

**RESOLUTION NO. 2017-143**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ROHNERT PARK  
ENDORING THE ROHNERT PARK SENIOR CENTER ACCESSIBILITY  
IMPROVEMENTS FOR SUBMITTAL OF FY 2018-2019 COMMUNITY  
DEVELOPMENT BLOCK GRANT FUNDING APPLICATION**

**WHEREAS**, the Community Development Block Grant ("CDBG") program was created by the federal Housing and Community Development Acts of 1974 and 1987 to develop viable communities through the provision of decent housing, a suitable living environment and the expansion of economic opportunities, primarily for lower income persons; and

**WHEREAS**, City of Rohnert Park staff has identified the Rohnert Park Senior Center Accessibility Improvement Project ("Project"), as an eligible project which will "benefit persons within incomes not exceeding 80% of the area median income," "prevent or eliminate blighting influences and the deterioration of property and facilities," and "increase access to quality public and private facilities and services," in accordance with *Sonoma County Community Development Commission 2018-19 Funding Policies*; and

**WHEREAS**, City staff has prepared a grant application for the Fiscal Year 2018-2019 Sonoma County Community Development CDBG Program for the Project; and

**WHEREAS**, the Sonoma County Community Development Commission ("SCCDC") as the designated local administrative body for the CDBG Program requires that a municipality submitting a CDBG program funding application must include a City/Town Council Resolution endorsing the project for which CDBG funding is being pursued.

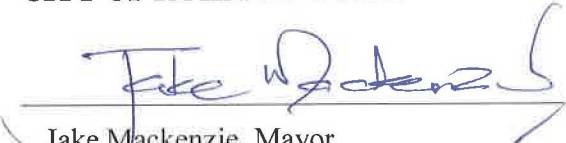
**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Rohnert Park that it does hereby endorse the Rohnert Park Senior Center Accessibility Improvement Project for a FY 2018-2019 Sonoma County Community Development CDBG funding request.

**BE IT FURTHER RESOLVED** that the City Council does hereby approve the attached CDBG funding application (Exhibit A) and authorizes the City Manager or his designee to submit the application in substantially similar form and adjust the funding request based on any new information that may be submitted prior to the decision of the Sonoma County Board of Supervisors.


**BE IT FURTHER RESOLVED** that the City Council does hereby delegate authority to the City Manager to approve and execute any Funding Agreement in relation to this CDBG grant application and any amendments thereto.

DULY AND REGULARLY ADOPTED this 12<sup>th</sup> day of December, 2017.

CITY OF ROHNERT PARK

  
Jake Mackenzie, Mayor

ATTEST:

  
Caitlin Saldanha, Deputy City Clerk

Attachment: Exhibit A

AHANOTU: Aye BELFORTE: Aye CALLINAN: Aye STAFFORD: Aye MACKENZIE: Aye  
AYES: ( 5 ) NOES: ( 0 ) ABSENT: ( 0 ) ABSTAIN: ( 0 )

**SONOMA COUNTY COMMUNITY  
DEVELOPMENT COMMISSION  
FUNDING APPLICATION: CAPITAL PROJECTS**

Please review the Notice of Funding Availability (NOFA), Application Guidelines, and the FY 2018–2019 Capital Projects and Economic Development Federal Funding Policies before submitting your application. All applications must meet the eligibility criteria found in the Funding Policies and the requirements set forth in the NOFA.

*This space reserved for CDC date and time stamp*

**Part 1: Applicant Information**

Legal name of organization:	City of Rohnert Park	
Organization's DUNS number:	021773106	
<b>Contact Information</b>		
Authorized Representative (City/Town Manager, Executive Director, or other):	Name, title:	Darrin Jenkins
	Phone:	(707) 588-2243
	Email:	djenkins@rpcity.org
Primary point of contact:	Name, title:	Eydie Tacata
	Phone:	(707) 588-2205
	Email:	etacata@rpcity.org
Organization is a:	<input type="checkbox"/> Non-profit organization <input type="checkbox"/> For-profit organization <input checked="" type="checkbox"/> Local government <input type="checkbox"/> Community Housing Development Organization (CHDO)	
Organization mailing address:	130 Avram Avenue, Rohnert Park, CA 94928	
Organization website:	www.rpcity.org	
<b>Organizational Capacity and Experience</b>		
Describe applicant's record of administrative and programmatic capacity using federal, state, local, and/or private grant funds, explaining any past issues or challenges administering grant funds.		
<p>The City of Rohnert Park possesses the necessary capacity to utilize federal and state grant funding, having several staff experienced in the use of CDBG funding as well as Federal transportation funding, public works contracting, and federal-aid project delivery. The City has received CDBG funding as a subrecipient to the Sonoma County Community Development Commission since 2000. In that time, the City has successfully completed 10 projects including ADA upgrades to sidewalk ramps and improvements to recreational facilities benefitting our lower-income neighborhoods. At present, the City has 3 projects in progress similarly targeting needed ADA improvements.</p>		

## Part 2: Project Description

### Brief Description of Project or Program

The description provided here will be incorporated into the staff reports provided to the Community Development Committee, Technical Advisory Committee, and/or the Board of Supervisors. Descriptions MUST BE 125 words or less. It will not be edited and will be truncated at 125 words. A longer project description may be attached (see Part 6, Attachments).

The Rohnert Park Senior Center ADA Improvements will remove barriers to accessibility and use within the Senior Center building, as well as access to the building from the adjacent parking lot. The project will address architectural features that leave inadequate maneuvering space and path-of-travel within the program areas, restrooms and corridors; placement of built-in elements and fixtures that create vertical clearance issues; lack of compliant signage; and non-compliant vertical grades and surfaces on ADA ramps, parking spaces and path-of-travel from the parking lot to the facility.

## Part 3: Project Information

Project/program name:	Rohnert Park Senior Center ADA Improvements		
<b>Project Type</b>			
Using Appendix A of the FY 2018-2019 Capital Projects and Economic Development Federal Funding Policies, fill in the fields below.			
Consolidated Plan Goal Met:	Non-Housing Community Development - Infrastructure systems and public facilities		
CDBG/HOME eligible activity:	Senior Centers, Also Public Facility or improvements that remove of ... architectural barriers that limit accessibility		
<b>Funding Request</b>			
Estimated project budget:	\$231,800		
Amount of funding request:	\$122,600		
Funding source:	<input checked="" type="checkbox"/> CDBG <input type="checkbox"/> HOME		
<b>Property Information (as applicable)</b>			
Project location (physical address or cross streets):	6800 Hunter Drive, Rohnert Park, CA 94928		
Assessor's Parcel Number(s):	143-051-061		
Census tract(s):	1513.05		
Is project located in a 100-year flood plain?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
FEMA FIRM panel number:	06097CO877E		
Is the project, or any part of it, located within the limits of any city/town?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		
If yes, which city/town?	Rohnert Park		
Which jurisdiction(s) must approve the project?	City of Rohnert Park		
Total acreage:	1.47 acres		
Current use of site:	Senior Center		
What local approvals and entitlements will be required to develop the proposed project?	No land use approvals are needed. Building permits will be obtained prior to construction.		

Date entitlements and permits expected to be approved:	January 2019					
<b>Status of Site Control</b>						
Identify the form of site control:	<input checked="" type="checkbox"/> Ownership (attach copy of grant deed or deed of trust) <input type="checkbox"/> Lease (attach copy of lease) <input type="checkbox"/> Option agreement (attach copy of agreement) <input type="checkbox"/> Purchase agreement (attach copy of agreement) <input type="checkbox"/> Other; explain: _____  <div style="border: 1px solid black; padding: 5px; margin-top: 5px;">             Note: If funding application is for acquisition, also attach copy of current appraisal.           </div>					
<b>Status of Environmental or Other Approvals</b>						
Applicant must obtain certification of project's consistency with the applicable general plan, signed by an authorized representative of the jurisdiction in which the project is located (housing rehabilitation projects excluded).						
Status of environmental review:	None at this time. NEPA Categorical Exclusion to be sought after project initiation.					
Status of land use, building permits, or other approvals:	No land use approvals are needed. Building permits will be obtained prior to construction.					
Explain any land use (zoning, lot split, set back, or environmental) constraints that must be resolved prior to proceeding with the project:	There are no land use constraints known at this time that would affect this project.					
<b>Status of Relocation Activities</b>						
In order to receive funding, projects must comply with the Sonoma County Residential Anti-Displacement and Relocation Assistance Plan.						
Will the project involve demolition of any structure or relocation of any persons or businesses?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
Explain the status of any demolition or relocation activities:	n/a					
<b>Existing Improvements</b>						
<b>EXISTING COMMERCIAL IMPROVEMENTS</b>						
Number of structures	n/a					
Year built	n/a					
Number of vacant structures	n/a					
Number of occupied structures	n/a					
Number of structures to be demolished	n/a					
Estimated cost of relocation	n/a					
<b>EXISTING RESIDENTIAL IMPROVEMENTS</b>						
	<i>SRO</i>	<i>Studio</i>	<i>1-BR</i>	<i>2-BR</i>	<i>3-BR</i>	<i>4-BR</i>
Number of existing units	n/a					
Number of occupied units	n/a					
Number of vacant units	n/a					

Number of substandard units	n/a					
Number of units to be demolished	n/a					
Estimated cost of relocation	n/a					

**Phasing**

Can project proceed if phased or if given partial funding? Explain the effect of phasing or partial funding on the project's ability to move forward.

Yes. If the project receives partial funding, the project can be scaled to remove some of the proposed improvements from the planned construction project. The remaining ADA improvements can be implemented at a later time as additional funding is secured.

**Demonstration of Need**

Describe the need for the project, or program and include evidence of need (e.g., cite waiting lists for services, census data, documentation of deteriorated conditions, or other evidence).

The City of Rohnert Park ADA Self-Evaluation and Transition Plan identified various access deficiencies at the Senior Center facility, including: architectural barriers resulting in inadequate maneuvering space and path-of-travel within the program areas, restrooms and corridors; built-in elements and fixtures placed at heights creating vertical clearance issues; lack of compliant signage; and non-compliant ADA ramps, parking spaces and path-of-travel to the facility, especially vertical change of grade. The Senior Center provides meals; health and wellness programs; legal and financial services; and recreational and social opportunities for seniors. The surrounding neighborhood is characterized by a median household income of \$29,468, which is 50% of Rohnert Park's median household income of \$58,317. It also has a greater concentration of older senior households, with 28% of households having 1 or more persons 65 years or older, compared with 20% overall in the city. The project will improve access to program areas at the Senior Center, making it more functional for current and future patrons.

**Outcomes**

Describe the outcomes expected to result from the project or program.

This proposed project will ensure that patrons of the Senior Center are able to access the public program areas within the Senior Center, as well as outside of the building with adequate path-of-travel from the parking lot.

Describe how the project will facilitate and further fair housing principles. (For more information on fair housing principles, and the Affirmatively Furthering Fair Housing rule, see here: [https://www.huduser.gov/portal/affht\\_pt.html](https://www.huduser.gov/portal/affht_pt.html))

n/a

## Part 4: Timeline

<b>Target Dates</b>		
List anticipated target date for each of the major milestones below. (Housing projects use timeline in supplemental application instead.)		
<b>Major Milestone</b>	<b>Target Completion Date</b>	<b>Funds Expended</b>
Environmental Review	September 2018	September 2018
Site Control	n/a	n/a
Design Completion	December 2018	January 2019
Bid Period Closes	January 2019	February 2019



Construction Begins	February 2019	
Construction Complete	May 2019	
Notice of Completion	July 2019	

## Part 5: Sources and Uses

Housing projects use budget in supplemental application instead.

### Sources

<i>Source of Funds</i>	<i>Donations</i>	<i>Loans</i>	<i>Grants</i>	<i>In Kind</i>	<i>Total</i>
Redevelopment Bond Proceeds				\$109,200	\$109,200
CDBG Grant			\$122,600		\$122,600
<b>Total</b>			\$122,600	\$109,200	\$231,800

### Uses

<i>Projected Uses</i>	<i>Donations</i>	<i>Loans</i>	<i>Grants</i>	<i>In Kind</i>	<i>Total</i>
Land Acquisition					
Environmental Review			\$1,500		\$1,500
Architect				\$17,000	\$17,000
Engineering				\$8,500	\$8,500
Project Fees				\$800	\$800
Site Improvements			\$121,100	\$48,900	\$170,000
Other: Const. Contingency				\$25,500	\$25,500
Other: Project Administration				\$8,500	\$8,500
<b>Total</b>			\$122,600	\$109,200	\$231,800

## Part 6: Attachments Required

- ☐ Project Description: Provide a description of the project that includes specific location information and geographic boundaries. It should identify the maximum anticipated scope of the entire project, and delineate the specific activities for which the applicant is requesting funding at this time. Applications for housing-related projects should instead include a Housing Project Description, described in Supplemental Application below.
- ☐ Project Location Map: Attach an 8 1/2"x 11" map showing the project location, clearly showing the project area in relation to surrounding communities.
- ☐ Authorizing Resolution: For non-profit organizations, attach a resolution from the Board of Directors authorizing the submittal of the application.
- ☐ City/Town Authorizing Resolution: Attach a city/town council resolution endorsing the project for those located within the seven incorporated jurisdictions or for those sponsored by one of the seven incorporated jurisdictions.
- ☐ General Plan Consistency: Attach a certification of consistency with the applicable jurisdiction's General Plan.
- ☐ IRS Letter of Determination: Non-profit organizations only must submit an IRS Letter of Determination. Non-profit organizations are not eligible for consideration unless non-profit status has been verified.

- ☐ Community Housing Development Organization (CHDO) Verification: For CHDOs applying for HOME CHDO funds, submit a Sonoma County CHDO letter or plan to become an independent, fully functioning CHDO entity.
- ☐ Letters of Commitment: Submit letters of commitment from all other funding sources.
- ☐ Financial Documentation:
  - ☐ Non-profit organizations: Attach current operating budget, the most recent completed final audit report, and IRS Form 990 for the most current tax year. If organization is not audited, attach a copy of the most recent internal financial statement that has been approved by Board of Directors. Additional financial information may be requested by CDC staff as deemed appropriate.
  - ☐ Sonoma County departments or agencies, the cities of Cotati, Cloverdale, Healdsburg, Rohnert Park, Sebastopol, Sonoma, and the Town of Windsor are exempt from this requirement.



## Supplemental Application: Public Facilities or Other Infrastructure Projects

<b>Define project service area</b>	
List all census block groups in service area:	Immediate neighborhood: Census Tract 1513.01, Block 1. The Senior Center is open to all and has no defined service area.
<b>For sidewalk / curb cut projects</b>	
Location of sidewalks (cross streets):	n/a
Define the service area; list all Census block groups in service area:	n/a
Number of curb cuts (anticipated):	n/a