



COUNTY OF NEVADA HEALTH & HUMAN SERVICES AGENCY

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NEVADA COUNTY BOARD OF SUPERVISORS Board Agenda Memo

MEETING DATE: March 23, 2021

TO: Board of Supervisors

FROM: **Mike Dent – Housing & Community Services**

SUBJECT: A resolution approving a Residential Anti-Displacement and Relocation Assistance Plan as required by all grantees of Community Development Block Grant funds or Home Investment Partnership funds.

RECOMMENDATION: Approve the attached resolution.

FUNDING: Projects funded under the Community Development Block Grant (CDBG) and Home Investment Partnership (HOME) programs allow for the cost of relocation. Funding for this activity will be included in all grant award application budgets where applicable. There is no impact on the General Fund.

BACKGROUND: The Housing and Community Development Act of 1974, as amended, and the National Affordable Housing Act of 1990, require all grantees of CDBG or HOME funds to follow a written Residential Anti-displacement and Relocation Assistance Plan (Plan) for any activities which could lead to displacement of occupants whose property is receiving funds from these or other federal funding sources. Having been developed in response to both aforesaid federal legislations, this Plan is intended to inform the public of the compliance of the County of Nevada with the requirements of federal regulations 24 CFR 570.606 under state recipient requirements and Section 104(d) of the Housing and Community Development Act of 1974 and 24 CFR 92 of the HOME federal regulations. The Plan outlines reasonable steps, which the County will take to minimize displacement and ensure compliance with all applicable federal and state relocation requirements. The County governing body is required to adopt this plan via a formal resolution.

This Plan will affect rehabilitation and development activities funded by the U.S. Department of Housing and Urban Development (HUD) under the following program titles: HOME, CDBG, Urban Development Action Grant (UDAG), Special Purpose Grants, Section 108 Loan Guarantee Program, and such other grants as HUD may designate as applicable, which take place within the County.

The Plan will require the County to provide permanent relocation benefits to all eligible “displaced” households (either owner occupied or rental occupied units) that are permanently displaced by a rehabilitation program or development project. In addition, the County will need to replace all eligible occupied and vacant occupiable low-income group dwelling units demolished or converted to a use other than low income group housing as a direct result of program or project activities. This applies to all units assisted with funds provided under the Housing and Community Development Act of 1974, as amended, and as described in the Federal Regulations 24 CFR 570.496(a), Relocation, Displacement and Acquisition: Final Rule dated July 18, 1990 (Section 104(d)) and 49 CFR Part 24, Uniform Relocation Assistance (URA) and Real Property Acquisition Regulations Final Rule and Notice (URA) dated March 2, 1989.

All programs/projects will be implemented in ways consistent with the County’s commitment to Fair Housing. Participants will not be discriminated against on the basis of any legally protected characteristic. The Plan will provide equal relocation assistance to 1) each eligible income household displaced by the demolition or rehabilitation of housing or by the conversion of an eligible income household dwelling to another use as a direct result of assisted activities; and 2) each eligible income person temporarily relocated as a direct result of activities funded by HUD programs.

The Board of Supervisors is requested to approve the Plan in order to continue to qualify for grant funds in the furtherance of developing affordable housing under HUD funded programs.

Item Initiated and Approved by: Mike Dent, Director – Housing and Community Services