Breakthrough Grant Introduction Antioch City Council

February 28, 2023



Breakthrough Grant













Defining home

"What does home mean to you"









Introducing: Deborah Carney



Deborah Carney

Resident Empowerment Program, Hope Solutions Antioch Resident







The stats

6,815 people are unhoused in our community

1,063 were children under 18

877 lost their homes in Antioch

802 were seniors 62+







In the midst of this crisis, how and why did this partnership come together....

Answering the call

URGENCY

SYNERGY

MISSION ALIGNMENT







We are not doing this alone

Faith based organizations

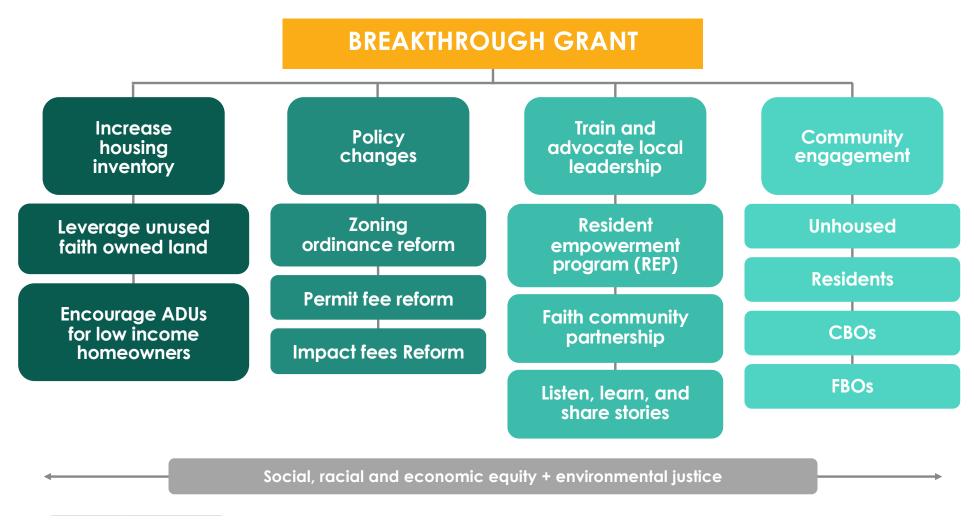
- Golden Hills
- St. Ignatius of Antioch Catholic Church
- St. Anna Episcopal
- Interfaith Peace Project
- St. John's Lutheran
- Wesleyan Church
- Most Holy Rosary
 Catholic Church
- Islamic Center of East Bay
- Interfaith Council of Contra Costa County
- First Family Church

Community based organizations

- ACCE
- ECCCA
- Catholic Charities
- St. Vincent DePaul
- St. John's Lutheran
- Family Justice Center
- First Five Contra Costa
- EBHO
- Loaves and Fishes

Local government entities

- City of Antioch Police
- City of Antioch
 Fire Department
- Antioch Unified
 School District





What we hope to accomplish

Increase city and CBO/FBO partnership

Informed by people with lived experience

Spur housing creation in innovative and cost-effective ways

Learning and collaboration across the Partnership for the Bay's Future network

ADUs: Increase neighborhood stability + Economic Equity

Encourage civic engagement







What we've done & where we're going



Micro homes on faith-owned land



ADUs



Community engagement







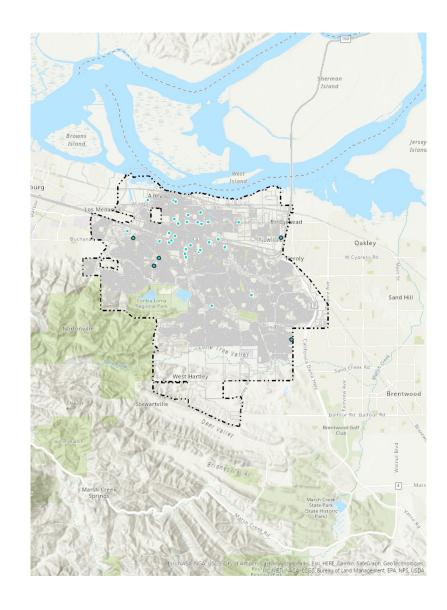
Our findings...

The potential to leverage Antioch's faith-owned land is very promising!

41
sites

75 acres

1000s of homes

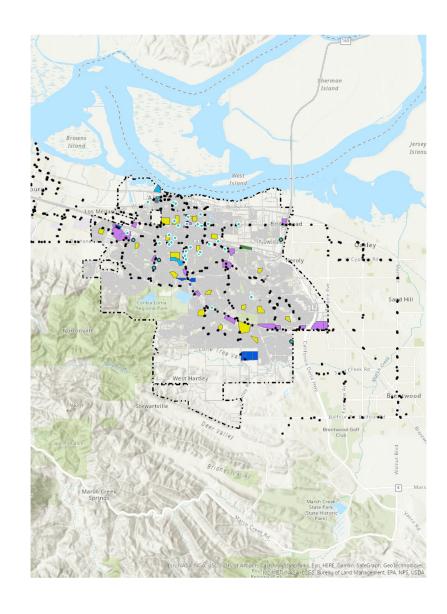


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1000s of homes



Regulatory changes are needed.

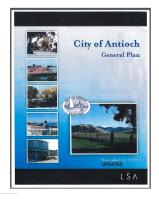




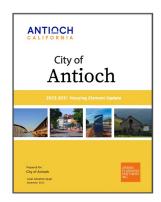


Micro Homes on Faith-Owned Land Regulatory Recommended Changes

- Permitted land uses and densities
- Identifying applicable development standards
- Permit and development impact fees
- Utility connections (PG&E)















Faith Institutions Need a Strong Team.







Faith Based Organizations Are Unique

- Mission Alignment matters
- Multi-level decision-making
- Lack of construction experience
- Require financial support
- Volunteerism isn't enough need professional supportive services







Next Steps - Microhomes

- Allow residential use on faith-owned land
- Establish development standards and entitlement pathway for microhomes
- Publish white paper on barriers and learning
- Provide technical assistance and cohort learning for interested FBOs
- Hope Solutions: identify an actual site and complete affordable housing project on faith-owned land
- Advocate for Senate Bill [SB] 4







Let's talk ADUs





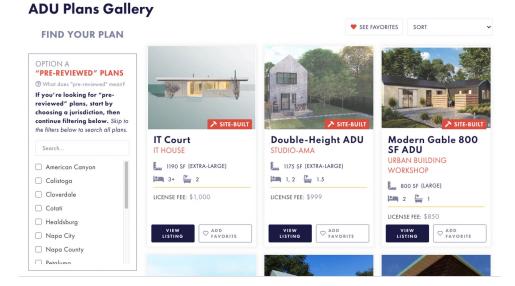






Our vision for ADUs

- Pre-reviewed plans
 - Starting point and inspiration
 - Time savings
 - Cost savings
 - Potential cross-jurisdiction collaboration
- Targeted outreach to ADU stakeholders
- ADU pilot for low-income homeowner
- Explore funding opportunities











Community engagement

Resident Empowerment Program

- Individuals with Lived Experiences
- Co-created Community
 Engagement Strategies
- Facilitated **listening sessions**
- Informing **Housing Development** Efforts













Community engagement stats

Our findings

listening sessions

Dozens of community conversations

300+
encountered
people

80+
surveys

Consistency and commonalities

Co-designed & co-facilitated with REPs

Partnered with FBOs & CBOs







Reactions To Microhomes

- Consistent overwhelming support for micro homes.
- Professional Supportive services coupled with volunteer support is key.
- Differences: unhoused focused on the basics whereas well-housed residents focussed on creature comforts









Reactions To Microhomes



"Wouldn't have to make impossible decisions that no one should have to make...choices between paying bills...and get(ting) groceries and fill your prescriptions."

Golden Hills Congregant



"It looks awesome. I would love to live there."

Hot Meals Participant



Something like this has the power to transform people's lives, especially with the wraparound services. People would be able to find and nurture their gifts."

Golden Hills Outreach Center







Reactions to Affordable Housing on Faith Owned Land

- Most participants were supportive and saw benefits to FBO involvement.
- FBOs can play a special role to create community + support residents.
- Most people wanted to understand tenant selection
- Faith community has critical role to win community support.
- Overwhelming preference toward not tying housing to church participation and prohibiting evangelizing.



Reactions to Affordable Housing on Faith Owned Land



"Our faith community is well-positioned to explain to people that this is right."

St Ignatius #1



"Let's build a community within a community"

Fr. Robert, St. Ignatius



"The Church
would help
people stabilize
instead of going
back to the
streets."

Hot Meals Participant







Reactions To ADUs

- Viewed as an opportunity for inter-generational living
- Curiosity about best practices to support homeowners becoming good landlords and property managers
- Uncertainty about the building and permitting process
- Some fear of code enforcement and the implications of government involvement







Reactions To ADUs



"What happens if in an ADU the homeowner and tenant have issues – how do you address these types of issues?"

Hot Meals Session



"[l] would love to have an ADU on [my] parents' or grandparents' property."

Hot Meals Session



"People renting
ADUs should
get coaching
on how to act
as landlords to
protect
themselves."

Hot Meals Session







This is about transformation







For questions or concerns...

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