



COUNTY OF NEVADA COMMUNITY DEVELOPMENT AGENCY

950 MAIDU AVENUE, SUITE 170, NEVADA CITY, CA 95959-8617
(530) 265-1222 ~ FAX (530) 478-5799 <http://mynevadacounty.com>

Sean Powers, Agency Director

Agricultural Commissioner

Building

Environmental Health

Farm Advisor

Planning

Public Works

NEVADA COUNTY BOARD OF SUPERVISORS Board Agenda Memo

MEETING DATE: July 14, 2020
TO: Board of Supervisors
FROM: Brian Foss, Planning Director
SUBJECT: Resolution authorizing application for and receipt of Local Government Planning Support Grant Program Funds

RECOMMENDATION: Adopt the resolution authorizing the Local Government Planning Support Grants Program executed by the Community Development Agency (CDA).

FUNDING: N/A. This resolution reflects the intent to apply and receive for grant funds. A resolution for FY 20-21 contract expenses and offsetting grant revenues will come back to the Board with request for Budget amendment. Other anticipated grant funding will be including the FY21-22 budget.

BACKGROUND: On January 27, 2020 the State of California, Department of Housing and Community Development Division of Financial Assistance announced a Notice of Funding Availability for Local Early Action Planning (LEAP) Grants Program. Only eligible local jurisdictions (cities and counties) may apply for this grant. Applications must be submitted electronically via the online application portal by June 30, 2020.

The purpose of the LEAP Grants Program is to provide one-time grant funding to regions and jurisdictions for technical assistance, preparation and adoption of planning documents, and process improvements. The over-arching goals of the Program are to (1) accelerate housing production; and (2) facilitate compliance to implement the sixth cycle of the regional housing need assessment (RHNA).

An application was submitted on June 30, 2020 to meet the deadline. With authorization, the approved resolution will be submitted in arrears for funding.

The Community Development Agency plans to use the LEAP grant to assist the public's need for housing that is more affordable by offering 1) pre-approved available architectural drafting and engineering master housing plans and 2) an updated land use plan for the County's "Higgins Area" to assist in expedited development in one of the County's available areas for higher density residential development in the southeast portion of the County off Hwy 49.

The Building Department will contract out for architectural drafting and engineering for 6 different master plans for varied single-family residences and accessory dwelling units designed to encourage expedited and lower cost construction. All designs will include engineering for projects to fit our County's diverse terrain and will include release and approval from all design professionals involved in all plans allowing use of these plans for all customers in the unincorporated areas of the County, the City of Grass Valley, and the City of Nevada City.

The Planning Department will conduct reviews and develop an update to the Higgins Area Plan which was approved in 2000. The existing Plan area contains approximately 100 parcels with mixed land use designations including commercial, agriculture, public zoning and 136 acres of multi-family residential. The Plan area is likely to be expanded to encompass more land for additional housing opportunities. The updated plan will set forth the goals, policies and implementation measures that will guide development through the foreseeable future. The plan will identify areas that are appropriate for housing opportunities for all income levels and will focus on commercial and higher density residential development. The Plan may result in rezoning of land to higher densities and will analyze the jobs/housing balance for one of the more populated areas of the County.

The Plan also will establish development standards to be applied to new development through the design and review of new projects. By pre-identifying opportunity sites for new and revitalized development for high density housing and commercial development, the County can achieve new and expedited housing opportunities that are more affordable to its residents.

Upon notification of the award of LEAP funding, the matter will be brought back before this Board for approval of the grant award and execution of the Standard Agreement.

Item Initiated by: Alicia Chaturvedula, Community Development Agency
Chief Fiscal Administrative Officer

Approved by: Brian Foss, Planning Director

NOTE: If Initiator and Department Head are the same person please change the memo to read:
Item Initiated and Approved by:

Submittal Date: 6/29/2020
Revision Date: