



Human Services Department Representative: Michelle Bendyk | Tenant Representatives: Judith Morgan, Naomi Campbell
1st District: Rena Wang | 2nd District: Jake Mackenzie | 3rd District: Chris Borr | 4th District: Teddie Pierce
5th District: VACANT | Executive Director: Michelle Whitman

Sonoma County Community Development Committee Special Meeting

PLEASE NOTE: This is a hybrid meeting and will be held in-person and online.

The meeting will be held in the Hearing Room of the Sonoma County Community Development Commission located at 141 Stony Circle, Suite 210, Santa Rosa, CA, 95401.

The Zoom webinar may be accessed at the following link:

<https://sonomacounty.zoom.us/j/97641042730?pwd=c3L07sssFew0BxHuY28lJCbFVimbs.1>

Telephone Option: (669) 444-9171

Webinar ID: 976 4104 2730

Passcode: 823071

Wednesday, October 22, 2025
10:00 am – 12:00 pm

AGENDA

1. Call to Order and Roll Call

2. Public Comment - Items Not Listed on the Agenda Within the Subject Matter Jurisdiction of the Committee

Comments are restricted to matters within the committee's jurisdiction. All commenters are allowed up to three minutes for comments at the discretion of the chair.

3. Approve Meeting Minutes from September 17, 2025 Meeting

The Committee will review, discuss, and may take action to approve the meeting minutes or may recommend changes.

Recommended Action: Approve minutes

4. Executive Director's Report

Michelle Whitman, Executive Director

Director Whitman will provide an update on agency business.

Information Only – No action item

5. PUBLIC HEARING: Fiscal Year 2020-21 Annual Action Plan Substantial Amendment: Community Development Block Grant – Coronavirus (CDBG-CV) Funding Recommendations

Veronica Ortiz-De Anda, Community Development Assistant Manager

Staff will present any public comments that have been received during the 30-day public comment period for the CDBG-CV funding recommendations, and then the committee will take action to recommend the allocation of the remaining CDBG-CV funds.

- Staff Presentation
- Committee Questions
- Open Public Hearing
- Hear Public Comments
- Close Public Hearing
- Committee Discussion
- Motion
- Roll Call Vote

Recommended Action: Recommend approval of the FY2020-21 Action Plan Substantial Amendment (CDBG-CV funding recommendations) to the Board of Supervisors

6. Adjournment

Next Regular Meeting Date:
November 19, 2025, 10:00 am – 12:00 pm

PUBLIC COMMENTS PRIOR TO THE COMMITTEE MEETING: Public comments may be submitted via email to CDC-8130-Public-Comment@sonomacounty.gov. Virtual attendees are encouraged to submit their comments via email before the meeting.

PUBLIC COMMENTS DURING THE COMMITTEE MEETING: Any member of the audience that would like to address the committee - please raise your hand during the public comment period, which will be noted after staff have presented each item. When called by the Chair, please walk to the table that is labeled with the **Public Speaker** nameplate, then you may state your name and make your comments. Comments should be limited to the subject matter under discussion. Virtual attendees may raise their hand using Zoom, or dial *9 to raise their hand by telephone and will be directed to speak by the Chair. Each person is granted 3 minutes to speak; time limitations are at the discretion of the Chair.

MEETING DOCUMENTS: The associated documentation is available on the website at <https://sonomacounty.ca.gov/development-services/community-development-commission/boards-commissions-and-committees/community-development-committee>. Any changes to the date of the meeting, or any other updates, will be noticed on the above website.

DISABLED ACCOMMODATION: If you have a disability that requires an accommodation, an alternative format, or requires another person to assist you while attending this meeting, please contact the Section 504 Coordinator at (707) 565-7520 as soon as possible to ensure arrangements for accommodation.

Language Services are available upon request if made at least 48 hours in advance of the meeting to help ensure availability. For more information or to request services, please contact the Section 504 Coordinator at (707) 565-7520.

QUESTIONS ABOUT THIS MEETING

For questions related to this meeting please contact Commission staff by calling 707-565-1268.

COMENTARIOS PÚBLICOS ANTES DE LA REUNIÓN DEL COMITÉ: Pueden enviarse por correo electrónico a Veronica.Ortiz-DeAnda@sonomacounty.gov.

COMENTARIOS DEL PÚBLICO DURANTE LA REUNIÓN DEL COMITÉ: Cualquier miembro de la audiencia que desee dirigirse al Comité sobre un asunto de la agenda, por favor alze la mano cuando el presidente del comité anuncie el asunto y pregunte si hay alguien que quiera hacer un comentario. Cuando el presidente lo llame, diríjase a la mesa de comentarios públicos, diga su nombre y haga sus comentarios. Para que todos los interesados tengan la oportunidad de hablar, limite sus comentarios al tema en discusión. Generalmente a cada persona se le conceden 3 minutos para hablar; Las limitaciones de tiempo quedan a discreción del presidente.

DOCUMENTOS DE LA REUNIÓN: La documentación asociada está disponible en el sitio web en <https://sonomacounty.ca.gov/development-services/community-development-commission/boards-commissions-and-committees/community-development-committee>. Cualquier cambio en la fecha de la reunión, o cualquier otra actualización, se notificará en el sitio web mencionado arriba.

SERVICIOS PARA LOS DISCAPACITADOS: Si tiene una discapacidad que requiere un alojamiento, un formato alternativo o requiere que otra persona lo ayude mientras asiste a esta reunión, comuníquese con el Coordinador de la Sección 504 al (707) 565-7520 lo antes posible para garantizar los arreglos para alojamiento.

Los servicios lingüísticos están disponibles si recibimos su petición al menos 48 horas antes de la reunión para ayudar a garantizar la disponibilidad. Para obtener más información o solicitar servicios, comuníquese con el Coordinador de la Sección 504 al (707) 565-7520.

PREGUNTAS SOBRE ESTA REUNION

Si tiene preguntas sobre esta reunión, por favor comuníquese con el personal de la Comisión llamando al 707-565-7520.



Human Services Department Representative: Michelle Bendyk | Tenant Representatives: Judith Morgan, Naomi Campbell
1st District: Rena Wang | 2nd District: Jake Mackenzie (Chair) | 3rd District: Chris Borr (Vice Chair)
4th District: Teddie Pierce | 5th District: VACANT | Executive Director: Michelle Whitman

**Sonoma County Community Development Committee
Regular Meeting**

DRAFT Meeting Minutes

Wednesday, September 17, 2025
141 Stony Circle, Suite 210, Santa Rosa, CA 95401
10:00 a.m. - 12:00 p.m.
Hybrid Meeting

1. Call to Order and Roll Call

The meeting was called to order at 10:03 a.m. by Vice Chair Borr. Community Development Commission (CDC) staff conducted the roll call:

Community Development Committee Members

Rena Wang – District 1	Present
Jake Mackenzie, Chair – District 2	Absent
Chris Borr, Vice Chair – District 3	Present
Teddie Pierce – District 4	Present
VACANT – District 5	VACANT
Judy Morgan – Tenant Representative	Present
Naomi Campbell – Tenant Representative	Present
Michelle Bendyk – Human Services Representative	Present

CDC and Sonoma County Housing Authority Staff Present

Michelle Whitman, Executive Director
Martha Cheever, Deputy Director
Veronica Ortiz-De Anda, Community Development Assistant Manager
Valerie Johnson, Community Development Program Coordinator
Madison Murray, Community Development Program Specialist
Jenna Schmidt, Community Development Program Technician II

2. Public Comments for Items Not on the Agenda

Two members of the public made public comments.

3. Approval of August 20, 2025 Meeting Minutes

Public comments: None.

Action: The committee moved to approve the meeting minutes.

Motion: Pierce

Second: Wang

Ayes: Wang, Borr, Pierce, Morgan, Campbell, Bendyk

Noes: None

Abstain: None

Absent: Mackenzie

Motion Passed.

4. Executive Director's Report

Director Whitman spoke about the upcoming grand opening ceremony for Petaluma River Place Apartments on Thursday, September 18th, and she also mentioned that a wall-raising ceremony for Summer Oaks has been scheduled for October 8th. Director Whitman then shared that the Housing Authority Administration Plan, which was approved by the committee in August, will go before the Board of Supervisors (BOS) on September 23rd. Director Whitman also highlighted another upcoming BOS meeting, scheduled for the evening of October 14th, and explained that this meeting will be used to discuss the impacts of any impending federal funding cuts. She then shared a reminder about the due date for a Notice of Funding Availability that was recently published for the Permanent Local Housing Allocation program. Director Whitman closed her presentation by responding to the public commenters and explaining that, while the issues raised by the commenters are very important, the underlying subject matter does not fall within the jurisdiction of the committee.

Public comments: One member of the public made a public comment.

5. Fiscal Year 2020-21 Annual Action Plan Substantial Amendment: Community Development Block Grant – Coronavirus (CDBG-CV) Funding Recommendations

Veronica Ortiz-De Anda, Community Development Assistant Manager, presented the funding recommendations for the CDBG-CV program. Veronica provided an overview of the funding cycle and the application review process, explaining how Commission staff ultimately decided to recommend funding to Legal Aid of Sonoma County. She concluded her presentation by outlining the recommended action and answering questions from members of the committee.

Public comments: One member of the public made a public comment.

Action: Recommend approval of the CDBG-CV funding recommendations to the Board of Supervisors.

Motion: Morgan

Second: Bendyk

Ayes: Wang, Borr, Morgan, Campbell, Bendyk

Noes: Pierce

Abstain: None

Absent: Mackenzie

Motion Passed.

6. Adjournment

The meeting adjourned at 10:54 a.m.



**Sonoma County Community Development Commission
Sonoma County Housing Authority**

141 Stony Circle, Suite 210, Santa Rosa, CA 95401
P.O. Box 12025, Santa Rosa CA 95406-2025

*Members of the
Commission*

Lynda Hopkins
Chair

Rebecca Hermosillo
Vice Chair

David Rabbitt
Chris Coursey
James Gore

Michelle Whitman
Executive Director

MEMORANDUM

Date: October 22, 2025

To: Community Development Committee (CD Committee)
Cities and Towns Advisory Committee (CTAC)

From: Veronica Ortiz-De Anda, Community Development Assistant Manager

Subject: Public Hearing - Substantial Amendment to the Fiscal Year (FY) 2020-21 Action Plan of the 2020-24 Consolidated Plan for Community Development Block Grant CARES Act Funds (CDBG-CV) Reallocation

The Sonoma County Community Development Commission (SCCDC) staff prepared a draft Substantial Amendment to the Action Plan for FY 2020-21 based on the CDBG-CV funding recommendation, reviewed by the Community Development Committee (CD Committee) and the Cities and Towns Advisory Committee (CTAC) at a concurrent public meeting on September 17, 2025. The funding recommendation proposed in the amount of \$113,295.85 is for Legal Aid of Sonoma County for implementation of their Housing Justice Program. The Housing Justice Program assists lower-income tenant households in rental legal matters, including illegal eviction, and supports the goals of the Sonoma County 2020-24 Consolidated Plan.

As required by the U.S. Department of Housing and Urban Development (HUD) and the Sonoma County Citizen Participation Plan, the draft Substantial Amendment was made available for public review for a period of 30-days and concludes at 5 P.M. on October 22, 2025. As of the date of preparation of this memorandum, October 10, 2025, no public comment has been received. Any comments received will be addressed by staff and presented to the committees at the public hearing and to the Board of Supervisors (BOS). The BOS will be reviewing the Substantial Amendment in November for final approval. Following the approval by the BOS, the Substantial Amendment will be submitted to HUD.

Requested Action: Recommend approval of the Substantial Amendment to the FY 2020-21 Action Plan to the Board of Supervisors to reprogram \$113,295.85 funding to Legal Aid of Sonoma County for their Housing Justice Program.

Attachment 1 – FY 2020-21 Action Plan Substantial Amendment.



SONOMA COUNTY COMMUNITY DEVELOPMENT COMMISSION

September 17, 2025

Substantial Amendment to the Fiscal Year (FY) 2020-2021 Annual Action Plan

The Sonoma County Community Development Commission has prepared a draft Substantial Amendment to the FY 2020-2021 Annual Action Plan to reprogram \$113,295.85 in Community Development Block Grant Cares Act (CDBG-CV) funds previously allocated to Homeless Action Sonoma for the Home & Safe Center. The funds are proposed to be allocated to Legal Aid of Sonoma County (LASC) to support the Housing Justice Program.

On May 9, 2023, the Sonoma County Board of Supervisors approved two Substantial Amendments to the FY 2020-2021 Action Plan allocating a total of \$375,000 of CDBG-CV funds to Homeless Action Sonoma for the Home & Safe Center. Homeless Action Sonoma was unable to expend the funds and they were returned to the Community Development Commission. An amount of \$113,295.85 remain to be allocated. These funds will be reprogrammed for use by LASC's Housing Justice Program. The CDBG-CV funds will be utilized to educate tenants and landlords on housing laws, including remaining COVID protections, and provide direct legal services to qualifying tenant households to prevent homelessness.

COMISION DE DESARROLLO COMUNITARIO DEL CONDADO DE SONOMA

17 de septiembre del año 2025

Modificación Sustancial del Plan de Acción Anual para el Año Fiscal de 2020-2021

La Comisión de Desarrollo Comunitario del Condado de Sonoma ha preparado una modificación sustancial al Plan de Acción Anual para el año fiscal 2020-2021 con el fin de reprogramar \$113,295.85 dólares de los fondos de la Ley de Subvenciones en Bloque para el Desarrollo Comunitario conocidos como "CDBG-CV". Fondos de CDBG-CV fueron asignados anteriormente a la organización Homeless Action Sonoma para el programa de servicios conocido como el Centro de Casa y Seguridad. Se propone asignar los fondos a Legal Aid of Sonoma County conocido como "LASC" para apoyar el Programa de Justicia en Vivienda.

El 9 de mayo de 2023, la Mesa de Supervisores del Condado de Sonoma aprobó dos modificaciones sustanciales al Plan de Acción para el año fiscal 2020-2021, asignando un total de \$375,000 de los fondos CDBG-CV a Homeless Action Sonoma para el Centro de Casa y Seguridad. Homeless Action Sonoma no pudo gastar los fondos y estos fueron devueltos a la Comisión de Desarrollo Comunitario. Queda por asignar una cantidad de \$113,295.85. Estos fondos se reprogramarán para su uso por parte del Programa de Justicia en materia de Vivienda de LASC. Los fondos del CDBG-CV se utilizarán para educar a los inquilinos y propietarios sobre las leyes de vivienda, incluidas las protecciones restantes contra el coronavirus, y para proporcionar servicios jurídicos directos a los hogares de inquilinos que reúnan los requisitos para evitar que se queden sin hogar.