



DATE: February 7, 2023

TO: Mayor and City Council

FROM: Assistant City Manager

SUBJECT: Adopt a Resolution Authorizing the Extension of the Council Homelessness-Housing Task Force for an Additional One-Year Period Through March 2024

RECOMMENDATION

That the City Council adopts a resolution (Attachment II) authorizing the extension of the Council Homelessness-Housing Task Force (HHTF) for an additional one-year period through March 2024.

SUMMARY

On January 29, 2019¹, the City Council authorized the formation of the HHTF for an initial two-year period starting March 2019 and ending March 2021 to help facilitate a more in-depth evaluation of options to address the current homelessness-housing crisis. On December 8, 2020², the City Council approved an extension of the HHTF for another two-year period to evaluate the effects of the COVID-19 pandemic on the affordable housing crisis and the disproportionate impacts of housing insecurity for communities of color in Hayward. As our community continues to recover, there remains a need to monitor the full effects of the pandemic on housing and homelessness. Therefore, staff recommends extending the HHTF for a one-year period and re-evaluating again at the end of that time if the HHTF is still needed.

BACKGROUND

Standing committees are comprised of three members of the City Council. Standing committees review, consider, and make recommendations on functional areas under their purview, subject to final approval by the full City Council. The City of Hayward's standing committees also provide an opportunity for community issues to be heard and considered by the City's residents and stakeholders.

¹ January 29, 2019 Staff Report and Attachments:

<https://hayward.legistar.com/LegislationDetail.aspx?ID=3846296&GUID=CA787A4B-E77D-4818-BC82-B022B6B4649D&Options=&Search=>

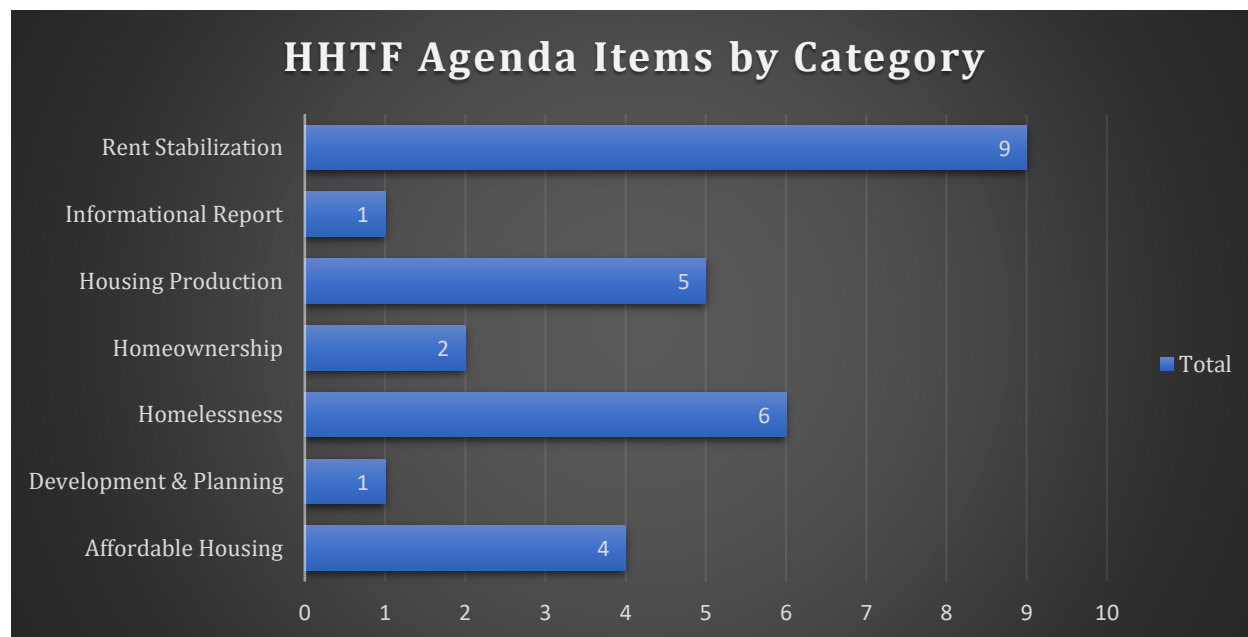
² December 8, 2020 Staff Report and Attachments:

<https://hayward.legistar.com/LegislationDetail.aspx?ID=4711809&GUID=0131C7CC-7CF2-4D08-B76D-6979B7979BEA>

Like many cities in the Bay Area, a rise in Hayward’s population absent a corresponding rise in housing units has contributed to soaring home prices and a lack of affordable housing for our most vulnerable populations. On November 13, 2018, the City Council requested that the City Manager evaluate the establishment of a standing Council Committee to focus on evaluating options to address the homelessness-housing crisis. The City Council approved the formation of the HHTF on January 29, 2019, for an initial two-year period from March 2019 through March 2021. In 2020, the public health crisis due to the novel coronavirus (COVID-19) pandemic exacerbated the affordable housing crisis and heightened housing insecurity and disproportionately impacted communities of color, especially in Hayward. On December 8, 2020, the City Council approved the extension of the HHTF for another two-year period in order to monitor and evaluate the full effects of the pandemic and the impacts on housing and homelessness in the community.

DISCUSSION

Since its formation, the HHTF has met quarterly and convened three (3) additional special sessions to address the housing issues faced by City residents and stakeholders for a total of 18 meetings. In total, the HHTF has reviewed and provided recommendations on 28 agenda items that include issues of rent stabilization, housing production, homeownership, homelessness, affordable housing, and development and planning. **Figure 1** below shows a breakdown of HHTF meeting agenda items by category.



Feedback from the HHTF has informed housing policies and plans for the City, including the following accomplishments:

- Evaluated tenant protection policies that led to the replacement of the Residential Rent Stabilization Ordinance with the Residential Rent Stabilization and Tenant Protection Ordinance;

- Provided feedback on the approach to prioritize the residents for the Hayward Housing Navigation Center that has informed the approach of housing homeless individuals during the COVID crisis;
- Reviewed a comprehensive incentives to housing production work plan to identify strategies to increase housing production;
- Reviewed a comprehensive report on programs and policies that promote homeownership to identify potential strategies to promote homeownership, which will inform future funding priorities for Inclusionary Housing Trust Funds;
- Provided feedback on the Let's House Hayward! Strategic Plan to create and implement a comprehensive strategic plan to respond to and reduce homelessness;
- Reviewed the Density Bonus Ordinance update and provided feedback to bring City regulations in line with State law as well as ways to incentivize projects that target special needs populations like student housing, senior housing, housing for all through universal design, and housing for large households; and
- Reviewed and provided comments on the Affordable Housing Ordinance (AHO) Feasibility Study preliminary findings and recommendations to better address the affordable housing needs of the community.

While the HHTF has made progress in advancing housing policies, California is still experiencing a housing crisis that was further exacerbated by the novel coronavirus (COVID-19) pandemic. Shelter-in-place orders imposed during the pandemic to prevent the rapid spread of COVID-19 have led to economic hardship and increased housing instability for many households as businesses were forced to cut hours, cease operations, or close altogether leading to job losses across the country. As communities continue to recover from the economic impacts related to COVID-19, there continues to be a need for the HHTF to continue evaluating options to respond to the community's housing needs. Staff recommends extending the committee and re-evaluating again at the end of the recommended one-year extension period.

ECONOMIC IMPACT

There is no immediate economic impact with the consideration of this report.

STRATEGIC ROADMAP

This agenda item supports the Strategic Priority of Preserve, Protect & Produce Housing in general.

FISCAL IMPACT

There is no initial fiscal impact with the consideration of this report. Although staff has been able to absorb the workload for staffing the HHTF and preparation of reports to date, staffing impacts will continue to be tracked and assessed over the next year to determine whether a fiscal or resource consideration may be necessary.

PUBLIC CONTACT

On January 29, 2019, the Council reviewed and discussed staff's recommendation to establish the HHTF. No public comments were received on this agenda item. Ongoing public participation in the HHTF meetings implies that there is community interest in participating in the HHTF to discuss homelessness and housing related items.

NEXT STEPS

If the Council agrees with the recommendations outlined in the staff report, staff will schedule meetings for calendar year 2023 and work with the appointed HHTF Councilmembers on future agenda items. Assistant City Manager Dustin Claussen will be the new Staff Liaison to the Council Homelessness-Housing Task Force.

Prepared by: Doris Tang, Management Analyst

Recommended by: Christina Morales, Housing Manager
Dustin Claussen, Assistant City Manager

Approved by:



Kelly McAdoo, City Manager