name	Grant or Loan	Amount Expended on Predevelopment	Amount Expended on Construction/Development	Amount Expended on Acquisition	Amount Expended on Rehabilitation/Preservation	Amount Expended on Operating Subsidies	Total Number of Individuals to occupy project	Total Number of Households to occupy the project	Seniors (65 and older) to occupy project	Veterans to occupy project	Disabled Persons to occupy project	Families with Minor Children to occupy project	Transition-Aged Youth (ages 18-24) to occupy project	Farmworkers to occupy project
Central Sac Studios	Danco Communities	Low Interest Deferred Loan	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	tbd	tbd	tbd	tbd	tbd	tbd	tbd	tbd
Mirasol D	SHARP	Low Interest Deferred Loan	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	tbd	tbd	tbd	tbd	tbd	tbd	tbd	tbd
		Select One													
		Select One													
		Select One													
		Select One													
Tota	al:		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	0	0	0	0	0	0	0	0
					Unit	Details						Project Status and Evidence of Compliance			
Project	Total Number of Units in Project	Total Number of Units restricted for Affordability in Project	Type of Housing	Number of Units Receiving Operating Subsidy	Number of ADA Accessible Units Developed, Rehabilitated or Preserved	Number of Units Developed, Rehabilitated or Preserved for Formerly Homeless Individuals	Number of Extremely Low- Income Units Developed, Rehabilitated or Preserved (Max 30% AMI) {Per Guidelines 101(n)}:	Number of Very Low- Income Units Developed, Rehabilitated or Preserved (Max 50% AMI) (Per Guidelines 101(cc)):	Total Number of Units at or below 60% AMI Developed, Rehabilitated or Preserved	Number of Low(er)-Income Units Developed, Rehabilitated or Preserved (Max 80% AMI) {Per Guidelines 101(s)}:	Number of Moderate- Income Units Developed, Rehabilitated or Preserved (Max 120% AMI, or if in High Cost Area 150%) (Per Guidelines 101(t)):	Project Status	is Award Letter to Affordable Housing Project Attached?	Date of Project Completion (if applicable)	If Completed, is Certificate of Occupancy Attached?
Central Sac Studios	92	92	Multifamily Rental Housing	92	9	92	92	0	0	0	0	Predevelopment	N/A	2023	N/A
Mirasol D	115	115	Multifamily Rental Housing	115	20	47	47	47	43	25	0	Predevelopment	N/A	2023	N/A
			Select One									Select One			
			Select One									Select One	Select One		Select One
			Select One									Select One	Select One		Select One
			Select One									Select One	Select One		Select One
			Select One									Select One	Select One		Select One
Tota	al: 207	207		207	29	139	139	47	43	25	0				
	Additional Comments on Outcomes and Activity Expenditures														

PERMANENT LOCAL HOUSING ALLOCATION (PLHA) FUND Activity 9 Outcomes														
\$301(a)(9) Homeownership opportunities, including, but not limited to, down payment assistance														
Contract Number:	20-PLHA-15094	Total Award for Activity:	\$1,204,137.80	% of Total PLHA Award:	20.00%	Amount Expended on Activity:	\$0.00	% of Activity Award Expended:	0.00%	Remaining Balance for Activity:	\$1,204,137.80	% of Activity Funds Remaining:	100.00%	
Expenditure Breakdown							Households Served							
Project: (Select from Drop-Down)	Amount Expended on Down Payment Assistance	Amount Expended on Other Homeownership Opportunities		Other Homeownership Opport	unity Activities	Total Number of Households Assisted	Total Number of Individuals Assisted	Total Number of Seniors (65 and older) Assisted	Total Number of Veterans Assisted	Total Number of Disabled Persons Assisted	Total Number of Families with Minor Children Assisted	Total Number of Transition- Aged Youth (ages 18-24) Assisted	Total Number of Farmworkers Assisted	
Downpayment Assistance	\$0.00	\$0.00	na			0	0	0	0	0	0	0	0	
Total:	\$0.00	\$0.00				0	0	0	0	0	0	0	0	
			Unit I	Details				Project Status and Evidence of Compliance						
Project	Total Homeownership Units Assisted	Type of Housing	Number of Extremely Low- Income Households Assisted (Max 30% AMI) {Per Guidelines 101(n)}:	Number of Very Low-Income Households Assisted (Max 50% AMI) {Per Guidelines 101(cc)}:	Total Number of Households at or below 60% AMI Assisted	Number of Low(er)-Income Households Assisted (Max 80%AMI) {Per Guidelines 101(s)}:	Number of Moderate-Income Households Assisted (Max 120% AMI, or if in High Cost Area 150%) {Per Guidelines 101(t)}:	Is Deed Restriction Recorded?	Project Status	Are homeownership program policies attached?	Are proof of awards to homeowners attached?	Date of Project Completion (if applicable)	If Completed, is Certificate of Completion or Occupancy attached?	
Downpayment Assistance	0	Detached Single Family Home	0	0	0	0	0	N/A	Other - please explain in additional comments	Previously Submitted	N/A	na	N/A	
		Select One						Select One	Select One	Select One	Select One		Select One	
		Select One						Select One	Select One	Select One	Select One		Select One	
		Select One						Select One	Select One	Select One	Select One		Select One	
		Select One						Select One	Select One	Select One	Select One		Select One	
		Select One						Select One	Select One	Select One	Select One		Select One	
		Select One						Select One	Select One	Select One	Select One		Select One	
Total:	0		0	0	0	0	0							
Additional Comments on Outcomes and Activity Expenditures pending change to program eligibility to be submitted to HCD in August of 2022														

Grantee Name:	Sacramento Housing and Redevelopme	ent Agency	HCD Grant Number: 20-PLHA-15094						
Reporting Period:	July 1, 2021- June 30, 2022, Due July 31, 2022								
CERTIFICATION									
receipts will be for the purposes and object	tives set forth in the terms and conditions of me to criminal, civil or administrative penalt	of the State award. I ar	and accurate, and the expenditures, disbursements and cash n aware that any false, fictitious, or fraudulent information, or the tements, false claims or otherwise. (U.S. Code Title 18, Section						
Signature Method:	Certification by Printed Name								
Name of PLHA Administrator (per Guide	elines 503(b))	Title of PLHA Administrator							
Christine Weichert		Director of Development							
Signature of PLHA Administrator		Date							
Christine Weichert		7/15/22							
Signature Method:	Certification by Printed Name								
Name of Authorized Executive Official (City Manager, CFO, CEO or designee p	er Guidelines 503(b))	Title of Authorized Executive Official							
La Shelle Dozier		Executive Director							
Signature of Authorized Executive Offic	ial	Date							
La Shelle Dozier		7/15/22							