

Board of Directors

October 13, 2023

Housing Acceleration Grant Program: Funding Recommendations

Overview

The SANDAG Housing Acceleration Program (HAP), funded by the state's Regional Early Action Planning (REAP 1.0 and 2.0) programs, provides grants and technical assistance to local jurisdictions to accelerate housing production and promote equity and sustainability in housing planning and production.

On October 28, 2022, the Board of Directors approved the eligibility and evaluation criteria for the HAP Cycle 2 call for projects to support transformative and innovative projects that accomplish both housing and climate goals: reducing vehicle miles traveled, increasing housing supply and affordability, and advancing equity.

This report describes the competitive process and contains the project rankings and funding recommendations resulting from that process.

Action: Approve

The Board of Directors is asked to approve the proposed funding recommendations for the Housing Acceleration Program Cycle 2 call for projects.

Fiscal Impact:

Approximately \$12.3 million of Housing Acceleration Program (HAP) grant funds will be awarded to local jurisdictions through Overall Work Program Project No. 3321901.

Schedule/Scope Impact:

HAP projects would begin this fall and all projects are required to be completed by December 31, 2025.

Key Considerations

On May 7, 2023, SANDAG released the Cycle 2 call for projects. The total funding available was \$16 million, divided into two application categories: \$12 million for capital projects and \$4 million for planning projects. Eligible applicants were limited to the local jurisdictions and applications were due on August 4, 2023. SANDAG received 15 applications from eight local jurisdictions and the County of San Diego, requesting \$12.3 million in HAP funding. The applications comprised 12 planning project applications requesting \$5.8 million, and three capital project applications requesting \$6.5 million.

Applications were sorted into the two application categories and each category separately followed the process and scoring criteria approved by the Board and outlined in the call for projects. First, an evaluation committee was assembled to review and score the applications using the qualitative criteria corresponding to the application category. The evaluation panel comprised SANDAG staff and external volunteers from organizations unaffiliated with the applicants and familiar with the San Diego region and the HAP goals and objectives. Projects also received quantitative scores corresponding to the application category from SANDAG staff in the Grants Division. Next, a project's quantitative score was added to the qualitative scores provided by each evaluator to determine a total score. Then, for each evaluator, the projects were ranked based on their total scores. The sum of all evaluators' ranks for each project determined the final project rank, with the lowest sum of ranks representing the highest rating and the highest sum of ranks representing the lowest rating. For the planning category, some applications received the same sum of ranks, and the final rank was determined after following the tiebreaker process outlined in the call for projects.

Consistent with all SANDAG grant programs, the results of the scoring and ranking process were independently reviewed by SANDAG's Data Science Department to identify and correct any potential errors. All of the projects met the minimum average score criteria and all other requirements established by HCD and state legislation.

The results of the evaluation process are included in Attachments 1 and 2. All 15 projects are recommended to receive the requested funding amounts, resulting in a total award amount of \$12.3 million. After applying the available funding to the three projects in the capital category, there was a remaining balance of \$5.5 million and that amount was added to the planning category to maximize the use of the funds. All 12 planning projects are also recommended to receive the amount of funding requested, resulting in a remaining balance of \$3.7 million. The remaining funding will be used on the proposed uses approved by HCD in consistency with the REAP 2.0 objectives.

The scope of the planning projects includes specific plan updates, a housing development feasibility, and a homeownership program. The capital projects will support a pilot program for development impact fee assistance for affordable housing developers, affordable housing on the state fairgrounds property, and final engineering for the reconfiguration and housing-supportive infrastructure to encourage community revitalization along Campo Road in Spring Valley.

Next Steps

Pending approval from the Board, staff will enter into grant agreements with the awardees, and projects are anticipated to begin later this year. All project funding must be expended by December 31, 2025.

Susan Huntington, Director of Financial Planning, Budgets and Grants

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Stacey Cooper, (619) 595-5354, stacey.cooper@sandag.org

Attachments: 1. HAP Evaluation Results – Capital

2. HAP Evaluation Results - Planning

		Question 1A	Question 1B	Question 1C	Ouest	ion 2B	Question 3	Question 4	
		(10 points possible)	(10 points possible)	(10 points possible)		s possible)	(30 points possible)	(15 points possible)	
		Degree to which the	Degree to which the	Degree to which the		ct furthers the Mobility Hub	Affirmatively Furthering	Community Engagement	
		project implementation	project will have long-	project supports very low-,	_	tion Strategy	Fair Housing	and Outreach	
		accelerates housing	term impacts that will	low- and moderate-			a		
		supply, choice, and	result in	income housing					
		affordability in infill areas	transformative outcomes	units					
		anordability in inilii areas	at neighborhood and/or	units					
			_						
			regional levels						
		Applicants must make the	More points will be	More points will be	1	2	Degree to which the	Degree to which	
		connection of	awarded if the project	awarded for higher	Degree to which the	Degree to which the	project takes meaningful	community members have	
		how the infrastructure	demonstrates	projected affordability.	project supports	project would increase	actions, in addition to	been engaged and	
		investment unlocks an	complementary policies		transportation choices	connectivity between	combating discrimination,	outreach is incorporated	
		infill area with strong	and		that would reduce	housing, jobs,	that overcomes patterns	throughout the project in	
		planned or actual	other planned or existing		vehicle miles traveled,	amenities, and services.	of segregation and fosters	the planning and	
		housing affordability	projects that result in		specifically walking and	(7.5 points possible)	inclusive communities free	· =	
		components that serve	transformative impacts		bicycling.	(60	from barriers that restrict	applicant's response	
1		low- and moderate-	that support		(7.5 points possible)	More points will be	access to opportunity	should include methods	
		income households.	affordable housing on a		(7.5 points possible)	awarded if the project	based on protected	employed to solicit	
		income nousenoius.			Mara naints will be				
			broader scale. Projects		More points will be	supports the	characteristics.	feedback on the planning	
			will be evaluated on their		awarded if the project is	use of regional public	Specifically, the project	and development of the	
			impact on a		connected to existing or	transit service in the	takes meaningful actions	project and project area.	
			broader corridor that		planned bike lanes, bike	project area that connects	that address significant	More points will be	
			makes substantial		boulevards, cycle tracks,	housing,		awarded if the application	
			changes in land use		or separated bike paths	jobs, amenities, and	needs and access to	includes how the project	
			patterns, not solely an		(Class I) (as identified in	services.	opportunity, replacing	has been shaped by	
			individual site.		San		segregated living patterns	community-identified	
					Diego Regional Bike Plan		with truly integrated and	needs and input, as well	
					or a local bike master		balanced living patterns,	as how the applicant will	
					plan) and robust		transforming racially and	continue to conduct	
					pedestrian-orientated		ethnically concentrated	community engagement	
					infrastructure.		,	on the project throughout	
					mjrustructure.		areas of opportunity, and	the implementation.	
							fostering and maintaining	the implementation.	
							_		
							compliance with		
							Civil Rights and Fair		To
,							Housing Laws.		Po
Agency Name	Project Title								Awa
3,	Final Engineering for Campo Road Reconfiguration; Housing-								
	Supportive Infrastructure to Encourage Community	8	9	8	6.00	6.00	25	15	77
County of San Dieg	_ · ·	· ·	· ·	ŭ	5.55	0.00			''
,	Housing Element Program 3A Lower Income Affordable	_					-		
	Housing Element Program 3A Lower Income Affordable	8	7	6	5.00	6.00	25	14	70
1 City of Del Mar		8	7	6 7	5.00 6.50	6.00 6.50	25 24	14	70 73

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City of Del Mar

SAN1 City of San Diego

Housing on State Fairgrounds Property in Del Mar

(DIFAAH) Pilot Program

Development Impact Fee Assistance for Affordable Homes

Question 1A Question 1B **Question 1C Question 2B Question 3** Question 4 (10 points possible) (10 points possible) (10 points possible) (15 points possible) (30 points possible) (15 points possible) Degree to which the Degree to which the Degree to which the Degree to which the project furthers the Mobility Hub Affirmatively Furthering Community Engagement project will have long-Implementation Strategy and Outreach project implementation project supports very low-Fair Housing accelerates housing term impacts that will low- and moderateresult in income housing supply, choice, and affordability in infill areas transformative outcomes units at neighborhood and/or regional levels Degree to which the Applicants must make the More points will be More points will be Degree to which awarded if the project awarded for higher Degree to which the Degree to which the project takes meaningful community members have connection of how the infrastructure demonstrates projected affordability. project supports project would increase actions, in addition to been engaged and investment unlocks an complementary policies transportation choices connectivity between combating discrimination, outreach is incorporated throughout the project in infill area with strong and that would reduce housing, jobs, that overcomes patterns planned or actual other planned or existing vehicle miles traveled, amenities, and services. of segregation and fosters the planning and housing affordability specifically walking and (7.5 points possible) development phases. The projects that result in inclusive communities free transformative impacts applicant's response components that serve bicycling. from barriers that restrict (7.5 points possible) low- and moderate-More points will be should include methods that support access to opportunity income households. affordable housing on a awarded if the project based on protected employed to solicit broader scale. Projects More points will be supports the characteristics. feedback on the planning and development of the will be evaluated on their awarded if the project is use of regional public Specifically, the project impact on a connected to existing or transit service in the project and project area. takes meaningful actions broader corridor that planned bike lanes, bike project area that connects that address significant More points will be makes substantial boulevards, cycle tracks, housing, disparities in housing awarded if the application changes in land use or separated bike paths jobs, amenities, and needs and access to includes how the project patterns, not solely an (Class I) (as identified in services. opportunity, replacing has been shaped by individual site. segregated living patterns community-identified Diego Regional Bike Plan needs and input, as well with truly integrated and balanced living patterns, as how the applicant will or a local bike master plan) and robust transforming racially and continue to conduct pedestrian-orientated ethnically concentrated community engagement infrastructure. areas of poverty into on the project throughout areas of opportunity, and the implementation. fostering and maintaining compliance with Civil Rights and Fair Total Housing Laws. **Points** App ID **Project Title** Awarded Agency Name inal Engineering for Campo Road Reconfiguration; Housing-Supportive Infrastructure to Encourage Community 80.00 10 6.00 7.00 27 15 County of San Diego Revitalization Housing Element Program 3A Lower Income Affordable

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Total

Points

Awarded

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App ID

Agency Name

City of Del Mar

SAN1 City of San Diego

County of San Diego Revitalization

Project Title

inal Engineering for Campo Road Reconfiguration; Housing-

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Supportive Infrastructure to Encourage Community

Housing on State Fairgrounds Property in Del Mar

(DIFAAH) Pilot Program

Housing Element Program 3A Lower Income Affordable

Development Impact Fee Assistance for Affordable Homes

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Civil Rights and Fair

Housing Laws.

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Total

Points

Awarded

81.50

83.50

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App ID

Agency Name

City of Del Mar

SAN1 City of San Diego

County of San Diego Revitalization

Project Title

inal Engineering for Campo Road Reconfiguration; Housing-

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Supportive Infrastructure to Encourage Community

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PART A - PROHOUSING POLICIES

	Pro	housing Designati	on*		
Unique ID	Prohousing Designation	Count "Yes"	Points Earned		
CO1	Yes	1	25		
DM1	No	0	0		
SAN1	Yes	1	25		

*For Categories 1-4 below, applicants with a ProHousing Designation received a "No" under each ProHousing Policy Category because they already received the full points for this criteria by having the ProHousing Designation.

							Category 1: Favo	orable Zoning and I	and Use Policies						
			Policies worth	10 points each						Policies worth	5 points each				
Unique ID	Housing element plan for zoned capacity of >150% of RHNA	Permitting missing middle uses (e.g., duplexes, triplexes, fourplexes, townhomes) in existing low- density single- family zones	Eliminating minimum parking requirements	Allowing residential in commercial zones	Count "Yes"	Points Earned	Allowing more/larger accessory dwelling units (ADUs) than state law requires	Density bonus that is >10% more than state requirements	Established Workforce Housing Opportunity Zone (WHOZ) or housing sustainability district	Standards to promote more density	Housing element plan for zoned capacity of >125% of RHNA	Reduced parking requirements	Count "Yes"	Points Earned	Total Points Earned (Max 10 points)
CO1	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
DM1	Yes	Yes	No	Yes	3	30	No	No	No	No	Yes	Yes	2	10	10
SAN1	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0

							Ca	tegory 2: Accelera	tion of Housing Pr	oduction Timefra	nes						
				Policies worth	10 points each				Policies worth 5 points each								
Unique ID	Ministerial approval of housing	Streamlined/pro gram-level California Environmental Quality Act (CEQA) Environmental Impact Report (EIR) for general plans/specific plans etc.	Permit process that is less than two months	Elimination of public hearings for projects consistent with zoning/general plan	One-stop shop permitting processes or single point of contact	Priority permit processing or reduced plan check times for ADUs/junior ADUs, multifamily, or affordable housing	Count "Yes"	Points Earned	Streamlined housing development at the project level	that is less than	projects	Eliminated or replaced subjective design standards with objective standards that simplify zoning	Standard entitlement application	Publicly posting online status updates on permit approvals	Count "Yes"	Points Earned	Total Points Earned (Max 10 points)
CO1	No	No	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
DM1	Yes	Yes	No	No	Yes	Yes	4	40	No	No	No	No	Yes	No	1	5	10
SAN1	No	No	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0

					Cate	egory 3: Reduction	of Construction a	nd Develonment (nete				
		Polici	es worth 10 points	s each	Cate	Policies worth 5 points each							
Unique ID	Waived development impact fees for housing	Adopted universal design ordinances	Preapproved prototype plans for missing middle housing (e.g., duplexes, triplexes, fourplexes, townhomes)		Points Earned	Measures that reduce costs for transportation-related infrastructure or that encourage active transit or other alternatives to cars	Reduced development impact fees for housing	Less restrictive ADU standards than state requirements	Fee reduction, including deferrals or reduced fees for housing with people with special needs	Promoting innovative housing types that reduced development costs	Count "Yes"	Points Earned	Total Points Earned (Max 10 points)
CO1	No	No	No	0	0	No	No	No	No	No	0	0	0
DM1	No	No	No	0	0	Yes	No	No	No	Yes	2	10	10
SAN1	No	No	No	0	0	No	No	No	No	No	0	0	0

					Ca	tegory 4: Providir	g Financial Subsid	ies				
			Policies worth	10 points each			Policies worth 5 points each					
Unique ID	Local housing trust fund or collaboration on regional fund	Program to comply with Surplus Lands Act and make publicly owned land available for affordable housing	Enhanced Infrastructure Financing District (EIFD)	Prioritization of local general funds for affordable housing	Count "Yes"	Points Earned	Grants/low- interest loans for affordable ADUs		Development and regular use of housing subsidy pool, local/regional trust, or similar funding source	Count "Yes"	Points Earned	Total Points Earned (Max 10 points)
CO1	No	No	No	No	0	0	No	No	No	0	0	0
DM1	Yes	Yes	No	Yes	3	30	No	No	No	0	0	10
SAN1	No	No	No	No	0	0	No	No	No	0	0	0

VLOOKUP PART A - PROHOUSING POLICIES

Unique ID	Prohousing Designation	Category 1: Favorable Zoning and Land Use Policies	Category 2: Acceleration of Housing Production Timeframes	Category 3: Reduction of Construction and Development Costs	Category 4: Providing Financial Subsidies	Total Points Earned (Max 25 Points)
CO1	25	0	0	0	0	25
DM1	0	10	10	10	10	25
SAN1	25	0	0	0	0	25

EQUITY

	Housing Equity															
					Policies worth	10 points each			Polic	ies worth 5 points	each					
Unique ID	An adopted inclusionary housing ordinance	Rent stabilization policies townhomes) in existing low- density single- family zones	Anti- displacement policies in conjunction with transit improvements	Strategies or funds to preserve naturally occurring affordable housing	Tenant protection policies such as access to counsel, just cause eviction policy, etc.	Rezoning and other policies that result in a net gain of loward moderate-income housing while concurrently mitigating development impacts on or from environmentally sensitive or hazardous areas.	are intended to result in increased investment (such	Zone changes or other policies (other than those listed above) that increase lowand moderate-income housing and affordability in High Resource and Highest Resource areas, as designated in the 2021 TCAC/HCD Opportunity Maps.	Count "Yes"	Points Earned	Displacement risk studies	Publicly available database of affordable housing properties at risk of losing affordability restrictions through the expiration of rent restrictions or tenant voucher programs	Proactive monitoring of housing at risk of losing affordability restrictions and proactive enforcement of state-mandated	Count "Yes"	Points Earned	Total Points Earned (Max 25 points)
CO1	No	No	No	Yes	No	No	Yes	No	2	20	No	No	No	0	0	20
DM1	Yes	No	No	Yes	No	Yes	No	Yes	4	40	No	No	No	0	0	25
SAN1	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	8	80	No	No	Yes	1	5	25

HAP Evaluation Workbook - Capital Project Readiness

1 2 3 4 5 6 7 8 9 10

	Environmental Clearance		Right-of-Way Acquisition		Permits (Obtained	Final De		
Unique ID	% Complete	Points	% Complete	Points	% Complete	Points	% Complete	Points	Total Points
CO1	25% complete	1.25	0% complete	0.00	0% complete	0.00	0% complete	0.00	1.25
DM1	50% complete	2.50	0% complete	0.00	0% complete	0.00	0% complete	0.00	2.50
SAN1	0% complete	0.00	0% complete	0.00	0% complete	0.00	0% complete	0.00	0.00

VLOOKUP #1

Milestone	Environmental Clear	rance								
Points Possible	5									
	Percentage Complete	% of Points	Points							
	0% complete	0% complete 0% 0.00								
	25% complete	25%	1.25							
	50% complete	50%	2.50							
	75% complete	75% complete 75% 3.75								
	100% complete	100% complete 100% 5.00								

VLOOKUP #2

Milestone	Right-of-Way Acquis	sition								
Points Possible	5									
	Percentage Complete	% of Points	Points							
	0% complete	0% complete 0% 0.00								
	25% complete	25%	1.25							
	50% complete	50%	2.50							
	75% complete 75% 3.75									
	100% complete 100% 5.00									

VLOOKUP #3

Milestone	Permits Obtained		
Points Possible	10		
	Percentage Complete	% of Points	Points
	0% complete	0%	0.00
	25% complete	25%	2.50
	50% complete	50%	5.00
	75% complete	75%	7.50
	100% complete	100%	10.00

VLOOKUP #4

Milestone	Final Design		
Points Possible	5		
	Percentage Complete	% of Points	Points
	0% complete	0%	0.00
	25% complete	25%	1.25
	50% complete	50%	2.50
	75% complete	75%	3.75
	100% complete	100%	5.00

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CAPITAL PROJECTS

Unique ID	HAP Funding Requested	Matching Fu Amount	nds	Total P	roject Cost	% of Matching Funds
CO1	\$ 2,500,000	\$ 33,	500	\$	2,533,500	1.32%
DM1	\$ 1,500,000	\$ 300,	000	\$	1,800,000	16.67%
SAN1	\$ 2,500,000	\$ 36,	000	\$	2,536,000	1.42%

					2A			5		6	7A	7B	8
	Mobility Hub	b	2035 Transit I Area	Priority	Low VMT Area		Final 2A Score	Partnerships		Project Readiness	Prohousing Policies	Housing Equity	Percentage of Matching Funds
	Choose from drop- down	Points	Choose from drop-down	Points	Choose from drop-down	Points	(Max 15 points)	Choose from drop-down	Points	Points	Points Earned	Points Earned	Points
	No	0.0	No	0.0	Not in a Low VMT Area	0	0.0	Partnership documentation provided	10	1	25.0	20.0	2
,	⁄es	5.0	Yes	5.0	Not in a Low VMT Area	0	10.0	Partnership documentation not provided	0	3	25.0	25.0	4
,	⁄es	5.0	Yes	5.0	Less than 50% of regional mean	5	15.0	Partnership documentation not provided	0	0	25.0	25.0	2

Do not delete these rows.

VLOOKUP #2A

Mobi	ility Hub	2035 Transit I Area	Priority	Low VMT Area	
Option	Points	Option	Points	Option	Points
Yes	5	Yes	5	Less than 50% of regional mean	5
No	0	No	0	50-85% of regional mean	4
	,		'	85-100% of regional mean	3
			ļ	Not in a Low VMT Area	0

VLOOKUP #8

Percent N	latching Fu	nds
Amt Min	Amt Max	Points
0.00%	0.00%	0
0.01%	9.99%	2
10.00%	19.99%	4
20.00%	29.99%	6
30.00%	39.99%	8
40.00%		10

VLOOKUP #5

Partnerships	
Option	Points
Partnership documentation provided	10
Partnership documentation not provided	0

HAP Evaluation Workbook - Capital Sum and Ranks

				-		tive Crit			Q	•	ve Criter	ia	(Qua	Total antitative	Score + Qualita	tive)	Avg. Score		R	anks			IM of anks	Final Rank
App ID	Agency Name	Project Title	Q2A	Q5	Q6	Q7A	Q7B	Q8	E1	E2	E3	E5	E1	E2	E3	E5	1	E	1 E2	. E3	E5			
		Development Impact Fee Assistance for																						
SAN1	City of San Diego	Affordable Homes (DIFAAH) Pilot Program	15.0	0.0	0.0	25.0	25.0	2.0	73.00	79.50	73.00	86.00	140.00	146.50	140.00	153.00	145	:	1 2	1	1		5	1
		Housing Element Program 3A Lower Income																				1 🗀		
		Affordable Housing on State Fairgrounds Property																						
DM1	City of Del Mar	in Del Mar	10.0	0.0	2.5	25.0	25.0	4.0	70.50	82.50	70.50	83.50	137.00	149.00	137.00	150.00	143	1	2 1	. 2	2		7	2
		Final Engineering for Campo Road																				1		
		Reconfiguration; Housing-Supportive																						
		Infrastructure to Encourage Community																						
CO1	County of San Diego	Revitalization	0.0	10.0	1.3	25.0	20.0	2.0	77.00	80.00	77.00	81.50	135.25	138.25	135.25	139.75	137	3	3 3	3	3		12	3

HAP Evaluation Workbook - Capital Funding Recommendations

Amount Available: \$12,000,000

App ID	Agency Name	Project Name	Final Rank	Funding Order		Amount Remaining ¹
		Development Impact Fee Assistance for Affordable				J
SAN1	City of San Diego	Homes (DIFAAH) Pilot Program	1	1	\$2,500,000	\$9,500,000
		Housing Element Program 3A Lower Income				
		Affordable Housing on State Fairgrounds Property in				
DM1	City of Del Mar	Del Mar	2	2	\$1,500,000	\$8,000,000
	County of San	Final Engineering for Campo Road Reconfiguration; Housing-Supportive Infrastructure to Encourage				
CO1	Diego	Community Revitalization	3	3	\$2,500,000	\$5,500,000

¹ The Call for Projects included \$4 million for Planning projects and \$12 million for Capital projects. There is a remaining balance of \$5.5 million in the Capital Category, and that amount has been added to the Planning Category to fully maximize the funding.

1	T	Overtion 1A	Overtion 1B		Quanti	ion 3D		Overtion 2	Ougstion 4	
		Question 1A (10 points possible)	Question 1B (10 points possible)		Questi (10 points			Question 3 (15 points possible)	Question 4 (10 points possible)	
		Degree to which the	Degree to which the	Degree to W	hich the project furthers the		tion Strategy	Affirmatively Furthering	Community Engagement	
		project will implement	project will have long-	Degree to W	Their the project farthers the	. Woomey Hab implementa	tion strategy	Fair Housing	and Outreach	
		transformative activities	term impacts that will					Tail Housing	and Oddieden	
			result in transformative							
		that improve the								
		affordability, timing, cost,	outcomes at							
		feasibility, approval, and	neighborhood and/or							
		amount of housing	regional levels.							
		Applicants must make the	More points will be	1	2	3	Δ	Degree to which the	Degree to which	
		connection of how the	awarded if the project	Implements a land use	Includes zoning for a	Improves jobs-housing	Plans for	_	community members have	
		planning activity unlocks	demonstrates	strategy that facilitates	higher density of housing	balance (2.5 points	transportation/mobility	actions, in addition to	been engaged and	
		an infill area with strong	complementary policies	VMT reduction (2.5 points		possible)	improvements to better	combating discrimination,	outreach is incorporated	
		planned or actual housing	and other planned or	possible)	(2.5 points possible)	possible	connect housing to the		throughout the project so	
		= 1	<u> </u>	possible)	(2.5 points possible)					
		affordability components	existing projects that					of segregation and fosters	the community is	
		that serve low and	result in transformative				transportation network	inclusive communities free		
		moderate-income	impacts that support				(2.5 points possible)	⁼	and development phases	
		households.	affordable housing on a					access to opportunity	of the project. The	
			broader scale. Projects					based on protected	applicant's response	
			will be evaluated on their					characteristics.	should include methods	
			impact on a broader					Specifically, the project	employed to solicit	
			corridor that makes						feedback on the planning	
			substantial changes in					that address significant	and development of this	
			land use patterns, not					disparities in Housing	project and project area.	
			solely an individual site.					needs and access to	More points will be	
								opportunity, replacing	awarded if the	
								segregated living patterns	application includes how	
								with truly integrated and	the project has been	
								balanced living patterns,	shaped by community-	
								transforming racially and	identified needs and	
								ethnically concentrated	input, as well as how the	
									applicant will continue to	
								areas of opportunity, and	conduct community	
								fostering and maintaining	engagement on the	
								compliance with Civil	project throughout the	
								Rights and Fair Housing	process.	Total
Арр								Laws.		Points
ID Agency Name	Project Title						<u> </u>			Awarded
City of Lemon		9	9	2.50	2.50	2.50	2.50	13	8	49.00
1 Grove	Lemon Grove Rezoning & Downtown Specific Plan Expansion	9	9	2.50	2.30	2.30	2.30	13	O	49.00
	Implementation of Herrison Flores at D									
	Implementation of Housing Element Program 6G Objective	8	8	1.50	1.50	2.00	0.00	12	8	41.00
	Design Standards and Programs 4A/4B Efforts to Address the	ŭ	, and the second		2.00	2.00	5.55		, and the second	
M1 City of Del Mar	Needs of Special Needs Households in the City of Del Mar	•								
M1 City of San Marcos	San Marcos Creek Specific Plan Update	9	9	2.50	2.50	2.50	2.50	13	9	50.00
	Housing Development Feasibility Study	9	9	2.00	2.00	2.00	1.50	12	9	46.50
NC1 City of Encinitas	Housing Production Assistance	8	8	2.00	2.00	2.00	2.00	13	9	46.00
IC1 City of National City	Own National City	8	8	2.50	2.00	2.00	2.00	12	9	45.50
City of Imperial		7	7	2.00	1.50	2.00	2.00	13	8	42.50
Beach	Imperial Beach Housing Acceleration and Support Program	ŕ	·						_	
D1 City of San Diego	City of San Diego Inclusive Public Engagement Guide	8	8	2.00	2.00	2.00	2.00	11	10	45.00
D2 City of San Diego	Missing Middle Housing Design	8	7	2.00	1.50	2.00	2.00	13	9	44.50
D3 City of San Diego	Mid-City Communities Plan Update	8	8	2.50	2.50	2.50	2.50	13	9	48.00
SD4 City of San Diego	City Affordable Home Development Master Plan	9	9	2.00	2.50	2.00	2.00	13	8	47.50
SNT1 City of Santee	Land Use Element Update	8	8	1.00	2.00	1.50	1.50	12	7	41.00

		Question 1A	Question 1B		Quest	tion 2B		Question 3	Question 4	
		(10 points possible)	(10 points possible)			s possible)		(15 points possible)	(10 points possible)	
		Degree to which the	Degree to which the	Degree to w	hich the project furthers the		tion Strategy	Affirmatively Furthering	Community Engagement	
		project will implement	project will have long-		, ,	, ,	<i>5,</i>	Fair Housing	and Outreach	
		transformative activities	term impacts that will							
		that improve the	result in transformative							
		affordability, timing, cost,	outcomes at							
		feasibility, approval, and	neighborhood and/or							
		amount of housing	regional levels.							
		development	regional levels.							
		Applicants must make the	More points will be	1	2	3	4	Degree to which the	Degree to which	
		connection of how the	awarded if the project	Implements a land use	Includes zoning for a	Improves jobs-housing	Plans for	project takes meaningful	community members have	
		planning activity unlocks	demonstrates	strategy that facilitates	higher density of housing	balance (2.5 points	transportation/mobility	actions, in addition to	been engaged and	
		an infill area with strong	complementary policies	VMT reduction (2.5 points		possible)	improvements to better	combating discrimination,	outreach is incorporated	
		planned or actual housing	and other planned or	possible)	(2.5 points possible)		connect housing to the	that overcomes patterns	throughout the project so	
		affordability components	existing projects that	, possione,	(p 3 p 3331616)			of segregation and fosters		
		that serve low and	result in transformative				transportation network	inclusive communities free		
		moderate-income	impacts that support				(2.5 points possible)	from barriers that restrict		
		households.	affordable housing on a				(2.5 politis possible)	access to opportunity	of the project. The	
		nousenoius.	=						applicant's response	
			broader scale. Projects					based on protected		
			will be evaluated on their					characteristics.	should include methods	
			impact on a broader					Specifically, the project	employed to solicit	
			corridor that makes					takes meaningful actions	feedback on the planning	
			substantial changes in					that address significant	and development of this	
			land use patterns, not					disparities in Housing	project and project area.	
			solely an individual site.					needs and access to	More points will be	
								opportunity, replacing	awarded if the	
								segregated living patterns	application includes how	
								with truly integrated and	the project has been	
								balanced living patterns,	shaped by community-	
								transforming racially and	identified needs and	
								ethnically concentrated	input, as well as how the	
								areas of poverty into	applicant will continue to	
								areas of opportunity, and		
								fostering and maintaining	engagement on the	
								compliance with Civil	project throughout the	
								Rights and Fair Housing		
								1	process.	Total
App								Laws.		Points
ID	Agency Name Project Title									Awarded
	City of Lemon Grove Lemon Grove Rezoning & Downtown Specific Plan Expansion	10	9	2.50	2.50	2.50	2.50	13	9	51.00
	Invalence at the state of the s									
	Implementation of Housing Element Program 6G Objective	8	7	2.00	2.00	2.50	0.00	13	10	44.50
	Design Standards and Programs 4A/4B Efforts to Address the	Ü	,	2.00	2.00	2.50	0.00	15	10	14.50
	City of Del Mar Needs of Special Needs Households in the City of Del Mar	_								
	City of San Marcos San Marcos Creek Specific Plan Update	9	10	2.50	2.50	2.50	2.50	13	10	52.00
	City of San Marcos Housing Development Feasibility Study	9	6	2.50	2.50	2.50	2.00	13	9	46.50
ENC1	City of Encinitas Housing Production Assistance	9	10	2.50	2.50	2.25	2.00	14	10	52.25
	City of National City Own National City	10	7	2.00	2.50	2.50	2.25	13	10	49.25
	City of Imperial Beach Imperial Beach Housing Acceleration and Support Program	7	7	2.25	1.50	2.00	2.00	12	10	43.75
B1		8	9	2.00	2.00	1.50	2.25	14	10	48.75
	City of San Diego City of San Diego Inclusive Public Engagement Guide				2.00				- 10	.0.75
SD1	City of San Diego City of San Diego Inclusive Public Engagement Guide City of San Diego Missing Middle Housing Design		8		1.00	2.50	2.00	14	9	47.00
SD1 SD2	City of San Diego Missing Middle Housing Design	8	8	2.50	1.00 2.50	2.50 2.25	2.00	14 14	•	47.00 51.50
SD1 SD2 SD3		8			1.00 2.50 1.50	2.50 2.25 2.00	2.00 2.25 1.75	14 14 14	9 10 8	47.00 51.50 45.50

Question 3A Question 3B
Degree to which the project will have long timplement transformative activities that improve the affordability, timing, cost, feechality, partner, and amount of housing disburbands and any profession of housing disburbands and profession in high and profession of housing disburbands and profession in high and profession of housing disburbands and profession of housing disburbands and profession in high and profession of housing disburbands and profession of housing disburbands and profession in high and profession of housing disburbands and profession in high and profession of housing disburbands and profession in high a
project will improve the affordability, triving, cost. feasibility, approval, and amount of housing. Applicant nustrable the connection of how the planning activity unlocks an intition earth that serve low and moderate income households. Applicant nustrable the planning activity unlocks an intition earth through the planning activity unlocks an intition earth strong planning affordability components that serve low and moderate income households. Applicant nustrable the planning activity unlocks are intition to the strong throughout the planning activity unlocks are intition to the strong throughout the possible) and the planned or actual housing a not activate projects to the machine and throughout the possible of the project to the machine and throughout the possible of the project to the meaningful actions, in addition to containing projects and three planned or actual projects that serve low and moderate income housing or an object to the machine and three planned or actual housing an an object to a strong three planning activity unlocks and planned to a transportation network in the planned or actual to the source scale. Projects will be evaluated on their infrared to a transportation network in the planned or activate communities proposed to a substitute of community members and the project to the machine and three planned or activate communities proposition and planned or activate
transformative activities that will interprove the affordability, timing, cot, feasibility, approval, and amount of housing decisions must make the connection of how the planning activity unlocks on shift area with strong planned or actual housing offerability components that is to ever law and most review and most r
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Applicants must make the connection of how the planning activity undocks an infill area with strong planned or actual housing of moderate income households. More points will be awarded if the project. I implements a land use strategy that facilitates in ligher density of housing planned are cutal housing on a broader science in the impact on a broader scienciard changes in land use patterns, not solely an individual site. More points will be awarded if the project in power points will be awarded if the project housing to the existing planned regional of sequential on a development of the simple of the project. Spoints possible in provements to better connect housing to the existing/planned regional of sequential on a discover or possible in the simple of the project. Spoints possible in provements to better connect housing to the existing/planned regional of sequential on a discover or possible in provements to better connect housing to the existing/planned regional of sequential on a discover or possible in provements to better connect housing to the existing/planned regional of sequential on a discover or possible in provements to better connect housing to the existing/planned regional of sequential on a discover or possible in provements to better connect housing to the existing/planned regional of sequential on a discover or possible in provements to better connect housing to the existing/planned regional of sequential transportation network (2.5 points possible) and of sequential or access to apportunity and possible in provements to better connect housing to the existing/planned regional of sequential or access to apportunity access to a post regional sequential possible in provements to better connect housing to the existing/planned regional of sequential transportation network (2.5 points possible) and provements to better connect housing to the existing/planned regional of sequential transportation network (2.5 points possible) and provements to the existing/planned regional of sequential transportat
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Laws.
App Agency Name Project Title
City of Lemon
G1 Grove Lemon Grove Rezoning & Downtown Specific Plan Expansion 9 9 2.50 2.50 2.50 2.50 8
Implementation of Housing Element Program 6G Objective
Design Standards and Programs 4A/4B Efforts to Address the 7 8 1.50 1.50 2.00 0.00 12 9
M1 City of Del Mar Needs of Special Needs Households in the City of Del Mar
M1 City of San Marcos San Marcos Creek Specific Plan Update 8 9 2.50 2.50 2.50 3.50 9
M2 City of San Marcos Housing Development Feasibility Study 8 9 2.00 2.00 1.50 12 9
NC1 City of Encinitas Housing Production Assistance 8 8 2.00 2.00 2.00 13 9
8 8 250 200 200 225 12 9
IC1 City of National City Own National City
City of Imperial
City of Imperial 7 7 2.00 1.50 2.00 2.00 13 9
City of Imperial Beach Housing Acceleration and Support Program 7 7 7 2.00 1.50 2.00 2.00 2.00 13
City of Imperial Beach Housing Acceleration and Support Program 7 7 7 2.00 1.50 2.00 2.00 2.00 13 9 D1 City of San Diego City of San Diego Inclusive Public Engagement Guide 8 8 2.00 2.00 2.00 2.00 11 9
City of Imperial Beach Housing Acceleration and Support Program 7 7 7 2.00 1.50 2.00 2.00 2.00 13 9 D1 City of San Diego City of San Diego Inclusive Public Engagement Guide 8 8 2.00 2.00 2.00 2.00 2.00 11 9 D2 City of San Diego Missing Middle Housing Design 8 8 2.50 1.50 2.00 2.00 2.00 3.00 9
City of Imperial Beach Housing Acceleration and Support Program 7 7 2.00 1.50 2.00 2.00 2.00 13 9 City of San Diego City of San Diego Inclusive Public Engagement Guide 8 8 2.00 2.00 2.00 2.00 2.00 11 9 City of San Diego Missing Middle Housing Design 8 8 2.50 1.50 2.00 2.00 2.00 2.00 9 City of San Diego Missing Middle Housing Design 8 9

	T	Question 1A	Question 1B		Quest	ion 3P		Question 2	Question 4	
		(10 points possible)	(10 points possible)		(10 points			Question 3 (15 points possible)	(10 points possible)	
		Degree to which the	Degree to which the	Degree to w	hich the project furthers the		ation Strategy	Affirmatively Furthering	Community Engagement	
		project will implement	project will have long-	Degree to w	men the project furthers the	i woomity mad implemente	ition strategy	Fair Housing	and Outreach	
		transformative activities	term impacts that will					Tan Housing	and Oddiedell	
			result in transformative							
		that improve the								
		affordability, timing, cost,	outcomes at							
		feasibility, approval, and	neighborhood and/or							
		amount of housing	regional levels.							
		Applicants must make the	More points will be	1	2	3	Δ	Degree to which the	Degree to which	
		connection of how the	awarded if the project	Implements a land use	Includes zoning for a	Improves jobs-housing	Plans for	_	community members have	
		planning activity unlocks	demonstrates	strategy that facilitates	higher density of housing	balance (2.5 points	transportation/mobility	actions, in addition to	been engaged and	
		an infill area with strong	complementary policies	VMT reduction (2.5 points		possible)	improvements to better	combating discrimination,	outreach is incorporated	
					-	possible				
		planned or actual housing	and other planned or	possible)	(2.5 points possible)		connect housing to the		throughout the project so	
		affordability components	existing projects that					of segregation and fosters	the community is	
		that serve low and	result in transformative				transportation network	inclusive communities free	engaged in the planning	
		moderate-income	impacts that support				(2.5 points possible)	=	and development phases	
		households.	affordable housing on a					access to opportunity	of the project. The	
			broader scale. Projects					based on protected	applicant's response	
			will be evaluated on their					characteristics.	should include methods	
			impact on a broader					Specifically, the project	employed to solicit	
			corridor that makes					takes meaningful actions	feedback on the planning	
			substantial changes in					that address significant	and development of this	
			land use patterns, not					disparities in Housing	project and project area.	
			solely an individual site.					needs and access to	More points will be	
								opportunity, replacing	awarded if the	
								segregated living patterns	application includes how	
								with truly integrated and	the project has been	
								balanced living patterns,	shaped by community-	
								transforming racially and	identified needs and	
								ethnically concentrated	input, as well as how the	
									applicant will continue to	
								areas of opportunity, and	conduct community	
								fostering and maintaining	engagement on the	
								compliance with Civil	project throughout the	
								Rights and Fair Housing	process.	Total
Арр								Laws.		Points
ID Agency Name	Project Title									Awarde
City of Lemon		10	0	2 50	2.50	2.00	2.50	10	0	E2 F0
G1 Grove	Lemon Grove Rezoning & Downtown Specific Plan Expansion	10	9	2.50	2.50	2.00	2.50	15	9	52.50
	Implementation of Housing Element Program 6G Objective	8	8	2.50	2.00	2.00	0.00	10	q	41.50
	Design Standards and Programs 4A/4B Efforts to Address the	J	U	2.50	2.00	2.00	0.00	10	3	71.50
M1 City of Del Mar	Needs of Special Needs Households in the City of Del Mar									
M1 City of San Marcos	San Marcos Creek Specific Plan Update	9	8	2.50	2.00	2.50	2.50	9	10	45.50
	Housing Development Feasibility Study	8	7	2.50	2.50	2.50	2.50	8	10	43.00
NC1 City of Encinitas	Housing Production Assistance	9	8	2.50	2.50	2.50	2.50	11	10	48.00
C1 City of National City	Own National City	9	9	2.50	2.50	2.50	2.50	12	10	50.00
City of Imperial		8	8	2.50	2.50	2.50	2.00	13	9	47.50
Beach	Imperial Beach Housing Acceleration and Support Program								-	
D1 City of San Diego	City of San Diego Inclusive Public Engagement Guide	10	10	2.00	2.50	2.00	2.50	13	9	51.00
D2 City of San Diego	Missing Middle Housing Design	10	10	2.50	2.00	2.50	2.50	13	9	51.50
D3 City of San Diego	Mid-City Communities Plan Update	10	10	2.50	2.50	2.00	2.50	13	10	52.50
D4 City of San Diego	City Affordable Home Development Master Plan	9	8	2.50	2.00	2.00	2.00	11	8	44.50
SNT1 City of Santee	Land Use Element Update	8	8	2.00	2.50	2.50	2.00	10	7	42.00

	T	Question 1A	Question 1B		Quest	Question 3	Question 4			
		(10 points possible)	(10 points possible)			s possible)		(15 points possible)	(10 points possible)	
		Degree to which the	Degree to which the	Degree to w	hich the project furthers the		tion Strategy	Affirmatively Furthering	Community Engagement	_
		project will implement	project will have long-	Degree to w	project furthers the	Has implementa		Fair Housing	and Outreach	
		transformative activities	term impacts that will					Tail Housing	una Outreach	
			<u> </u>							
		that improve the	result in transformative							
		affordability, timing, cost,	outcomes at							
		feasibility, approval, and	neighborhood and/or							
		amount of housing	regional levels.							
		Applicants must make the	More points will be	1	2	3	4	Degree to which the	Degree to which	
		connection of how the	awarded if the project	Implements a land use	Includes zoning for a	Improves jobs-housing	Plans for	project takes meaningful	community members have	
		planning activity unlocks	demonstrates	strategy that facilitates	higher density of housing	balance (2.5 points	transportation/mobility	actions, in addition to	been engaged and	
		an infill area with strong	complementary policies	VMT reduction (2.5 points	than is currently allowed	possible)	improvements to better	combating discrimination,	outreach is incorporated	
		planned or actual housing	and other planned or	possible)	(2.5 points possible)	• ,	connect housing to the	that overcomes patterns	throughout the project so	
		affordability components	existing projects that		(-			of segregation and fosters	the community is	
		that serve low and	result in transformative				transportation network	inclusive communities free	•	
		moderate-income	impacts that support				(2.5 points possible)	-	and development phases	
		households.	affordable housing on a				(2.5 points possible)	=	of the project. The	
		nousenoius.						access to opportunity		
			broader scale. Projects					based on protected	applicant's response	
			will be evaluated on their					characteristics.	should include methods	
			impact on a broader					Specifically, the project	employed to solicit	
			corridor that makes					takes meaningful actions	feedback on the planning	
			substantial changes in					that address significant	and development of this	
			land use patterns, not					disparities in Housing	project and project area.	
			solely an individual site.					needs and access to	More points will be	
								opportunity, replacing	awarded if the	
								segregated living patterns	application includes how	
								with truly integrated and	the project has been	
								balanced living patterns,	shaped by community-	
								transforming racially and	identified needs and	
								ethnically concentrated	input, as well as how the	
								areas of poverty into	applicant will continue to	
								areas of opportunity, and	conduct community	
								fostering and maintaining	engagement on the	
								compliance with Civil	project throughout the	
								Rights and Fair Housing	process.	
								Laws.	· · · · · ·	Total
App										Points
ID Agency Name City of Lemon	Project Title									Awarded
LG1 Grove	Lemon Grove Rezoning & Downtown Specific Plan Expansion	9	9	2.50	2.50	2.00	2.50	14	8	49.50
	lumbar and the state of the sta									
	Implementation of Housing Element Program 6G Objective	8	9	2.50	2.50	1.50	0.00	15	9	47.50
	Design Standards and Programs 4A/4B Efforts to Address the	U	,	2.50	2.50	1.50	0.00	15	,	77.30
DM1 City of Del Mar	Needs of Special Needs Households in the City of Del Mar									
	San Marcos Creek Specific Plan Update	7	7	1.50	2.50	2.00	2.50	13	9	44.50
	Housing Development Feasibility Study	8	9	1.50	2.00	2.00	1.50	15	9	48.00
ENC1 City of Encinitas	Housing Production Assistance	9	9	2.00	2.50	2.00	2.50	14	10	51.00
NC1 City of National City	Own National City	10	10	2.50	2.50	2.50	2.50	15	9	54.00
City of Imperial		8	9	1.50	2.00	2.00	2.50	13	8	46.00
IB1 Beach	Imperial Beach Housing Acceleration and Support Program								_	
SD1 City of San Diego	City of San Diego Inclusive Public Engagement Guide	8	9	2.00	2.00	2.00	2.00	14	10	49.00
SD2 City of San Diego	Missing Middle Housing Design	10	9	2.00	2.50	2.00	2.50	14	9	51.00
SD3 City of San Diego	Mid-City Communities Plan Update	10	9	2.50	2.50	2.00	2.50	14	9	51.50
SD4 City of San Diego	City Affordable Home Development Master Plan	10 9	9	2.00	2.50	2.00	2.50 2.00	14	9	51.00
SNT1 City of Santee	Land Use Element Update	9	9	1.50	2.50	1.50	2.00	13	8	46.50

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 1 PLANNING PROJECTS

Unique ID	HAP Funding Requested		Matching Funds Amount		otal Project Cost	% of Matching Funds
LG1	\$ 300,000	\$	33,500	\$	333,500	10.04%
DM1	\$ 181,000	\$	60,000	\$	241,000	24.90%
SM1	\$ 626,000	\$	80,350	\$	706,350	11.38%
SM2	\$ 70,000	\$	8,000	\$	78,000	10.26%
ENC1	\$ 573,000	\$	-	\$	573,000	0.00%
NC1	\$ 450,000	\$	21,300	\$	471,300	4.52%
IB1	\$ 650,000	\$	-	\$	650,000	0.00%
SD1	\$ 500,000	\$	340,000	\$	840,000	40.48%
SD2	\$ 500,000	\$	100,000	\$	600,000	16.67%
SD3	\$ 650,000	\$	375,000	\$	1,025,000	36.59%
SD4	\$ 650,000	\$	400,000	\$	1,050,000	38.10%
SNT1	\$ 650,000	\$	30,000	\$	680,000	4.41%

				2A			5		6A	6B	7
Mobility Hul	b	2035 Transit F Area	Priority	Low VMT Area		Final 2A Score	Partnerships		Prohousing Policies	Housing Equity	Percentage of Matching Funds
Choose from drop- down	Points	Choose from drop-down	Points	Choose from drop-down Poin		(Max 10 points)	Choose from drop-down Poin		Points Earned	Points Earned	Points
Yes	3.5	Yes	3.5	50-85% of regional mean	2	9.0	Partnership documentation not provided	0	12.5	12.5	2
Yes	3.5	Yes	3.5	Not in a Low VMT Area	0	7.0	Partnership documentation not provided	0	12.5	12.5	3
Yes	3.5	Yes	3.5	50-85% of regional mean	2	9.0	Partnership documentation not provided	0	12.5	12.5	2
Yes	3.5	Yes	3.5	Not in a Low VMT Area	0	7.0	Partnership documentation not provided	0	12.5	12.5	2
Yes	3.5	Yes	3.5	85-100% of regional mean	1	8.0	Partnership documentation provided	5	12.5	12.5	0
Yes	3.5	Yes	3.5	Less than 50% of regional mean	3	10.0	Partnership documentation provided	5	12.5	12.5	1
Yes	3.5	Yes	3.5	50-85% of regional mean	2	9.0	Partnership documentation not provided	0	7.5	2.5	0
Yes	3.5	Yes	3.5	Less than 50% of regional mean	3	10.0	Partnership documentation provided	5	12.5	12.5	5
Yes	3.5	Yes	3.5	Less than 50% of regional mean	3	10.0	Partnership documentation not provided	0	12.5	12.5	2
Yes	3.5	Yes	3.5	Less than 50% of regional mean	3	10.0	Partnership documentation not provided	0	12.5	12.5	4
Yes	3.5	Yes	3.5	50-85% of regional mean	2	9.0	Partnership documentation not provided	0	12.5	12.5	4
Yes	3.5	Yes	3.5	50-85% of regional mean	2	9.0	Partnership documentation not provided	0	12.5	12.5	1

Do not delete these rows.

VLOOKUP #2A

Mobility H	łub	2035 Transit I Area	Priority	Low VMT Area				
Option	Points	Option	Points	Option	Points			
Yes	3.5	Yes	3.5	Less than 50% of regional mean	3			
No	0	No	0	50-85% of regional mean	2			
				85-100% of regional mean	1			
				Not in a Low VMT Area	0			

VLOOKUP #7

Percent N	latching Fur	nds
Amt Min	Amt Max	Points
0.00%	0.00%	0
0.01%	9.99%	1
10.00%	19.99%	2
20.00%	29.99%	3
30.00%	39.99%	4
40.00%		5

VLOOKUP #5

Partnerships							
Option	Points						
artnership documentation provided	5						
artnership documentation not provided	0						

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18

PART A - PROHOUSING POLICIES

TARTA - FROMOOSING FOLICIES											
	Pro	phousing Designat	ion								
Unique ID	Prohousing Designation	Count "Yes"	Points Earned								
LG1	No	0	0								
DM1	No	0	0								
SM1	No	0	0								
SM2	No	0	0								
ENC1	No	0	0								
NC1	No	0	0								
IB1	No	0	0								
SD1	Yes	1	12.5								
SD2	Yes	1	12.5								
SD3	Yes	1	12.5								
SD4	Yes	1	12.5								
SNT1	No	0	0								

							Category 1: Favo	orable Zoning and	Land Use Policies						
			Policies worth	5 points each						Policies worth	2.5 points each				
Unique ID	Housing element plan for zoned capacity of >150% of RHNA	Permitting missing middle uses (e.g., duplexes, triplexes, fourplexes, townhomes) in existing lowdensity single-family zones	Eliminating minimum parking requirements	Allowing residential in commercial zones	Count "Yes"	Points Earned	Allowing more/larger accessory dwelling units (ADUs) than state law requires	Density bonus that is >10% more than state requirements	Established Workforce Housing Opportunity Zone (WHOZ) or housing sustainability district	Standards to promote more density	Housing element plan for zoned capacity of >125% of RHNA	Reduced parking requirements	Count "Yes"	Points Earned	Total Points Earned (Max 5 points)
LG1	No	No	No	Yes	1	5	Yes	No	No	Yes	No	Yes	3	7.5	5
DM1	Yes	Yes	No	Yes	3	15	No	No	No	No	Yes	Yes	2	5	5
SM1	No	No	No	No	0	0	No	No	No	No	No	Yes	1	2.5	2.5
SM2	No	No	No	No	0	0	No	No	No	No	No	Yes	1	2.5	2.5
ENC1	Yes	Yes	No	No	2	10	No	No	No	No	No	Yes	1	2.5	5
NC1	Yes	No	Yes	Yes	3	15	No	Yes	No	Yes	Yes	Yes	4	10	5
IB1	No	No	No	Yes	1	5	No	No	No	No	No	Yes	1	2.5	5
SD1	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
SD2	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
SD3	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
SD4	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
SNT1	Yes	Yes	No	No	2	10	Yes	No	No	Yes	Yes	Yes	4	10	5

							Ca	tegory 2: Accelera	cceleration of Housing Production Timeframes								
				Policies worth	n 5 points each							Policies worth	2.5 points each				
Unique ID	Ministerial approval of housing	Streamlined/pro gram-level California Environmental Quality Act (CEQA) Environmental Impact Report (EIR) for general plans/specific plans etc.	Permit process that is less than two months	Elimination of public hearings for projects consistent with zoning/general plan	One-stop shop permitting processes or single point of contact	Priority permit processing or reduced plan check times for ADUs/junior ADUs, multifamily, or affordable housing	Count "Yes"	Points Earned	Streamlined housing development at the project level	Permit process that is less than four months	Three public hearings limit for projects consistent with zoning/general plan	Eliminated or replaced subjective design standards with objective standards that simplify zoning	Standard entitlement application	Publicly posting online status updates on permit approvals	Count "Yes"	Points Earned	Total Points Earned (Max 5 points)
LG1	Yes	Yes	Yes	Yes	Yes	No	5	25	Yes	Yes	No	Yes	Yes	Yes	5	12.5	5
DM1	Yes	Yes	No	No	Yes	Yes	4	20	No	No	No	No	Yes	No	1	2.5	5
SM1	No	No	No	No	Yes	Yes	2	10	No	No	No	No	Yes	No	1	2.5	5
SM2	No	No	No	No	Yes	Yes	2	10	No	No	No	No	Yes	No	1	2.5	5
ENC1	Yes	No	No	No	Yes	Yes	3	15	Yes	No	No	Yes	Yes	Yes	4	10	5
NC1	Yes	Yes	Choose	Yes	Yes	No	4	20	Yes	No	Yes	Yes	Yes	No	4	10	5
IB1	No	No	No	No	No	No	0	0	No	No	No	No	Yes	No	1	2.5	2.5
SD1	No	No	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
SD2	No	No	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
SD3	No	No	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
SD4	No	No	No	No	No	No	0	0	No	No	No	No	No	No	0	0	0
SNT1	Yes	Yes	No	Yes	Yes	Yes	5	25	Yes	Yes	No	Yes	Yes	Yes	5	12.5	5

					Cate	gory 3: Reduction	of Construction a	nd Development (Costs				
		Polic	ies worth 5 points	each				Polici	es worth 2.5 point	s each			
Unique ID	Waived development impact fees for housing	Adopted universal design ordinances	Preapproved prototype plans for missing middle housing (e.g., duplexes, triplexes, townhomes)	Count "Yes"	Points Earned	Measures that reduce costs for transportation-related infrastructure or that encourage active transit or other alternatives to cars	Reduced development impact fees for housing	Less restrictive ADU standards than state requirements	Fee reduction, including deferrals or reduced fees for housing with people with special needs	Promoting innovative housing types that reduced development costs	Count "Yes"	Points Earned	Total Points Earned (Max 5 points)
LG1	No	Yes	No	1	5	Yes	No	No	Yes	No	2	5	5
DM1	No	No	No	0	0	Yes	No	No	No	No	1	2.5	2.5
SM1	No	No	No	0	0	No	No	No	No	No	0	0	0
SM2	No	No	No	0	0	No	No	No	No	No	0	0	0
ENC1	No	No	No	0	0	No	No	No	No	Yes	1	2.5	2.5
NC1	Yes	Yes	No	2	10	Yes	Yes	Yes	No	Yes	4	10	5
IB1	No	No	No	0	0	No	No	No	No	No	0	0	0
SD1	No	No	No	0	0	No	No	No	No	No	0	0	0
SD2	No	No	No	0	0	No	No	No	No	No	0	0	0
SD3	No	No	No	0	0	No	No	No	No	No	0	0	0
SD4	No	No	No	0	0	No	No	No	No	No	0	0	0
SNT1	Yes	No	No	1	5	No	No	No	No	No	0	0	5

					Ca	tegory 4: Providin	g Financial Subsidi	ies				
			Policies worth	5 points each		<u> </u>			es worth 2.5 point	s each		
Unique ID	Local housing trust fund or collaboration on regional fund	Program to comply with Surplus Lands Act and make publicly owned land available for affordable housing	Enhanced Infrastructure Financing District (EIFD)	Prioritization of local general funds for affordable housing	Count "Yes"	Points Earned	Grants/low- interest loans for affordable ADUs	Direct residual redevelopment funds to affordable housing	Development and regular use of housing subsidy pool, local/regional trust, or similar funding source	Count "Yes"	Points Earned	Total Points Earned (Max 5 points)
LG1	No	No	No	No	0	0	No	Yes	No	1	2.5	2.5
DM1	Yes	Yes	No	Yes	3	15	No	No	No	0	0	5
SM1	No	Yes	No	No	1	5	No	Yes	Yes	2	5	5
SM2	No	Yes	No	No	1	5	No	Yes	Yes	2	5	5
ENC1	No	No	No	No	0	0	No	No	No	0	0	0
NC1	No	Yes	No	No	1	5	Yes	Yes	No	2	5	5
IB1	No	No	No	No	0	0	No	No	No	0	0	0
SD1	No	No	No	No	0	0	No	No	No	0	0	0
SD2	No	No	No	No	0	0	No	No	No	0	0	0
SD3	No	No	No	No	0	0	No	No	No	0	0	0
SD4	No	No	No	No	0	0	No	No	No	0	0	0
SNT1	No	Yes	No	No	1	5	No	No	No	0	0	5

VLOOKUP PART A - PROHOUSING POLICIES

Unique ID	ProHousing Policy	Category 1 Favorable Zoning and Land Use Policies	Category 2 Acceleration of Housing Production Timeframes	Category 3 Reduction of Construction and Development Costs	Category 4 Providing Financial Subsidies	Total Points Earned (12.5 max)
LG1	0	5	5	5	2.5	12.5
DM1	0	5	5	2.5	5	12.5
SM1	0	2.5	5	0	5	12.5
SM2	0	2.5	5	0	5	12.5
ENC1	0	5	5	2.5	0	12.5
NC1	0	5	5	5	5	12.5
IB1	0	5	2.5	0	0	7.5
SD1	12.5	0	0	0	0	12.5
SD2	12.5	0	0	0	0	12.5
SD3	12.5	0	0	0	0	12.5
SD4	12.5	0	0	0	0	12.5
SNT1	0	5	5	5	5	12.5

EQUITY

EQUITY	Housing Equity															
						Polici	es worth 2.5 point	s each								
Unique ID	An adopted inclusionary housing ordinance	Rent stabilization policies townhomes) in existing low- density single- family zones	Anti- displacement policies in conjunction with transit improvements	Strategies or funds to preserve naturally occurring affordable housing	Tenant protection policies such as access to counsel, just cause eviction policy, etc.	Rezoning and other policies that result in a net gain of lowand moderate-income housing while concurrently mitigating development impacts on or from environmentally sensitive or hazardous areas.	,	Zone changes or other policies (other than those listed above) that increase lowand moderate-income housing and affordability in High Resource and Highest Resource areas, as designated in the 2021 TCAC/HCD Opportunity Maps.	Count "Yes"	Points Earned	Displacement risk studies	Publicly available database of affordable housing properties at risk of losing affordability restrictions through the expiration of rent restrictions or tenant voucher programs	Proactive monitoring of housing at risk of	Count "Yes"	Points Earned	Total Points Earned (Max 12.5 points)
LG1	No	No	Yes	No	No	No	Yes	Yes	3	15	No	Yes	Yes	2	5	12.5
DM1	Yes	No	No	Yes	No	Yes	No	Yes	4	20	No	No	No	0	0	12.5
SM1	Yes	No	No	No	Yes	No	No	No	2	10	Yes	No	No	1	2.5	12.5
SM2	Yes	No	No	No	Yes	No	No	No	2	10	Yes	No	No	1	2.5	12.5
ENC1	Yes	No	No	No	Yes	No	No	No	2	10	Yes	No	No	1	2.5	12.5
NC1	Yes	No	No	No	No	Yes	Yes	No	3	15	No	Yes	Yes	2	5	12.5
IB1	No	No	No	No	No	No	No	No	0	0	No	No	Yes	1	2.5	2.5
SD1	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	8	40	No	No	Yes	1	2.5	12.5
SD2	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	8	40	No	No	Yes	1	2.5	12.5
SD3	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	8	40	No	No	Yes	1	2.5	12.5
SD4	Yes	Yes	Yes	Yes	Yes	Yes	Yes	Yes	8	40	No	No	Yes	1	2.5	12.5
SNT1	No	No	No	No	No	Yes	Yes	Yes	3	15	No	Yes	Yes	2	5	12.5

HAP Evaluation Workbook - Planning Sum and Ranks

			Quantitative Criteria (Grants Team)			Qualitative Criteria (Evaluators)			Total Score (Quantitative + Qualitative)				Avg. Score	Ranks				SUM of Ranks	Overall Rank	Final Rank*						
App ID	Agency Name	Project Title	Q2A	Q5	Q6A	Q6B	Q7	E1	E2	E3	E4	E5	E1	E2	E3	E4	E5		E1	E2	E3	E4	E5			
SD1	City of San Diego	City of San Diego Inclusive Public Engagement Guide	10.0	5	12.5	12.5	5	45.00	48.75	44.00	51.00	49.00	90.00	93.75	89.00	96.00	94.00	92.55	1	1	1	1	2	6	1	1
		Own National City	_	-	_	12.5	_											89.90	3	3	2	3	1	12	2	2
SD3	,	Mid-City Communities Plan Update	10.0	-	_	_	_			47.00									- 2	1 2	4	1 2	3	13	3	3
SD4	,	City Affordable Home Development Master Plan	9.0	0	_		_		45.50	_						82.50			5	+-	+-	1 /	4	27	4	4
ENC1	City of Encinitas	Housing Production Assistance	8.0	5	12.5	12.5	U	46.00	52.25	46.00	48.00	51.00	84.00	90.25	84.00	86.00	89.00	86.65	_ /	3	 	6	4	27	4	5
LG1	City of Lemon Grove	Lemon Grove Rezoning & Downtown Specific Plan Expansion	9.0	0	12.5	12.5	2	49.00	51.00	49.00	52.50	49.50	85.00	87.00	85.00	88.50	85.50	86.20	6	6	5	4	7	28	6	6
SD2	City of San Diego	Missing Middle Housing Design	10.0	0	12.5	12.5	2	44.50	47.00	46.00	51.50	51.00	81.50	84.00	83.00	88.50	88.00	85.00	8	7	8	4	6	33	7	7
SM1	City of San Marcos	San Marcos Creek Specific Plan Update	9.0	0	12.5	12.5	2	50.00	52.00	49.00	45.50	44.50	86.00	88.00	85.00	81.50	80.50	84.20	4	5	5	8	11	33	7	8
SM2	City of San Marcos	Housing Development Feasibility Study	7.0	0	12.5	12.5	2	46.50	46.50	45.50	43.00	48.00	80.50	80.50	79.50	77.00	82.00	79.90	9	10	9	9	9	46	9	9
SNT1	City of Santee	Land Use Element Update	9.0	0	12.5	12.5	1	41.00	46.50	42.00	42.00	46.50	76.00	81.50	77.00	77.00	81.50	78.60	10	9	10	9	10	48	10	10
DM1		Implementation of Housing Element Program 6G Objective Design Standards and Programs 4A/4B Efforts to Address the Needs of Special Needs Households in the City of Del Mar	7.0	0	12.5	12.5	3	41.00	44.50	41.00	41.50	47.50	76.00	79.50	76.00	76.50	82.50	78.10	10) 11	11	11	8	51	11	11
IB1	City of Imperial Beach	Imperial Beach Housing Acceleration and Support Program	9.0			2.5												63.65	12	2 12	12	12	12	60	12	12

^{*}Final Rank is the same as the Overall Rank, unless one or more applicants have the same Overall Rank. In the case of a tie in the Overall Rank, the applicant with the highest cumulative score on criteria Nos. 1, 2, and 3 receives the higher rank.

1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 PLANNING PROJECTS

Option 1: The highest cumulative score on criteria Nos. 1, 2, and 3

		Cı	riteria 1A Sco	re							
Unique ID	E1	E2	E3	E4	E5	E1	E2	E3	E4	E5	TOTAL
LG1	9	10	9	10	9	9	9	9	9	9	92
DM1	8	8	7	8	8	8	7	8	8	9	79
SM1	9	9	8	9	7	9	10	9	8	7	85
SM2	9	9	8	8	8	9	6	9	7	9	82
ENC1	8	9	8	9	9	8	10	8	8	9	86
NC1	8	10	8	9	10	8	7	8	9	10	87
IB1	7	7	7	8	8	7	7	7	8	9	75
SD1	8	8	8	10	8	8	9	8	10	9	86
SD2	8	8	8	10	10	7	8	8	10	9	86
SD3	8	9	8	10	10	8	9	8	10	9	89
SD4	9	8	9	9	10	9	8	9	8	9	88
SNT1	8	8	8	8	9	8	9	8	8	9	83

	Criteria 2A Criteria 2B.1 Score					Cri	teria 2B.2 Sco	ore			Cri	teria 2B.3 Sco	ore									
Unique ID	Score	E1	E2	E3	E4	E5	E1	E2	E3	E4	E5	E1	E2	E3	E4	E5	E1	E2	E3	E4	E5	TOTAL
LG1	9	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.0	2.0	2.5	2.5	2.5	2.5	2.5	58.00
DM1	7	1.5	2.0	1.5	2.5	2.5	1.5	2.0	1.5	2.0	2.5	2.0	2.5	2.0	2.0	1.5	0.0	0.0	0.0	0.0	0.0	17.00
SM1	9	2.5	2.5	2.5	2.5	1.5	2.5	2.5	2.5	2.0	2.5	2.5	2.5	2.5	2.5	2.0	2.5	2.5	2.5	2.5	2.5	20.50
SM2	7	2.0	2.5	2.0	2.5	1.5	2.0	2.5	2.0	2.5	2.0	2.0	2.5	2.0	2.5	2.0	1.5	2.0	1.5	2.5	1.5	17.50
ENC1	8	2.0	2.5	2.0	2.5	2.0	2.0	2.5	2.0	2.5	2.5	2.0	2.3	2.0	2.5	2.0	2.0	2.0	2.0	2.5	2.5	19.00
NC1	10	2.5	2.0	2.5	2.5	2.5	2.0	2.5	2.0	2.5	2.5	2.0	2.5	2.0	2.5	2.5	2.0	2.3	2.3	2.5	2.5	22.00
IB1	9	2.0	2.3	2.0	2.5	1.5	1.5	1.5	1.5	2.5	2.0	2.0	2.0	2.0	2.5	2.0	2.0	2.0	2.0	2.0	2.5	19.25
SD1	10	2.0	2.0	2.0	2.0	2.0	2.0	2.0	2.0	2.5	2.0	2.0	1.5	2.0	2.0	2.0	2.0	2.3	2.0	2.5	2.0	20.00
SD2	10	2.0	2.5	2.5	2.5	2.0	1.5	1.0	1.5	2.0	2.5	2.0	2.5	2.0	2.5	2.0	2.0	2.0	2.0	2.5	2.5	21.50
SD3	10	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.5	2.3	2.5	2.0	2.0	2.5	2.3	2.5	2.5	2.5	22.50
SD4	9	2.0	2.3	2.0	2.5	2.0	2.5	1.5	2.5	2.0	2.5	2.0	2.0	2.0	2.0	2.0	2.0	1.8	2.0	2.0	2.5	19.75
SNT1	9	1.0	2.0	1.0	2.0	1.5	2.0	2.5	2.0	2.5	2.5	1.5	2.0	1.5	2.5	1.5	1.5	2.0	1.5	2.0	2.0	16.50

		C	Criteria 3 Scor	е		
Unique ID	E1	E2	E3	E4	E5	TOTAL
LG1	13	13	13	15	14	68
DM1	12	13	12	10	15	62
SM1	13	13	13	9	13	61
SM2	12	13	12	8	15	60
ENC1	13	14	13	11	14	65
NC1	12	13	12	12	15	64
IB1	13	12	13	13	13	64
SD1	11	14	11	13	14	63
SD2	13	14	13	13	14	67
SD3	13	14	13	13	14	67
SD4	13	14	14	11	14	66
SNT1	12	13	12	10	13	60

	Cı	ımulative Sco	re	
Unique ID	Criteria 1	Criteria 2	Criteria 3	TOTAL
LG1	92	58.00	68	218.00
DM1	79	17.00	62	158.00
SM1	85	20.50	61	166.50
SM2	82	17.50	60	159.50
ENC1	86	19.00	65	170.00
NC1	87	22.00	64	173.00
IB1	75	19.25	64	158.25
SD1	86	20.00	63	169.00
SD2	86	21.50	67	174.50
SD3	89	22.50	67	178.50
SD4	88	19.75	66	173.75
SNT1	83	16.50	60	159.50

HAP Evaluation Workbook - Planning Funding Recommendations

Amount Available¹:

\$9,500,000

App ID	Agency Name	Project Name	Final Rank	Funding Priority Order*	Amount Requested	Amount Remaining
					4	4
SD1	City of San Diego	City of San Diego Inclusive Public Engagement Guide	1	1	\$500,000	\$9,000,000
	City of National					
NC1	City	Own National City	2	2	\$450,000	\$8,550,000
ENC1	City of Encinitas	Housing Production Assistance	5	3	\$573,000	\$7,977,000
	City of Lemon	Lemon Grove Rezoning & Downtown Specific Plan				
LG1	Grove	Expansion	6	4	\$300,000	\$7,677,000
SM1	City of San Marcos	San Marcos Creek Specific Plan Update	8	5	\$626,000	\$7,051,000
SNT1	City of Santee	Land Use Element Update	10	6	\$650,000	\$6,401,000
		Implementation of Housing Element Program 6G				
		Objective Design Standards and Programs 4A/4B				
		Efforts to Address the Needs of Special Needs				
DM1	City of Del Mar	Households in the City of Del Mar	11	7	\$181,000	\$6,220,000
	City of Imperial	Imperial Beach Housing Acceleration and Support				
IB1	Beach	Program	12	8	\$650,000	\$5,570,000
SD3	City of San Diego	Mid-City Communities Plan Update	3	9	\$650,000	\$4,920,000
SD4	City of San Diego	City Affordable Home Development Master Plan	4	10	\$650,000	\$4,270,000
SD2	City of San Diego	Missing Middle Housing Design	7	11	\$500,000	\$3,770,000
SM2	City of San Marcos	Housing Development Feasibility Study	9	12	\$70,000	\$3,700,000

^{*} Applications are recommended to receive funding in the following priority order:

⁽¹⁾ The highest-ranked application for each jurisdiction is recommended to receive funding, in descending order of rank.

⁽²⁾ Additional applications are recommended to receive funding in descending order of rank.

¹The Call for Projects included \$4 million for Planning projects and \$12 million for Capital projects. There is a remaining balance of \$5.5 million in the Capital Category, and that amount has been added to fully maximize the funding.