



## Health and Human Services Agency

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### DEPARTMENT OF HOUSING & COMMUNITY SERVICES

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## NEVADA COUNTY BOARD OF SUPERVISORS

### Board Agenda Memo

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**MEETING DATE:** June 16, 2026

**TO:** Board of Supervisors

**FROM:** **Tyler Barrington, Director of Housing and Community Services**

**SUBJECT:** Resolution authorizing the application and amending the Permanent Local Housing Allocation (PLHA) Plan for the Permanent Local Housing Allocation Program and presentation of the PLHA Plan amendment.

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**RECOMMENDATION:** Approve the attached Resolution.

**FUNDING:** Beginning in 2020, \$3,074,180 in PLHA funding representing a combined total for Nevada County, Nevada City, and the City of Grass Valley, has been allocated over 5 years. To date, funds from rounds one through three have been used towards activities in the PLHA plan to further support affordable housing development, owner occupied construction, and homeless services. The year four and five applications for PLHA funding allocate a combined total of \$808,089. Funds will continue to be used towards activities in the amended PLHA plan, supporting affordable housing development, owner occupied construction, and homeless services.

**BACKGROUND:** The Permanent Local Housing Allocation (PLHA) is an allocation of SB2 funds (\$75 dollar recording fee on real estate transactions) made to all California jurisdictions – Cities and Counties. The County receives a yearly allocation of PLHA dollars; Nevada County uses PLHA dollars to fund projects as outlined in the PLHA plan.

To receive PLHA funding, the County must adopt by Resolution a PLHA plan pursuant to Section 302(c)(4) of the program guidelines. The plan is a description of how the County and its partner jurisdictions, the City of Grass Valley and City of Nevada City, intend to use PLHA funds within certain eligible activities. On July 14, 2020, this Board approved Resolutions 20-247 and 20-315, authorizing an application for PLHA funding and adoption of the PLHA five (5) year plan. The 5-year plan supports affordable housing development, owner-occupied housing development, and homeless services.

A large portion of PLHA funds were previously used as matching funds to leverage Local Housing Trust Fund (LHTF) grant funds, supporting the creation of the Western Nevada County

Regional Housing Trust Fund, for increasing the supply of affordable housing. LHTF funds are no longer available to be leveraged as matching dollars. Because of this, Housing and Community Services is proposing an amendment for the remainder of the 5-year plan using funds for rounds four and five in the amount of \$808,089; PLHA funds will continue to support affordable housing development, owner occupied housing, and homeless services in collaboration with Grass Valley and Nevada City, but because of a lack of matching funds, will not be routed through the Western Nevada County Regional Housing Trust Fund.

It is recommended that the Board accept the PLHA plan amendment as presented and approve the resolution authorizing the application and amending the PLHA plan for the Permanent Local Housing Allocation Program to support affordable housing development, owner occupied housing, and homeless services in Nevada County.

**Initiated by:** Angela Masker, Senior Administrative Analyst, Housing and Community Services

**Approved by:** Tyler Barrington, Director of Housing and Community Services