

## QUESTION AND ANSWERS

### RFP No. 2020-02

1. Just to confirm, we only need to submit an electronic proposal? We don't need to submit a hard copy and electronic copy?
  - a. Either electronic or hard copy submission will be accepted. Both submission methods are not required.
2. We are unsure if our experience will meet the required qualification stated in the RFQ that "respondents have developed and own at least one rental housing project in a rural California Community". Would you recommend partnering with another entity in order to meet the qualifications and/or make our application more attractive?
  - a. Please provide an example of your most rural project that you have completed, which may be a smaller community within an "urban" county.
3. Could you please share with us the housing readiness related activities that the County has participated in recently?
  - a. First, the County has completed a 10-Year Plan to End Homelessness, which sets goals for the development of Permanent Supportive Housing, among other goals. The process of drafting this document provided an opportunity for County staff, elected officials, and the public to educate themselves on homelessness issues and potential solutions, and build consensus around an approach to addressing homelessness. Second, the County has recently completed a Site Feasibility Study that looks at potential sites for development of affordable housing in Willows and Orland, and analyzes the opportunities and constraints associated with each site. Lastly, the County is putting together a Permanent Local Housing Allocation plan that lays out how the County will spend its allocation from the State, including a set-aside of funds for an NPLH project. The County plans to submit an application for PLHA funds before July 27<sup>th</sup>, 2020. An electronic version of the 10-Year Plan to End Homelessness and the Site Feasibility Study can be found on the County's website at: <https://www.countyofglenn.net/dept/community-action/resources>
4. We see that the City of Orland has recently submitted an application for a housing development project. Could you speak a little to the community acceptance of this project and potential future projects throughout the County?
  - a. The City of Orland has been proactive in facilitating affordable housing development opportunities, which has been widely accepted by the City. The current project is moving forward and the City of Orland is coordinating with the County on potential future development of a NPLH project in their city. Additionally, the County and its Cities continue to have a keen interest in fulfilling their unmet need of housing units.
5. We would really like to pursue work in the County of Glenn but I wanted to talk to you about the requirement in the most recently released No Place Like Home RFQ that respondents have developed and own at least one rental housing

project in a rural California Community. We have extensive experience working throughout the state of California and with special needs populations. What definition are you using to define rural? If you are using the USDA or TCAC definition, we have no projects in that geography. I am wondering if our PSH experience might be substituted with other PSH experience or experience that we have in suburban fringes or potentially a project we are working on that we have not yet complete, but will own.

- a. As you know, there are different definitions of rural that funders such as CTCAC and USDA use. We are using the term “rural” loosely as it pertains on a Threshold Qualification. Please include in your Statement of Qualifications information about projects developed in smaller communities, which may include projects in small cities that are within a CTCAC or USDA-defined “Urban County”.
6. Will other locations be considered as potential building sites other than the ones identified in the attachments to the RFQ?
- a. The County is interested in increasing housing production so other projects and sites may be considered.