# Transformative Climate Communities Program

# **Round 6 Program Guidelines**





# September 29, 2025 Draft Guidelines

Program information can be accessed at: https://sgc.ca.gov/grant-programs/tcc/.

To sign up to receive notices, updates, and information regarding the Transformative Climate Communities Program (and other Strategic Growth Council (SGC) grant programs and initiatives), visit the SGC website and click on the "E-lists" link at: <a href="http://sgc.ca.gov/">http://sgc.ca.gov/</a>

# TCC At-a-Glance

#### What is the Transformative Climate Communities Program?

The Transformative Climate Communities Program (TCC):

- Empowers communities to choose their own strategies that achieve major environmental, health, and economic benefits while reducing greenhouse gas emissions
- Prioritizes California's most disadvantaged communities
- Develops a shared community vision through partnerships formed in the Collaborative Governance Structure
- Funds community-led development and infrastructure projects, such as energy efficiency upgrades, solar installation, urban greening, affordable and sustainable housing developments, transit access and mobility, health equity, community microgrids, and more
- Provides the opportunity for advance payment to eligible 501(c)3 nonprofits and Tribes

#### What activities does the TCC program fund?

TCC funds three grant types: Planning Grants, Project Development Grants and Implementation Grants. The number of awards per grant type and dollar amount will be determined in the Notice of Funding Availability.

#### Who is eligible to apply?

Lead applicants must be a public or local agency, nonprofit organization, special district, joint powers authority, Tribe, public utility, local publicly owned utility, or mutual water company.

#### How much funding is available?

Approximately \$100 million from the Safe Drinking Water, Wildfire Prevention, Drought Preparedness, and <u>Clean Air Bond Act of 2024</u>, commonly known as the "Climate Bond," was set aside for TCC.

#### How do you apply?

Applicants will have to submit application requirements, outlined in <u>Section 10</u>, through Submittable. The tentative Round 6 timeline is:

- Fall 2025: TCC staff release Draft Guidelines for public comment
- Spring/Summer 2026: TCC staff release Final Guidelines and open applications
- First half of 2027: Awards

#### For more information:

Frequently Asked Questions are included in Appendix I of the Guidelines.

Visit <a href="https://sgc.ca.gov/grant-programs/tcc/">https://sgc.ca.gov/grant-programs/tcc/</a>. Sign-up for our email list at <a href="https://sgc.ca.gov">TCC mailing list</a>. Email <a href="mailto:tcc@sgc.ca.gov">tcc@sgc.ca.gov</a> or the Program Manager, Nicole Cartwright, at <a href="mailto:nicole.cartwright@sgc.ca.gov">nicole.cartwright@sgc.ca.gov</a>.

# **Table of Contents**

Transformative Climate Communities	1
Program	1
TCC At-a-Glance	2
Table of Contents	3
How to use this document	
Section 1. Program overview	
1.1 Background 🕑 🛈 🕕	9
1.2 Program summary 🕑 🛈 🕕	10
1.3 Program Objectives 🕑 🛈 🕕	12
1.4 Program approach 🕑 🛈 🕕	13
1.5 Investing in priority communities $oldsymbol{\mathbb{Q}} oldsymbol{\mathbb{Q}} oldsymbol{\mathbb{Q}}$	14
1.6 Funding goals and priority points $f P$ $f D$ $f I$	15
Section 2. California Native American Tribes	16
2.1 Limited Waiver of Sovereign Immunity P D I	16
2.2 Tribal Funding Goal 🕕	16
2.3 Leverage funding exemption 🗓	16
2.4 Modifications and special considerations <b>P D 1</b>	17
2.5 Data sovereignty P D I	18
2.6 Tribal notification P D I	18
2.7 Technical assistance P D I	19
Section 3. Eligibility	20
3.1 Eligible applicants $oldsymbol{f Q}$ $oldsymbol{f D}$ $oldsymbol{f I}$	20
3.2 Collaborative governance P D I	24
3.3 Project Area eligibility $oldsymbol{f P}oldsymbol{f D}oldsymbol{f I}$	29
Section 4. Planning Grants	35
4.1 Planning Grant objectives $f P$	35
4.2 Eligible Planning Grant activities ${f P}$	36
4.3 Planning Grant timeline P	36

4.4 Developing a Planning Grant application 🕑	36
Section 5. Project Development Grants	38
5.1 Project Development Grant objectives 🛈	38
5.2 Eligible Project Development activities 🛈	38
5.3 Project Development Grant timeline 🗓	39
5.4 Developing a Project Development application 🛈	39
Section 6. Implementation Grants	40
6.1 Implementation Grant objectives 🗓	40
6.2 Eligible Implementation Grant activities $oldsymbol{\mathbb{I}}$	40
6.3 Vision Statement 🕕	40
6.4 Implementation Grant framework 🗓	40
6.5 Implementation Grant Strategies and Projects 🗓	41
6.6 Implementation Grant Transformative Elements 🕕	42
6.7 Implementation Grant Phases 🕕	43
6.8 Implementation Grant Timeline 🕕	44
6.9 Developing an Implementation Grant Application 🕕	44
Section 7. Transformative Elements	46
Transformative Elements Overview 🕑 🛈 🕕	46
7.1 Grant Evaluation 🕑 🛈 🕕	48
7.2 Community Engagement P D I	50
7.3 Displacement Avoidance P D I	54
7.4 Workforce Development and Economic Opportunities $oldsymbol{\mathbb{P}}$	<b>D 1</b> 57
7.5 Climate Adaptation and Resilience 🕑 🛈 🕕	62
7.6 Leverage Funding 🕕	63
Section 8. Program costs	67
8.1 Eligible costs P D I	
8.2 Ineligible costs P D I	
8.3 Cost categories and caps P D I	72
Section 9. Application overview	74

	9.1 Funding availability and award amount <b>P D I</b>	
	9.2 Application submission process P D I	
	9.3 Application review process P D 1	
	9.4 Funding goals and priority points $\mathbf{P}  \mathbf{D}  \mathbf{I}$	.77
	9.5 Scoring criteria: Planning Grants 🕑	.81
	9.6 Scoring criteria: Project Development Grants 🛈	.83
	9.7 Scoring criteria: Implementation Grants 🗓	.86
	9.8 Close Scores Protocol P D I	
S	ection 10. Application requirements	
	10.1 Application phases P D I	.94
	10.2 Summary of application components <b>P D I</b>	.94
	10.3 Intent to Apply Survey P D 1	.98
	10.4 Pre-Proposal P D I	.98
	10.5 Applicant eligibility P D I	.98
	10.6 Project Area P D I	.99
	10.7 Prior community engagement <b>P D I</b>	100
	10.8 Financial capacity PDI	101
	10.9 Management capacity P D I	102
	10.10 Collaborative governance P D I	104
	10.11 Work plan and budget <b>P D I</b>	104
	10.12 Additional requirements for specific strategies – Implementation Grants only 🗓	106
	10.13 Leverage Funding 🗓	107
	10.14 Site control <b>1</b>	107
	10.15 California Environmental Quality Act 📵 🗓	109
	10.16 Permits <b>1</b>	110
	10.17 Operations and maintenance plans <b>11</b>	111
	10.18 Long-term use and ownership <b>P D I</b>	
	10.19 Interviews 🗓	113
	10.20 Program policy priorities <b>PDI</b>	114

	10.21 Program Threshold: Planning Grants 🙂	.118
	10.22 Program Thresholds: Project Development Grants 🛈	.118
	10.23 Program Thresholds: Implementation Grants 🕕	.119
S	ection 11. Grant administration and program expectations	.122
	11.1 Grant terms P D I	.122
	11.2 Lead Grantee, Partners, and Subcontractors <b>P D I</b>	.122
	11.3 Strategic Growth Council and Department of Conservation <b>P D I</b>	.123
	11.4 Award-to-Agreement process P D 1	.123
	11.5 Disbursement and accounting of funds <b>PDI</b>	.123
	11.6 Reporting requirements <b>PD</b>	.125
	11.7 Check-ins and monitoring <b>P D I</b>	.126
	11.8 Prevailing Wage requirements <b>P D I</b>	.127
	11.9 Publicity requirements PDI	.128
	11.10 Audit and record retention P D I	
S	ection 12. Technical Assistance	
	12.1 Application Technical Assistance P D I	.129
	12.2 Pre-Development Phase Technical Assistance 🗓	.129
	12.3 Implementation Technical Assistance 🗓	.130
	12.4 Evaluation Technical Assistance 🕕	.130
S	ection 13. List of appendices	.132
Α	ppendix A – Terms and definitions	.133
Α	ppendix B – TCC-funded Projects by Strategy	.142
	Eligible application requirements	.142
	Strategy 1: Equitable Housing and Neighborhood Development	.143
	Strategy 2: Land Acquisition for Neighborhood Stabilization	.149
	Strategy 3: Transit Access and Mobility Strategy	.153
	Strategy 3.1: Active Transportation	.154
	Strategy 3.2: Transit and Rail Access	.157
	Strategy 3.3: Car Sharing and Mobility Enhancement	
	Strategy 4: Solar Installation, Energy Efficiency, and Appliance Electrification	
	Strategy 5: Water Efficiency and Resiliency	

Strategy 6: Recycling, Composting, and Waste Reduction	173
Strategy 7: Urban Greening and Green Infrastructure	176
Strategy 8: Health Equity and Well-Being	179
Strategy 9: Indoor Air Quality	183
Strategy 10: Community Microgrids	186
Strategy 11: Brownfield Redevelopment	189
Strategy 12: Community Resilience Centers	194
Strategy 13: Other Climate Innovation	198
Appendix C – Additional Resources for Transformative Elements	200
Appendix C-1: Community Engagement Plan Examples and Resources	200
Appendix C-2: Displacement Avoidance Plan Examples and Resources	203
Appendix C-3: Workforce Development and Economic Opportunities Plan Examples and Resources	208
Appendix C-4: Climate Adaptation and Resilience Plan Examples and Resources	210
Appendix D – Collaborative Governance Structure	212
Appendix E-1 – Post-Award Consultation Process and Policies – Planning and Project	
Development Grants 🕑 🛈	214
Summary	214
Appendix E-2 – Award-to-Agreement Process and Policies – Implementation Grants $oldsymbol{\mathbb{I}}$	218
Summary	
Appendix F – Prohousing policies	224
VMT-reducing Prohousing criteria	224
Appendix G – Air pollution reduction and mitigation	227
Example policies to reduce or mitigate local air pollution	227
Appendix H – Basic infrastructure resources	230
Resources	230
Appendix I – Frequently Asked Questions	233
Annendix I – Sample grant agreement	236

# How to use this document

This Guidelines document governs Round 6 of the Transformative Climate Communities Program and provides resources and guidance for applicants. This document includes information on the three available grant types:

- Planning Grants
- Project Development Grants
- Implementation Grants

All information in this document applies to all grant types unless specifically stated otherwise. Please read all relevant sections. It is important for past applicants to read the Guidelines, as requirements have changed from past funding rounds. This document is not the only source of information on TCC requirements. The forthcoming Notice of Funding Availability (NOFA), application, and application instructions contain additional requirements and pertinent information and resources for applicants.

If an applicant finds any ambiguity, conflict, discrepancy, omission, or other error in the TCC Guidelines, the applicant should immediately notify TCC staff of such error via email, and request a corresponding change or clarification in the document. TCC staff, at its discretion, may provide changes or clarifications by amending the Guidelines, without divulging the source of the request. If other materials differ from the Guidelines, the Guidelines supersede. During the application period, SGC reserves the right to issue clarifications and minor modifications to the application instructions and requirements as needed. SGC shall not be responsible for failure to fix errors.

For the most current information, please reference the TCC webpage.

Sections that contain information on a mixture of grant types will be structured as follows:

All grant types 🕑 🛈 🕕

Information that applies to all grant types. All applicants must read this section.

Planning Grants P

Information that only applies to Planning Grants

Project Development Grants

Information that only applies to Project Development Grants

Implementation Grants

Information that only applies to Implementation Grants

# Section 1. Program overview

#### Summary of Section 1:

- The Transformative Climate Communities Program (TCC) was established in 2016 to fund community-led development and infrastructure projects that achieve major environmental, health, and economic benefits in California's most disadvantaged communities.
- TCC's Round 6 is expected to be funded by the Climate Bond for Planning, Project Development, and Implementation projects. Funding amounts for each grant type will be announced in the Notice of Funding Availability (NOFA).

# 1.1 Background P D 0



#### **Budget and legislative background**

The Transformative Climate Communities (TCC) Program began in 2016 as part of the California Climate Investments, a statewide initiative that puts billions of Cap-and-Invest (also known as Cap-and-Trade) dollars to work reducing greenhouse gas emissions, strengthening the economy, and improving public health and the environment, particularly in disadvantaged communities. Cap-and-Invest dollars funded TCC Rounds 1, 2 and 3. TCC was funded under California's General Fund in Rounds 4 and 5. In November 2024, California voters passed Proposition 4, a \$10 billion General Obligation Bond called the Safe Drinking Water, Wildfire Prevention, Drought Preparedness, and Clean Air Bond Act of 2024. It is also commonly known as the "Climate Bond." This bond will provide funding to support TCC's Round 6 work through projects that "provide local economic, environmental, and health benefits, and improve the resilience of priority populations."

Assembly Bill (AB) 2722 (Burke, Chapter 371, Statutes of 2016) established the TCC Program to "fund the development and implementation of neighborhood-level transformative climate community plans that include multiple, coordinated greenhouse gas emissions reduction projects that provide local economic, environmental, and health benefits to disadvantaged communities as described in Section 39711 of the Health and Safety Code" (Pub. Resources Code § 75240).

In addition to reducing greenhouse gas (GHG) emissions in disadvantaged communities, AB 2722 includes the following goals:

- Maximize community benefits: "Projects shall maximize climate, public health, environmental, workforce, and economic benefits."
- Avoid displacement: "In adopting the guidelines, SGC shall consider whether eligible plans and projects avoid economic displacement of low-income disadvantaged community residents and businesses."
- Comprehensive community engagement: "SGC shall award grants for projects that demonstrate community engagement in all phases."

- Leverage additional funds: "By making such comprehensive public investments, it is the
  intent of the Legislature that private resources can be more effectively catalyzed to support
  innovative community and climate transformation in disadvantaged communities," and
  "SGC and all funded entities shall endeavor to identify additional public and private
  sources of funding to sustain and expand the program."
- **Technical assistance:** "SGC shall fund technical assistance providers to assist in application development and project development and implementation."

In addition to AB 2722, the following legislation governs the TCC Program:

- Assembly Bill 32 (Nunez, Chapter 488, Statutes of 2006): Requires California to reduce
  its greenhouse gas (GHG) emissions to 1990 levels by 2020 and tasks the California Air
  Resources Board with creating a Scoping Plan, enabling the development of the cap-andtrade program.
- Senate Bill 535 (De León, Chapter 830, Statutes of 2012): Directs State and local
  agencies to invest in California's "disadvantaged communities," as defined by the
  California Environmental Protection Agency (CalEPA) and CalEnviroScreen<sup>1</sup> by spending
  a minimum of 25% of Greenhouse Gas Reduction Funds (GGRF) to benefit these
  communities.
- **Senate Bill 32** (Pavley, Chapter 249, Statues of 2016): Requires California to reduce GHG emissions to 40 percent (40%) below 1990 levels by 2030.
- Assembly Bill 1550 (Gomez, Chapter 369, Statutes of 2016): Expands requirements for GGRF to include other Priority Populations based on income. In addition to the 25% of the proceeds required by SB 535, AB 1550 requires an additional minimum of 5% of funds be invested in projects that benefit low-income households or communities statewide; and an additional 5% be invested in projects that benefit low-income households or communities that are within a half-mile of a disadvantaged community. Together, SB 535 and AB 1550 prioritize investments to disadvantaged and low-income communities and households in need of assistance.
- **Senate Bill 351** (**Hurtado, 2019**): Requires SGC to make unincorporated areas eligible for the TCC Program.
- Assembly Bill 590 (Hart, 2023), Assembly Bill 3017 (Hart, 2024): Authorized advance payment of grant funds to nongovernmental entities, nonprofit organizations, and federally recognized Tribes.

# 1.2 Program summary P D D

The California Strategic Growth Council (SGC) administers the TCC Program in partnership with the California Department of Conservation (DOC). TCC's Round 6 will award funding for Planning,

<sup>&</sup>lt;sup>1</sup> CalEnviroScreen is a screening tool developed by the Office of Environmental Health Hazard Assessment to help identify communities with high levels of social and economic vulnerability that are also disproportionally burdened by multiple sources of pollution. <a href="https://oehha.ca.gov/calenviroscreen">https://oehha.ca.gov/calenviroscreen</a>

Project Development and Implementation projects that align with the Program Objectives. TCC staff will determine and announce award sizes and quantities in the NOFA.

## Planning Grants P



- Grant Purpose: Planning Grants fund planning activities to prepare communities for future funding opportunities in programs that align with the TCC Program's objectives.
- Examples of Eligible Activities: Community engagement, creating climate action plans, evaluating and updating policies and codes, capacity building
- Award Amount: Up to \$300,000
- Grant Term: 2 years, with the option to extend on a case-by-case basis
- Project Area Size: No size requirements
- Special Requirements:
  - o Grants must address at least one Transformative Element (see <u>Section 7</u>)
  - One-phased application process
  - Least amount of application requirements

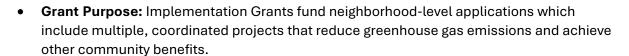
For more information about the Planning Grant objectives and eligible activities, see Section 4.

# **Project Development Grants** •

- Grant Purpose: Project Development Grants fund pre-development and basic infrastructure activities to support disadvantaged, unincorporated, and Tribal communities to meet their climate and community resilience goals.
- Examples of Eligible Activities: All Planning Grant activities plus implementation preparation, feasibility studies, remediation, permitting, basic environmental infrastructure, and pilot projects
- Award Amount: Up to \$5 million
- Grant Term: 2 years, with the option to extend on a case-by-case basis
- Project Area Size: No size requirements
- Special Requirements:
  - Must address two Transformative Elements below (others are optional, see <u>Section</u> <u>Z</u>):
    - Community engagement
    - Climate adaptation and resilience
  - One-phased application process

For more information about Project Development Grant objectives and eligible activities, see Section 5.

# Implementation Grants 1



- **Examples of Eligible Activities:** Infrastructure construction: affordable housing, bike lanes, transit services, urban greening; social programs: supportive services, food distribution, transit pass distribution (see <u>Appendix B</u> for all eligible project strategies and types).
- Award Amount: In recent rounds, the SGC Council has awarded Implementation Grants around \$25 35 million each. Applicants may request smaller amounts if it is relevant to their community's context and capacities.
- **Grant Term:** 6 years total, including a 1-year Pre-Development Phase, a 4-year Implementation Phase, and a 1-year Evaluation Phase
- Project Area Size: Up to 5 square miles for urban areas, and up to 10 square miles for rural areas
- Special Requirements:
  - o Must address all six Transformative Elements (see Section 7):
    - Community engagement
    - Displacement avoidance
    - Workforce development and economic opportunities
    - Climate adaptation and resilience
    - Leverage funding
    - Grant evaluation
  - Requires robust prior community engagement
  - Two-phased application process
  - Most robust application with the most requirements

For more information about Implementation Grant framework, objectives, and eligible activities, see Section 6.

# 1.3 Program Objectives P D 1

All applicants should be mindful of the three TCC Program Objectives when designing their applications. Planning Grant and Project Development applicants must describe how their proposed grant activities will enable them to achieve these Objectives through future implementation activities. Implementation Grant applicants must comprehensively address how their proposed grant activities will achieve all three Objectives.

The Program Objectives are:

- Achieve significant reductions in greenhouse gas (GHG) emissions
   Applicants must develop an application with integrated projects that will reduce GHG emissions and further the objectives of <u>California Health and Safety Code Section 38566</u>.
- 2. Improve public health and environmental benefits

  Applicants must describe how their application will improve public health outcomes for community residents and achieve environmental benefits for the Project Area.
- 3. Expand economic opportunity and shared prosperity
  Applicants must consider how the application will contribute to economic opportunities for the community and ensure that improvements are accessible and equitable.

# 1.4 Program approach P D U

#### Vision for racial equity

SGC is committed to achieving racial equity in its operations, investments, and policy initiatives and to achieving its vision that *all people in California live in healthy, thriving, and resilient communities regardless of race*.<sup>2</sup>

#### Vision for transformation

The TCC Program framework for achieving California's climate goals represents an evolution in the State's typical funding models in four significant ways.

- Place-based approach: A place-based approach allows the State to make significant, targeted investments that meet multiple needs of burdened communities. It also empowers communities to tackle climate change and equity challenges at a neighborhood scale. Communities propose systemic solutions to address their neighborhood's specific needs and assets.
- Integrated Strategies and Projects: Implementing multiple integrated Strategies and Projects makes the whole of each grant greater than the sum of its parts. Integrating crosssector activities into each application enables the State's investments to maximize GHG reduction goals and other community benefits.
- 3. Transformative Elements: The TCC Program has a unique focus on ensuring the investment provides direct benefits to neighborhood residents. Robust community engagement and workforce development ensures that TCC applications are designed with residents' needs in mind. Grant recipients also implement measures that will avoid the displacement of existing residents and businesses so that they may benefit from the State's investments in the long run. Communities select projects that will build resilience in the face of current and future climate impacts on vulnerable populations and the built environment, which includes infrastructure and public spaces. The TCC Program is also a model for catalyzing local, multi-sector partnerships that leverage private and public funds to sustain community revitalization and equitable development. Additionally, long-term grant evaluation allows the state to continually assess program outcomes and apply lessons learned.
- 4. **Developing partnerships:** The TCC Program supports the development of long-term partnerships at multiple levels. First, applicants are required to create "Collaborative Governance Structures" that bring together public agencies, nonprofit organizations, residents, and other local entities in a process that fosters long-term investment in the community's vision for transformation. Second, the TCC Program requires the State to establish partnerships with applicants, Lead Grantees, and Partners through outreach and technical assistance. And lastly, the ongoing development of the TCC Program has

<sup>&</sup>lt;sup>2</sup> California Strategic Growth Council, Racial Equity Action Plan (2023-2025) https://sgc.ca.gov/initiatives/healthandequity/docs/20230814-SGC\_Racial\_Equity\_Action\_Plan.pdf

resulted in partnerships at the State level, through consultation with experts from multiple agencies during the development of program Guidelines and review of applications.

# 1.5 Investing in priority communities 10 10 10

The TCC Program will prioritize investments to the following communities most burdened by environmental, socioeconomic, and health inequities.

The following definitions that are marked with an asterisk (\*) are income-based definitions of disadvantaged communities (DACs) and severely disadvantaged communities (SDACs). TCC will follow these definitions for reporting purposes in accordance with the Climate Bond to ensure that projects will provide meaningful and direct benefits to priority communities. **These definitions do not determine eligibility for TCC**. See Section 3.3 for information on TCC eligibility.

#### **Disadvantaged community (DAC):**

- 1. Communities whose census tracts represent an area disproportionately affected by pollution and are most vulnerable to its effects.
  - a. The cumulative impact of these factors supports the need for policy, investment, or other interventions directed towards these vulnerable communities. The California Environmental Protection Agency (CalEPA) bases designations on "geographic, socioeconomic, public health, and environmental hazard criteria." They rely on the California Communities Environmental Health Screening Tool (CalEnviroScreen or CES), a mapping tool developed by the Office of Environmental Health Hazard Assessment (OEHHA).
  - A high CES percentile indicates the community is disproportionately burdened by multiple sources of pollution, environmental degradation, socioeconomic stressors, and health conditions.
- 2. A federally recognized Native American Tribe or a non-federally recognized Native American Tribe listed on the California Tribal Consultation List maintained by the Native American Heritage Commission.
- 3. \*A community with a median household income of less than 80% of the area average or less than 80% of statewide median household income.

\*Severely disadvantaged community (SDAC): A community with a median household income of less than 60% of the area average or less than 60% of statewide median household income.

**Vulnerable population:** A subgroup population within a region or community that faces a disproportionately heightened risk or increased sensitivity to impacts of climate change and that lacks adequate resources to cope with, adapt to, or recover from such impacts. TCC will report Tribes as vulnerable populations in accordance with the Climate Bond.

The TCC Program has set the following requirements for TCC grants:

• Applicants must designate a Project Area

<sup>&</sup>lt;sup>3</sup> Health and Safety Code § 39711(a)

- More than half of the Project Area must be designated as a disadvantaged community per these TCC Guidelines
- The remaining area (49% or less) must be designated as AB 1550 low-income census tracts.

For detailed Project Area requirements, see <u>Section 3.3</u>.

Communities defined as "disadvantaged" can include high populations of people with low incomes and a high concentration of sources of pollution. Residents of these types of communities commonly experience elevated rates of health problems, and socioeconomic and environmental vulnerability. Many of these challenges result from a history of inequitable land use and zoning policies, underinvestment, and lack of meaningful engagement with community residents in planning and policy decisions.

SGC recognizes that the term "disadvantaged" overlooks the many assets these communities possess, and particularly the community residents for whom these places are home. In many of these communities, organized groups of neighborhood leaders are actively engaged in local planning efforts, policy campaigns, and other activities to make their communities healthier, safer, and more sustainable. These efforts are particularly important today since these communities will disproportionately experience the impacts of climate change. The TCC Program is structured to provide existing residents and businesses with tools and resources to drive change and to ensure they can also experience the benefits of investment.

# 1.6 Funding goals and priority points 10 10 10

Tribes, unincorporated communities, and previous SGC or Governor's Office of Land Use and Climate Innovation (LCI) grantees may be eligible for prioritization through the following mechanisms:

- Tribal Funding Goal: SGC intends to award at least one Implementation Grant to a qualifying application from a California Native American Tribe or a Tribally led/owned nonprofit.
- Disadvantaged Unincorporated Community Funding Goal: SGC intends to award one Project Development Grant to a qualifying application with a Project Area in an unincorporated community.
- Priority Points: Qualifying applications representing Tribal communities, disadvantaged unincorporated communities, or previous SGC or LCI grantees will receive additional points if they meet certain requirements.

Please see Section 9.4 for more information.

# Section 2. California Native American Tribes

#### Summary of Section 2:

- California Native American Tribes are eligible applicants.
- Tribes are eligible for a Tribal Funding Goal for at least one Implementation Grant application.
- Tribes receive additional flexibility in several program and application requirements.
- Tribal applicants are eligible for technical assistance during the application process and grant term.

Federally recognized and non-federally recognized California Native American Tribes are eligible Lead Applicants and Co-Applicants to the program and are encouraged to apply. Please see Section 3 for information on applicant eligibility.

Please see Appendix A for definitions of California Native American Tribe, Tribally led/owned nonprofit, and Tribal-serving nonprofit.

# 2.1 Limited Waiver of Sovereign Immunity 19 10 10

If a Tribe is receiving TCC payments on a reimbursement basis from SGC, Tribes will **not** be required to sign a limited waiver of sovereign immunity. If a Tribe is receiving TCC payments via advance pay, SGC **may require** a limited waiver of sovereign immunity. TCC is committed to working collaboratively with Tribes on tailoring limited waiver of sovereign immunity terms to support Tribal priorities while also meeting the State's obligations under the law.

# 2.2 Tribal Funding Goal 10

SGC intends to fund a minimum of one qualifying Implementation Grant application where the Lead Applicant is a California Native American Tribe or Tribally led/owned nonprofit (as defined in Appendix A. These applicants and Tribal-serving nonprofits will also receive priority points. See Section 9.4 for more information.

# 2.3 Leverage funding exemption •

Applicants with a Lead Applicant that is a California Native American Tribe or a Tribally led/owned nonprofit (as defined in Appendix A) are exempt from the Implementation Grant leverage funding requirement.

Planning and Project Development Grants do not have a leverage funding requirement. See Section 7.6 for more information on leverage funding.

# 2.4 Modifications and special considerations (P) (D)





SGC intends for the TCC Program to be accessible and relevant to Tribes. Some sections of these Guidelines contain greater flexibility for Lead Applicants who are California Native American Tribes or Tribally led/owned nonprofits (as defined in Appendix A). These applicants may also request further modifications to certain requirements. Applicants must submit modification requests for pre-approval before the application due date. Staff will publish final guidance on how to submit a Tribal modification request in the NOFA.

Generally, applicants are only eligible for this increased flexibility if the Lead Applicant is a California Native American Tribe or Tribally led/owned nonprofit. Two of the modifications are also available if a California Native American Tribe or Tribally led/owned nonprofit is a Co-Applicant, as noted below in italics. SGC will consider extending eligibility for the rest of the items to applicants who have a Co-Applicant who is a California Native American Tribe or Tribally led/owned nonprofit if doing so would facilitate the participation of the Tribe in the application.

The sections linked below contain information on the special considerations and eligible modifications. In those sections, applicants should look for the bolded words "California Native American Tribes" or a subsection titled "California Native American Tribes.

- Public Agency support (Section 3.1): Includes automatic flexibility
- Co-Applicant Requirements and Collaborative Governance (Section 3.2): Includes some automatic flexibility, and applicants can request further modifications
- Project Area requirements (Section 3.3): Includes some automatic flexibility and applicants can request further modifications
- Protecting data sovereignty in application materials and reporting (Section 7.1 and Section 11.6) (This modification is available to all California Native American Tribes and Tribally led/owned nonprofits regardless of whether they are a Lead Applicant or Co-Applicant. It is not available to any other Lead or Co-Applicants involved in an application.): Includes automatic flexibility and applicants can request further modifications
- Displacement Avoidance Plan requirements (Section 7.3): Applicants can request modifications
- Workforce Development and Economic Opportunities Plan requirements (Section 7.4): Applicants can request modifications
- Leverage funding (<u>Section 7.6</u>): Includes automatic flexibility
- Indirect cost caps (Section 8.1) (This modification is available to all California Native American Tribes and Tribally led/owned nonprofits regardless of whether they are a Lead Applicant or Co-Applicant. It is not available to any other Lead or Co-Applicants involved in an application.): Includes automatic flexibility
- Basic environmental infrastructure cost caps (Section 8.3): Includes automatic flexibility
- **Prohousing designation** (Section 10.20): The Prohousing policy incentive will not apply to applications located in federally recognized Tribal boundaries, and the TCC program will provide maximum points in this category for those applications.

# 2.5 Data sovereignty P D D

The TCC Program is dedicated to respecting Tribal data sovereignty and will work together with Tribal communities throughout every stage of program development. The Program seeks to align with the CARE Principles for Indigenous Data Governance (Collective Benefit, Authority to Control, Responsibility, and Ethics) to ensure that data pertaining to Tribal communities is governed in a manner consistent with Tribal rights and governance.

Tribal data and Traditional Ecological Knowledge may be excluded from all project deliverables to ensure confidentiality. SGC will work with the Lead Grantee to ensure a clear and transparent process for excluding confidential Tribal data in the grant agreement.

# 2.6 Tribal notification (P) (D)

To formally acknowledge the land and the Indigenous peoples of the land where the project is taking place, applicants should notify surrounding Tribes of their project and, if desired by all parties, engage in consent-based collaboration that is flexible, equitable, culturally appropriate, and respectful.

Once applications have been received, TCC staff will notify Tribes of applications received for projects proposed within their regions. SGC will notify California Native American Tribes on the contact list maintained by the Native American Heritage Commission (NAHC) for the purposes of Chapter 905 of the Statutes of 2004 (Pub. Resources Code, § 21073). SGC will send this notification via email a minimum of 60 days before the Strategic Growth Council approves awards. If you are a Tribe that is not currently on the NAHC list and wish to be notified, please contact TCC staff (tcc@sgc.ca.gov).

#### Notification is intended to:

- Ensure the protection of sensitive cultural sites
- Avoid impacts to cultural resources
- Ensure coordinated efforts toward protection of the land
- Include Tribal input where ancestral lands are concerned

These notifications will include project information, including:

- Brief project description
- Project location
- Funding amount requested
- Lead Applicant and Co-Applicants
- Contact information for Lead Applicant
- Instructions for how to contact SGC or the Lead Applicant regarding a proposed project
- A timeline for submitting any comments or concerns on an application to SGC. This
  timeline is necessary to ensure the Council can consider the feedback before making
  award decisions.

The intent of providing Tribal notification is to be transparent, inform Tribes of applications within their region, and give them the opportunity to raise concerns or comments.

SGC will work with Tribes to address concerns raised within the constructs of the Guidelines and operating statutes. In cases where an unresolved conflict remains for an application recommended for funding, SGC will determine funding and next steps for the application on a case-by-case basis.

# 2.7 Technical assistance P D D

SGC will provide technical assistance to all California Native American Tribes and Tribally led/owned nonprofits Lead Applicants during the application process. SGC also intends to provide Implementation Technical Assistance during the grant term, pending funding availability.

# Section 3. Eligibility

Summary of Section 3:

- Applications must include an eligible Lead Applicant and eligible Co-Applicants.
- Project Development Grants and Implementation Grants require that Lead Applicant and Co-Applicants engage in collaborative governance throughout the grant term.
- Applicants must select a Project Area where grant activities will take place. The Project Area must meet certain requirements, including population characteristics and size.

# 3.1 Eligible applicants 19 10 10

The Lead Applicant will collaborate with multiple Co-Applicants. The Lead Applicant will submit one application on behalf of the applicant team. Together, the Lead Applicant and Co-Applicants are referred to as "applicants."

#### **Eligible Lead Applicants**

An organization must be one of the following to serve as a Lead Applicant:

- Public agency
- Local agency
- Nonprofit organization
- Special district
- Joint powers authority
- Tribe
- Public utility
- Local publicly owned utility
- Mutual water company

Private shareholder corporations are not eligible as Lead Applicants.

### **Eligible Co-Applicants**

Applications should demonstrate strong, diverse partnerships rooted in the community. Interagency review panelists and TCC staff will score applications based on the composition of partnerships within their local, community context. Applicants must submit an explanation of the partnership structure and roles and responsibilities of each Co-Applicant.

Any organization listed in the Eligible Lead Applicants section above is eligible to serve as a Co-Applicant. Additionally for Implementation Grants, Co-Applicants may lead specific Projects (Eligible Project Leads) by Strategy type described in <u>Appendix B</u>.

Private shareholder corporations are not eligible as Co-Applicants.

Corporate entities **are** eligible Co-Applicants for some strategies:

- Strategy 2: Land Acquisition for Neighborhood Stabilization
- Strategy 5: Water Efficiency and Resiliency
- Strategy 11: Brownfield Redevelopment
- Strategy 12: Community Resilience Centers

California Native American Tribes and Tribally led/owned nonprofits (as defined in Appendix A) do not need Co-Applicants in certain situations. See "California Native American Tribes" in Section 3.2 for more information.

#### Planning Grants



For Planning Grants, there must be at least one Co-Applicant in addition to the Lead Applicant. TCC strongly encourages more than one Co-Applicant.

# Project Development Grants and Implementation Grants 🛈 🕕





For Project Development and Implementation Grants, at least two Co-Applicants are required. TCC strongly encourages more than two Co-Applicants.

#### Past grantees

- Organizations that have been previously awarded a TCC grant in an earlier round are eligible to re-apply.
- Lead Applicants on current grants may apply as Lead Applicants or Co-Applicants, if they demonstrate the capacity to administer both grants.
- Partners (Co-Applicants) on current grants may apply as Lead Applicants or be included as Co-Applicants.
- Organizations from the same jurisdiction as an existing TCC Implementation Grant are eligible to apply.
- Implementation Grant Project Areas may not overlap with a current or former TCC Implementation Grant.

Although past grantees may be eligible as described above, TCC will prioritize geographic diversity. Eligibility does not equal competitiveness. For example, an organization that was previously awarded a Planning Grant in a certain Project Area, may not be competitive for another Planning Grant in the adjacent area.

# Public agency support 1 10 11





Either the Lead Applicant or one of the Co-Applicants must be a public agency. In most cases, this will mean that:

- Applicants with unincorporated Project Areas need the relevant county or counties as Lead Applicant or Co-Applicant(s).
- Applicants with incorporated Project Areas need the relevant city or cities as Lead Applicant or Co-Applicant(s).

• Applicants with Project Areas on **federally recognized Tribal territories** need the relevant Tribal government(s) or Tribally led/owned nonprofit(s) (as defined in <u>Appendix A</u>) as Lead Applicant or Co-Applicant(s).

**California Native American Tribes** applying for Planning or Project Development Grants on a Project Area outside of a federally recognized Tribal territory only need letters of support from the relevant cities or counties. They do not need to include the city or county as a Co-Applicant.

#### Project Areas that cross boundaries

Applicants must demonstrate public agency support when a Project Area crosses:

- Municipal boundaries
- Federally recognized Tribal territory boundaries
- Similarly relevant jurisdictional boundaries

At a minimum, one of these public agencies must be a Co-Applicant and submit a Letter of Commitment. Public agencies who are not Co-Applicants must submit Letters of Support. Letters of Support and Letters of Commitment are defined in Appendix A.

#### Documentation of support

If the Lead Applicant is a public agency, they must provide evidence of a passed, formal resolution that includes authorization to apply for and accept a TCC grant, and authority to execute all related documents if awarded.<sup>4</sup>

**California Native American Tribes** serving as Lead Applicant may instead provide a similar letter from a Tribal Chairperson. If the application is chosen for award, a formal resolution will be required before the grant can be executed.

If a public agency is a Co-Applicant, the applicant must provide a Letter of Commitment from that agency. The letter must demonstrate the agency's support for the application and commitment to its proposed role. At a minimum, the agency should receive grant funding to engage in the TCC Collaborative Governance Structure and coordinate with Collaborative members.

If the TCC application does not include TCC funding for the public agency Co-Applicant, the agency must still be included in the work plan. The agency must also quantify and document the staff hours that it will donate or provide as leverage to the TCC Grant. These staff hours must be documented in the budget as leverage funds and will be subject to all reporting requirements for leverage funding.

Page 22

<sup>&</sup>lt;sup>4</sup> A lesson learned from previous grant cycles is to include this streamlining measure - to allow the Lead Applicant to execute agreements without the need to bring the agreement back for Council or Board approval. Otherwise, the final grant execution stage can extensively delay the grant term start date. If the authorization to execute the related documents is against the agency's policy, they may submit just a resolution to apply for and accept a TCC award. They would then need a second resolution before the grant agreement can be executed.

# Planning and Project Development Grants 🕑 D

For Planning Grants and Project Development Grants, the most relevant public agency may differ from what's listed above. Depending on the proposed scope of activities, the agency may instead be a transportation agency, special district, community services district, regional air quality district, or another public agency as defined in Appendix A. Applicants must identify the most relevant agency or agencies to include as a Lead Applicant or Co-Applicant and demonstrate their support and involvement. The intent is to ensure that the application has the support and involvement of the public agency or agencies necessary to complete the grant activities and any related future implementation activities.

#### Implementation Grants



Implementation Grants must always include a city, county, or Tribal government as a Co-Applicant. Multiple public agencies may serve as Co-Applicants. If multiple departments within one public agency are involved in the grant, each department may participate as individual Co-Applicants or the public agency as a whole may participate as a single Co-Applicant. In either case, only one letter or resolution (whichever is applicable) per agency is required.

#### Summary tables

If your Lead Applicant is not a California Native American Tribe or Tribally led/owned nonprofit acting on behalf of a Tribe, you must meet the following requirements:

**Table 1.** Eligibility requirements for Lead Applicants who are NOT California Native American Tribes or Tribally led/owned nonprofits

Grant Type	Incorporated	Unincorporated	Area within federally recognized Tribal boundaries
Planning or Project Development Grant	Relevant public agency (usually the city) must be a Lead or Co- Applicant	Relevant public agency (usually the county) must be a Lead or Co- Applicant	Tribe or Tribally led/owned nonprofit acting on behalf of the Tribe must be the Lead or Co-Applicant. If it is a nonprofit, the Tribe must submit a letter of support.
Implementation Grant	City must be a Lead or Co-Applicant	County must be a Lead or Co-Applicant	Same as above.

If your Lead Applicant is a California Native American Tribe or Tribally led/owned nonprofit acting on behalf of a Tribe, you must meet the following requirements:

**Table 2.** Eligibility requirements for Lead Applicants who ARE Tribes or Tribally led/owned nonprofits

Grant Type	Incorporated	Unincorporated	Area within federally recognized Tribal boundaries
Planning or Project Development Grant	Relevant public agency (usually the city) must submit a letter of support	Relevant public agency (usually the county) must submit a letter of support	Tribe must submit a letter from the Tribal Chairperson or a resolution from the Tribal Council authorizing the application.  Before grant execution, the Tribal Council must pass a resolution authorizing acceptance of the award (if not completed before application).
Implementation	City must be a Lead or	County must be a Lead	Same as above.
Grant	Co-Applicant	or Co-Applicant	

# 

Partnerships and collaborative governance are key components of all TCC grants. They are necessary for projects to be transformative. The Collaborative Governance Agreement (known as the Partnership Agreement in previous rounds of TCC) describes the governance, organization, and financial relationships of the Collaborative Governance Structure (known as the Collaborative Stakeholder Structure in previous rounds of TCC).

Once the grant has been awarded, the Lead Applicant will be referred to as the "Lead Grantee" and Co-Applicants will be referred to as "Partners." The Collaborative Governance Agreement will be created and signed by the Lead Applicant and all Co-Applicants.

The Collaborative Governance Agreement must include:

- Grantee
- Partners
- Community residents

To formally acknowledge the land and the Indigenous peoples of the land where the project is taking place, applicants should notify surrounding Tribes of their project. If desired by all parties,

applicants should engage in consent-based collaboration that is flexible, equitable, culturally appropriate, and respectful.

## All grant types P D 1







The degree of formality in partnerships varies across grant types. After a grant is awarded, Collaborative Governance Structure members are required to attend collaborative governance training. The training will be organized by SGC and will focus on best practices.

# Planning Grants P



In the grant application, Planning Grant applicants must describe the partnership structure and roles and responsibilities of each Co-Applicant. Letters of Commitment from all Co-Applicants are required with the application. Letters of Commitment are defined in Appendix A. An application with a Project Area that crosses jurisdictional boundaries must have the support of a relevant public agency for each portion of the Project Area, demonstrated by a Letter of Support (as defined in Appendix A). A full and formal Collaborative Governance Structure is not required for Planning Grants.

Please see Section 3.1 Eligible Applicants above for more information on Public Agency Support requirements.

# Project Development and Implementation Grants 10 11





For Project Development and Implementation Grants, a Collaborative Governance Structure must be formed by the Lead Applicant and Co-Applicants to collectively develop and submit one combined application. The Collaborative Governance Structure must include residents and may include community-based organizations that are not Co-Applicants. Including residents in the Collaborative Governance Structure is required. This requirement can only be waived if there are extenuating circumstances and the waiver is approved by SGC.

All applicants must develop a Collaborative Governance Agreement that outlines the Collaborative Governance Structure (Figure 1). Interagency review panelists and TCC staff will evaluate applications on how much community leadership is incorporated. Applicants are highly encouraged to provide stipends for residents who participate in the Collaborative Governance Structure. Community participation stipends are eligible costs under the Community Engagement Plan.

Applicants with Project Areas that cross multiple jurisdictions must explain in their Collaborative Governance Agreement how the grant will be implemented collectively by relevant public agencies and Tribal governments who collectively have jurisdiction over the entire Project Area.

#### **Collaborative Governance Agreement**

The Collaborative Governance Agreement will be submitted as a worksheet signed by the Lead Applicant and all Co-Applicants. If awarded, SGC may request changes to the terms of the Collaborative Governance Agreement during the Post-Award Consultation Process. Awarded

applicants must formalize and execute the Collaborative Governance Agreement before the Grant Agreement is signed.

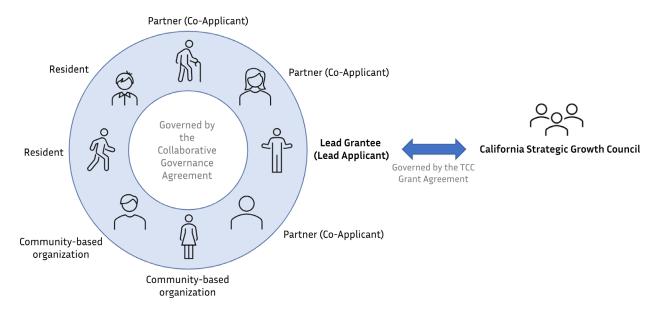


Figure 1. Collaborative Governance Structure

The Collaborative Governance Structure and Agreement will govern implementation of the entire TCC grant. Applicants may design their Collaborative Governance Structure and Agreement to best align with their needs, but the Collaborative Governance Agreement must at a minimum define all of the following:

- Identification of the Grantee;
- Roles and responsibilities for the Grantee and all Partners, residents, and/or communitynominated members;
- Governance of the Collaborative Governance Structure including processes for handling disputes and procedures to change, add, or remove members;
- Legal and financial considerations including liability provisions, financial relationships between the Grantee and Partners, the process Grantee will use to reimburse the Partners, and procurement processes;
- Transparent decision-making processes;
- Non-discrimination clause;
- Meeting facilitation procedures including frequency of meetings, minimum number of meetings open to public, means for publishing meeting agenda and notes for public access, and making meetings accessible;
  - Note: If an application is led by a Tribal community, requirements for "public" meetings and sharing of information should be interpreted to apply to that Tribal community, not to the public beyond that community.
- Clear and transparent process for involving community representatives and communitybased organizations in decision-making.

If Tribes are included as Lead Applicants or Co-Applicants, Tribes' sovereign status should be respected and upheld through the development of the Collaborative Governance Structure. The Collaborative Governance Agreement should outline measures that will be taken to protect the confidentiality of Tribal data and Traditional Ecological Knowledge collected or shared as part of grant activities.

If the Project Area crosses multiple jurisdictions, the Collaborative Governance Agreement must at a minimum define the following:

- Arrangement and commitment of full-time equivalent positions from each public agency and/or Tribal government to carry out the TCC grant including:
  - Implementing capital projects;
  - Conducting planning activities;
  - Developing and implementing policies and
  - Participating in collaborative governance.
- Systems designed to coordinate successful execution of the TCC grant. This should include for each entity:
  - Responsibilities;
  - Expectations;
  - Communication systems;
  - Staffing plans; and
  - o Budget.
- Public agency or Tribal government responsible for leading coordination among government entities, including resolving any challenges arising from having multiple jurisdictions contained within the Project Area. This entity may be the Lead Applicant, a Co-Applicant, an independent project manager contracted by the Lead Applicant, or another appropriate arrangement.

Appendix D has more information on the Collaborative Governance Structure.

#### **California Native American Tribes**

Lead Applicants who are California Native American Tribes will have additional flexibility in the following areas.

# Co-Applicant requirements P D 1





A California Native American Tribe or a Tribally led/owned nonprofit (as defined in Appendix A) who is applying as a Lead Applicant is typically not required to have Co-Applicants.

The Lead Applicant will, however, still need Co-Applicants if:

 The application includes other entities who will be leading certain aspects of the grantfunded work (such as a Project in an Implementation Grant). In this case, the other entities should be included as Co-Applicants. This includes any other Tribes included in the application.

• The application is for an Implementation Grant and the Project Area includes portions that are not Tribal areas under the control of federally recognized Tribes. In this case, a city or county Co-Applicant is required. See <u>Sections 3.1</u> and <u>Section 3.3</u> for more information.

If the California Native American Tribe or a Tribally led/owned nonprofit has Co-Applicants and is applying for a Project Development Grant or Implementation Grant, they will need a Collaborative Governance Structure and Collaborative Governance Agreement that complies with all requirements described previously.

If a Planning Grant applicant does not have any Co-Applicants, there are no further collaborative governance requirements beyond what is included in the application.

# Collaborative Governance Structure 🛈 🕕



The Collaborative Governance Structure for California Native American Tribes or Tribally led/owned nonprofits should be designed to:

- Fit the unique circumstances and existing relationships of a community.
- Meet the overall goals of collaborative governance and accountability to the relevant community.
- Be appropriate for the specific dynamics within that community.

A Project Development Grant or Implementation Grant application with a Tribally led/owned nonprofit Lead Applicant will still need a Collaborative Governance Agreement. If a California Native American Tribe is the Lead Applicant on an application, the Tribe may request modifications to one or more requirements of the Collaborative Governance Structure and/or Collaborative Governance Agreement. The request must include justification, and the application must sufficiently comply with the overall goals of the requirements. Requests will be considered on a case-by-case basis during the Post-Award Consultation Process.

If a California Native American Tribe (NOT a Tribally led/owned nonprofit) who is a Lead Applicant for a Project Development Grant or Implementation Grant does not have any Co-Applicants, the applicant is not required to have a formal Collaborative Governance Structure or Collaborative Governance Agreement. Instead, they should demonstrate through their application that they are meeting the intent of the requirements, including:

- The Tribal community is informed of, and involved in, grant implementation;
- There is accountability to the Tribal community and transparency over grant activities;
- There is a forum for individuals to provide input into grant implementation and raise concerns throughout the grant term;
- There are clear roles and responsibilities for all entities and/or individuals involved in the grant (such as different Departments within a Tribe);
- There is a clear process for decision-making processes during the grant term; and
- Decisions are informed by Tribal community input.

Tribes may utilize existing structures to gather input and make decisions or create new ones. Keep in mind that some decisions about changes in grant activities should be made quickly to allow

activities to proceed. There can be different decision-making processes for different types of decisions.

Tribal applicants should review the Collaborative Governance Structure and Collaborative Governance Agreement requirements for guidance on the type of information that should be included. SGC will provide more information on how to comply with these requirements during the application process.

# 3.3 Project Area eligibility 19 10 10

# All grant types P D 1

To achieve TCC's place-based approach to invest in historically marginalized communities on a neighborhood scale, applicants must identify a specific focus area. The focus area is the TCC Project Area where communities will conduct planning and implement projects.

#### **Project Areas:**

- May be any shape;
- May include eligible incorporated, unincorporated, and Tribal areas within federally recognized Tribal boundaries;
- Must have a continuous boundary except for Tribal applicants (Tribal applicants may have non-continuous Project Areas, please see the "California Native American Tribes" below for more information and requirements);
- Do not need to follow census tract boundaries; and
- Should include community and residential areas in addition to the specific development location.

Applicants must provide a map of the defined Project Area which includes the required proportion of disadvantaged communities according to these guidelines. Applicants can use the free TCC Mapping Tool to design an eligible Project Area.<sup>5</sup>

#### Integrated infrastructure and connectivity

All Project Areas must have a specific community or neighborhood with demonstrated needs for planning and implementing integrated infrastructure and connectivity.

Integrated infrastructure refers to physical structures, facilities, or amenities that have a role among existing assets. Successfully integrated infrastructure improves the sense of place and belonging within the community.

Integrated connectivity refers to transit, walkways, bike paths, or other methods of mobility that connects to a broader network of transportation or alternate modes of travel (existing assets). Successfully integrated connectivity introduces or expands affordable options for people to get to

<sup>&</sup>lt;sup>5</sup> The Round 6 version of the TCC Mapping Tool will be released with the Notice of Funding Availability and is available to the public.

destinations more easily and conveniently, especially for people who have limited or no access to cars.

#### Project Area size

**Planning and Project Development Grants** do not have size requirements for the Project Area. TCC staff encourage applicants to review the size restrictions for Implementation Grants and to consider their ability to align the focus area for future funding opportunities. **Implementation Grants** have limitations on the maximum Project Area size based on the following land types:

- Rural areas are limited to 10 continuous square miles (10 mi<sup>2</sup>)
- Urban areas are limited to 5 continuous square miles (5 mi<sup>2</sup>)
- Certain Tribal applications are not limited in size and do not need to be continuous. Tribal
  applicants may request modifications to any of the Project Area requirements, as
  described in "California Native American Tribes" below. Applicants must make requests
  during the application period and they must be approved by SGC.

#### Designation of rural and urban areas

The designation of rural and urban areas will determine the maximum Project Area size for Implementation Grants. See <u>Appendix A</u> for TCC's definitions of rural and urban.

- Urban: An area that is designated as urbanized by the United States Census Bureau in the 2020 Census, or is either of the following:
  - 1. Any census tract within a city whose total population is greater than 50,000;
  - 2. Any census tract within a designated Metropolitan Statistical Areas (MSAs) as defined by the federal Office of Management on Budget. A list of delineations is available from the CA Employment Development Department<sup>6</sup>.
- Rural: An area that is not designated as an urbanized area by the United States Census Bureau in the 2020 Census, OR meets either of the following:
  - 1. An area that meets both of the following conditions:
    - Is an incorporated area of a city whose total population is 50,000 or less,
    - Is not part of a larger labor market area as indicated by the most recent Rural-Urban Commuting Area Codes (RUCA)<sup>7</sup> where the census tracts with a RUCA Code between 6 to 10 are considered rural areas
  - 2. Applicants in rural areas who pursue Strategy 1: Equitable Housing and Neighborhood Development or Strategy 12: Community Resilience Centers must use the definition of "rural area," as defined by the CA Health & Safety Code § 50199.21 (2024). See Appendix A for the full definition.

<sup>&</sup>lt;sup>6</sup> Metropolitan Statistical Areas in California: <a href="https://labormarketinfo.edd.ca.gov/definitions/metropolitan-areas.html">https://labormarketinfo.edd.ca.gov/definitions/metropolitan-areas.html</a>

<sup>&</sup>lt;sup>7</sup> Rural-Urban Commuting Area Codes: <a href="https://www.ers.usda.gov/data-products/rural-urban-commuting-area-codes">https://www.ers.usda.gov/data-products/rural-urban-commuting-area-codes</a>

Project Areas containing both urban and rural areas must be designated as "urban" if the majority of the project area is in urban areas. In the event that an area can be designated as both urban and rural, TCC has the authority to make a final determination on the maximum Project Area size.

# Overlap with previously awarded Project Areas P 🛈 🕕







To be considered an eligible Project Area,

- A proposed Implementation Grant Project Area may not overlap with any Project Areas from current or previous TCC Implementation Grant awards.
- A proposed Planning Grant or Project Development Grant Project Area may not overlap with any Project Areas from current or previous TCC Implementation Grant awards.
- A proposed Implementation Grant Project Area may overlap with previous TCC Project Development Grant and Planning Grant awards.
- A proposed Project Development Grant Project Areas may overlap with previous TCC Planning Grant awards.

Applicants can find previous awards and award maps on the TCC website. Please contact tcc@sgc.ca.gov if you are unsure if there has been a previously awarded TCC grant in your desired location.

# Project Area Priority Populations requirements P D 1





Disadvantaged communities (DACs) are geographic areas most burdened by socioeconomic, public health, and environmental hazards that make them more sensitive to pollution. The minimum required proportion of disadvantaged communities (DACs) in each Project Area is 51%. The remainder of the Project Area must include areas with low-income communities or households (LICH) as defined by AB 1550. The following sections describe when incorporated, unincorporated, and Tribal areas are designated as disadvantaged.

There are 3 options to achieve DAC eligibility depending on the area type.

#### Incorporated areas

Areas with census tracts that have a CalEnviroScreen 4.0 (CES) score at or above the 75th percentile are considered DACs. Where there are census tracts that lack overall scores in CES due to data gaps but received CES cumulative pollution burden scores at or above the 95th percentile, those areas are also considered DACs.

#### Tribal territories

Areas within federally recognized Tribal boundaries are eligible Project Areas. 8 Please see California Native American Tribes below for more information affecting Tribes.

<sup>&</sup>lt;sup>8</sup> All areas within federally recognized Tribal boundaries in California, particularly Tribal areas held in trust and restricted fee lands. Land owned by a Tribal member that does not constitute trust land or restricted fee land may qualify under other TCC priority population criteria.

#### Unincorporated areas

Unincorporated areas can establish disadvantaged unincorporated community eligibility through one or multiple of the following methods:

- 1. Verified disadvantaged unincorporated community status through the Local Agency Formation Commission or another public agency, AND
  - Where the census tracts have a CalEnviroScreen 4.0 (CES) score at or above the 75th percentile OR;
  - Where the census tracts lack overall scores in CES due to data gaps but received CES cumulative pollution burden scores at or above the 95th percentile.
- 2. TCC Mapping Tool that overlaps with ALL the following criteria:
  - Where the census tracts have a CES score at or above the 75th percentile OR;
     where the census tracts lack overall scores in CES due to data gaps but received
     CES cumulative pollution burden scores at or above the 95th percentile.
  - Project Area contains at least one cluster of unincorporated parcels at a density of 250 parcels per square mile OR; at least one Census Designated Place with a total population of at least 250 residents.
  - Hard-to-count census block group (score of 57 or higher) per the California Hardto-Count Index.
- 3. Unincorporated areas within the Project Areas of prior TCC Planning Grants awards.
- 4. Self-identified disadvantaged unincorporated communities may provide local data that demonstrates that the community has all of the following:
  - A pollution or environmental burden
  - Socioeconomic factors designating the community as disadvantaged (see <u>Appendix A</u> on the use of the term "disadvantaged")
  - Sufficient density of at least one cluster of unincorporated parcels at a density of 250 parcels per square mile, or a total population of at least 250 residents

For local data submission, the data may be quantitative, qualitative, or both. SGC can pre-approve submissions during the application period so that applicants can be sure that their local data submission satisfies the requirements. See <u>Section 10</u> for more information. Examples of local data include but are not limited to any combination of the following:

- Designation as a disadvantaged unincorporated community or a disadvantaged community by the county's Environmental Justice or Land Use Element of the General Plan
- Qualitative description of environmental or pollution burdens, exposures, and effects on the community
- CES pollution burden indicators at or above the 75<sup>th</sup> percentile<sup>9</sup>
- Healthy Places Index 3.0 at or below the 25<sup>th</sup> percentile<sup>10</sup>

<sup>&</sup>lt;sup>9</sup>CES Indicators: https://experience.arcgis.com/experience/ed5953d89038431dbf4f22ab9abfe40d/

<sup>&</sup>lt;sup>10</sup> Healthy Places Index 3.0: <a href="https://map.healthyplacesindex.org/?redirect=false">https://map.healthyplacesindex.org/?redirect=false</a>

Population count estimates from Oak Ridge National Laboratory's LandScan tool<sup>11</sup>

SGC approval specifically for the disadvantaged communities in unincorporated areas means that the minimum eligibility requirement for this classification has been met. It is not an assessment of the competitiveness of the proposed Project Area.

Other supplemental data to support the self-identified disadvantaged unincorporated communities status request may include but is not limited to local climate and environmental quantitative data, local climate action plans, and peer-reviewed academic journals and articles.

#### Multiple jurisdictions

A Project Area may contain any combination of areas if the following criteria are met:

- Each incorporated, unincorporated, Tribal territory within the Project Area must meet the eligibility criteria specific to that area type as described above.
- Each area within the Project Area must be represented by an appropriate public agency or Tribal government (e.g., city, county government, local agency, or a Tribal government).
- Applicants must submit a signed Letter of Commitment from each Co-Applicant including the required public agency and Tribal governments included in the Project Area.
- Applicants must submit a Letter of Support from a relevant public agency for each jurisdiction in the Project Area.
- To ensure that the grant can be successfully completed within the grant term, Project Development and Implementation Grant applicants must submit a signed Collaborative Governance Agreement worksheet according to the terms outlined in <u>Section 3.2</u>.
- Applicants must demonstrate during the application process that they have identified and are prepared to address any obstacles associated with a Project Area that spans multiple jurisdictions.

#### California Native American Tribes

If you are a Lead Applicant who is a California Native American Tribes or a Tribally led/owned nonprofit (as defined in Appendix A), you may have some additional flexibility for certain Project Area requirements, including Project Area size and non-continuous areas allowed, described in more detail below.

#### Maximum Project Area size

Lead Applicants who are California Native American Tribes or Tribally led/owned nonprofits are exempt from 5- or 10-square mile Implementation Grant Project Area cap. There are no limits to Project Area size for any grant type, if the Project Area meets all eligibility requirements.

#### Non-continuous Project Area

Lead Applicants who are California Native American Tribes or Tribally led/owned nonprofits are allowed to propose a non-continuous Project Area. An application can have multiple, non-

<sup>&</sup>lt;sup>11</sup> Oak Ridge National Laboratory LandScan: <a href="https://landscan.ornl.gov/">https://landscan.ornl.gov/</a>

adjacent sections to your Project Area. This allows two or more Tribes to come together on a single application, if desired.

A non-continuous Project Area must meet these requirements:

- All portions of the Project Area must be in the same region. They should be close enough to allow for regular in-person collaboration during the grant term.
- If multiple Tribes are submitting a single application, some of the proposed activities must involve and directly benefit all of the Tribes included in the application.

There is no scoring incentive for two or more Tribes to come together on a single application. See Section 10.10 for information on collaborative governance requirements for applications involving multiple entities. A non-continuous Project Area is eligible even if there is only one Tribe involved in the application.

If an applicant would like to consult with TCC staff during the application process to ensure their non-continuous Project Area meets the above requirements, please work with the Application Technical Assistance provider or reach out to TCC staff at <a href="mailto:tcc@sgc.ca.gov">tcc@sgc.ca.gov</a>.

#### Additional modifications

Lead Applicants who are California Native American Tribes or Tribally led/owned nonprofits may request additional modifications to Project Area requirements, such as the priority populations requirements described in this section. A modification request should be submitted before the application due date and will be considered if the following conditions are met:

- The proposed Project Area is aligned with the TCC Program Objectives and will be conducive to effective execution of the TCC application
- The application must still involve the relevant entities necessary for project implementation during the life of the grant and for any implementation activities that result from the TCC grant. This means that if a California Native American Tribe proposes a Project Area that includes land over which the Tribe does not have direct land use authority, the application will need support from the relevant non-Tribal public agency (city or county). For Planning and Project Development Grants this can be a letter of support from the city (incorporated areas) or county (unincorporated areas). For Implementation Grants the public agency should be included as Co-Applicant. Please see Section 3.1 for more information on this requirement.
- Applicants can work with technical assistance providers and TCC staff during the application period to identify a Project Area that meets the above requirements.

# **Section 4. Planning Grants**

Summary of Section 4:

This section describes Planning Grant objectives, eligible activities, and timeline.

# 4.1 Planning Grant objectives Output Description:

Planning Grants support planning activities that prepare low-income, disadvantaged, and Tribal communities for future implementation of programs that align with the TCC Program's objectives. Planning activities should focus on responding to planning issues or priorities that directly benefit these communities.

- 1. Applicants must explain how the proposed planning activities will advance the objectives prioritized in local, adopted plans and promote the TCC Program's objectives (see Section 1.3).
- Applicants must explain how the planning process furthers a neighborhood's ability to address one or more of the Transformative Elements, per <u>Section 7</u>. Specifically, applicants will describe how engaging in a particular task will:
  - a. Evaluate the risks and develop potential policies and programs to avoid displacement of the current residents and businesses in the Project Area.
  - Design or enhance innovative and meaningful community engagement programs and practices that will incorporate the input and expertise of key community organizations – such as local public agencies, community-based organizations, workforce development boards, or others.
  - Increase the likelihood of obtaining leverage funds that are required for the TCC Implementation Grant application (e.g. identify funding sources, develop partnerships).
  - d. Identify projects that reduce GHG emissions and further the purpose of California Health and Safety Code Section 38566.
  - e. Identify how the community, including its vulnerable populations, infrastructure, and natural systems, will be impacted by climate change and exposure to pollutants. Describe the measures that will be taken to adapt and respond to those anticipated impacts.
  - f. Identify the needs for economic development and career pathways for high-quality jobs in the Project Area. Plan for new or enhanced workforce development and training programs.
- 3. Applicants must demonstrate consistency with the State's Planning Priorities in Section 65041.1 of the Government Code. These priorities intend to promote equity, strengthen the economy, protect the environment, and promote public health and safety in the state, including urban, suburban, and rural communities.

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Some examples of eligible planning activities include:

- Building capacity both internally, among staff and departments, as well as externally, among partners, to develop collaborative partnerships that align land use development with environmental, economic, and social justice priorities.
- Evaluating, updating, and streamlining various policies and codes currently enforced by the Planning Department and other local departments (e.g., public works, health and safety, fire, parks, and open space, etc.).
- Completing fiscal analyses to understand long-term service costs of future development and to determine fee structures.
- Preparing climate action and climate adaptation plans.
- Conducting community engagement that intentionally includes local community members and results in innovative and meaningful programs and practices.
- Engaging in activities that will prepare applicants to apply to a TCC Implementation Grant
  or other similar grants, including but not limited to: community needs assessments,
  community health needs assessments, partnership development, engagement to inform
  project selection for implementation with future funding opportunities, and creation and/or
  formalization of a shared governance structure such as a Collaborative Governance
  Structure. Activities that lead to developing a Collaborative Governance Structure are
  strongly encouraged for applicants who anticipate applying to a TCC Implementation Grant
  in the future.
- Identifying and preparing project sites for future development into community-serving uses, such as feasibility studies and site identification for a community land trust, climate resilience project identification, and planning for project implementation.
- Developing a definition of Health Equity and related goals specific to the Project Area, based on available materials from California Department of Public Health and other placebased resources.

For past examples of awarded Planning Grants, visit the SGC website, <a href="https://sgc.ca.gov/grant-programs/tcc/awards/">https://sgc.ca.gov/grant-programs/tcc/awards/</a>.

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Anticipated timeline:

- 1. Post-Award Consultation Process: approximately three to six months following award
- 2. Grant Term: Two years (with the option to extend to three years if needed)

# 4.4 Developing a Planning Grant application ®

Applicants should begin by identifying the partnerships and planning activities that they would like to include in their application. If an applicant is pursuing a Planning Grant with the intention of pursuing a TCC Implementation Grant in a future round, it is highly encouraged that the applicant familiarize themselves with the Implementation Grant requirements and propose Planning Grant activities that prepare the applicant to submit a future Implementation Grant application. Please

note that the Planning Grant can prepare applicants to apply for multiple sources of implementation funding, not just TCC.

Application Technical Assistance recipients can work with their state-funded technical assistance provider to understand the TCC Implementation Grant requirements and identify supportive planning activities. Applicants who are not eligible for Application Technical Assistance can reach out to TCC staff with questions about the TCC Implementation Grant requirements described in these Guidelines.

Planning Grants do not require leverage funding.

Please see <u>Section 9</u> and <u>Section 10</u> for more information on Planning Grant applications and scoring criteria.

# **Section 5. Project Development Grants**

Summary of Section 5:

This section describes Project Development Grant objectives, eligible activities, and timeline.

### 5.1 Project Development Grant objectives

Project Development Grants fund pre-development and basic infrastructure activities that advance a community's climate and community resilience goals. Basic environmental infrastructure is one that support clean water supply systems, wastewater systems, waste disposal systems, and pollution control services.

Project Development Grants prepares communities for future funding opportunities that are aligned with the TCC Program Objectives. Project Development Grants should build upon previous community planning efforts that identified priority projects and need additional project development and basic infrastructure support funding to get ready for future resilience implementation funding. SGC developed this grant type as a response to the funding gap between Planning and Implementation Grants and to meet communities where they are in their climate resilience efforts.

- 1. Applicants must explain how the proposed Project Development activities will advance the objectives of previous community planning efforts and the TCC Program.
- Applicants must explain how the proposed Project Development activities will further the neighborhood's ability to build climate-resilient infrastructure and social resilience by addressing the TCC Transformative Elements.
- 3. Applicants must demonstrate consistency with the State's Planning Priorities in Section 65041.1 of the Government Code.

### 5.2 Eligible Project Development activities •

Eligible project development activities include:

- Pre-development activities, such as: community engagement; feasibility studies; market analysis; environmental assessments; land and project management surveys; remediation; site acquisition; site and development plans; project designs; permitting; financial planning (e.g., preliminary budget and construction financing).
- Basic environmental infrastructure pre-development, construction, and development of its long-term operations and maintenance plans such as: clean water supply systems; wastewater systems; waste disposal systems; pollution control services.
- Developing or initiating pilot or demonstration projects. Small scale, preliminary tests of a
  project designed to evaluate its feasibility, effectiveness, and potential challenges before
  committing to full-scale implementation. These projects should be used as opportunities
  to gather data, refine processes and make informed decisions for future full-scale
  implementation.

- Other project planning and pre-development activities that lead to basic transportation infrastructure, such as: planning costs related to regional transit connectivity to job and service centers.
- Other project planning activities that prepare community-prioritized project sites for development, including but not limited to Community Health Needs Assessments.
- Support costs for building and sustaining the capacity of Project Leads and Partners, such
  as: investments in Partner and local staff development; funding new and/or critical
  positions; acquiring or utilizing tools and resources to increase partner capacity for project
  planning and implementation; organizational capacity activities such as access to
  financial services or legal review; participation and/or partnership with existing workforce
  programs; providing or securing technical assistance for partners.

The proposed grant activities must include community engagement activities and address climate resilience. Applicants may also address other Transformative Elements such as displacement avoidance and workforce development, if applicable.

Ineligible project development activities include:

- Site acquisition
- Construction costs other than for basic environmental infrastructure or pilot projects
- Purchase of equipment

For past examples of awarded Project Development Grants, visit the SGC website, <a href="https://sgc.ca.gov/grant-programs/tcc/awards/">https://sgc.ca.gov/grant-programs/tcc/awards/</a>.

# 5.3 Project Development Grant timeline Output Development Grant timeline

Anticipated timeline:

- 1. Post-Award Consultation Process: approximately three to six months following award
- 2. Grant Term: Two years (with the option to extend to three years if needed)

# 5.4 Developing a Project Development application •

Applicants should begin by identifying the Project Area, community planning and project priorities, and partnerships to include in their application. Applicants should then identify the key threshold requirements needed to pursue climate resilience implementation funding such as TCC's policy priorities, basic infrastructure needs, project feasibility and capacity thresholds. The Project Development Grant can help applicants address some of the threshold requirements for various implementation funding sources.

Project Development Grants do not require leverage funding.

Please see <u>Section 9</u> and <u>Section 10</u> for more information on Project Development Grant applications and scoring criteria.

# **Section 6. Implementation Grants**

Summary of Section 6:

This section describes Implementation Grant objectives, eligible activities, and timeline.

# 6.1 Implementation Grant objectives Output Description:

Implementation Grants fund neighborhood-level applications which include multiple, coordinated projects that reduce greenhouse gas emissions and achieve other community benefits. Implementation Grants fund climate resilience projects and infrastructure that prioritize community needs in Tribal, disadvantaged, and low-income communities.

- 1. Applicants must explain how the proposed Implementation projects will advance the objectives of a community vision and the TCC Program.
- 2. Applicants must explain how the proposed Implementation activities will increase the neighborhood's climate and social resilience through the selected infrastructure projects and the TCC Transformative Elements.
- 3. Applicants must demonstrate consistency with the State's Planning Priorities in Section 65041.1 of the Government Code.

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Implementation Grant applications must be designed to address all three TCC Program Objectives and include the following interrelated components: a Vision Statement, Strategies, Projects, Transformative Elements, and all applicable Program Policy Priorities. All sections of these Guidelines, except for <a href="Section 4">Section 4</a> and <a href="Section 5">Section 5</a>, include requirements for Implementation Grant applicants. Please read all sections closely. For past examples of awarded Implementation Grants, visit the SGC website, <a href="https://sgc.ca.gov/grant-programs/tcc/awards/">https://sgc.ca.gov/grant-programs/tcc/awards/</a>.

### 6.3 Vision Statement 0

Implementation Grant applicants must develop a shared Vision Statement that describes how the TCC application will achieve all three Program Objectives.

The Vision Statement serves as the investment framework and must articulate how the proposed Strategies, Projects, and Transformative Elements will be coordinated and integrated to achieve the vision for neighborhood transformation. In addition, the Vision Statement must capture the community resources, assets, and characteristics that make the Project Area ready for transformation.

# 6.4 Implementation Grant framework Output Description:

The Program framework establishes the structure for all TCC Implementation Grant applications.

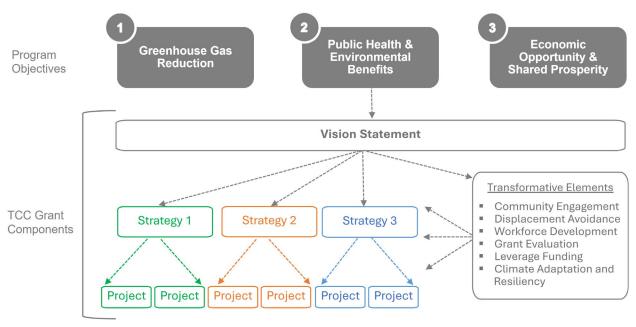


Figure 2. Implementation Grant Program Framework

# 6.5 Implementation Grant Strategies and Projects 10

### **Strategies**

Applicants must select at least three Strategies from the list below and propose Projects that advance those Strategies. Strategies should be thoughtfully selected and integrated to best meet the community's needs. Project activities eligible for funding under each Strategy are outlined in <a href="Appendix B">Appendix B</a>. The majority of the TCC grant award (at least 51%) will be allocated to direct implementation costs for Projects under these Strategies.

- 1. Equitable Housing and Neighborhood Development
- 2. Land Acquisition for Neighborhood Stabilization
- 3. Transit Access and Mobility
- 4. Solar Installation, Energy Efficiency, and Appliance Electrification
- 5. Water Efficiency and Resiliency
- 6. Recycling, Composting, and Waste Reduction
- 7. Urban Greening and Green Infrastructure
- 8. Health Equity and Well-Being
- 9. Indoor Air Quality
- 10. Community Microgrids
- 11. Brownfield Redevelopment
- 12. Community Resilience Centers
- 13. Other Climate Innovation

### **Projects**

Applicants must develop Projects using eligible activities, outlined for each Strategy in <u>Appendix B</u>. Applicants can develop multiple Projects from a single Strategy, as long as they propose projects from at least three Strategies. There is no maximum number of Projects or Strategies applicants can include in the application. Applicants also must ensure Projects meet the following threshold requirements:

- All Projects must meet all Implementation Requirements by the end of the Pre-Development Phase (the first year of the grant term, though shorter timelines are also acceptable) in order to access funds for project implementation (see <u>Section 6.7</u> for more information on grant phases).
- **All Projects** must be completed within the four-year Implementation Phase. Shorter timelines are also acceptable.
- There must be at least 3 Projects and at least 3 Strategies.
- At least one Project must directly reduce greenhouse gas emissions. All projects must either directly reduce greenhouse gas emissions or contribute directly to meaningful public health benefits.

### **Application and Implementation Requirements**

Application and Implementation Requirements include California Environmental Quality Act (CEQA) documentation, site control, permits, project maps and designs, project schedules, operations and maintenance plans, and other Strategy-specific requirements. Strategy-specific requirements are listed in <a href="Appendix B">Appendix B</a>. Grantees must complete Application requirements prior to the application deadline and Implementation requirements prior to beginning project implementation. Applicants may also complete Implementation Requirements prior to the application deadline. Applicants may use TCC funds for pre-development work to meet some Implementation Requirements for some Strategies, as described in <a href="Appendix B">Appendix B</a>. Projects will be carefully vetted during the application review to ensure the feasibility of each project is accurately reflected. Additional documents may be requested of applicants before the Round 6 awards to verify project feasibility.

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Implementation Grants must include six required Transformative Elements. These requirements and their minimum funding amounts are described in detail in <u>Section 7</u>. They are:

- 1. Grant Evaluation
- 2. Community Engagement
- 3. Displacement Avoidance
- 4. Workforce Development and Economic Opportunities
- 5. Climate Adaptation and Resilience
- 6. Leverage Funding

# 6.7 Implementation Grant Phases Output Description:

The Implementation Grant process has been modified in Round 6 to be a two-phased application process. The intent of the two-phased application process is to:

- Reduce the burden of applying and engaging in the competitive award process
- · Provide more funding and support for pre-development activities

Implementation Grants now consist of the following phases; all timelines are approximate and will be finalized by the Notice of Funding Availability:

**Application Period (4-5 months):** Applicants complete applications. Only applications that meet all Application Requirements will be considered for award. The Council will make awards based on application scores and TCC Funding Goals.

**Post-Award Consultation (PAC) Process (2-3 months):** Applicants and SGC staff will work to execute a grant agreement as quickly as possible. In the grant agreement, the scope of work will be split into two sections:

- A **Pre-Development Phase** with a detailed work plan and budget. Grantees can access Pre-Development Phase funds as soon as the grant agreement is executed.
- An Implementation Phase without a detailed work plan and budget at grant execution.
  Grantees cannot access the funds for the Implementation Phase until they have
  successfully completed the Pre-Development Phase, met all Implementation
  Requirements, and amended the grant agreement to include a detailed work plan and
  budget for the Implementation Phase.

**Pre-Development Phase (up to 1 year):** During the Pre-Development Phase, grantees will have access to a portion of their funds to support:

- Staff time
- Pre-development work to achieve shovel-ready project plans
- Continued community engagement to refine project plans and prepare for the Implementation Phase

Grantees will exit the Pre-Development Phase once they have met all Implementation Requirements, including creating a detailed work plan and budget for the Implementation Phase.

Implementation Phase (4 years): Grantees will complete all Projects and Plans.

**Evaluation Phase (1 year):** No project work can be completed during the Evaluation Phase. Grantees and evaluators can continue to access funds for evaluation and reporting.

Finalist **Execute Grant** Award Interviews Agreement Pre-Development Phase Implementation Phase **Evaluation Phase Application PAC Process** ~1 YEAR 4-5 MONTHS 2-3 MONTHS UP TO 1 YEAR ~4 YEARS Application and Pre-Development TA\* Funded by SGC

Figure 3. Implementation Grant Phases

# 6.8 Implementation Grant Timeline 10

All anticipated timelines are approximate and will be finalized by the Notice of Funding Availability:

- 1. Post-Award Consultation Process: Approximately 2 3 months following award
- 2. Grant Term: approximately 6 years total
  - o Pre-Development Phase: up to 1 year from grant execution
  - o Implementation Phase: 4 years from grant execution
  - Evaluation Phase and Close Out: 1 year from Implementation Phase

### 6.9 Developing an Implementation Grant Application



Implementation Grants contain the most robust requirements out of the three grant types.

- Application Requirements: Items required by the application deadline.
- Implementation Requirements: Items will be developed during the one-year Pre-Development Phase but must be completed before grantees can implement their application.

See <u>Section 10 Application Requirements</u> for more information.

Applicants considering an Implementation Grant should begin planning early and should expect to invest a significant amount of time in the application process. Applicants should begin with a community planning and visioning process to identify the community's needs and projects that respond to those needs. As part of the visioning process, applicants should consider existing assets and resources in the community that could be amplified and integrated with future projects. Strong applicants will have already completed this visioning, project identification, approximate budget estimates, and initial project scoping through a robust community engagement and planning process prior to the TCC Round 6 application period. Applicants who have not yet completed this process should consider applying for a Planning or Project Development Grant instead.

Applicants should also review the Implementation Grant threshold requirements (see Section 10.23). We strongly encourage collaboration with community members and organizations to create innovative and impactful projects, even if they do not neatly fit into one single Strategy or if they have activities that touch on multiple Strategies. The selection of projects and activities should be determined by community priorities.

Please see <u>Sections 9</u> and <u>Section 10</u> for more information on Implementation Grant applications and scoring criteria.

### Leverage funding

Implementation Grants require leveraged funding. Most applicants must leverage additional funding sources that equal a minimum of 50% of the total requested grant funds. Applicants who qualify for the Tribal Funding Goal (those who have a Lead Applicant that is a California Native American Tribe or a Tribally led/owned nonprofit, as defined in Appendix A) do not have to provide any leverage funding.

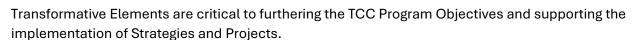
Applicants must fill out a leverage funding worksheet as an Application Requirement. However, leverage funding does not need to be committed by the application deadline. The awarded applicants will work on securing leverage funding during their one-year Pre-Development Phase.

### Section 7. Transformative Elements

### Summary of Section 7:

- TCC includes six Transformative Elements:
  - Grant Evaluation
  - o Community Engagement
  - o Displacement Avoidance
  - Workforce Development and Economic Opportunities
  - Climate Adaptation and Resilience
  - Leverage Funding
- All applicants must address at least some of the Transformative Elements; requirements vary based on grant type. Implementation Grant applicants must address all of the Transformative Elements.

### Transformative Elements Overview (2) (1)



# Planning Grants P

Planning Grant applicants must explain how the planning process furthers a neighborhood's ability to address **one or more** of the six Transformative Elements described below. Please see <u>Section 4</u> for more information on Planning Grant requirements.

# Project Development Grants

Project Development Grant applicants must address **Community Engagement** and **Climate Adaptation and Resilience** as described below. All other Transformative Elements are optional.
Please see <u>Section 5</u> for more information on Project Development Grant requirements.

### Implementation Grants 1

Implementation Grant applicants must address **all** six Transformative Elements as detailed below. Please see Section 6 for more information on Implementation Grant requirements.

# All Grant Types P D 1

The six Transformative Elements are:

- 1. Grant Evaluation
- 2. Community Engagement
- 3. Displacement Avoidance
- 4. Workforce Development and Economic Opportunities

- 5. Climate Adaptation and Resilience
- 6. Leverage Funding

A brief description of the goals and expectations for each Transformative Element is below. Specific information about eligible activities, eligible costs, and additional requirements can be found in Appendix C.

Three of the Transformative Elements are called Transformative Plans and require designated work plans and budgets. These Plans can also be integrated within Strategies and Projects, as appropriate. For example, workforce development and community engagement could be components of most Projects. They could also be part of the Workforce Development and Economic Opportunities Plan, and the Community Engagement Plan.

- Some Transformative Elements may be paid with grant funds, while others are integrated into application components or require leverage funding.
- For Implementation Grants, all Transformative Elements must last the entire four-year Implementation Phase. Applicants must consider this in work plans and budgets for all Transformative Plans.

**Table 3.** Transformative Elements Percentage Breakdown Required for Implementation Grants **U** 

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Transformative Elements	Percent of TCC Grant Award (Total = Up to 16% of TCC Grant Award)	
Grant Evaluation	3% required for 3 <sup>rd</sup> party evaluator	
Community Engagement Plan	Up to 5%*	
Displacement Avoidance Plan	Up to 3%*	
Workforce Development and Economic Opportunities Plan	Up to 5%	
Climate Adaptation and Resilience	None – No grant funds may be allocated, but applicants must incorporate adaptation and resilience measures into their proposed infrastructure projects	
Leverage Funding**	None – Grantee must leverage additional funding sources that add up to at least 50% of the total grant award	

<sup>\*</sup>Funding requests that exceed the 5% CEP cap and 3% DAP cap will be reviewed on a case-bycase basis during the Pre-Development Phase.

<sup>\*\*</sup> Applicants with a Lead Applicant that is a California Native American Tribe or a Tribally led/owned nonprofit (as defined in Appendix A) are exempt from the Implementation Grant leverage funding requirement.

### 7.1 Grant Evaluation (2) (1)

# Planning and Project Development Grants P

Planning and Project Development Grant applicants that choose to address this Transformative Element do not have to allocate a minimum or maximum amount of the budget for Grant Evaluation.

# Implementation Grants 1

Applicants must allocate 3% of their grant budget to hire a third-party Evaluation Partner. The evaluator will assist with tracking and documenting the TCC Projects' progress and outcomes (please see Section 12.4 for more information)

### Program evaluation goals

TCC Implementation Grant recipients are required to work with a third-party Evaluation Technical Assistance Provider (Evaluation Partner) during grant implementation. The goals of Evaluation Technical Assistance are:

- 1. Evaluate the overall TCC grant
  - a. Create a program evaluation framework to measure, track, and assess the progress and outcome of the overall TCC grant.
  - b. Perform a holistic evaluation of the environmental, economic, health, and social impacts of TCC's community investment.
- 2. Provide Technical Assistance to Lead Grantee and Partners
  - a. Create reporting tools and a technical assistance plan for Lead Grantee and Partners.
  - b. Provide technical assistance during data collection that helps facilitate the process and helps achieve shared impact tracking goals with all TCC Partners.

### **Indicator Tracking Plan**

Grant recipients are responsible for gathering and reporting data according to the Indicator Tracking Plan. In addition, you must participate in other evaluation activities. The Evaluation Partner will support you with creating an Indicator Tracking Plan, coordinate data collection, provide technical assistance, process data, and deliver all required reports to SGC. Reporting is required during key stages of the grant cycle, as outlined below.

The Indicator Tracking Plan will include data indicators required by the TCC Program and identified by grant recipients. SGC has worked with academic institutions to develop indicators to track overall impact of TCC investments. The Evaluation Partner will work with you to apply and develop other indicators relevant to the TCC grant goals. A list of specific indicators will be finalized by the TCC Evaluation Partner in the first quarter of the Implementation Phase.

#### Resources

A sample list of suggested indicators can be found in the sample grant agreement in Appendix J.

### Reporting timeline

Staff will provide final guidance for the required deliverables and timeline for Round 6 after awards are made. In the past, the Evaluation Partner has been required to fulfill first-quarter deliverables and annual reporting throughout the Implementation Phase:

- Within the **first quarter** of the Implementation Phase:
  - Site-specific evaluation plan: provides an overall methodological framework for holistically evaluating the environmental, economic, social, and health impacts of the awarded TCC grant.<sup>12</sup>
  - Program indicator tracking plan: provides list of specific indicators the Evaluation Partner will be tracking (Appendix J)
  - Reporting tools and technical assistance plan
- Provided Annually within the Implementation Phase:
  - Two case studies per year
  - o Annual reports on the TCC grant
  - Annual presentation of findings, overall progress, and recommendations (if applicable) to all relevant audiences
  - o Annual process evaluations of the TCC grant

In addition to these reports conducted by the TCC Evaluation Partner, the Lead Grantee is also required to conduct reporting in the form of check-in meetings with TCC staff. See <u>Section 11.6</u> for reporting requirements for the Lead Grantee.

#### TCC Evaluation Partner selection

Applicants may propose a TCC Evaluation Partner during the Pre-Development Phase or select from a list of pre-qualified TCC Evaluation Technical Assistance Providers. The proposed TCC Evaluation Partner will submit a qualifications package to SGC staff for review and approval. The TCC Evaluation Partner must have the following qualifications:

- Expertise in urban planning, climate resilience infrastructure, and public policy research;
- Expertise in conducting both quantitative and qualitative research methods including, but not limited to interviews, focus groups, surveys, socio-economic data analysis, and greenhouse gas emissions quantification;
- Expertise in communicating technical findings in plain language targeted at a broad audience
- Experience conducting socio-economic, environmental, transportation, and health data collection and program evaluation, or related technical assistance;
- Experience providing technical assistance to Tribes and disadvantaged, low-income, and/or underserved communities in California;

Page 49

<sup>&</sup>lt;sup>12</sup> The TCC Evaluation Partner will adapt the original TCC Evaluation Plan to develop the Site-Specific Evaluation Plan for awarded TCC Projects: UCLA Luskin Center for Innovation and UC Berkeley Center for Resource Efficient Communities, November 2018. Transformative Climate Communities Evaluation Plan: A Road Map for Assessing Progress and Results of the Round 1 Place-based Initiatives. http://sgc.ca.gov/programs/tcc/docs/20190213-TCC\_Evaluation\_Plan\_November\_2018.pdf.

- Experience coordinating with public, private, and nonprofit organizations;
- Experience with data collection and entry for required governmental program reporting;
   and
- Demonstrated organizational capacity with a sound project management structure and approach.

TCC Evaluation Partners must be part of the Collaborative Governance Structure. The Partner will be added to the Collaborative Governance Structure during the Post-Award Consultation Process (PAC Process) before the Grant Agreement is executed.

### Confidentiality of Tribal Data (Data Sovereignty)

During the PAC Process, SGC will work with each awarded Tribe and their TCC Evaluation Partner to reach a mutually agreeable evaluation plan that protects confidentiality of Tribal data and Traditional Ecological Knowledge while also meeting SGC program evaluation goals. This may include modification of deliverables and Indicator Tracking Plan requirements.

# 7.2 Community Engagement 19 10 10

# Planning and Project Development Grants PPPP D

If Planning Grant and Project Development Grant applicants choose to address this Transformative Element, they do not have to allocate a minimum or maximum amount of their budget for Community Engagement.

### Implementation Grants 1

Implementation Grants may allocate up to 5% of their budget for eligible community engagement and outreach activities and displacement avoidance during grant implementation. SGC recognizes that many effective strategies for conducting community engagement and outreach are cost intensive. SGC will review requests that exceed the 5% cap on a case-by-case basis during the Pre-Development Phase.

To ensure that grant funds provide direct, meaningful, and assured benefits to disadvantaged communities, the TCC Program requires that applicants work with community members and partners through direct engagement. Applicants must involve residents and businesses from the Project Area and key partners in all phases of TCC application development and implementation. TCC applications should be designed to meet residents' needs that are identified through a detailed and documented outreach and engagement process.

Applicants must also use proven methods of engagement to facilitate direct participation of community residents throughout the grant term, including:

- Ensuring translation and interpretation of meetings and materials;
- Scheduling meetings at times that are convenient to community members; and
- Engaging community members in information gathering as well as outreach.

See Appendix C for a list of recommended activities to ensure meaningful community engagement.

TCC applications must include a Community Engagement Plan with two main sections:

### Description of community engagement during application development

Priority will be given to TCC applications that meaningfully include residents and key partners during application development, from the visioning process to selecting Strategies and Projects, using proven methods of community engagement such as Participatory Budgeting or the creation of an Advisory Board. Applicants will have to complete a worksheet that describes and tracks prior community engagement, including:

- Key organizations and residents, including any existing neighborhood organizations or advisory councils serving the Project Area;
- Recent history of resident engagement in neighborhood issues of the proposed Project
  Area, including involvement in any planning or community development activities
  administered by the local government or other administrative entities; and
- Process used to identify the needs of residents and other partners during the TCC
  application development phase, selection of proposed projects, and if applicable, the
  relationship of this process to any pending planning activities or public improvements for
  the Project Area within the time frame of implementation.

This section will be scored as part of the Prior Community Engagement scoring criteria.

#### Description of future community engagement

This Community Engagement Plan must describe strategies and methods that will be used to engage residents and key partners during the Pre-Development Phase and into the Implementation Phase. Applications that include a robust governance structure and combination of activities to meaningfully engage community members will score higher. This section of the Community Engagement Plan must describe, at a minimum:

- Mechanism(s) (group, advisory board, process, etc.) established to continuously inform
  and engage the community as well as to ensure ongoing participation of members of the
  community during the implementation of the project;
- Timeline of proposed community engagement activities (see <a href="Appendix C">Appendix C</a> for list of recommended activities to ensure meaningful community engagement);
- How the public will be informed of implementation progress, including updates on project performance and other indicators being tracked, as well as implementation progress on the Displacement Avoidance and Community Engagement Plans;
- The ways in which community will provide feedback on implementation of the grant;
- Process that will be used to receive formal feedback from the community; and
- How the Collaborative Governance Structure and the Collaborative Governance Agreement will support implementation of the Community Engagement Plan.

### Community engagement requirements

TCC funds must be used to support community engagement and outreach activities that meet all of the following criteria:

- Activity is directly related to the implementation of the TCC-funded grant activities
- Activity is located within the defined TCC Project Area
- Activity is focused on meaningfully engaging community members located or involved within the defined TCC Project Area

### Eligible costs

Eligible costs include but are not limited to:

- Preparation of outreach materials including printings and mailings
- Staff time dedicated to community outreach and education
- Translation and interpretation for meetings or written materials
- Creating and distributing communication materials in multiple languages to further broad engagement for future events, including printed and digital materials, radio, television, or promoted social media coverage
- Hiring professional or consultation services that aid in reaching priority populations that
  may be non-organized, non-English speaking, such as health clinics or farmers markets,
  which can aid a grantee in reaching these groups
- Educational events and training programs that develop public awareness of the TCC Projects
- T-shirts or gear for outreach staff with TCC branding
- Participant compensation that is an exchange of payment for services rendered in the
  development of community work products, and appropriately documented with
  deliverables such as sign-in sheets or written surveys (Not available to members of public
  otherwise compensated through the grant.)
  - Examples of participant compensation may include, but is not limited to, stipends,
     "TCC Project Name" branded reusable merchandise (shirts, bandanas, totes,
     water bottles, stickers), trees (as part of volunteer tree-planting day, for example).
    - Note about stipends Partners may distribute stipends as checks, or as cash gift cards to allow access for residents without banking access. These must not be specific to any specific store, service or product, no gas cards, etc.
    - None of these items may be provided as a "door prize" to simply draw attendance to meetings, but instead must be provided as compensation for work contributed toward grant implementation.
  - Examples of community work products and deliverables include, but are not limited to, documentation of attendance/participation, along with documentation of the product contributed to (such as summary of community feedback, written surveys, interactive checklists to learn more about projects/plans, completion of workshop/training, canvassing volunteer logs, etc.).
    - Note that deliverable documentation will often include a combination of these examples to demonstrate that participants contributed to a work product that supports the grant implementation, and were not just attending an event (in which case compensation would be ineligible).

- Provision of transportation services for community residents, such as a vanpool, that
  increases access to community engagement activities to benefit the project and public.
  Eligible events include public meetings, volunteer events, educational tours, etc.
- Provision of childcare services for community residents, excluding individual cash benefits (subsidies) to participants, that increases access to community engagement activities to benefit the project and public
  - Grantee staff time or third-party provider to provide childcare services during a public community event being held for TCC
  - Offering children's activities during a public community event being held for TCC.
     Ideally these items would be reusable and used throughout the grant term including but not limited to arts and craft materials, sports equipment, board games, etc.
  - Note that in line with general community engagement costs, childcare-related costs may not include "giveaway" items for children with TCC funding (such as stuffed animals, prizes, etc.)
- Food and refreshments (excluding alcoholic beverages) that are determined to be an
  integral part of public community engagement events. Examples of eligible events include,
  but are not limited to, public engagement meetings, design charrettes, events to solicit
  feedback, or volunteer work days (such as a tree planting days)
- Event-related costs:
  - Renting a facility or venue for a specific public engagement event, especially to make the event more accessible to targeted populations
  - Hiring a third-party facilitator to lead and facilitate community outreach and engagement events
  - Logistical costs deemed necessary for successful public events, such as permits, security services, traffic control, emergency services, rental chairs/tables, etc.
  - For major milestone events related to the TCC grant: provision of emcees, cultural art performances, and other placemaking activities within reasonable cost

#### • Ineligible costs

- Direct cash benefits or subsidies to participants
- Alcoholic refreshments
- Participant incentives, such as door prizes, which are unrelated to specific community work products
- General meetings that do not specifically discuss or advance implementation of the TCC grant
- Food and refreshments that are not for public-facing community engagement events. This includes meeting among TCC Partners and meetings with individuals who are receiving stipends or other forms of compensation. Events considered to encourage public participation would be advertised to the community and open to members of the public (see Eligible costs above)
- Covering the cost of food or incidental reimbursement related to travel for programmatic work, namely per diem

- Incentives, giveaway items, or providing participant compensation without participant contribution toward a community work product
- Providing cash subsidies to secure private transportation services. For example, Taxi/Uber/Lyft, personal mileage, gas cards
- Offering sponsorships for events or organizations where expenses cannot be directly tied to eligible program costs
- Covering parking fees of attendees at a community meeting

# 7.3 Displacement Avoidance 19 10 10

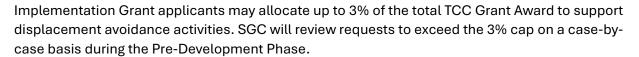


# Planning and Project Development Grants P



If Planning or Project Development Grant applicants choose to address this Transformative Element, they do not have to allocate a minimum or maximum amount of their budget for Displacement Avoidance.

### Implementation Grants 1



TCC Implementation Grant applications must include a Displacement Avoidance Plan (DAP) that details the actions Lead Applicant and Partners will take to establish policies and programs to avoid the displacement of existing households and small businesses within the Project Area. DAPs must be directly informed by robust community engagement. Applicants will describe how their Displacement Avoidance will be successfully implemented and evaluated to ensure that it has the intended impact. See Appendix C for a list of example displacement avoidance policies and programs.

The Displacement Avoidance Plan must include, at a minimum:

- Description of displacement vulnerability among existing households and small businesses within the Project Area;
- Description of the policies, plans, ordinances, or programs that are already in place to avoid displacement;
- Identification of additional new policies or programs that will be pursued to avoid displacement among existing households and businesses within the Project Area. Applicants must select policies and programs from examples provided in Appendix C:
  - At least three new policies or programs to prevent the displacement of very low and low-income households.
  - At least two new policies or programs to prevent the displacement of local and small businesses.
  - Applicants must select a combination of short- and long-term policies for the household and small business displacement avoidance plans (defined in Appendix C).

- Applicants are encouraged to define quantifiable goals for selected policies through the community engagement process.
- Identification of the entities responsible for and involved in implementing each new policy and program, and whether the implementing entities are the Lead Applicant or Co-Applicants;
- For anti-displacement policies that require a vote from the local jurisdiction, the DAP must include a timeline of when a policy is expected to go before an elected body. All DAPs should be detailed and implementable; and
- If a project is subject to a relocation plan required by State Relocation Law (Gov. Code, § 7260 et seq.) and Section 6038 of the Relocation Assistance and Real Property Guidelines (25 Cal. Code of Regulations, div. 1, ch. 6, § 6000 et seq.) for the Project Area, Applicants must provide a copy of the relocation plan at application or prior to beginning project work.

### **Displacement Avoidance Plan requirements**

TCC funds must be used to support displacement avoidance activities that meet all of the following criteria:

- Activity is focused on implementing additional or new policies and programs, which may
  include but are not limited to new policies not yet adopted, programs that address
  implementation barriers of existing policies and programs and expanded efforts around
  existing policies and programs. Activities can be either policy development or
  programmatic activities, which include community engagement and educational activities.
- Activity is directly addressing the displacement vulnerabilities of the TCC Project Area and the potential impacts of implementing the TCC-funded Project
- Activity is located within the defined TCC Project Area
- Activity is focused on engaging existing residents and small businesses located or involved within the defined TCC Project Area

### **Eligible costs**

Eligible costs include but are not limited to:

- Direct costs for implementing additional or new policies and programs
- Salaries, wages, and stipends of nonprofit or consultant staff dedicated to the Project Area
- Preparation of outreach and education materials
- Costs associated with education, coordination, and policy development to support displacement avoidance implementation activities
- Translation and interpretation for meetings or written materials
- Rental costs for facilities required to perform training. (Applicants are encouraged to seek
  access to free or low-cost facilities through partnerships with community facilities where
  possible.)
- Transportation subsidies (including public transportation passes and vanpool) for lowincome, disabled, or other participants with accessibility or transportation challenges

- Provision of transportation services for community residents, such as a vanpool, that increases access to community engagement activities to benefit the project and public
- Participant compensation that is an exchange of payment for services rendered in the development of community work products, and appropriately documented with deliverables such as sign-in sheets or written surveys
- Provision of transportation services for community residents, such as a vanpool, that increases access to community engagement activities to benefit the project and public
- Provision of childcare services for community residents, excluding individual cash benefits (subsidies) to participants, that increases access to community engagement activities to benefit the project and public
  - Grantee staff time or third-party provider to provide childcare services during a public community event being held for TCC
  - Offering children's activities during a public community event being held for TCC.
     Ideally these items would be reusable and used throughout the grant term including but not limited to arts and craft materials, sports equipment, board games, etc.
  - Note that in line with general community engagement costs, childcare-related costs may not include "giveaway" items for children with TCC funding (such as stuffed animals, prizes, etc.)
- Food and refreshments (excluding alcoholic beverages) that are determined to be an
  integral part of community engagement events. Examples of eligible events include, but
  are not limited to, public engagement meetings, design charrettes, or events to solicit
  feedback.

### Ineligible costs

- Costs for implementing existing policies, plans, ordinances, or programs (e.g., local government staff salaries, supplies, meetings, etc.)
- Direct cash benefits or subsidies to participants
  - o Ineligible transportation subsidies: gas cards
- Alcoholic refreshments
- Participant incentives, such as door prizes, which are unrelated to specific community work products

### **California Native American Tribes**

California Native American Tribes and Tribally led/owned nonprofits (as defined in Appendix A) who are Lead Applicants with Project Areas that falls mostly within federally recognized Tribal boundaries may request modifications to the Displacement Avoidance Plan requirements. Please see Section 2 for more information on requesting a modification.

# 7.4 Workforce Development and Economic Opportunities (9 (1) (1)

# Planning and Project Development Grants P

If Planning or Project Development Grant applicants choose to address this Transformative Element, they do not have to allocate a minimum or maximum amount of their budget for Workforce Development and Economic Opportunities.

# Implementation Grants 1

Implementation Grant applicants may allocate up to 5% of their budget to support Workforce Development and Economic Opportunities.

TCC Implementation Grant applicants must develop a Workforce Development and Economic Opportunities Plan that accomplishes the two goals below. Applicants must develop workforce development training programs that prepare Project Area residents for high-quality career pathways, with a focus on preparing residents for careers in a future net-zero economy. Applicants must also develop an economic opportunities plan to create local, high-quality jobs in the Project Area.

TCC encourages training and job placement partnerships with small businesses in the Project Area owned by priority populations, including women; minority; lesbian, gay, bisexual, and transgender (LGBT); and disabled veteran-owned business enterprises.

Goal 1: Create workforce development and training programs with career pathways for residents of the Project Area.

TCC workforce development and training programs must include the following features:

- Target occupations and industries that support TCC grant implementation;
- Reduce barriers to employment;
- Address the range of employment readiness needs of local residents and individuals with employment barriers;
- Be developed in partnership with, or lead to partnerships with local workforce development boards and other key partners, including organized labor and education providers;
- Align and enhance high-performing education and training programs that have a proven record of leading to high-quality, industry-recognized credentials and labor market advancement, and;
- Address critical skill issues emerging as industry faces challenges of climate change and environmental sustainability.

Applicants must demonstrate demand for the proposed education and training initiatives.

Applicants will be asked to explain how workforce demand is determined and planned for in their

local region. Applicants must explain how, or if, the required skill sets for the proposed workforce sector will be impacted by climate policy.

Education and training initiatives must result in recognized credentials relevant to the selected training sector. Credentialing is an important mechanism for regional employers to encourage desired skill sets and readily assess the abilities of regional job seekers, as well as a way for workers to understand the specific skills required for entry and advancement within a field. As benchmarks of skill attainment, eligible credentials can include, but are not limited to: certificates, degrees, licenses, and certifications. The ideal characteristics of a quality credential include being accessible, transparent, stackable, portable, meaningful, and connected to a clear career pathway.

For example, a workforce plan could include pre-apprenticeship programs that use industry standard developed curriculum such as the Multi-Craft Core curriculum developed by the North America's Building Trades Unions and are tied to state-certified apprenticeships.

Organizations leading the workforce development and training programs should use and build upon existing formalized pathways or partnerships with potential employers or industries. Organizations should have a demonstrated track record of providing training with sufficiently high rates of completion, post-training job placement, and job retention. Previous experience should be similar in scale, scope, and activities to the proposed TCC workforce development programs. Applicants may be asked to verify the track record of the organization through the Bureau for Private and Post-Secondary Education, the Division of Apprenticeship Standards, their local workforce board, or by using outcome data provided by a State Agency funder (ex. ETP or Chancellor's Office).

If the applicants propose an education or training initiative that does not result in direct job placement for trainees, such as an entrepreneurship or incubator program, the application must clearly explain how it will result in a high-quality career pathway for the program completers. For example, entrepreneurship programs must include the development of a business plan and start-up support (e.g., operational space, seed funding, etc.). Such programs should target emerging or underrepresented sectors in line with the TCC Program Objectives.

Applicants' proposed workforce development and training programs must meet *all* of the following criteria:

- Train participants for jobs and skills that are transferable;
- Result in recognized credentials (e.g., certifications, certificates, degrees, licenses, other
  documentation of competency and qualifications) to support long-term, stable
  employment and career development. Programs that provide recipients with more than
  one type of skill or credential should be prioritized;
- Reduce barriers to participation through the training program design and recruitment strategy;
- Focus job training and placement plans on high-quality employment. Factors commonly
  considered to influence job quality include, but are not limited to: local living wages;
  benefits provided: health insurance, paid leave, sick leave, childcare services;
  opportunities for advancement; geographic accessibility and commute distance; job

- strain, scheduling, flexibility; working conditions and health risks; and job retention or duration of employment;
- Increase capacity of firms and workers to adapt and compete in a net zero economy; and
- Recruit trainees who are residents of the Project Area.

### Goal 2: Provide economic opportunities through the creation of high-quality jobs.

Applicants must develop a plan that will result in the creation of local, high-quality jobs that offer living wages, benefits, worker voice, predictable scheduling, and opportunities for advancement with clear access points for low-income residents in and near the Project Area. The jobs created may—but do not have to—be tied directly to Projects that are part of the TCC application.

The plan should be informed by regional partnerships, including workers and employers, such as High Road Training Partnerships, that identify evolving "skill needs" of local industries and works with education and training providers to align training pathways accordingly. In industries impacted by climate policy, the plan should increase the capacity of workers and organizations to adapt and compete in a net-zero economy. Applicants should use regional labor market data to demonstrate the current or projected labor demand and skill needs for proposed plans.

Applicants should use targeted recruitment strategies, consistent with federal and state law, to direct training opportunities to residents and/or businesses within the TCC Project Area, low-income residents, residents of disadvantaged communities, veterans, and/or residents displaced or otherwise impacted by project development. Organizations and individuals responsible for recruitment should have proven track records working amongst diverse populations and socioeconomic barriers by providing evidence of previous similar experience. Lead Applicant and/or Partners can collaborate with local nonprofit organizations for successful implementation of targeted hiring.

Tools to support targeted hiring may include, but are not limited to:

- Community Benefits Agreement (CBA): A contract between community-based organizations and project proponents or agencies that identifies benefits to be provided as part of a project or program. CBAs commonly feature hiring priority for low-income individuals and prevailing wage requirements. CBAs may also include provisions for ongoing community engagement to ensure continued success.
- Labor agreements or community workforce provisions: Comprehensive agreements
  between labor unions and project proponents (e.g., contractors, developers) or local
  agencies (e.g., transit agencies, cities) to achieve a breadth of objectives including uniform
  labor standards. These agreements may extend across multiple projects. Applicants may
  choose to prioritize projects with established labor agreements or community workforce
  provisions that contain targeted hiring provisions.
- Contract provisions: Contract provisions between a Lead Grantee and Partner or subcontractor that include criteria for targeted hiring that provides quality jobs.
- Establishing and/or supporting a Workforce Resource Center in the Project Area to facilitate recruitment for workforce training programs and supportive services to trainees.

### Eligible activities

- Workforce development and training programs must meet all of the following criteria:
  - Train participants for jobs and skills that are transferable, and result in high-quality jobs that are reflective of the State's goals and priorities
  - Result in recognized credentials (e.g., certifications, certificates, degrees, license, other documentation of competency and qualifications) to support long-term, stable employment and career development. Programs that provide recipients with more than one type of skill or credential should be prioritized. Programs that lead to industry-recognized credentials should also be prioritized. According to the Association for Career and Technical Education (ACTE)<sup>13</sup>, industry-recognized credentials are:
    - "Sought or accepted by employers within the industry or sector involved as a recognized, preferred, or required credential for recruitment, screening, hiring, retention or advancement purposes; and,
    - Where appropriate, is endorsed by a nationally recognized trade association or organization representing a significant part of the industry or sector"
  - Focus job training and placement plans on high-quality employment (e.g., local living wages, benefits, opportunities for advancement, geographic accessibility, predictable scheduling, working conditions, job retention)
  - Recruit and serve Project Area residents. Workforce development programs can be located outside of the Project Area but must serve Project Area residents and businesses.
  - Reduce barriers to participation through the training program design and recruitment strategy, including through the provision of wraparound services (e.g., case management, childcare support, transportation vouchers, purchase of workrelated equipment)
  - Address emerging critical skill issues to increase the capacity of workers and organizations to adapt and compete in a clean energy economy
- Training programs
- Recruitment and outreach
- On-the-Job Training, Earn-and-Learn training opportunities
- Job placement
- High-quality job creation
- Entrepreneurship and incubation programs with high-quality career pathways

### Applicant requirements

Organizations leading the workforce development and training programs should have:

<sup>13</sup> https://www.acteonline.org/wp-content/uploads/2018/02/What\_is\_a\_Credential\_71417.pdf

- Demonstrated track record of providing training with sufficiently high rates of completion, post-training job placement utilizing existing formalized pathways or partnerships with potential employers or industries, and job retention
- Previous experience in programs of a similar size and scope as proposed in the workforce development and opportunities plan
- Demonstration of formalized partnerships, such as involvement in the California
  Workforce Development Board's High Road Training Partnership Initiative, to align
  workforce training programs with regional industry demand. Possible partners may include
  local workforce development boards, community college districts and local educational
  institutions, community-based training organizations, industry partners, labor unions, and
  local governments. Partnerships that include trusted community-based organizations will
  be prioritized.

### Eligible costs

Eligible costs include but are not limited to:

- Instructor salaries, wages, and stipends
- Trainee salaries up to 50% of the wages including six months of benefits or no more than
   1040 hours for on-the-job training programs
- Trainee stipends, up to 100%, depending on sufficient completion of training program or placement in related high-quality career pathway
  - Stipends may be used when an employer-employee relationship does not exist, for participation in activities such as occupational skills training resulting in recognized credentials
  - Sufficient completion of training programs for stipend reimbursement is defined as trainees completing 85% or more of the committed training
- Credential expenses, including but not limited to the education, testing, and registration costs of attaining credentials such as certificates, degrees, licenses, and certifications
- Cost of tools, materials, work appropriate clothing or personal protective equipment (PPE) necessary to perform training
- Support costs for outreach and recruitment, including translation and interpretation services
- Rental costs for facilities required to perform training. (Applicants are encouraged to seek
  access to free or low-cost facilities through partnerships with community facilities where
  possible.)
- Public transit or mobility subsidies for low-income, disabled, or other participants with accessibility or transportation challenges
- Support services for trainees, such as individual employment or development plans, workforce readiness skills trainings (within programs directly linked to credentials or pathways), and job placement or retention support
- Provision of childcare services for trainees, excluding individual cash benefits (subsidies) to participants, that increases access to workforce development activities to benefit the project and public

### Ineligible costs

- Programs that do not include clear career pathways for residents of the Project Area or committed partnerships for high-quality job placement
- Programs that provide workforce readiness skills (i.e., "soft skills" training) but are not directly linked to employment credentials or pathways
- Direct cash benefits or subsidies to participants (other than transit subsidies) including gift cards or gas cards
- Food and refreshments

#### California Native American Tribes

California Native American Tribes and Tribally led/owned nonprofits (as defined in <u>Appendix A</u>) may request modifications to Workforce Development and Economic Opportunities Plan requirements. SGC will consider requests on a case-by-case basis during the application process. Please see <u>Section 2.4</u> for more information on requesting a modification.

# 7.5 Climate Adaptation and Resilience 10 10 10

# Planning Grant P

If Planning Grant applicants choose to address this Transformative Element, they do not have to allocate a minimum or maximum amount of their budget for Climate Adaptation and Resilience.

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This element is required for both Project Development and Implementation Grants. No grant funds may be allocated as climate adaptation and resilience provisions, but they must be integrated into the Vision Statement, Strategies, Projects, and Transformative Plans of the TCC application.

Applicants must describe how the TCC investment and leverage-funded projects will increase the Project Area's resilience to the anticipated impacts from climate change. This includes describing:

- Climate change risks and exposures within the Project Area, such as additional days of
  extreme heat or precipitation, increased average temperatures, wildfire, flooding, sea level
  rise, and drought;
- Anticipated impacts of climate change risks and exposures on the community, including vulnerable populations; and,
- Anticipated impacts of climate change risks and exposures on the built environment.

Based on the risks and anticipated impacts, applicants will describe the processes and community collaboration and engagement approach they will use to identify and prioritize adaptation measures to:

- Address climate change-related impacts and exposures for vulnerable populations; and
- Increase resilience and functionality of proposed infrastructure projects.

Applicants must also identify any local, regional, or state climate adaptation plans, vulnerability assessments, or other climate resilience and adaptation frameworks and programs relevant to the

Project Area and specify how the project will support any ongoing adaptation planning and implementation efforts. <sup>14</sup> See <u>Appendix C</u> for additional resources to support this analysis.

### **Eligible Costs**

Climate resilience and adaptation must be integrated into the Projects, Transformative Elements, and Vision. No specific costs are allowed for this Transformative Element.

# 7.6 Leverage Funding 10

# Planning and Project Development Grants P

Planning and Project Development Grant applicants do not have to meet a leverage funding requirement.

# Implementation Grants **IIIII**

Implementation Grant applicants must leverage additional funding sources that equal a minimum of 50% of the total requested grant funds. Leverage funding does not need to be formally committed by the application deadline, but applicants must identify potential sources during the application phase and submit a leverage funding worksheet. Applicants must secure the full leverage amount before the Implementation Phase. If grantees cannot meet the leverage funding requirement before the Implementation Phase, SGC will decide what to do on a case-by-case basis.

Applicants with a Lead Applicant that is a **California Native American Tribe** or a Tribally led/owned nonprofit, as defined in <u>Appendix A</u>, are exempt from leverage funding requirements. See more information at the end of this section. All other applicants must leverage additional funding to support the implementation of the TCC application. Leverage funds may come from a variety of sources, such as federal, state, local public, private and/or philanthropic.

At least half of the required leverage funding must contribute to the collective budgets of grantfunded projects or transformative plans. The remaining funds may come from stand-alone leverage projects that are specific to the Transformative Climate Communities Program and are considered new investments in the Project Area.

### Leverage funding requirements

- Table 4 illustrates how the 50% leverage funding requirement may be met for a hypothetical \$100 Implementation Award.
- Applicants may exceed 50% leverage but will not receive additional points for a higher leverage total.

<sup>&</sup>lt;sup>14</sup> Senate Bill 379 (Jackson, 2015) requires cities and counties to address climate adaptation and vulnerability in the safety elements of their General Plans. For more information on the requirements of SB 379, see Government Code section 65302(g), the State's 2020 Adaptation Planning Guide or the General Plan Guidelines Chapter 4.

• The specific leverage funds and projects that will count towards the 50% requirement for the grant will be subject to review and approval during the Pre-Development Phase.

Eligible Projects or Plans	Leverage as a Percentage of Total TCC Grant Request	Total Dollar Amount for Hypothetical \$100 TCC Award
Leverage funding for Grant- funded projects or Transformative Plans	At least 25%	\$25
Stand-alone leverage projects	Up to 25%	\$25
Total	50%	\$50

**Table 4.** Leverage Funding Threshold Breakdown

\$100 (TCC award) + \$50 (leverage funds) = \$150 total investment in the Project Area

- Applicants must identify potential leverage funding sources equal to the required total in their application, but they do not need to have the leverage funding formally committed or secured at the time of application.
- If the applicant has leverage funding committed at the time of application, they must provide proof of commitment in the form of, but not limited to: a grant award letter, council resolutions, letter from the leader of an organization committing the funds to a specific project and identifying their source, or provision of operating budgets identifying the Project as part of the operating budget.
- Leverage funds may come from a variety of sources, such as federal, state, local public, private and/or philanthropic.
- Leverage funding must clearly support the implementation of the Strategies and Projects selected to achieve the TCC Program Objectives (see <u>Section 1.3</u>).
- Leverage funding must be spent within the TCC Project Area and for the purposes of the TCC grant.
- Leverage funding expenditures and progress will be reported on an annual basis.
- Expenditure of leverage funding will count towards the grant only if it occurs after the grant has been awarded by Strategic Growth Council and before the end of the grant term.
  - In addition, leverage funding expended within the year prior to the TCC grant application due date may count towards the purpose of meeting up to half of the total leverage requirement, if the previously expended leverage funds projects meet all of the following requirements:
    - Leverage projects are aligned with the TCC Program Objectives and the Community Vision
    - Leverage projects resulted from a TCC community planning process connected to the development of the TCC application
    - Leverage projects comply with the TCC Program requirements for meaningful community engagement
  - As part of the application, applicants will be required to submit information related to the community-engaged process that led to these leverage funds. This information will be reviewed by TCC staff to determine eligibility on a case-by-case basis.

### Eligible leverage funding sources

Eligible funding sources for leverage may include, but are not limited to:

- Federal funding sources;
- State funding sources, including other SGC-administered funds;
- Private capital;
- Foundation grants;
- Low-income housing tax credit equity contributions and tax-exempt bonds in connection with 4% low-income housing tax credits;
- Funds from regional or local tax measures, bonds, property assessments and fee revenue committed to public infrastructure related to Projects included in the TCC application, and located within the designated Project Area;
- Funds for transportation projects that are programmed for allocation and expenditure in the applicable capital improvement plan consistent with the terms and timeframes of the contract agreement.
- In-kind goods and services, such as staff time allocated to TCC Projects, Plans, or grant administration
  - The provision of meals, transportation, or childcare for an eligible community event, may be accepted as eligible sources of leverage if they are adequately defined and documented. They will be subject to review by the State the Pre-Development Phase.

### Eligible stand-alone leverage projects

- Stand-alone leverage projects must be clearly integrated into the overall TCC application, aligned with the TCC application timeline, and within the TCC Project Area. Applicants must demonstrate that the investment was initiated in anticipation of applying for the TCC Program or was a result of the community planning process that led to the TCC application.
  - Existing stand-alone investments (on-going investments that were not a result of the community planning process that led to the TCC application) will not count towards the leverage requirement. Applicants will describe existing stand-alone investments that make the Project Area ready for transformation in the application narrative, and that will be scored under the "Vision for Transformation" criteria.
- To ensure that stand-alone leverage projects are committed at the time of application and implemented during the project timeline, applicants are required to include the leverage partners and scope of work in the TCC Project's overall Collaborative Governance Agreement.

#### California Native American Tribes

Applicants with a Lead Applicant that is a California Native American Tribe or a Tribally led/owned nonprofit, as defined in Appendix A, are exempt from the Implementation Grant leverage funding requirement. However, these applicants are encouraged to secure leverage funding in order to amplify the impact of their work. If these applicants do include leverage funding (including in-kind

contributions) in their application to make projects feasible, they will need to follow the same reporting requirements for that leverage funding as all other applicants, including:

- Quantifying the committed leverage funding in their application and grant agreement; and
- Providing adequate documentation that the leverage funding is committed to the project.

# **Section 8. Program costs**

### Summary of Section 8:

- Eligible and ineligible costs vary by grant type.
- Depending on the grant type, eligible costs may include direct costs (such as personnel
  costs, subcontracts, equipment, supplies, translation or interpretation, and travel
  expenses), indirect costs, and pre-development costs.
- Each grant type has caps on the types of costs that are eligible.

# 8.1 Eligible costs 10 10 10

### All grant types (1) (1)

### **Direct costs**

Direct costs are defined as costs directly tied to the implementation of the Grant Agreement. Direct costs incurred during the grant term and as specified in the Grant Agreement will be eligible for reimbursement. These include, but are not limited to, the following:

- Personnel costs for project management, Project or Transformative Plan implementation, and grant administration
- Subcontractors
- Costs for equipment, supplies, translation or interpretation, peer-to-peer learning opportunities, or travel expenses

Grantees must adhere to the following additional requirements for direct costs:

- Travel reimbursement costs must follow the rates and conditions established on the CalHR website <sup>15</sup>, except for "incidentals" and out-of-state travel, which are not reimbursable under this grant.
- Subcontractor procurement processes must adhere to local requirements.

### Grantee's personnel costs may include:

- Staff salary at an hourly rate or full-time equivalent (FTE) basis, and may include benefits, taxes, and leave, or "fully burdened rates"
- Grant funds may be used to support existing staff or to hire new staff during the grant term. Staff may be full-time or part-time employees.
- Grant funds may also be used to pay stipends to volunteers, interns, elders, or fellows.

<sup>&</sup>lt;sup>15</sup> California Department of Human Resources. *Travel Reimbursements*. http://www.calhr.ca.gov/employees/pages/travel-reimbursements.aspx

TCC recognizes that public participation in community engagement activities is a benefit to the project and the public. See <u>Section 7.2</u> and <u>Appendix C-1</u> for more details on eligible costs to increase access and accountability to disadvantaged communities.

SGC strongly recommends budgeting for the following costs for all grant types:

- **Personnel costs** that include an adequate budget to cover benefits, raises, promotions, and professional development opportunities throughout the course of the grant term.
- **Contingency**. For Implementation Grant applications, between 5% and 10% of each Project, Plan, and Grantee Costs budget **must** be reserved for contingency. Planning and Project Development applicants **may** include up to 10% contingency.
- **Peer-to-peer learning.** TCC will aim to host two to four virtual and in-person peer-to-peer opportunities per year. Applicants should also factor in personnel time and travel costs associated with these opportunities. These would fall under grant administration costs.

Additionally, SGC strongly recommends including the following costs for Implementation Grants:

- Community resource center or other shared space in the Project Area: Many previous grantees have found it beneficial to have a physical space in the Project Area for multiple Projects and Plans to use. Applicants can choose to budget for this space as a Community Resource Center under Strategy 8 (Health Equity and Well-Being), under Grantee Costs, or as components of one or more Projects or Plans. Eligible costs include rent, operating costs, and any other necessary costs. Since these costs can be significant, applicants should only propose this type of space if the costs are reasonable, it provides a benefit to the community, and they have a plan for how it will be utilized and managed. Applicants are encouraged to utilize existing spaces (such as Lead- or Co-Applicant-owned spaces) when possible.
- Annual strategic planning day: Many previous grantees have found it beneficial to have
  an annual strategic planning day for the Lead Grantee (Lead Applicant), all Partners (CoApplicants), and other appropriate individuals and organizations (such as members of the
  Collaborative Governance Structure). This day can strengthen relationships, celebrate
  successes, identify areas for improvement in grant implementation, and plan for the
  upcoming year. SGC recommends budgeting for an external facilitator and other necessary
  costs, such as space rental. These costs should be included in the Grantee Costs budget.

### **Pre-development costs**

Pre-development costs include but are not limited to the items below. These may account for up to 20% of Implementation Grant applications. There is no limitation for Planning or Project Development Grant applications.

- Community engagement costs to prepare projects for implementation
- Soft costs for activities such as construction plans
- Specifications and estimates, including but not limited to planning, engineering, architectural, and other design work
- Environmental impact reports and assessments
- Appraisals, legal expenses, and necessary easements.

#### Basic environmental infrastructure costs

Costs include infrastructure that supports clean water supply systems, wastewater systems, waste disposal systems, and pollution control systems. These may include both consolidated and dispersed systems. These may account for up to 10% of an Implementation Grant application or any amount of a Project Development Grant application.

For **California Native American Tribes**, basic environmental infrastructure costs may account for up to 25% of an Implementation Grant application.

### Indirect costs

Lead Grantees (Lead Applicants) and Partners (Co-Applicants) may charge indirect costs at a rate of 15% of direct costs excluding equipment purchases with a per unit cost of \$5,000 or more and subcontracts after the first \$50,000. This applies to all entities including the University of California (UC) and California State University (CSU). See "California Native American Tribes" below for an exception to this cap.

Indirect costs are costs of doing business that are of a general nature. These costs are not directly tied to the grant but are necessary for the general operation of the organization. Indirect costs include, but are not limited to:

- Personnel costs associated with administrative, supervisory, legal, and executive staff.
- Personnel costs associated with support units, including clerical support, housekeeping, etc.
- Operating expenses and equipment costs not included as part of direct project costs (functions such as accounting, budgeting, audits, business services, information technology, janitorial, rent, utilities, supplies, etc.).

Documentation related to the determination of the grantee's indirect cost rate must be retained by the grantee for audit purposes.

### California Native American Tribes

California Native American Tribes and Tribally led/owned nonprofits (as defined in Appendix A) may use a higher indirect cost rate. SGC will accept an applicant's federally negotiated rate that is current at the time of application. If the Tribe does not have a federally negotiated rate, they may request a modification to receive a rate higher than 15%. For more information on how to request a modification, see Section 2.4.

This modification is available to all California Native American Tribes and Tribally led/owned nonprofits regardless of whether they are a Lead Applicant or Co-Applicant. It is not available to any other Lead or Co-Applicants involved in an application.

#### Reasonableness

All costs must be reasonable. A cost is reasonable if, in its nature and amount, it does not exceed that which a prudent person would incur under the circumstances prevailing at the time the decision was made to incur the cost. In determining the reasonableness of a given cost, consideration must be given to the following:

- If the costs are typical or necessary for running the organization or for fulfilling the Grant Agreement effectively;
- The requirements set by factors such as sound business practices, arm's-length bargaining, laws at various levels (federal, state, local, Tribal), and terms and conditions of the Grant Agreement;
- The market prices for similar goods or services for the geographic area;
- If those involved acted wisely given their responsibilities to employees, the public at large, and the State; and
- Whether the costs significantly differ from the organization's practices and policies for incurring costs.

### Land Acquisition 🛈 🕕



Land acquisition is an eligible Implementation Grant cost only if it is necessary to implement a Project within a Strategy and will directly result in development of the site. Projects being completed under the Land Acquisition for Neighborhood Stabilization Strategy (Appendix B-2), must demonstrate that development on the acquired land will be completed within the grant term, and may be paid for with either grant funds or leverage dollars.

SGC may require that land acquired with TCC funds be subject to a recorded deed restriction, Memorandum of Unrecorded Grant Agreement (MOUGA), or other mechanism to ensure long-term use of the facility in accordance with the TCC-funded work. Specific details of any land restrictions would be a part of the grant agreement and would be tailored by SGC and the grantee to achieve the objectives of the grant.

# 8.2 Ineligible costs 19 10 10

The following costs are ineligible under the TCC Program:

- Exceeding cost caps for pre-development, basic infrastructure, indirect costs, and Transformative Plans.
- The following costs associated with community engagement and outreach:
  - o Direct cash benefits or subsidies to participants
  - Alcoholic refreshments
  - Food and refreshments that are not for public-facing community engagement events
  - Participant incentives, such as door prizes, which are unrelated to specific community work products
  - General meetings that do not specifically discuss or advance implementation of the TCC Project
  - Costs associated with community or publicity events which are unrelated to specific project work products as outlined in the work plan in the TCC grant agreement
- Lobbying
- Direct lobbying for the passage of specific bills or local propositions
- Commission fees
- Ongoing operational costs beyond the grant term
- Mitigation activities that are already mandated by local or state governing bodies or agencies
- Expenses for publicity not related to the awarded TCC Project implementation
- Bonus payments of any kind
- Damage judgments arising from the acquisition, construction, or equipping of a facility, whether determined by judicial process, arbitration, negotiation, or otherwise
- Services, materials, or equipment obtained under any other State program
- Real estate brokerage fees and/or expenses
- Stewardship of legal defense funds
- Fees associated with persistent late payment of services
- Costs associated with automobile or motorcycle parking (excluding electric vehicle charging infrastructure that may be located at a parking spot)

The following project characteristics will result in ineligibility:

- Projects that cannot demonstrate site control during the grant term
- Projects that acquire property through eminent domain
- Projects that are in active litigation
- Projects without long-term operations and maintenance plans
- Projects that fund additional parking infrastructure or other infrastructure that may induce demand for parking or lead to an increase in regional Vehicle Miles Traveled (VMT)
- Projects that do not provide GHG reduction, public health, environmental, and economic benefits to the Project Area through the grant term and the life of the Project

- Projects without logical termini 16 or independent utility 17
- Projects that are acquisition only 18
- Projects that result in a net loss or conversion of agricultural or other working lands, or natural resource lands for other uses, unless the project is within a disadvantaged unincorporated community or Tribal boundaries<sup>19</sup>

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# Planning and Project Development Grants P

Planning and Project Development Grants may include an indirect cost rate of up to 15% of direct costs excluding equipment purchase with a per unit cost of \$5,000 or more and subcontracts after the first \$50,000 of a subcontract. See Section 8.1 for information on higher indirect cost rates for California Native American Tribes and Tribally led/owned nonprofits (as defined in Appendix A). Applicants may budget for up to 10% of the grant award for Contingency.

# Implementation Grants 1

In addition to the eligible and ineligible direct implementation costs described in Appendix B, the TCC Program generally funds four types of costs:

<sup>&</sup>lt;sup>16</sup> Logical termini for project development are defined as 1) rational end points for a transportation improvement, and 2) rational end points for a review of the environmental impacts. See the <u>U.S. Department of Transportation Federal Highway Administration</u> for additional information:

<sup>&</sup>lt;sup>17</sup> Independent utility for project development defines such improvements as 1) usable and can function as stand-alone improvements without forcing other improvements which may have impacts, and 2) a reasonable expenditure even if no additional transportation improvements in the area are made.

<sup>&</sup>lt;sup>18</sup> Projects that include eligible land acquisition costs must demonstrate that grant funds will also be used to complete a TCC project. Projects being completed under the Land Acquisition for Neighborhood Stabilization Strategy, must demonstrate that development on the acquired land will be completed within the grant term, and may be paid for with either grant funds or leverage dollars.

<sup>&</sup>lt;sup>19</sup> With the exception of projects under Strategy 1: Equitable Housing and Neighborhood Development, which are subject to AHSC Program Guidelines, TCC will consider proposals that entail construction on prime agricultural, working, or natural resource lands for unincorporated areas and areas within federally-recognized Tribal boundaries, provided that said proposals demonstrate (i) that construction would not have an adverse impact on the region's agricultural, labor, environmental, or economic resources, and (ii) that the proposal does not contradict the state's Planning Priorities, including promoting infill development, preserving agricultural lands, and encouraging location and resource-efficient new development.

**Eligible Costs Percent of Grant Award** Direct Costs for Pre-Development Up to 20% (20% of an individual Project) Phase Direct Costs for Projects during At least 51% Implementation Phase\* (including (Up to 10% of overall TCC Grant Award may go to basic basic environmental infrastructure environmental infrastructure\*\*) (5-10% must be and construction contingency) reserved for Contingency) **Direct Costs for Transformative** Up to 16% (see Section 7 Transformative Elements) (5-Elements during Implementation 10% must be reserved for Contingency) Phase Indirect Costs May include an indirect cost rate of up to 15% of direct costs excluding equipment purchase with a per unit cost of \$5,000 or more and subcontracts after the first \$50,000 of a subcontract \*\*\* **TOTAL** 100%

**Table 5.** Implementation Grants Cost Breakdown

The Lead and Co-Applicants must ensure sufficient resources are allocated to grant administration, which includes:

- Grant invoicing and reporting
- Regular meetings with TCC staff (twice a month for Implementation Grantees and monthly for Planning and Project Development Grantees)
- Engaging with the Evaluation Partner by gathering and reporting data, participating in focus groups, surveys, and interviews
- Peer-to-peer learning opportunities hosted by TCC (virtually and in-person) approximately two to four times per year

<sup>\*</sup> Eligible direct costs are defined for each Strategy in Appendix B.

<sup>\*\*</sup> For California Native American Tribes, basic environmental infrastructure costs may account for up to 25% an Implementation Grant application.

<sup>\*\*\*</sup> See <u>Section 8.1</u> for information on higher indirect cost rates for California Native American Tribes and Tribally led/owned nonprofits (as defined in <u>Appendix A</u>).

# Section 9. Application overview

Summary of Section 9:

This section outlines the Round 6 timeline, funding targets, application process, and scoring criteria. The application deadline will be provided on the Notice of Funding Availability (NOFA).

### All grant types (1) (1)





Grant applications will be evaluated and awarded through a competitive process. Applications will be submitted electronically on Submittable, an electronic application platform. SGC will provide instructions on how to apply with the Notice of Funding Availability (NOFA) and with application materials.

All applications and submitted materials will be treated in accordance with Public Records Act requirements. Per the California Public Records Act (CPRA), (GOV 7920.000 et seq.) materials provided by applicants in response to a NOFA from SGC, subject to specific exceptions, will generally be deemed public records subject to production under a properly filed CPRA request subsequent to grant award. Applicants shall refrain from including sensitive personal identifying information.

Staff recommendations including a summary of applications received will be made available for public review ten days prior to SGC's public meeting where the Council Members will make final awards.

# 9.1 Funding availability and award amount 19 10 10











The SGC received funding to implement Round 6 of the TCC Program including grant awards, staff support, and technical assistance. Because the program seeks to serve a diverse set of communities, applicants have the flexibility to request the amount of funding need to carry out the work described in their application for the grant term.

Applicants should request the amount of funding needed to carry out the proposed work in their application (up to the caps listed below). Applicants may only apply for one grant type. The final number of awards per grant type and dollar amount will be determined in the NOFA. In past rounds, the number of awards and amounts were approximately:

- 3-5 Planning Grants, up to \$300,000
- 3-5 Project Development Grants, up to \$5 million
- 2-4 Implementation Grants, ranging from \$25 million to \$35 million

Exact award amounts are contingent on the competitive selection process. SGC retains the right to make partial awards and to reallocate funds between TCC Round 6 grant types.

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### All grant types 🕑 🛈 🕕

All applications will be submitted online using the SGC application platform identified in the Notice of Funding Availability (i.e., Submittable). Once the NOFA is announced, the application will open. The application deadline will be provided on the NOFA. Below is an overview of the application process.

- 1. Final Round 6 TCC Program Guidelines adopted by Strategic Growth Council
- 2. NOFA is announced and the application period begins. During the application period but before the application deadline, the following items have varying due dates (which will be stated in the NOFA):
  - Intent to Apply form (required)
  - Tribal modification requests (optional)
  - Disadvantaged unincorporated communities local data submission for preapproval (if applicable)
  - Other Climate Innovation proposals for pre-approval (optional, Implementation Grants only)
  - o Pre-Proposals (required, Implementation Grants only)
- 3. All Applications due
- 4. Application review completed by Interagency Review panel and TCC staff
- 5. Staff present recommendations to the Council for final grant awards

Staff will publish final guidance on how to submit a Tribal modification request, local data submission, and Other Climate Innovation proposals in the NOFA.

During the application period, SGC reserves the right to issue clarifications and minor modifications to the application instructions and requirements as needed. Applicants who have completed the Intent to Apply form will be notified of any changes in a timely manner.

Technical assistance is available to help eligible applicants develop their application. (See below and <u>Section 12</u> for details.)

### Intent to Apply

Following the release of the NOFA, staff will release the Intent to Apply form which constitutes the first phase of the application process. All Lead Applicants are required to complete one Intent to Apply form on behalf of their application team to express their interest in Application Technical Assistance (if applicable) and gain access to Submittable.

The Technical Assistance survey portion of the Intent to Apply form is optional. Applicants should fill out the form as soon as they are able so that TCC staff can connect eligible applicants to Technical Assistance services. Applicants who complete the Technical Assistance portion will describe their overall TCC application, willingness to participate in Technical Assistance, and types of Technical Assistance requested.

TCC staff and the Application Technical Assistance provider will review the Intent to Apply form to match prospective applicants with technical assistance as appropriate. Since Technical Assistance availability is limited, SGC staff will prioritize Tribal Lead Applicants and Lead Applicants whose Project Area consists of disadvantaged unincorporated communities for Application Technical Assistance for all grant types.

### Implementation Grants 1

#### Pre-Proposal

Implementation Grant applicants are required to submit a Pre-Proposal using the form provided by SGC. The Pre-Proposal is an opportunity for applicants to provide a broad overview of their implementation concept, proposed Projects and Plans, and overall vision to receive feedback from TCC staff. Supporting documents may be required as part of the Pre-Proposal submission.

TCC staff will review all Pre-Proposal submissions to assess whether an applicant is likely to meet the Application Requirements by the application deadline. All applicants who submit a Pre-Proposal may submit an application regardless of the feedback they receive.

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# All grant types P D 1

#### **Application Review**

All applications that are complete and meet application requirements will be scored by an interagency review panel using the Scoring Criteria, with the support of TCC staff. Interagency panelists are sourced from state agencies who have a background in TCC objectives, visions, and Strategies. TCC staff will finalize and prepare award recommendations to present to the SGC Council.

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Applicants will receive a single score out of 103 points. TCC staff will recommend awards based on these scores and the Funding Goals. See <u>Section 9.6</u> and <u>Section 9.7</u> for more information.

### Implementation Grants 1

Applicants will receive a single score out of 227 points. Finalists will participate in interviews which are worth an additional ten points.

In addition to submitting applications, top-scoring applicants will participate in an interview with TCC staff and members from the interagency review panel. Interviews will be conducted during standard work hours and will be coordinated between applicants and TCC staff. See Section 9.7 for more information on Implementation Grant scoring.

# 9.4 Funding goals and priority points 10 10

Tribes, disadvantaged unincorporated communities, and previous SGC grantees may be eligible for prioritization through the following mechanisms:

- Tribal Funding Goal: SGC intends to award at least one Implementation Grant to a qualifying application from a California Native American Tribe or a Tribally led/owned nonprofit.
- Disadvantaged Unincorporated Community Funding Goal: SGC intends to award at least one Project Development Grant to a qualifying application with a Project Area in an unincorporated community.
- Priority points: Qualifying applications representing Tribal communities, disadvantaged unincorporated communities, or previous SGC or LCI grantees will receive additional points if they meet certain requirements.

### Tribal Funding Goal 1

SGC intends to fund a minimum of one qualifying TCC **Implementation Grant** application where the Lead Applicant is a California Native American Tribe or is a Tribally led/owned nonprofit. See <u>Appendix A</u> for definitions of California Native American Tribe and Tribally led/owned nonprofit.

If SGC does not receive an eligible Implementation Grant application from a California Native American Tribe or Tribally led/owned nonprofit, SGC will release the unused funds to the general, competitive Implementation Grant applicant pool.

Unless stated otherwise, the applicant must meet all TCC grant application requirements. Only applications that are complete and meet all TCC eligibility requirements will be eligible for the Funding Goal. If multiple California Native American Tribes or Tribally led/owned nonprofits apply for Implementation Grants, the Council will apply the scoring criteria from these Guidelines to rank the applications. The top-ranked application will be awarded under the Council's Tribal Funding Goal, and the remaining application(s) will compete with all other submitted applications.

If the highest-scoring application that qualifies for the Funding Goal receives a score high enough to be awarded in the general pool, that award will satisfy the Tribal Funding Goal and no additional Funding Goal awards will be made. The exception is if an Implementation Grant award is made for less than the maximum funding amount, as described below.

If the Council awards an Implementation Grant using the Funding Goal and the awarded amount is less than the maximum for an Implementation Grant, SGC will allocate the remainder in the following way:

- If the next highest-scoring Implementation Grant that qualifies for the Tribal Funding Goal
  can be **fully funded** by the remaining funds, that application will receive an award. The
  same will be true for additional Implementation Grant awards until no more full (not
  partial) awards can be made.
- 2. If no additional applications can be awarded through step 1, the remaining funds will be used to fully fund the highest-scoring Project Development Grant application that meets the following criteria:

- a. The application was not already awarded through the general competitive Project Development Grant applicant pool
- b. The application meets the criteria for the Tribal Funding Goal Additional Project Development Grant applications will be awarded in this way until no more full (not partial) awards can be made through the Funding Goal.
- 3. When no additional applications can be awarded through 1 and 2, additional funds will be used as described in 2 to make Planning Grant awards.
- 4. Any additional remaining funds will be utilized at the discretion of Council, as are all other remaining funds from all applicant types.

An application will be eligible for the Tribal Funding Goal if **either** of the following conditions are met:

- The Lead Applicant is a California Native American Tribe, defined as a federally recognized Native American Tribe or a non-federally recognized Native American Tribe listed on the California Tribal Consultation List maintained by the Native American Heritage Commission.
- The Lead applicant is a Tribally led/owned nonprofit, defined as a 501(c)(3) nonprofit organization, with a majority of board members belonging to a specific California Native American Tribe, that exists as an arm of that Tribal nation to represent and pursue the interests of the Tribe. The Tribal Nonprofit will need to receive formal endorsement from the Tribal government to apply and receive the grant if awarded.

SGC may cap the total number of awards that will be made under the Tribal Funding Goal in the Notice of Funding Availability.

### Disadvantaged Unincorporated Community Funding Goal

SGC intends to fund a minimum of one qualifying TCC **Project Development Grant** application from a disadvantaged unincorporated community.

If SGC does not receive an eligible Project Development Grant application from a disadvantaged unincorporated community, SGC will release the unused funds to the general, competitive Project Development Grant applicant pool in order to maintain total Project Development Grant funding.

Unless stated otherwise, the application must meet all TCC grant application requirements. Only applications that are complete and meet all TCC eligibility requirements will be eligible for the funding goal. If multiple disadvantaged unincorporated communities apply for Project Development Grants, the Council will apply the scoring criteria from these Guidelines to rank the applications. The top-ranked application will be awarded under the Council's Disadvantaged Unincorporated Community Funding Goal, and the remaining application(s) will compete with all other submitted applications.

If the highest-scoring application that qualifies for the Funding Goal receives a score high enough to be awarded in the general pool, that award will satisfy the Disadvantaged Unincorporated Community Funding Goal and no additional Funding Goal awards will be made. The exception is if

a Project Development Grant award is made for less than the maximum funding amount, as described below.

If the Council awards a Project Development Grant using the Funding Goal and the awarded amount is less than the maximum for a Project Development Grant, SGC will allocate the remainder in the following way:

- 1. If the next highest-scoring Project Development Grant that qualifies for the Funding Goal can be fully funded by the remaining funds, that application will receive an award. The same will be true for additional Project Development Grant awards until no more full (not partial) awards can be made.
- 2. If no additional applications can be awarded through step 1, the remaining funds will be used to fully fund the highest-scoring Planning Grant application that meets the following criteria:
  - a. The application was not already awarded through the general competitive Planning Grant funding pool
  - b. The application meets the criteria for the Disadvantaged Unincorporated Community Funding Goal

Additional Planning Grant applications will be awarded in this way until no more full (not partial) awards can be made through the Funding Goal.

3. Any additional remaining funds will be utilized at the discretion of Council, as are all other remaining funds from all applicant types.

An application will be eligible for the Disadvantaged Unincorporated Community Funding Goal if all of the following conditions are met:

- More than 75% of the Project Area is unincorporated.
- More than 75% of Project Area residents live in disadvantaged unincorporated communities as defined by the TCC Guidelines.
- At least 75% of the TCC funds and at least 75% of overall project funds (TCC funds + leverage funding) are for projects in the disadvantaged unincorporated community as defined by the TCC Guidelines. These funds can go towards a combination of:
  - Fixed-location projects in disadvantaged unincorporated communities
  - o Projects or programs serving residents of disadvantaged unincorporated communities
    - If an activity (such as a Project of an Implementation Grant or a task in a Project Development Grant) is serving 40% residents of disadvantaged unincorporated areas and 60% residents of incorporated areas, only 40% of those funds would count towards the 75% requirement

SGC may cap the total number of awards that will be made under the Disadvantaged Unincorporated Community Funding Goal in the Notice of Funding Availability.

### Priority points P D 1





The following applicants will receive additional points.

### **Priority communities**

An applicant that is one or more of the following will receive 3 points (Planning or Project Development Grant) or 7 points (Implementation Grant):

- An applicant who qualifies for the Tribal Funding Goal
- An applicant who qualifies for the Disadvantaged Unincorporated Community Funding Goal

An applicant that does not meet the above definitions but is a Tribal-serving nonprofit will receive 1 point (Planning or Project Development Grant) or 2 points (Implementation Grant). A Tribal-serving nonprofit is defined as a 501(c)(3) nonprofit organization where the majority of the board members are Tribal individuals and the mission of the organization is to serve Tribal communities.

An applicant can receive a maximum of 3 points (Planning or Project Development Grant) or 7 points (Implementation Grant) in this category.

### **Previous SGC and LCI grantees**

Applications that directly further previous SGC- or Governor's Office of Land Use and Climate Innovation (LCI)-funded work will receive 1 point (Planning or Project Development Grant) or 2 points (Implementation Grant). The intent of these additional points is to support communities through the project pipeline and make implementation funds available to grantees who have completed SGC- or LCI-funded planning and project development work. To receive these points, the application must meet the following requirements:

- The Project Area is located in the same area as the previous SGC- or LCI- funded work.
- At least one Lead Applicant or Co-Applicant was a Lead Applicant or Co-Applicant on the previous grant.
- The work is a direct continuation of the previously funded work. For example: a previous recipient of a TCC Planning Grant or Project Development Grant or a Regional Climate Collaboratives Grant is applying for a TCC Implementation Grant to implement the results of their previous work.

Table 6. Priority Points Available

	Planning or Project Development	Implementation
Applicants who are eligible for Tribal Funding Goal or Disadvantaged Unincorporated Community Funding Goal	3 points	7 points
Applicants who are Tribal-serving nonprofits and are not eligible for the Tribal Funding Goal or Disadvantaged Unincorporated Community Funding Goal	1 point	2 points
Previous SGC or LCI grantees	1 point	2 points

# 9.5 Scoring criteria: Planning Grants @

Table 7. Planning Grant Scoring Criteria Summary

SCORING CRITERIA	POINTS
Objectives and Vision	35 Points
Transformative Elements and Project Identification	45 Points
Capacity	20 Points
Priority Points	3 Points
TOTAL	103 POINTS

**Please see Section 9.4** for information on Priority Points and Funding Goals for Tribes, disadvantaged unincorporated communities, and previous SGC or LCI grantees.

**Please see Section 9.8** for information on how SGC will use a "Close Scores Protocol" to award Planning Grants that score within 0.5 points of each other.

### Planning Grant scoring criteria details P

PLANNING GRANTS SCORING CRITERIA - 100 POINTS

#### **OBJECTIVES AND VISION**

35 POINTS TOTAL

- 1. Vision Statement has been designed to meet the needs of the Project Area and achieve the TCC Program Objectives. (10 points)
- 2. Proposed planning activities effectively address the Vision Statement. (5 points)
- 3. The Lead Applicant clearly explains the selected Project Area boundary and shows an understanding of the community's needs. (5 points)
- 4. Proposed planning activities have been designed to focus on improving outcomes for priority populations (5 points)
- 5. Proposed planning activities address TCC Objectives of: (5 points)
  - a. Achieving Significant Reductions in Greenhouse Gas Emissions
  - b. Improving Public Health and Environmental Benefits
  - c. Expanding Economic Opportunity and Shared Prosperity
- 6. Extent to which the proposed planning activities are consistent with the state's Planning Priorities, including promoting infill development, preserving agricultural lands, and encouraging location and resource-efficient new development. (5 points)

#### TRANSFORMATIVE ELEMENTS AND PROJECT IDENTIFICATION

**45 POINTS TOTAL** 

Applications are not required to address the entire list of TCC Implementation Grant Transformative Elements. Applications may be awarded points based on both the number of

Transformative Elements addressed, as well as the extent to which the Transformative Elements that are addressed are incorporated into the planning activities.

- 1. The proposed planning activities will assist the applicants in meeting the TCC Implementation Grant Transformative Elements related to: (25 points)
  - a. Community Engagement: Applicant's proposed activities will ensure the engagement of residents and key organizations within the Project Area. Applicants will use innovative and meaningful community engagement programs and practices to gather the input and expertise of community partners, including local public agencies, community-based organizations, workforce development boards, and others.
  - b. Displacement Avoidance: Applicant's proposed activities will assist the applicant in developing potential policies and programs to avoid displacement of the neighborhood's current residents and businesses.
  - c. Workforce Development and Economic Opportunities: Applicant's proposed activities will enable them to identify the needs for economic development and career pathways for high quality jobs in the Project Area and prepare the applicant to address those needs.
  - d. Climate Adaptation and Resilience: Applicant's proposed activities will enable them to identify the impacts of climate change risks and exposures on the community, including vulnerable populations and infrastructure/natural systems, and to adapt and respond to anticipated impacts.
  - e. Leverage Funding: Applicant's proposed activities will assist in identifying and securing potential funding sources to implement their work.
- 2. Applicant demonstrates a strong and meaningful process to identify projects for future implementation. Project identification is based on the community's needs. Projects are prioritized based on feasibility and potential for community transformation. Planning funds may not be used to initiate work on individual projects. (20 points)

CAPACITY 20 POINTS TOTAL

- 1. Applicant demonstrates the capacity to lead a high-quality planning process that prepares for pre-development and successful implementation. (10 points)
- 2. Applicant proposes strong, diverse, and committed partnerships for implementing the planning activities including all relevant public agency partners, community members and community-based organizations. (10 points)

# 9.6 Scoring criteria: Project Development Grants •

### Project Development Grant scoring criteria summary

Table 8. Project Development Grant Scoring Criteria Summary

SCORING CRITERIA	POINTS
Objectives and Vision	30 Points
Transformative Elements	20 Points
Project Design and Feasibility	30 Points
Capacity	20 Points
Priority Points	3 Points
TOTAL	103 POINTS

**Please see Section 9.4** for information on Priority Points and Funding Goals for Tribes, disadvantaged unincorporated communities, and previous SGC or LCI grantees.

**Please see Section 9.8** for information on how SGC will use a "Close Scores Protocol" to award Project Development Grants that score within 0.5 points of each other.

### Project Development Grant scoring criteria details

#### PROJECT DEVELOPMENT GRANTS SCORING CRITERIA - 100 POINTS

#### **OBJECTIVES AND VISION**

30 POINTS TOTAL

- 1. Applicant has provided a clear, community-informed vision and demonstrated how the project development activities will advance that vision. (5 points)
- 2. Applicant has provided a clear description of the Project Area and explained how the project development activities will advance the community's priorities that were identified through prior planning efforts. (5 points)
- 3. Extent to which the proposed activities focus on improving outcomes for priority populations. (5 points)
- 4. Extent to which the proposed project development activities will further the Project Area's ability to build future climate resilient infrastructure and social resilience. (5 points)
- 5. Extent to which the proposed activities will advance the TCC Objectives. (5 points)
- 6. Extent to which the proposed activities will advance the State Planning Priorities, which include promoting infill development, preserving agricultural lands, and encouraging location and resource-efficient new development. Applicant must explain how their long-term vision integrates these priorities within the context of local needs and capacities. (5 points)

### TRANSFORMATIVE ELEMENTS

**20 POINTS TOTAL** 

Applications are not required to address the entire list of TCC Implementation Grant Transformative Elements but must address community engagement and climate adaptation and resilience, at a minimum. Applications will be evaluated based on the strength and integration of Transformative Elements.

- 1. Application includes a detailed description of the mechanisms through which residents and key partners were meaningfully involved in the selection and development of community priority projects proposed in the application. (5 points)
- 2. Application presents an inclusive process to meaningfully engage the community during the project development phase, with a focus on improving the project and getting it ready for launch. (5 points)
- 3. Application describes community-informed process to identify and prioritize actions for addressing the identified climate change risks and exposures for vulnerable populations and the built environment. (5 points)
- 4. The proposed project development activities directly address or will assist the applicants in meeting the TCC Implementation Grant Transformative Elements related to: (5 points)
  - a. Community Engagement: Applicant's proposed activities will engage residents and key organizations within the Project Area. Applicant will use innovative and meaningful community engagement programs and practices to gather the input and expertise of community members, including local public agencies, community-based organizations, workforce development boards, and other partners.
  - b. Displacement Avoidance: Applicant's proposed activities will assist the Applicant in developing potential policies and programs to avoid displacement of the neighborhood's current residents and businesses.
  - c. Workforce Development and Economic Opportunities: Applicant's proposed activities will enable them to identify the Project Area's needs for economic development and career pathways for high quality jobs and prepare them to address those needs.
  - d. Climate Adaptation and Resilience: Applicant's proposed activities will enable them to identify the impacts of climate change risks and exposures on the community, including vulnerable populations and infrastructure/natural systems, and to adapt and respond to anticipated impacts.
  - e. Leverage Funding: Applicant's proposed activities will assist in identifying and securing potential funding sources to implement their work.

### PROJECT DESIGN AND FEASIBILITY

30 POINTS TOTAL

- 1. Projects are designed to meet the community's needs. This includes, but is not limited to, appropriate scope, scale, and components. This also includes plans to provide multiple community benefits through the projects. (15 points)
- 2. Projects address climate adaptation and resilience goals for the Project Area and demonstrate that the project itself will be climate resilient. (5 points)
- 3. Projects include clear plans for long-term operations and maintenance, including planned coordination efforts with appropriate responsible parties. (5 points)
- 4. Work plans include clear timelines, discrete tasks, and detailed deliverables. Budgets have adequate detail and demonstrate financial feasibility. (5 points)

CAPACITY 20 POINTS TOTAL

- Lead Applicant demonstrates organizational capacity to carry out proposed project development activities and work collaboratively toward implementation. Applicant may demonstrate capacity through prior experience with similar programs, strong relationships with Co-Applicants, and/or demonstrated ability to deliver community-based initiatives. Lead Applicant must show they can responsibly manage Project Development Grant funds and support all Co-Applicants in complying with TCC financial and administrative requirements. (10 points)
- The Collaborative Governance Structure is composed of a diverse representation of
  residents and key partners, including all relevant public agency partners needed to
  implement the project, and incorporate robust resident and community leadership. Lead
  Applicant and Co-Applicants have established work history and experience with sustained
  community engagement around climate change and community development issues. (10
  points)

# 9.7 Scoring criteria: Implementation Grants 10

### Implementation Grant scoring criteria summary 11

**Table 9.** Implementation Grant Scoring Criteria Summary

SCORING CRITERIA	POINTS	
Objectives and Vision	40 Points	
Capacity	35 Points	
Transformative Elements	65 Points	
Projects	70 Points	
Priority Points	7 Points	
INCENTIVE POINTS		
Prohousing Policy Incentive	5 Points	
Air Pollution Reduction/Mitigation Incentive	5 Points	
TOTAL	227 POINTS	
Interviews (for finalists only)	10 Points	
TOTAL INCLUDING INTERVIEWS	237 POINTS	

Please see Section 9.4 for information on Priority Points and Funding Goals for Tribes, disadvantaged unincorporated communities, and previous SGC or LCI grantees.

Please see Section 9.8 for information on how SGC will use a "Close Scores Protocol" to award Implementation Grants that score within 1 point of each other.

### Implementation Grant scoring criteria details U



### **OBJECTIVES AND VISION**

**40 POINTS TOTAL** 

Vision for Transformation (20 Points)

- 1. Applicant has provided a clear, community-informed vision and demonstrated how the grant activities will advance that vision and TCC Program Objectives. (5 points)
- 2. Projects and Transformative Element plans have been selected to effectively address the Vision Statement. (3 points)
- 3. Applicant has provided a comprehensive description of the Project Area and explained how the proposed grant activities will advance the community's priorities that were identified through prior planning efforts. (3 points)
- 4. Projects and Transformative Elements have been integrated with one another and key components of the Project Area, to maximize benefits to Project Area residents.

- Application describes how the different components reinforce one another and demonstrates coordination across elements. (3 points)
- 5. Proposed Projects have been designed to improve outcomes for priority populations. (3 points)
- The Project Area has community resources, assets, and local characteristics that make the Project Area ready for transformation and able to achieve the TCC Objectives. (3 points)

### Prior Community Engagement (20 Points)

This section can refer to community planning and engagement specifically undertaken to inform the TCC Round 6 application, and/or to community planning and engagement that took place prior to TCC Round 6 but which directly informed the application.

- 1. Application describes a history of inclusive, community-driven planning efforts and how these efforts have shaped the TCC application. (5 points)
- 2. Applicant documents specific methods of past community engagement (ex. listening sessions, advisory groups) and demonstrates how the input from this engagement has directly informed the TCC application. (5 points)
- 3. Vision, Strategies, and Projects are aligned with feedback received from community input. Applicant provides examples of how community input directly informed decisions and the final TCC application. (5 points)
- 4. Prior engagement activities reflect involvement of diverse and representative groups, especially from priority populations. (5 points)

CAPACITY 35 POINTS TOTAL

#### Management and Organization (20 Points)

- Lead Applicant demonstrates experience and capacity to implement the TCC application (e.g., has experience managing similar programs and/or long-term grant implementation).
   Lead Applicant must show they can responsibly manage Implementation Grant funds and support all Co-Applicants in complying with TCC financial and administrative requirements. (10 points)
- 2. Co-Applicants demonstrate experience and capacity to support Lead Applicant in implementation of the TCC application. (5 points)
- 3. Public agency partner(s) demonstrates a strong commitment to support the implementation of projects and policies included in the TCC application. (5 points)

### Collaborative Governance Structure (15 Points)

- Lead Applicant and Co-Applicants have established work history, sustained community engagement around climate change, and/or experience working with one or more of the following areas:
  - a. disadvantaged communities,
  - b. housing and community development,
  - c. economic development,
  - d. environmental, and
  - e. public health issues. (5 points)

- 2. Collaborative Governance Structure is composed of a diverse representation of residents and key partners:
  - a. labor unions
  - b. nonprofits
  - c. faith-based groups
  - d. community-based organizations
  - e. academics
  - f. economic development institutions
  - g. workforce development groups
  - h. businesses
  - i. representatives from local School District Community College District, and others
  - j. incorporates robust resident and community leadership. (5 points)
- Collaborative Governance Agreement worksheet is signed by all Lead- and Co-Applicants and meets all requirements in <u>Section 3.2</u>. Collaborative Governance Agreement clearly outlines
  - a. transparent,
  - b. accountable,
  - c. inclusive,
  - d. and community-centered methods of governance and decision-making. (5 points)

#### TRANSFORMATIVE ELEMENTS

**65 POINTS TOTAL** 

### Community Engagement (20 Points)

- 1. Community Engagement Plan includes descriptions and anticipated timelines of diverse and appropriate community engagement activities that will be used throughout the duration of the grant. These can include how the public, residents, and broader community will be engaged, invited to participate, provide input, and kept informed on grant activities. (5 points)
- 2. Community Engagement Plan presents an inclusive process to receive feedback from a community with diverse backgrounds. Describes the outreach and trust-building strategies that will be used to ensure participation and to incorporate the voice of groups typically underrepresented in planning processes. (5 points)
- 3. Community Engagement Plan includes adequate support and funding for a Collaborative Governance Structure which includes accountability measures are in place to ensure the community concerns at large will be taken into consideration. (5 points)
- 4. Work plans include clear timelines, discrete tasks, and detailed deliverables. Budgets have adequate detail and demonstrate financial feasibility. (5 points)

#### Displacement Avoidance (20 Points)

- Application includes comprehensive description of displacement vulnerability among existing households and small businesses. Application describes which population groups within the community are most at risk and the data sources informing this understanding. (4 points)
- 2. Application includes programmatic activities for implementation of existing policies that avoid displacement of existing households and small businesses. Explains which policies

- are already in place (rent stabilization, right to return, etc.) and how they will be expanded or enforced. (4 points)
- 3. Application includes activities to promote the adoption of new policies to avoid displacement that align with risks identified in vulnerability assessment. (4 points)
- 4. Application includes a combination of short- and long-term policies that comprehensively addresses displacement risk for Project Area residents and businesses. (4 points)
- 5. Work plans include clear timelines, discrete tasks, and detailed deliverables. Budgets have adequate detail and demonstrate financial feasibility. (4 points)

#### Workforce Development and Economic Opportunities (15 Points)

- 1. Application includes and describes workforce development and training programs that lead to industry-recognized credentials, career pathways, and high-quality jobs for residents of the Project Area and individuals with employment barriers. (3 points)
- 2. Application includes an economic opportunities plan that will lead to the creation of local, high-quality jobs for residents of the Project Area and individuals with employment barriers. Application details which sectors are being targeted and how the plan supports entrepreneurship, small business growth, and local procurement. (4 points)
- 3. Application demonstrates how the plan addresses current and projected labor demand and skill needs in a net zero economy. Includes data, targeted partnerships agreement, and labor market insights that inform the plan. (4 points)
- 4. Work plans include clear timelines, discrete tasks, and detailed deliverables. Budgets have adequate detail and demonstrate financial feasibility. (4 points)

#### Climate Adaptation and Resilience (10 Points)

- 1. Application describes the specific climate change risks and exposures within the Project Area. (2 points)
- 2. Application analyzes the impact of these climate change risks and exposures on both the community and built environment. Analysis should be specific to the most at-risk communities and built environments, explaining the vulnerabilities across different groups. (2 points)
- 3. Application describes process used to identify and prioritize actions for addressing the identified risks for vulnerable populations and to increasing the resilience of proposed infrastructure projects, including connecting efforts to local planning documents and/or the CARB Climate Adaptation Questionnaire, available at <a href="https://ww2.arb.ca.gov/resources/documents/cci-methodologies">https://ww2.arb.ca.gov/resources/documents/cci-methodologies</a>. The process used to identify and prioritize actions should be community-driven. (3 points)
- 4. Application demonstrates how infrastructure investments will contribute to community resilience and how the infrastructure itself will be resilient to future climate impacts within the Project Area. (3 points)

PROJECTS 70 POINTS TOTAL

#### Project Design (20 Points)

1. Projects are designed to meet the community's needs. This includes, but is not limited to, appropriate scope, scale, components, etc. (10 points)

2. Work plans include clear timelines, discrete tasks, and detailed deliverables. Budgets have adequate detail and demonstrate financial feasibility. (10 points)

### Project Feasibility (25 Points)

- 1. Work plans, budgets, and narrative questions includes a clear, feasible timeline and next steps for meeting all Implementation Requirements within the one-year Pre-Development Phase. (10 points)
- 2. Narrative, timeline, and supporting documentation demonstrate that the proposed activities are feasible to accomplish within the grant term. (10 points)
- The applicant has high degree of likelihood of securing their necessary leverage funding during the Pre-Development Phase. This will be scored based on the leverage funding secured at the time of application and the applicant's plan for securing remaining leverage funding. (5 points)

#### Implementation (25 Points)

- 1. Projects address climate adaptation and resilience goals for the Project Area and demonstrate the project itself will be climate resilient. (5 points)
- Projects provide climate mitigation, adaptation, and/or resilience benefits to the community. Describes specific anticipated climate-related outcomes of each project. (5 points)
- 3. Projects provide multiple community benefits to the Project Area (e.g., education, health benefits, economic opportunities). Details how the benefits were identified as priorities by the community. (5 points)
- 4. Applicant has identified potential negative impacts of each project (e.g., temporary relocation, disruption during construction, potential displacement) and developed mitigation strategies and/or contingency plans where appropriate. Provides clear justification if no negative impacts are anticipated. (5 points)
- Projects include clear plans for long-term operations, maintenance, and ownership, including coordination with appropriate responsible parties. Discusses responsibility for ongoing upkeep and monitoring, including the funding source. (5 points)

#### PROHOUSING POLICY INCENTIVE

**5 POINTS** 

#### Prohousing Policy (5 Points)

Maximum points will be awarded to a Project Area designated as a Prohousing jurisdiction. Partial points (1 point for one policy, 2-3 points for two policies) are available to Project Area jurisdictions that have applied for, and are awaiting designation, and has been determined by HCD to have adopted VMT-reducing Prohousing criteria as listed in <u>Appendix D</u>.

If the Project Area crosses multiple jurisdictions, the Prohousing score will be based on the jurisdiction that constitutes the majority of the Project Area.

The Prohousing policy incentive will not apply to applications located in federally recognized Tribal boundaries, and the TCC program will provide maximum points in this category for those applications.

### AIR POLLUTION REDUCTION AND MITIGATION INCENTIVE

**5 POINTS** 

Maximum points will be awarded to Project Area or jurisdiction that has demonstrated and proposes direct localized air pollution reduction and mitigation policies, which includes improved community exposure to particulate matter and toxic air contaminants. Partial points are available for indirect policies. Appendix G includes a tiered list of direct and indirect example policies.

- Applicant has proposed policies and programs that will make substantial progress towards
  preventing, reducing, and mitigating existing sources of pollution through TCC funded
  projects and strategies. (3 points)
- 2. Applicant has proposed policies and programs that will make substantial progress towards preventing, reducing, and mitigating existing sources of pollution through TCC-funded projects and strategies. (2 points)

Interviews 10 POINTS TOTAL

Project Design and Community Relevance (2 points)

Maximum points will be given to an application with strong alignment with TCC Objectives, clear reasoning for projects based on community input, and general understanding of community needs.

Project Feasibility and Implementation Readiness (2 points)

Maximum points will be given for an application with a strong feasibility plan, clear understanding of risks, and demonstrated capacity.

Collaborative Governance Structure and Partnerships (2 points)

Maximum points will be given for an application with a strong and inclusive structure with shared leadership and meaningful community representation.

Transformative Plans (2 points)

Maximum points will be given for an application with culturally responsive and meaningful Transformative Plans.

Application-Specific questions (2 points)

You will be asked one or two questions related to your application. These will be shared with you at least 24 hours before the interview. Maximum will be given points for clear and specific response that addresses perceived gaps or concerns.

# 9.8 Close Scores Protocol 19 10 10

SGC will round total scores to two decimal places and will rank applications according to score. The top-scoring applications will be designated for award until there is not enough funding remaining to fully fund the next highest-scoring application. SGC does not intend to make partial awards.

In the event of close scores, SGC will use a tiebreaker process to determine which application(s) are awarded:

1. All applications that are less than 0.5 points (Planning or Project Development Grants) or 1 point (Implementation Grants) from an application with the opposite outcome (awarded or

- not awarded) will be designated as tied with each other. Applications that have that exact point difference (0.5 or 1) or more are not tied.
- 2. Among applications that are tied, decisions for award will be made based on the following scores, rounded to one decimal place. Scores in the following categories that are within 0.5 points (Planning and Project Development Grants) or 1 point (Implementation Grants) will be considered to be tied as well.
  - a. Implementation Grants: "Prior Community Engagement" score
  - Planning and Project Development Grants: total score for "Objectives and Vision" section
- 3. If there is a tie (less than 0.5-point or 1-point difference) in the "Objectives and Vision" (Planning and Project Development Grants) or "Prior Community Engagement" (Implementation Grants) score between two or more of the tied applications, the raw total scores of those applications will be used as a final tiebreaker to decide which application(s) will be awarded.

The tiebreaker process may result in a different number of awards being awarded if there are significant differences in requested funding amounts between tied applications.

Tables 11 and 12 demonstrate how the Close Scores Protocol will work in an Implementation Grant.

Applicant	Raw Total Score	Awarded or Unawarded prior to tiebreaker	Does Tiebreaker Apply?	
Α	98	Awarded	No	
В	93.5	Awarded	Tiebreaker applies, within 1 point of opposite outcome (93.5 - 1 = 92.5)	
С	93	Awarded	Tiebreaker applies, within 1 point of opposite outcome (93 - 1 = 92)	
Cutoff prior to tiebreaker				
D	92.9	Unawarded	Tiebreaker applies, within 1 point of opposite outcome (92.9 + 1 = 93.9)	
E	92.75	Unawarded	Tiebreaker applies, within 1 point of opposite outcome (92.75 + 1 = 93.75)	
F	91.7	Unawarded	No	
G	90	Unawarded	No	
Н	85	Unawarded	No	
I	82.5	Unawarded	No	
J	80	Unawarded	No	

Table 10. Prior to Close Scores Protocol

**Applicant Raw Total Prior Explanation** Awarded or Score Community Unawarded **Engagement** (Final) (CE) Score В 93.5 Unawarded Has a low CE score with at least one point separating С 8.5 (tied with 93 **Awarded** CE score is tied E since with E, so raw within 1 total score is point) used to determine ranking D 10 Has a high CE 92.9 Awarded score with at least one point separating Ε 92.75 9 (tied with C Unawarded CE score is tied since within with D, so raw 1 point) total score is used to determine ranking

**Table 11.** Applying Close Scores Protocol

In the example above:

- Since these are Implementation Grants, the tiebreaker criteria is Prior Community Engagement and the threshold is 1 point
- Prior to using the tiebreaker, applications A, B, and C would be awarded (Table 10)
- The red box (Table 10) indicates that applications B, C, D, and E are considered tied because there is less than one point difference between each of them,
- After using the tiebreaker, only applications A, C, and D would be awarded (Table 11):
  - 1. Application A is awarded because it scored high enough that a tiebreaker is not needed.
  - 2. Application D is awarded because it has the highest CE score among the tied applications and the next highest CE score is not considered tied since it is at least one point behind it.
  - 3. Application E has the next highest CE score, but its CE score is within one point of Application C's, so those CE scores are considered tied. The raw total scores of those two applications will be used to determine which one is awarded. Since application C had the higher raw total score, it is awarded.
  - 4. Application B is not awarded even though it had the highest raw total score of the four. Its low CE score meant it placed last in the tiebreaker.

# Section 10. Application requirements

### Summary of Section 10:

- This section details the Application Requirements for all grant types. Specific application materials and instructions will be provided with the Notice of Funding Availability.
- Implementation Grants have additional requirements, called Implementation Requirements, which must be met by the end of the one-year Pre-Development Phase.

# 10.1 Application phases (P) (I)

# All grant types P D 1

The application period consists of Early Application components and Final Application Requirements. Early Application components will have a due date prior to the application deadline. Due dates will be provided with the Notice of Funding Availability.

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Planning and Project Development Grants do not go through a two-phased application process. All Application Requirements outlined in Section 10.2 are due by the application deadline.

### Implementation Grants 1

For Implementation Grant Applicants, there will be two phases (see Section 6.7 for more detail). Some items are due by the application deadline, which are called **Application Requirements**. Other items will be developed after award, and during the one-year Pre-Development Phase, which are called **Implementation Requirements**. For all grant types, there are a few items due during the application period, such as the Intent to Apply Form. These items are referred to as "early application components" in the list below.

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This section summarizes the application requirements. The application requirements are described in greater detail in each subsection. TCC staff will provide more information on the specific requirements in the application materials.

# All grant types P D 1

- 1. Intent to Apply survey
  - Early application component will have a due date prior to the application due date.
- 2. Optional Tribal modification requests (if applicable) see Section 2.4 Special Considerations
  - o Early application component will have a due date prior to the application due date.

- 3. Optional local data submission for unincorporated communities (if applicable) see <u>Section</u> 3.3 Project Area eligibility
  - o Early application component will have a due date prior to the application due date.
- 4. Applicant eligibility:
  - A signed Letter of Commitment from the Lead Applicant and each Co-Applicant outlining roles and responsibilities; and
  - If the Lead Applicant is a public agency, a passed formal resolution authorizing the agency to apply, accept, and execute documents if awarded; or
  - If the Lead Applicant is a California Native American Tribe, a letter from a Tribal Chairperson to the same effect of a resolution. If the application is chosen for award, a passed formal resolution will be required before the grant can be executed.
- 5. Threshold documentations:
  - Demonstration of local planning consistency: Letter signed by the Planning and Public Works Departments, or equivalents;
  - Map of proposed Project Area boundary:
    - Project Area map in PDF form; and
    - Project Area map shapefile; and
    - Disadvantaged unincorporated communities supporting documents (if applicable) such as LAFCo verification, or local data as outlined in <u>Section 3.3</u>.
- 6. Signed Collaborative Governance Agreement worksheet describing Lead and Co-Applicant roles and responsibilities in the Collaborative Governance Structure;
  - Note: Planning Grants do not need to submit the worksheet but must answer narrative questions to describe of the partnership structure and roles and responsibilities
- 7. Narrative application questions about:
  - The community vision for transformation
  - How the grant activities will address TCC Program Objectives, Transformative Elements, and TCC Policy Priorities
  - Project Area selection process and community priorities
  - o Climate risks and exposures to the Project Area, and adaptation and resilience measures
  - Financial and organizational management capacity
  - Progress made towards developing a Collaborative Governance Structure (Project Development and Implementation Grants only)
  - o Prior community engagement efforts, if any
  - Overview of budget allocations
- 8. Descriptive work plans with clear timelines, discrete tasks, and deliverables
- 9. Budget broken down by task that addresses the following:
  - Accounts for additional staff to be hired, employee benefits and salary adjustments, and professional development opportunities over the grant term;
  - Contingency
    - Optional for Planning and Project Development Grants
    - Required for Implementation Grants
  - Indirect costs up to 15% (see <u>Section 8.1</u> for additional flexibility for California Native American Tribes)

### **Project Development Grants** •

In addition to the above, the following application components are required for Project Development Grant applications:

- 1. Documentation that demonstrates the Lead Applicant's financial capacity
- 2. Documentation that demonstrates the Lead Applicant and Co-Applicant's management capacity
- 3. If including basic environmental infrastructure projects or pilot projects, require narrative descriptions of:
  - Status of CEQA, site control, permits, operations and maintenance plan, project designs, and other requirements to implement the projects; and
  - o Current access or plan for access to basic environmental infrastructure

### Implementation Grants 1

Application Requirements are due by the application deadline. Implementation Requirements will be developed during the 1-year Pre-Development phase. Refer to the Implementation Grant Phases in Section 6.7 for more information.

### **Application Requirements**

In addition to the above, the following application components are required for Implementation Grant applications:

- Other Climate Innovation proposals for pre-approval, if applicable (*Early application component* will have a due date prior to the application due date). Refer to <a href="Strategy 13">Strategy 13</a> for more information.
- Pre-Proposal (*Early application component* will have a due date prior to the application due date):
  - Community vision in relation to Program Objectives
  - Map of proposed Project Area boundary:
    - Project Area map in PDF form; and
    - Project Area map shapefile; and
    - Disadvantaged unincorporated communities supporting documents (if applicable) such as LAFCo verification, or local data as outlined in <u>Section</u> 3.3.
  - Brief status of project feasibility
  - Brief description of prior community engagement
  - Brief description of how the projects and plans will further climate resilience, GHG emissions reductions, and are designed to be resilient to climate impacts
  - Description of progress made towards developing a Collaborative Governance
     Structure
  - Brief description of how the Pre-Proposal addresses each of the following:
    - Each Transformative Element
    - Existing basic infrastructure or plans to obtain and maintain them
    - Regional connectivity

- High-Speed Rail (if applicable)
- Prohousing policies (if applicable)
- Air Pollution Reduction and Mitigation Policy (if applicable)
- Consistency with local planning
- Final Application:
  - o Detailed final versions of the Pre-Proposal items from above
  - o Project Area map with the above requirements
    - If applicable, map must also include existing and proposed multi-modal connectivity to the High-Speed Rail station area
  - Documentation that demonstrates the Lead Applicant's financial capacity. Refer to Section 10.8 for more information.
  - Documentation that demonstrates the Lead Applicant and Co-Applicant's management capacity. Refer to <u>Section 10.9</u> for more information.
  - o Summary Budget that identifies the total requested grant amount
  - Additional narrative application questions about:
    - Integration of Strategies, Projects, and Transformative Elements
    - Policy priorities
  - For each Project and Transformative Plan (excluding Grant Evaluation which will be completed during the Pre-Development phase, if awarded):
    - Narrative questions describing which Implementation Requirements have been met and the plan for meeting the remaining Implementation
    - Work plan with discrete tasks, deliverables, and estimated timeline
    - Budgets broken down by task

### Implementation Requirements

- Final Summary Budget
- Detailed work plans and budget for each Project/Plan including Grant Evaluation
- Approval of grant agreement language
- Final Eligibility and Thresholds Documentation:
  - Signed Collaborative Governance Agreement
  - Final Project Area boundary (PDF, shapefiles)
  - Implementation Requirements for each Project and Plan, including Strategyspecific requirements described in <u>Appendix B</u> (operations and maintenance plans, final project designs, etc.)
  - Secured leverage funding
  - Map of existing and/or planned transit connectivity to regional service hubs and major job centers (if applicable)
  - Map of High-Speed Rail connectivity and connected affordable and mixed-income housing (if applicable)
  - Final selection of air pollution reduction and mitigation policies grantee is committing to addressing through the grant (if applicable)

### 10.3 Intent to Apply Survey P D D

# All grant types 🕑 🛈 🕕

All potential Lead Applicants **must** submit an Intent to Apply form following the release of the Notice of Funding Availability (NOFA) to be able to submit an application. Applicants may complete the optional Technical Assistance survey portion of the Intent to Apply form to indicate interest in Application Technical Assistance (TA). The Technical Assistance survey portion of the Intent to Apply form is used to determine the applicant's eligibility for Application Technical Assistance.

Application Technical Assistance for all grant types is prioritized for:

- All Tribal Lead Applicants
- All Lead Applicants from unincorporated communities

TA services may be available for additional applicants on a case-by-case basis based on the TA providers' capacity. Please see Section 12.1 for more information. All applicants who are not eligible for Application TA may submit questions regarding guidelines and application materials to program staff at <a href="mailto:tcc@sgc.ca.gov">tcc@sgc.ca.gov</a>. TCC staff will provide general technical assistance to all applicants via workshops, office hours, and supportive materials.

# 10.4 Pre-Proposal P D D

## Planning and Project Development Grants P

Pre-Proposals are not required for Planning and Project Development Grants. Depending on TCC staff capacity, Planning and Project Development Grants may be able to submit a Pre-Proposal to receive feedback. A final determination will be made in the NOFA.

### Implementation Grants 1

All potential Implementation Grant applicants **must** submit a Pre-Proposal. **Applicants who do not submit a Pre-Proposal cannot submit a final application**. All applicants who submit a Pre-Proposal, regardless of the feedback they receive on it, may submit an application.

### 10.5 Applicant eligibility () ()

# Planning and Project Development Grants P

### **Application Requirement**

Each Lead and Co-Applicant must provide a signed Letter of Commitment and describe the full or part-time staff that will be dedicated to the grant in the proposed work plan and budget. There must be at least one public agency partner; see <u>Section 3.1</u> for more information.

If the Lead Applicant is a public agency, they must include an adopted resolution that includes an authorization to apply for and accept a TCC award, including the authority to execute all related documents.<sup>20</sup>

### Implementation Grants 1

### **Application Requirement**

Each Project and Plan must have a Project/Plan Lead, which may be the Lead Applicant or Co-Applicant. Each Lead and Co-Applicant must provide a signed Letter of Commitment and describe the full or part-time staff that will be dedicated to the grant in the proposed Work Plan and Budget. The Letters of Commitment should also indicate the intention to sign and execute the Collaborative Governance Agreement that complies with those listed in Section 3.2, if the application is selected for an award.

There must be at least one public agency partner; see <u>Section 3.1</u> for more information.

If the Lead Applicant is a public agency, they must include an adopted resolution that includes an authorization to apply for and accept a TCC award, including the authority to execute all related documents. <sup>20</sup>

### Implementation Requirement

The work plans and budgets must have more clearly defined commitments, including finalized full or part-time staff hours and budget, and staff to be hired. The work plans and budgets must have clear public agency responsibilities.

# 10.6 Project Area P D 0

Applicants must submit a map that demonstrates that the proposed Project Area meets the eligibility requirements described in <u>Section 3.3</u>. See <u>Section 2</u> for information on how these requirements apply to California Native American Tribes.

- a. **Project Area map:** Submit a PDF map of the Project Area that clearly identifies the following elements:
  - a. A Project Area boundary
  - b. Major streets or landmarks within the Project Area
  - c. CalEnviroScreen 4.0 top 25% disadvantaged communities census tracts
  - d. AB 1550 low-income census tracts
  - e. Disadvantaged unincorporated areas (if applicable)
  - f. Areas within federally recognized Tribal boundaries (if applicable)

<sup>&</sup>lt;sup>20</sup> A lesson learned from previous grant cycles is to include this streamlining measure - to allow the Lead Applicant to execute agreements without the need to bring the agreement back for Council or Board approval. Otherwise, the final grant execution stage can extensively delay the grant term start date. If the authorization to execute the related documents is against the agency's policy, they may submit just a resolution to apply for and accept a TCC award. They would then need a second resolution before the grant agreement can be executed.

- b. Project Area Boundary File: Submit a zip file that contains the .shp, .shx, .dbf, and .prj files that comprises the proposed Project Area shapefile
- c. Supporting Documentation for disadvantaged unincorporated communities designations (if applicable):
  - a. Verified disadvantaged unincorporated communities status through a Local Agency Formation Commission (LAFCo) or local data as described in Section 3.3.

# All Grant Types P D 1





### **Application Requirement**

The policies above are required for all applicants.

### Implementation Grants Implementation Grants



### Implementation Requirement

During the Pre-Development Phase, applicants may refine the Project Area boundary using the decision-making process outlined in the Collaborative Governance Agreement. The Project Area eligibility requirements still apply. Before grant execution, applicants must submit a map that demonstrates the final Project Area boundary and submit a zip folder of the shapefile.

### 



### Planning Grants P



#### Application Requirement

Many applicants use Planning Grants to conduct community engagement. While it is encouraged for Planning Grant applications to be informed by the community, having community input prior to the grant application is not required.

Applicants must answer narrative questions if community engagement is the Transformative Element they are choosing to address through their application.

### **Project Development Grants** •

### **Application Requirement**

Community engagement is a required Transformative Element that Project Development Grants must address. Applicants must have conducted some prior community engagement that informed the project selection and the application. Applicants must answer narrative questions and indicate community engagement activities planned for the grant term in the work plan.

### Implementation Grants 1

#### **Application Requirement**

Applicants must have conducted robust community engagement to inform the project selection and projects proposed in the application. Applicants must submit the community engagement worksheet to indicate the community engagement activities that have already been completed. Applicants must also answer narrative questions and indicate the community engagement activities planned for the grant term on the work plan.

#### Implementation Requirement

The Plan Lead of the Community Engagement Plan must continue to conduct robust community engagement involving community residents and leaders throughout the Pre-Development Phase and Implementation Phase. Community engagement during these phases are meant to refine the implementation plan for the selected projects. For example, if the applicant determined that there is a need for electric vehicle charging stations through prior community engagement, the engagement during the Pre-Development Phase would help determine where the chargers should be installed.

The community engagement worksheet may be used as a log of ongoing engagement activities.

# 10.8 Financial capacity 10 10 10

### All grant types P D 1

#### Advance pay

In addition to the requirements in this section, applicants who are requesting advance payment must submit additional documentation prior to receiving advance payment. Please see <u>Section</u> 11.5 for more information.

#### California Native American Tribes

California Native American Tribes are exempt from submitting any financial management information that violates their data sovereignty. A Tribe that chooses not to submit any of the documentation described in this section must adequately demonstrate, through other documentation, that they have sufficient management and financial capacity to fulfill their proposed role in the TCC Grant. Application Technical Assistance providers can support the Tribe in identifying and submitting alternative forms of documentation. SGC will determine whether the submitted documentation sufficiently meets this requirement and will work with the Tribe to identify mutually agreeable documentation.

### Planning Grants P

### **Application Requirement**

Lead Applicants must answer narrative questions related to financial capacity. There is no additional documentation required.

### **Project Development Grants** •

### **Application Requirement**

Lead Applicants must submit:

- Current annual organizational budget
- · Recent financial statements
- Any audit findings from the last five years
- Most recent Federal Form 990 (nonprofits only)
- IRS 501(c)(3) Tax Determination Letter (nonprofits only)

The Lead Applicant must also answer narrative questions related to financial capacity.

Co-Applicants do not need to submit this information.

### Implementation Grants Implementation Grants

Lead Applicants must possess the financial capacity to adhere to the reimbursement processes of the TCC Program as defined by the Collaborative Governance Agreement. See <u>Section 11.5</u> for details about the reimbursement process.

#### **Application Requirement**

Lead Applicants must submit:

- Current annual organizational budget
- Recent financial statements
- Any audit findings from the last five years
- Most recent Federal Form 990 (nonprofits only)
- IRS 501(c)(3) Tax Determination Letter (nonprofits only)

Co-Applicants do not need to submit this information.

#### Implementation Requirement

There is no Implementation Requirement for financial capacity. All items are due by the application due date.

# 10.9 Management capacity 10 10 10

### Planning Grants P

### **Application Requirement**

Lead Applicants must answer narrative questions related to management capacity. There is no additional documentation required.

### **Project Development Grants** •

### **Application Requirement**

The Lead Applicant must demonstrate the ability to oversee, manage, and implement large infrastructure projects by following these requirements.

### The Lead Applicant must:

- Submit documentation of having successfully implemented a similar project within the last 10 years. This could be in the form of annual reports, project close-out reports, or other similar documents.
- Describe the full or part-time staff dedicated to implementation
- Provide the contact information of one reference who can speak to their quality and timeliness of work

In addition, the Lead Applicant must address narrative questions on management capacity.

Co-Applicants do not need to submit supporting documentation, but must also answer narrative questions.

### Implementation Grants 1

It is essential for the Lead and Co-Applicants to oversee, manage, and implement large infrastructure projects, such as transportation, affordable housing, and green infrastructure projects. The Lead and Co-Applicants also must possess the capacity to implement the partner coordination, community outreach, evaluation, and reporting components critical to the grant.

#### **Application Requirement**

#### **Both** the Lead and Co-Applicants must:

- Identify the Lead Applicant or Co-Applicant responsible for leading the implementation of each Project or Transformative Plan (the "Project/Plan Lead")
- Provide evidence of the Project/Plan Lead having implemented a similar project in scope and size in California within the last 10 years. This could be in the form of annual reports, project close-out reports, or other similar documents.
- Describe the full or part-time staff that will be dedicated to the grant
  - Based on the experiences of previous TCC grantees, the Lead Applicant should allocate at least two full-time staff dedicated to managing the TCC grant. Co-Applicants should allocate sufficient capacity to grant administration and coordination depending on the size and complexity of the project.
- Provide the contact information of one reference who can speak to their quality and timeliness of work

#### Implementation Requirement

There is no Implementation Requirement for management capacity. All items are due by the application deadline.

# 10.10 Collaborative governance 10 10 10

Refer to Section 3.2 for full details of what is required in the Collaborative Governance Structure and Collaborative Governance Agreement. Section 3.2 also contains information applicable to California Native American Tribes.

### Planning Grants P

### **Application Requirement**

Planning Grant applicants must describe the processes the Lead and Co-Applicants will use to collaborate and make decisions throughout the grant term through narrative questions. Letters of **Commitment** from all Co-Applicants are required with the application. An application with a Project Area that crosses jurisdictional boundaries must have the support of a relevant public agency for each portion of the Project Area, demonstrated by a Letter of Support.

### Project Development and Implementation Grants 📵 🕕



### **Application Requirement**

Applicants must submit a worksheet that addresses all the requirements of the Collaborative Governance Agreement as listed in Section 3.2. TCC will provide this worksheet.

All Lead and Co-Applicants will need to sign the worksheet. The signatories for each organization should be individuals who will have the authority to sign the final Collaborative Governance Agreement (such as an Executive Director or City Manager).

During the Post-Award Consultation Phase, applicants will turn the worksheet into a final Collaborative Governance Agreement. SGC must approve the final Collaborative Governance Agreement before it is executed. Any major decisions made before the execution of the final Collaborative Governance Agreement will be governed by the terms of the worksheet submitted at the time of application.

# 10.11 Work plan and budget 19 10 10

### Planning and Project Development Grants P

#### Application Requirement

Applicants must submit a detailed work plan and budget. The work plan must have descriptions of each task, clear timelines, and deliverables. The budget must detail all costs by task and line item. The budget shall address the following when applicable:

- Additional staff that would be hired, employee benefits and salary adjustments during the grant term, and professional development opportunities
- Travel expenses directly tied to the grant activities
- Equipment expenses
- Participant compensation

- Peer-to-peer learning opportunities
- Optional contingency up to 10% of the total budget
- Indirect costs up to 15% (see <u>Section 8.1</u> for additional flexibility for California Native American Tribes)

Applicants must provide quotes for the purchase of any electronics, equipment above \$5,000, and for subcontractors above \$100,000.

These work plans and budgets will be refined after award. Please see <u>Appendix E-1</u> for information on the Award-to-Agreement Process and Policies.

### Implementation Grants 1

### **Application Requirement**

Applicants will submit a single summary budget; and for each Project and Transformative Element, a high-level work plan, and budget allocations for each task. These do not need to be fully finalized but must not exceed the cost caps outlined in <u>Section 8.3</u>.

- Summary budget that identifies the total requested grant amount
- Work plans and Budgets for each Project and Plan (except for Grant Evaluation) that include:
  - Narrative description of each task
  - Distinct activities during the Pre-Development Phase
  - Distinct activities during the Implementation Phase
  - Estimated timeline to completion

Applicants must provide quotes for the purchase of any electronics or equipment above \$5,000 and for subcontractors above \$100,000.

Applicants should consider including the following when designing the budgets:

- One task designated explicitly for all personnel time required for grant administration, project management, invoicing, reporting, and engaging with third-party program evaluation
- A budget that accounts for additional staff that may be hired in the future, employee benefits and salary adjustments during the grant term, and professional development opportunities
- Travel expenses that are directly tied to the grant activities
- Equipment expenses
- Participant compensation
- Contingency (5-10% required) for each Project and Plan budget
- Indirect costs up to 15% (see <u>Section 8.1</u> for additional flexibility for California Native American Tribes)

Applicants need to set aside 3% of the total TCC budget for Grant Evaluation, but they do not need to submit a Grant Evaluation work plan or budget during the application period. They also do not

need to select an Evaluation Partner. All other Transformative Elements must follow the requirements above.

### Implementation Requirement

During the Pre-Development Phase, grantees will work with TCC staff and the TA provider to refine and provide additional details to their workbooks, projects schedules, and budget details. This includes the following where applicable:

- Detailed budgets with expenses itemized (quantity and cost per unit):
  - o Per personnel, a labor rate that may include benefits and leave (unit in hours or FTE)
  - Grant-required travel (unit in miles)
  - Other direct costs, such as subcontractors, project designs, permitting, materials, and supplies
  - Meeting expenses such as translation and interpretation services, space rental, and audio and visual rental
  - o Participant compensation such as stipends or trainee wages
  - Expenses to hire a training provider or facilitator
  - Equipment
- Project schedules with anticipated completion timelines at the month-level
- Work plans include tasks and subtasks
  - Detailed description of the subtasks
  - o Indicate the entity responsible for completing the subtask
- Deliverables and milestones that are:
  - O Clear, specific, and relate directly to the subtask
  - Ouantified where relevant
  - o Identify what type of supporting documentation will fulfill deliverables

For the Grant Evaluation Plan, the grantee will identify an Evaluation Partner and develop a work plan and budget.

After all tasks and subtasks are reviewed and approved, TCC staff will convert the detailed application materials into a simplified scope of work (timeline, budget, and deliverables) for Exhibit B of the grant agreement. Please see <a href="Appendix E-2">Appendix E-2</a> for information on the Award-to-Agreement Process and Policies.

# 10.12 Additional requirements for specific strategiesImplementation Grants only •

Each Strategy and Project has additional Application and Implementation Requirements. This includes project maps, project designs, and other granular details needed. Please see <u>Appendix B</u> for these requirements.

SGC may request additional documentation to assess project feasibility.

# 10.13 Leverage Funding 10

See <u>Section 7.6</u> for detailed information on leverage funding. California Native American Tribes are not required to provide leverage funding.

### Planning and Project Development Grants P

### **Application Requirement**

Leverage funding is not required for Planning or Project Development Grants.

# Implementation Grants 1

### **Application Requirement**

Implementation Grant applicants must leverage additional funding sources that equal a minimum of 50% of the total requested grant funds for urban and rural or unincorporated communities.

Leverage funding does not need to be formally committed by the application deadline, but applicants must identify potential sources and submit a leverage funding worksheet.

#### Implementation Requirement

Applicants must secure the full leverage amount before the Implementation Phase. If a grantee cannot meet the leverage funding requirement before the Implementation Phase, SGC will decide what to do on a case-by-case basis.

### 

"Site Control" means the Lead Applicant or Co-Applicant has control of property through one or more of the following:

- 1. Fee title
- A leasehold interest on the property with provisions that enable the lessee to make improvements on and encumber the property provided that the terms and conditions of any proposed lease shall permit, prior to grant funding, compliance with all program requirements
- 3. A Letter of Commitment to sell or lease if the applicant receives funding, which shall extend through the anticipated date of the Program award
- 4. An executed disposition and development agreement, right of way, or irrevocable offer of dedication to a Public Agency
- 5. An executed encroachment permit for construction of improvements or facilities within the public right of way or on public land
- 6. An executed agreement with a public agency that gives the applicant exclusive rights to negotiate with the agency for the acquisition of the site; provided that the major terms of the acquisition have been agreed to by all parties
- 7. A land sales contract or enforceable agreement for acquisition of the property

8. Other forms of site control that give SGC assurance (equivalent to 1-7 above) that the applicant will be able to complete the Project in a timely manner and in accordance with all the requirements of the TCC Program.

### Planning Grants P

### **Application Requirement**

There are no eligible Planning Grant activities that require site control.

# **Project Development Grants** •

### **Application Requirement**

Site control is required for any infrastructure projects, including basic environmental infrastructure and pilot projects. The Lead Applicant must submit site control documentation.

# Implementation Grants 1

Please see Appendix B for the Strategy-specific Application and Implementation Requirements.

### **Application Requirement**

Applicants that want to establish facilities or expand existing facilities on property not owned by a Lead or Co-Applicant, must have site control as defined as above. For all properties owned by the Lead or Co-Applicant, the Lead or Co-Applicant must provide a letter committing the property to its proposed use. Applicants must report on the site control status and demonstrate in application narrative questions that site control can be achieved for all sites during the one-year Pre-Development Phase.

For Projects with multiple project sites that will be secured during the grant term<sup>21</sup>, site control does not need to be complete at the time of the application.

#### Implementation Requirement

Grantees must secure site control for all Projects during the Pre-Development Phase. If the Lead Grantee or Partners are unable to secure site control, the Project may be deemed infeasible.

<sup>&</sup>lt;sup>21</sup> Examples of projects with multiple project sites that will be secured during the grant term: tree planting (Urban Greening and Green Infrastructure Strategy), single-family solar installations (Solar Installation and Decarbonized Energy Strategy), and electric vehicle charging site installation (Car Sharing and Mobility Enhancement Strategy). Projects are required to describe their site control plan at application.

### 10.15 California Environmental Quality Act 10 10

### **California Environmental Quality Act (CEQA)**

Before submitting an application, applicants should consult with the public agency or agencies that have permitting authority over the projects in the application to determine what is required to comply with CEQA.

 The Lead Applicant and/or Co-Applicants must demonstrate and provide documentation showing that the project is CEQA compliant or report on the projects' CEQA status. They must demonstrate that any pending environmental review will be completed within the first year of the grant term.

Affordable Housing Development Capital Projects submitted under Strategy 1 are required to have all necessary environmental compliance and project approvals at the time of application. All applicable time periods for filing lawsuits must have lapsed.

### **CEQA** documentation

The Lead and Co-Applicants must submit the following documentation for projects that are categorically exempt, statutorily exempt, or is not considered a project under CEQA:

- A CEQA Notice of Exemption (NOE) that has been approved by the appropriate body pursuant to their obligations under CEQA, OR
- Documentation that the project is CEQA compliant or does not require CEQA, including but not limited to:
  - A resolution adopted by the legislative body (e.g., City Council, Board of Supervisors) confirming a project's exemption. If a resolution or similar mechanism is not available or does not exist, meeting minutes documenting the legislative body's consideration and approval of the project's CEQA compliance may be submitted.
  - A signed letter or similar document from the head administrator of the approving entity (e.g., Planning Director).

A file-stamped Notice of Determination is required for all other projects.

#### Statutes of limitation

SGC will notify grantees that they may begin work on a project once all Implementation Requirements have been met, including CEQA completion. However, projects are still subject to statutes of limitation for legal challenges, which vary depending on the type of CEQA filing and whether a CEQA filing occurs (Public Resources Code, § 21167):

- Filing a Notice of Determination: 30 days
- Filing a Notice of Exemption: 35 days
- No filing: 180 days

Grantees must notify SGC when the statutes of limitations have lapsed for each project, and if any legal challenges arise. If a legal challenge is brought against a project, SGC has the authority to issue a Stop Work Order, per <u>Section 11.7</u> of the Guidelines.

#### California Native American Tribes

SGC and Tribal applicants will determine CEQA requirements on a project-by-project basis in accordance with all applicable laws and regulations during the application phase.

### Planning Grants P



### **Application Requirement**

There are no eligible activities under Planning Grants that would require CEQA.

### **Project Development Grants** •



### **Application Requirement**

CEQA documentation is required for any infrastructure projects, including basic environmental infrastructure and pilot projects. The Lead Applicant must submit CEQA documentation.

### Implementation Grants 1



Please see Appendix B for the Strategy-specific CEQA requirements.

#### **Application Requirement**

CEQA is required for any infrastructure projects. No CEQA documentation is required at the time of application, but the Lead and Co-Applicants must describe the timeline for obtaining CEQA documentation during the Pre-Development Phase.

### Implementation Requirement

CEQA documentation is required before the Implementation Phase can begin. If the grantee cannot obtain CEQA documentation, the Project may be deemed infeasible.

### 10.16 Permits **0**

### Planning Grants P

There are no eligible activities under Planning Grants that would require permits.

### **Project Development Grants** •

#### **Application Requirement**

Permits are required for any infrastructure projects, including basic environmental infrastructure and pilot projects. Applicants must identify all permits required and their timelines.

### Implementation Grants 1

Please see Appendix B for the Strategy-specific permit requirements.

#### **Application Requirement**

Applicants must identify all permits required to implement the Projects and the timelines for obtaining them.

### Implementation Requirement

Relevant permits must be obtained before the implementation can begin. For example, if permits for construction are required, but the grantee would not be doing construction right away in the Implementation Phase, then this is not considered a relevant permit at the time. It would be OK to not have that permit yet as long as the applicant has identified the permit, when it is needed, and a plan and timeline for obtaining it. If the grantee cannot obtain permits, the project may be deemed infeasible.

### 

### Planning Grants P

There are no eligible Planning Grant activities that require operations and maintenance plans.

### **Project Development Grants** •

### **Application Requirement**

For Project Development Grants that include the construction of infrastructure, applicants must submit an operations and maintenance plan. This includes identifying and coordinating with the appropriate responsible parties.

### Implementation Grants 1

### **Application Requirement**

Applicants must identify a plan and the party responsible for the long-term operations, maintenance, and ownership of all of the components of the grant that will extend beyond the TCC grant term. This includes facilities, vehicles, urban greening, infrastructure, transportation improvements, community resilience centers, etc. The entity who is responsible for long-term operations, maintenance, and ownership of each component must attest to this in their Letter of Commitment.

Full operations and maintenance plans are optional at time of application. If an applicant has this information ready, please provide it as it can help boost an applicant's score in feasibility.

### Implementation Requirement

All Projects will need clear and full plans for long-term operations and maintenance, including coordination with appropriate responsible parties. Applicants will work with the technical assistance providers to create a long-term operations and maintenance plan appropriate to their Project.

If a Project does not have a clear plan and the appropriate parties signed onto this plan, then the Project may be deemed infeasible.

### 10.18 Long-term use and ownership 10 10 10

The following section outlines the long-term governing principles for ownership of Project equipment, vehicles or infrastructure funded by the TCC grant.

Applicants must identify a plan and responsibility party for the long-term operations, maintenance, and ownership of all of the components of the grant that will extend beyond the TCC grant term, such as facilities, vehicles, urban greening, infrastructure, transportation improvements, community resilience centers, etc. The entity who is responsible for long-term operations, maintenance, and ownership of each component must attest to this in their letter of commitment. Planning Grants are unlikely to have components of the grant that extend beyond the TCC grant term.

### **Equipment**

The Lead Grantee, Partner, or Subcontractor, must be the sole owner on the title of any equipment purchased or built with funds that are reimbursable as a direct cost of the TCC Project, as determined by SGC. During the Implementation Phase, equipment must be dedicated to the described use in the same proportion and scope as was in the Grant Agreement, unless SGC agrees otherwise in writing. On completion or early termination of the Grant Agreement, the State will either require that the equipment be returned or authorize the continued use of such equipment at the Project Area; in making that determination, the State will consider the useful life of the equipment, and the Lead Grantee may be required to refund the State for the fair market value of equipment that continues to have a usable life, but is no longer required for Project implementation. The Lead Grantee will be required to maintain an inventory record for each piece of non-expendable equipment purchased or built with funds provided under the terms of a Grant Agreement.

### **Vehicles**

For any vehicles acquired with funds that are reimbursable as a direct cost of the TCC Project, the Lead Grantee, Project/Plan Lead, or Subcontractor, as applicable, must be the sole owner on title. Vehicles acquired – including, but not limited to, bicycles, cars, buses, vans, rail passenger equipment – must be maintained in a state of good repair and dedicated to the described use during the grant term and to public transportation use for their full useful life.

### Infrastructure

For any rights of way, real and personal property, leases, improvements and infrastructure funded as a reimbursable direct cost of the TCC Project, the Lead Grantee, Project/Plan Lead, or an appropriate public agency or subcontractor, as applicable, must be the sole owner of the title or leasehold. Each site acquired or improved upon with TCC funding must be maintained in a state of good repair and remain permanently dedicated to the described use for its full useful life.

If the ownership or use of equipment, vehicles, or infrastructure changes to a use not in accordance with the TCC Guidelines or Grant Agreement, the Lead Grantee may be required to reimburse the State in a manner determined by SGC.

### 10.19 Interviews 10

### Planning and Project Development Grants P



Interviews are not required for Planning or Project Development Grant applicants.

### Implementation Grants 1

After application review and scoring, top scoring applicants will be invited to a required interview. The interview replaces the site visit used in earlier rounds and gives applicants the opportunity to share key elements of their vision, Strategies and Projects, and community partnerships that may not have been fully captured in their written application. Interview scores will be combined along with the written application scores to help determine final ranking.

#### Interview scheduling, format, and scoring

Interview scheduling

- Interviews will be scheduled for the top-scoring applicants who meet all threshold criteria.
- The Lead Applicant will be contacted to coordinate availability and TCC staff will provide a calendar invitation in advance.
- The Lead Applicant will receive all interview questions, including any application-specific questions, at least 24 hours before their scheduled interview.

#### Interview format

- The interview will be through an online format, such as Zoom or Microsoft Teams.
- Total time: 45 minutes
  - First 10–12 minutes: Applicant has the option to present. The Lead and Co-Applicants may use slides, but they are not required. The presentation will not be scored. The Lead and Co-Applicants will not be penalized if they choose not to provide a presentation.

- Next 30–35 minutes: Review panel will ask five questions (four standard questions) for all applicants and one question specific to the application).
- The interview will be conversational and focused on substance, not formality.
- TCC staff and interagency review panelists will participate as interviewers.
- The Lead Applicant must include at least one representative. Co-Applicants are strongly encouraged to attend. Contractors and consultants may not attend.

Interview scoring and evaluation

- The interview will be scored out of 10 points, which will be added to the total score.
- There are five categories, each worth up to 2 points (see <u>Section 9.7</u> for more information).

### 10.20 Program policy priorities 19 10 10

### Consistency with Existing Local Land Use and Transportation Plans



All applications must be consistent with relevant local or regional plans such as:

- General plans
- Local hazard mitigation plans
- Climate action plans
- Tribally led and created plans
- Zoning
- Building intensity and density requirements
- Design guidelines
- Other applicable goals, policies, and programs

Planning Grant applications may also include efforts to revise land use plans consistent with the jurisdiction's goals and policies.

### Planning and Project Development Grants 🕑 📵



### **Application Requirement**

Applicants must provide a letter signed by the local jurisdiction's Planning and Public Works Departments, or equivalents, to verify that the application is consistent with land use designations, building intensity and density requirements, and all other applicable goals, policies, and programs.

### Implementation Grants



### Application Requirement

Applicants must provide a letter signed by the local jurisdiction's Planning and Public Works Departments, or equivalents, to verify that the application is consistent with land use designations, building intensity and density requirements, and all other applicable goals, policies, and programs. Additionally, this letter should certify that the Planning and Public Works Department will work with the applicant during the Pre-Development Phase to make sure the final application is still consistent.

### Implementation Requirement

Grantee must have a final letter signed by the Planning and Public Works Departments that the final TCC Projects are consistent with existing local land use and transportation plans.

### High-Speed Rail connectivity – Implementation Grants only 🕑 🛈 🕕







This section only applies to applicants from cities with planned High-Speed Rail stations along the initial "Silicon Valley to Central Valley Line".

The California High-Speed Rail Authority's 2018 Business Plan describes the plan to complete construction of the initial "Silicon Valley to Central Valley Line" from San Francisco to Bakersfield and begin providing passenger service by 2027. To leverage the State's investment in High-Speed Rail and support its successful implementation, and ensure that economic benefits, job opportunities, and environmental improvements result to neighborhoods immediately surrounding the High-Speed Rail station area, applicants from cities with planned High-Speed Rail stations along the initial "Silicon Valley to Central Valley Line" must assure that the TCC Project Area includes the following in its application:

- Multimodal connectivity to the High-Speed Rail station area, including pedestrian, active transportation, and complete streets improvements that encourage dense mixed-used development within the station area;
- Affordable and mixed-income housing (if proposed) is connected and accessible to the High-Speed Rail station area; and
- Support community engagement on station area design and implementation.

### A note for Planning and Project Development Grants 🕑 📵





High-Speed Rail connectivity requirements do not apply to and are not required for Planning and Project Development Grants. However, if Planning and Project Development applicants eventually want to apply for an Implementation Grant in future rounds, they should be aware of what the High-Speed Rail connectivity requirements are. Preparing for these requirements is an eligible activity in their Planning or Project Development application.

### Implementation Grants



### Application Requirement

Applicants must submit a map of existing and proposed multi-modal connectivity to the High-Speed Rail station area. If affordable and mixed-income housing is proposed, applicants must include in the map that demonstrates it is connected and accessible to the High-Speed Rail station area. The Community Engagement Plan must also include tasks on supporting station area design and implementation. They must also answer narrative questions on how these elements will connect to the High-Speed Rail.

### Implementation Requirement

Applicants must submit a final Project Area map that demonstrates multi-modal connectivity to the High-Speed Rail station area and the location of affordable and mixed-income housing that is connected and accessible to the High-Speed Rail station area via active transportation, complete streets, or transit.

The Community Engagement Plan must describe how it will support engagement on High-Speed Rail station area design and implementation.

## Access to basic infrastructure, regional services, and job centers - Implementation Grants only 1

Applicants must demonstrate that residents in the proposed TCC Project Area have existing access or have developed plans and secured support/funding to implement:

- Basic environmental infrastructure including water supply and wastewater services, with long-term operations and maintenance plans, in compliance with State Water Board standards; and
- **Transit connectivity** to regional service hubs and major job centers through affordable, clean transportation projects.

SGC recognizes that the lack of this infrastructure is an existing barrier in many disadvantaged communities. Applicants can request up to 10% (25% for California Native American Tribes) of requested TCC funds to support projects connecting residents to basic environmental infrastructure, including water, wastewater, waste disposal, and pollution control infrastructure. Please see <a href="Appendix H">Appendix H</a> for a list of resources to support applicants in meeting this requirement.

### **Application Requirement**

Applicants must answer narrative questions on the Project Area's existing access to basic environmental infrastructure (water supply and wastewater services) and long-term operations and maintenance plans, or a developed plan to obtain and maintain basic infrastructure.

Applicants must also answer narrative questions on the existing transit connectivity to regional service hubs and major job centers. TCC will also accept a letter verifying the TCC project will include affordable, clean transportation projects to provide connectivity.

#### Implementation Requirement

Applicants must submit any additional verification or final plans that TCC staff and TA providers deem necessary.

# Air pollution reduction and mitigation policies - Implementation Grants only ${f 0}$

The TCC Program will provide points for applications located in jurisdictions that have demonstrated substantial progress towards preventing future and mitigating existing stationary sources of localized air pollution by adopting policies or programs that rectify environmental

justice issues. Points may also be awarded to applications that will reduce or mitigate pollution through their proposed TCC-funded Strategies and Projects.

Examples of policies and programs that reduce or mitigate sources of pollution include, but are not limited to, the following:

- Enforcement programs ensuring compliance with point-source emission limits
- Programs with clear implementation actions related to reducing pollution from existing heavy industries
- Land use restrictions associated with separating polluting land uses from sensitive receptors

For these policies to be eligible, each policy must include clear implementation actions and timelines, or dedicated activities related to the passage of such policies or programs. A list of qualifying Air Pollution Reduction and Mitigation policies are listed in Appendix G.

### **Application Requirement**

For applicants who are seeking these incentive points, they may answer narrative questions about their existing air pollution prevention and mitigation policies, or the policies they plan to address through the grant.

### Implementation Requirement

Applicants who were awarded incentive points must finalize the list of air pollution reduction and mitigation policies they are committing to address through the grant.

### Prohousing policies - Implementation Grants only 1

The TCC program will provide maximum points for applications located in jurisdictions awarded Prohousing Designation by the Department of Housing & Community Development (HCD). <sup>22</sup> Partial points will be awarded to applications from jurisdictions that have applied for Prohousing and while have not received the designation yet, has been determined by HCD to have adopted the VMT-reducing Prohousing criteria. A list of VMT-reducing Prohousing policies that qualify as Prohousing policies and further information on the Prohousing program are listed in Appendix F.

The Prohousing policy incentive will not apply to applications located in federally recognized Tribal boundaries. These applications will receive maximum points in this category.

### **Application Requirement**

Applicants must answer narrative questions regarding their Prohousing policies.

### Implementation Requirement

Applicants who were awarded partial incentive points must provide SGC with evidence of the final Prohousing designation.

<sup>&</sup>lt;sup>22</sup> https://www.hcd.ca.gov/planning-and-community-development/prohousing-designation-program

### 10.21 Program Threshold: Planning Grants 🕑

### General completeness

- Application materials are complete and are sufficient to assess the feasibility of the proposed grant activities and the application's compliance with the TCC Program and application requirements.
- Application documents are properly labeled, stored in the proper file structure, and are easily accessible.
- Work plan adheres to the two-year grant term and contains sufficient detail.
- Budget contains sufficient detail and is accompanied by all necessary supporting documentation.

### Applicant eligibility

- ☐ Lead Applicant is an eligible organization.
- □ Application contains at least one Co-Applicant.
- Co-Applicants are all eligible organizations. All Co-Applicants submitted Letters of Commitment.
- At least one Lead Applicant or Co-Applicant are an appropriate public agency and have provided the necessary authorization for the application.
- An application with a Project Area that crosses jurisdictional boundaries must have the support of a relevant public agency for each portion of the Project Area, demonstrated by a Letter of Support.

### Project Area eligibility

- Project Area meets all requirements.
- Applicant has submitted a Project Area Map in all required formats.

### 

### General completeness

- Application materials are complete and are sufficient to assess the feasibility of the proposed grant activities and the application's compliance with the TCC Program and application requirements.
- Application documents are properly labeled, stored in the proper file structure, and are easily accessible.
- Work plan adheres to the two-year grant term and contains sufficient detail.
- Budget contains sufficient detail and is accompanied by all necessary supporting documentation.

Page 118

### Applicant eligibility

- □ Lead Applicant is an eligible organization.
- Application contains at least two Co-Applicants.
- □ Co-Applicants are all eligible organizations.
- Lead Applicant or Co-Applicant are an appropriate public agency and have provided the necessary authorization for the application.

### Capacity

- Lead Applicant has submitted financial capacity documentation as described in <u>Section 10.8</u>. Lead Applicant has basic financial infrastructure, systems, and cash flow to manage state funds, including supporting Co-Applicants through the reimbursement model or the optional advance pay model. The Lead Applicant has no unresolved audit findings in the last five years. If nonprofit, Lead Applicant has proper 501(c)(3) documentation.
- □ Lead Applicant has submitted management capacity documentation as described in Section 10.9.

### **Collaborative Governance Structure**

- □ Signed Collaborative Governance Agreement worksheet for the Collaborative Governance Structure meets all requirements as described in Section 3.2.
- □ Applicants with a Project Area that overlaps multiple jurisdictions have submitted a Collaborative Governance Agreement worksheet that meets all requirements described in Section 3.2

### Project Area eligibility

- □ Project Area meets all requirements.
- ☐ Applicant has submitted a Project Area Map in all required formats.

### **Priority policies**

Local Planning Consistency: Applicant has submitted a letter signed by the local jurisdiction's Planning and Public Works Departments verifying that the application is consistent with land use designations, building intensity, density, applicable goals, policies and programs, climate adaptation plans, and growth and conservation planning elements.

### 10.23 Program Thresholds: Implementation Grants 10

#### General completeness

Application materials are complete and are sufficient to assess the feasibility of the proposed grant activities and the application's compliance with the TCC Program and application requirements.

- Application documents are correctly labeled, stored in the proper file structure, and are easily accessible.
- □ Work plans adhere to the four-year Implementation Phase and contain sufficient detail.
- Budgets contain sufficient detail and are accompanied by all necessary supporting documentation.

### Applicant eligibility

- ☐ Lead Applicant is an eligible organization.
- Application contains at least two Co-Applicants.
- □ Co-Applicants are all eligible organizations.
- Lead Applicant or Co-Applicant is an appropriate public agency as described in <u>Section</u>
   3.1. The public agency has provided the necessary authorization for the application (Council resolution or Letter of Commitment).

### Capacity

- □ Lead Applicant has submitted financial capacity documentation as described in <u>Section 10.8</u>. Lead Applicant has basic financial infrastructure, systems, and cash flow to manage state funds, including supporting Co-Applicants through the reimbursement model or the optional advance pay model. The Lead Applicant has no unresolved audit findings in the last five years. If nonprofit, Lead Applicant has proper 501(c)(3) documentation.
- □ Lead Applicant has submitted management capacity documentation as described in Section 10.9.
- □ Co-Applicants have submitted management capacity documentation as described in Section 10.9.

#### Collaborative Governance Structure

- □ Signed Collaborative Governance Agreement worksheet for the Collaborative Governance Structure meets all requirements as described in Section 3.2.
- Applicants with a Project Area that overlaps multiple jurisdictions have submitted a
   Collaborative Governance Agreement worksheet that meets all requirements described in Section 3.2.

### Project Area eligibility

- Project is at most approximately five square miles (urban applicants) or ten square miles (rural applicants).
- □ Project Area meets all requirements.
- Applicant has submitted a Project Area Map in all required formats.

### Strategies and Projects

- Applicant has selected at least three Strategies and proposed at least three Projects.
- All projects must either directly reduce GHG emissions, or contribute directly to meaningful public health benefits.

### **Priority policies**

- Planning consistency: Applicant has submitted a letter signed by the local jurisdiction's Planning and Public Works Departments verifying that the TCC Implementation application is consistent with land use designations, building intensity, density, applicable goals, policies and programs, climate adaptation plans, and growth and conservation planning elements.
- ☐ High Speed Rail (HSR): For applicants with planned HSR stations located along "Silicon Valley to Central Valley Line," the applicant has submitted:
  - Map of existing and proposed:
    - Multi-modal connectivity to the HSR station area;
    - Affordable and mixed-income housing is connected and accessible to the High Speed Rail station area; and
  - A Community Engagement Plan that includes tasks on supporting station area design and implementation.
- Basic environmental infrastructure: Applicant has submitted documentation of existing access to basic environmental infrastructure (water supply and wastewater services) and long-term operations and maintenance plans, or a developed plan to obtain and maintain basic infrastructure.
- Regional connectivity: Applicant has submitted documentation of existing transit connectivity to regional service hubs and major job centers, or a letter verifying the TCC application will include affordable, clean transportation projects to provide connectivity.

### Section 11. Grant administration and program expectations

Summary of Section 11:

This section contains a brief description of the grant administration responsibilities and expectations for the TCC Program.

- Grant terms are two to six years, depending on grant type.
- Awarded applicants will go through a Post-Award Consultation Process before executing a grant agreement.
- Advance payment may be available in certain circumstances.
- Grantees must comply with reporting and monitoring requirements.
- Grantees must comply with other requirements including those related to Prevailing Wage, publicity, and audit and record retention.

For additional information, refer to the sample grant agreement in Appendix J.

### 11.1 Grant terms (P) (D)

Planning and Project Development grant terms are two years, with the option to extend an additional year on a case-by-case basis.

Implementation Grant terms are six years: up to one year for the Pre-Development Phase, a fouryear Implementation Phase, and a one-year Evaluation Phase, during which outcomes will be monitored and grant close-out activities will conclude.

### 11.2 Lead Grantee, Partners, and Subcontractors P D





The grant agreement will only be executed between SGC and the Lead Applicant. SGC will not enter into any contractual relationship with any Co-Applicants or subcontractors.

Once the grant has been awarded, the Lead Applicant will be referred to as the "Lead Grantee" and Co-Applicants will be referred to as "Partners." SGC strongly recommends the Lead Grantee enter into a contractual and legally-binding sub agreements with each Partner. These sub agreements, along with the Collaborative Governance Agreement, will help govern the relationship between the Partners and Lead Grantee.

### 

The TCC Program is administered by the Strategic Growth Council in partnership with the Department of Conservation. Grant agreements will be executed between the Lead Grantee and SGC, but Lead Grantees will work closely with the DOC during grant implementation.

### 11.4 Award-to-Agreement process P D D

Applicants selected for award will be required to participate in a Post-Award Consultation Process (PAC Process) prior to finalizing the grant agreement which outlines the grant terms. During the PAC Process, the State will assist the awardee to refine the grant agreement and all accompanying attachments to comply with administrative, statutory, and TCC Program requirements. Awardees will be required to meet with TCC staff and provide all required documentation related to Implementation Requirements, work plans, budgets, and other requested documentation during that time. Failure to complete the review and to sign the grant agreement may result in the award being rescinded. Appendix E details the process from receiving the award to having a fully executed grant agreement with detailed work plan and budget.

For Planning and Project Development Grants, the Lead Grantee and Partners will only go through the Post-Award Consultation Process and will not go through a Pre-Development Phase.

For Implementation Grants, the Lead Grantee and Partners will go through the Post-Award Consultation Process phase and the Pre-Development Phase. The Pre-Development phase will last up to one year. Please see <u>Section 6.7</u> for more information on these phases.

### 11.5 Disbursement and accounting of funds 19 10 10

### All grant types (1) (1)

- Grantees cannot request advance payment or reimbursement for any costs that were incurred or any work that was completed before the grant was executed.
- Tribes will not be required to sign a limited waiver of sovereign immunity to receive payments on a reimbursement basis from SGC through the TCC Program.

#### Advance payment

Through state legislation, SGC is authorized to provide certain Lead Grantees advance payments of TCC grant awards. As of September 2025, only Tribes and 501(c)(3) nonprofits are authorized by law to receive advance pay through TCC. SGC may administer advance payment to other organizations in the event that they become eligible. SGC may approve advance payments under this grant at its sole discretion. All requests for advance payments shall be submitted to SGC in writing (Advance Pay Request form to be provided), along with complete documentation of the Lead Grantee's eligibility for advance payments in accordance with Government Code section 11019.1 and 11019.3. Any material changes to the request form must be reported to SGC within

30 days. All advance payments and the amount of any advance payment is subject to SGC's policies and discretion and satisfactory submittal of information through the Advance Pay Request form. Any qualifying entity receiving advance payment will be required to demonstrate the ability to meet statutory requirements regulating the provision of advance payment.

All Native American Tribes eligible for TCC may be also eligible for advance pay. A limited waiver of sovereign immunity may be required to receive advance payment.

### Disbursement process

Disbursement of funds will occur in accordance with the terms outlined in the grant agreement and applicable state laws, including the California Prompt Payment Act. Lead Grantees must submit complete and accurate invoices or reimbursement requests, along with any required supporting documentation, to initiate payment. Upon receipt of a properly submitted and undisputed invoice, the State will process payment within 45 calendar days via check, in compliance with the Prompt Payment Act. Delays in payment may occur if invoices are incomplete, disputed, or submitted outside of agreed upon reporting schedules. Interest penalties may apply for late payments as specified under the Prompt Payment Act. Grantees are encouraged to maintain clear documentation and adhere to all reporting and invoicing requirements to ensure timely disbursement.

### Planning and Project Development Grants P



- Grantees may request reimbursement from SGC on a quarterly basis (every three months).
- SGC will retain the last 5% of the grant funds, to be paid once the State has determined that the grant terms have been fulfilled.

For reimbursement payments, Partners (Co-Applicants) must invoice the Lead Grantee (Lead Applicant) before the Lead Grantee submits an invoice to SGC. The Lead Grantee will be responsible for compiling all invoices, supporting documentation, and reporting materials for themselves and their Partners into a single package. Once SGC approves the package for payment, funds will be disbursed to the Lead Grantee. The Lead Grantee is responsible for disbursing payment to their Partners.

### Implementation Grants 1

- Grantees may request reimbursement from SGC on a bimonthly basis (every two months).
- SGC will retain the last 5% of each Project and Plan budget, to be paid once the State has determined that the grant terms have been fulfilled.

For reimbursement payments, Partners (Co-Applicants) must invoice the Lead Grantee (Lead Applicant) before the Lead Grantee submits an invoice to SGC. The Lead Grantee will be responsible for compiling all invoices, supporting documentation, and reporting materials for themselves and the Partners into a single package. Once SGC approves the package for payment, funds will be disbursed to the Lead Grantee. The Lead Grantee is responsible for disbursing payment to their Partners.

### 11.6 Reporting requirements 10 10 10

### Planning and Project Development Grants P

Grantees are responsible for the following reporting:

### **Progress Reports**

- Lead Grantees and Partners must submit a joint Quarterly Progress Reports with each invoice to track the work completed during the reporting period, including tracking of expended advance payment funds and interest earned, as applicable.
- Advance payment recipients will submit a Spending Plan prior to receipt and an Expenditure Report following the complete expenditure of an advance payment that includes a summary of work completed.
- Lead Grantees and Partners must submit a joint Final Report on the overall status of the grant including lessons learned, barriers, and success stories.

TCC staff will input information from these reports into two systems for collecting and reporting program and project data to meet bond requirements and other statutory requirements: the Agency Bonds Consolidated Reporting System (ABCRS), and the Resources Agency Project Tracking and Reporting (RAPTR) System.

### Implementation Grants 1

Grantees are responsible for four categories of reporting:

### **Progress Reports**

- Lead Grantees and Partners must submit a joint Bimonthly Progress Reports with each invoice and/or budget report to track the work and deliverables completed during the reporting period, including tracking of expended advance payment funds and interest earned, as applicable.
- Lead Grantees and Partners must submit a joint Annual Progress Reports to report on the overall status of the grant. They will include high-level questions not captured in the bimonthly updates.

#### **Budget Reports**

- Lead Grantees and Partners will report leverage funding expenditures annually and at the end of the grant term.
- Lead Grantees and Partners will report an inventory of purchased equipment annually and at the end of the grant term.
- Lead Grantees and Partners will revise detailed work plans and budgets, including tracking
  of expended advance payment funds, on a regular basis, typically alongside grant
  agreement modifications or amendments. These documents will contain more detail than
  the grant agreement and will be used as administrative tracking tools between the grantee
  and SGC.

 Advance pay recipients will submit a Spending Plan prior to receipt and an Expenditure Report following the complete expenditure of an advance payment that includes a summary of work completed.

#### Grant evaluation

• Lead Grantees and Partners must comply with the stages of grant evaluation, as described in Section 7.1 Grant Evaluation.

### Implementation Phase Reports

- Project/Plan Leads will submit Project Completion Reports as each individual Project and Plan completes all deliverables in its work plan.
- Lead Grantees and Partners will submit a joint Final Report at the end of the grant term.

TCC staff will input information from these reports into two systems for collecting and reporting program and project data to meet bond requirements and other statutory requirements: the Agency Bonds Consolidated Reporting System (ABCRS), and the Resources Agency Project Tracking and Reporting (RAPTR) System.

### 11.7 Check-ins and monitoring 19 10 10

TCC staff will monitor progress throughout the grant term through invoicing and reporting, evaluation, and regular check-ins with Lead Grantees (Lead Applicants) (twice a month for Implementation Grants and monthly for Project Development and Planning Grants). Throughout the grant term, Partners (Co-Applicants) should promptly elevate challenges, anticipated delays, or other issues that may affect the success of the grant to the Lead Grantee. Lead Grantees should promptly elevate these issues to TCC staff.

Each Partner will meet at least twice a year with TCC staff and the Lead Grantee to provide a detailed update on their progress. TCC staff and Partners may request additional meetings outside of this schedule.

The goal of these meetings is to proactively identify possible concerns and areas where Partners need additional support. During these meetings, Partners will discuss their progress, challenges, successes, and needs. TCC staff, the Lead Grantee, and the Partner will troubleshoot, make adjustments, find resolution, and take appropriate action.

### Performance P D 1

SGC has sole discretion to determine if the Lead Grantee is performing in accordance with the grant agreement. Non-performance issues can include but are not limited to: misuse of funding for ineligible expenses; failure to comply with Guidelines or requirements; inability to meet performance requirements or scheduled milestones; failure to complete or failure to make a good faith effort to complete the awarded TCC Project as a whole or any components; and/or failure to comply with the terms and conditions of the grant agreement.

SGC will notify the Lead Grantee, in writing, if non-performance is determined, and will
provide instructions and a timeline to rectify all cases of non-performance.

- The Lead Grantee must respond to a determination of non-performance within thirty (30) days either by; a) acting on corrective actions and notifying SGC of actions taken, or b) disputing SGC's findings in writing.
- SGC, without waiver of other rights or remedies, may require the Lead Grantee to reperform any actions defined in this Grant Agreement if determined to be not performed in accordance with the Grant Agreement. SGC may withhold any payments due to the Lead Grantee until the Lead Grantee brings the grant or any component of the grant back into full compliance. Costs and expenses for these actions shall be borne by the applicable Lead Grantee, Partner, or Subcontractor.
- SGC has the right to issue a Stop Work Order for any component of the grant and suspend
  payments to the Lead Grantee. If applicable, SGC reserves the right to issue a Stop Work
  Order if there is a breach in the leverage funding commitments that put components of the
  Project at risk of not being completed.
- Both SGC and the Lead Grantee have the right to terminate the Grant Agreement prior to
  the end of the grant term upon thirty (30) calendar days of written notice. The written notice
  shall specify the reason for early termination and may permit SGC or the Lead Grantee to
  rectify any deficiencies prior to the termination date.

### 11.8 Prevailing Wage requirements 10 10 10

TCC-funded projects may be subject to State Prevailing Wage Requirements, pursuant to Section 1700 of the California Labor Code. The California Labor Code requires payment of locally prevailing wages to workers and laborers on state government contracts in excess of \$1,000 for public works projects. A "public work" is the construction, alteration, demolition, installation, repair or maintenance work done under contract and paid for in whole or in part out of public funds. The definition applies to private contracts when certain conditions exist. The Lead Grantee can identify additional stipulations and exceptions under Cal. Labor Code § 1720 et seq.

The Lead Grantee must ensure the following on "public work" activities under this grant agreement:

- Prevailing wages are paid;
- The project budget and invoices for labor reflects prevailing wage requirements, or if exempt, provide the applicable exemption to SGC with the project budget; and
- The project complies with all other requirements of prevailing wage law, including but not limited to, keeping accurate payroll records, and complying with all working hour requirements and apprenticeship obligations.

The Lead Grantee shall ensure that its Partners and Subcontractors, if any, also comply with prevailing wage requirements. The Lead Grantee shall ensure that all agreements with its Partners and Subcontractors to perform work related to this Project contain the above terms regarding payment of prevailing wages on public works projects.

The Department of Industrial Relations (DIR) is the primary resource for consultation on the requirements of California prevailing wage law.

- The Lead Grantee can identify the rates for prevailing wage on the DIR website <sup>23</sup>. The Lead Grantee may contact DIR for a list of covered trades and the applicable prevailing wage.
- If the Lead Grantee is unsure whether the TCC Project or individual projects receiving this award is a "public work" as defined in the California Labor Code, it may wish to seek a timely determination from the DIR or an appropriate court.

If the Lead Grantee has questions about this contractual requirement, recordkeeping, apprenticeship, or other significant requirements of California prevailing wage law, it is recommended the Lead Grantee consult DIR and/or a qualified labor attorney.

### 11.9 Publicity requirements 10 10 10

TCC Grantees are encouraged to use SGC and the DOC names and/or logos for all publications, websites, signage, invitations, and other media-related and public-outreach products related to the TCC grant. Grantees are required to adhere to the Climate Bond publicity requirements detailed in the awarded grantee's Grant Agreement under the TCC Publicity Guidelines attachment.

### 11.10 Audit and record retention 10 10 10

All records, physical and electronic, must be adequately protected from loss, damage, or destruction for possible audit(s). The Lead Grantee agrees that the State or designated representative will have the right during normal business hours to review and to copy any records and supporting documentation pertaining to the performance of the grant agreement and interview any employees who might reasonably have information related to such records.

Further, the Lead Grantee agrees to include a similar right of the State to audit records and interview staff of any Partners and Subcontractors related to performance of the Grant Agreement.

- The Lead Grantee, Partners, and Subcontractors must maintain copies of project records four (4) years after all terms of the Grant Agreement are fulfilled, unless a longer period of records retention is stipulated.
- The State retains the right to conduct an audit each year during the grant term and up to four years after all terms under the grant agreement are fulfilled.
- The State may require recovery of payment from the Lead Grantee, issue a Stop Work
  Order or terminate the grant agreement, as warranted, based on an audit finding, or any
  other remedies available in law or equity.

The Lead Grantee agrees to include a similar right of the state to audit records and interview staff in any subcontract related to performance of this grant agreement.

<sup>&</sup>lt;sup>23</sup> California Department of Industrial Relations, July 2018.http://www.dir.ca.gov

### Section 12. Technical Assistance

Summary of Section: Technical assistance (TA) will be available to some applicants to support the following grant phases:

- Application
- Pre-Development Phase
- Implementation Phase
- Evaluation Phase

SGC will prioritize applicants from Tribal communities and disadvantaged unincorporated communities for technical assistance for all grant types.

### 12.1 Application Technical Assistance (2) (1)

To support the development of competitive applications, SGC will offer Application Technical Assistance from third-party technical assistance providers to eligible applicants for TCC Implementation, Project Development, and Planning Grants. **Receiving Application Technical Assistance does not guarantee that an applicant will be awarded a grant**.

SGC will prioritize applicants from *Tribal communities* and *disadvantaged unincorporated communities* for technical assistance for all grant types.

Unfortunately, third-party technical assistance is not currently available for all applicants. Application Technical Assistance services may be available for additional applicants on a case-by-case basis based on TA provider capacity. All applicants who are not eligible for Application Technical Assistance may submit questions regarding guidelines and application materials to program staff at tcc@sgc.ca.gov.

Application TA activities may include, but are not limited to:

- Direct application assistance, including review of responses and application coordination;
- Financial analysis and budget development;
- Identification of Project Area, integration of Projects, and cost estimates;
- Assessment of project feasibility; and
- Geographic Information System mapping assistance.

The information you provide to technical assistance providers and in your Pre-Proposal will not impact your application's competitiveness. Only your application score will influence project selection.

### 12.2 Pre-Development Phase Technical Assistance 10

During the Pre-Development Phase, SGC will provide technical assistance to Implementation Grant grantees through TCC staff and a third-party technical assistance provider (TA). The TA intends to support grantees as they work towards meeting all Implementation Requirements.

TA providers will provide technical support and guidance in the following areas:

- Setting up grant management systems and procedures
- Refining detailed work plans and budgets for all Projects and Plans
- Meeting all other Implementation Requirements (see <u>Section 9</u>)

### 

Awarded applicants will receive Implementation TA and other technical support from representatives of SGC, DOC, and other State entities throughout the implementation of their TCC application.

Depending on available funding, SGC may fund third-party technical assistance for Implementation Grantees and will prioritize Tribal grantees who receive Implementation Grants.

Additional support conducted by SGC may include but is not limited to:

- Assistance in attracting and leveraging additional financing;
- Assistance in implementing Projects and Transformative Plans; and
- Assistance strengthening organizational capacity to integrate implementation efforts.

### 12.4 Evaluation Technical Assistance Output Description:

Applicants awarded Implementation Grants are required to allocate 3% of the awarded grant funds towards the hiring of a pre-qualified, third-party Evaluation Partner to assist with grant evaluation throughout grant implementation. Please see <u>Section 7.1</u> for more information on grant evaluation.

Evaluation Partners will support grantees with tracking and documenting the TCC Project's progress and impact through the following:

- Development of a Site-Specific Evaluation Plan to assess the holistic impacts of the TCC project;
- Development of an Indicator Tracking Plan to assess the specific indicators for each TCC project;
- Development of reporting tools and a technical assistance plan to support Lead Grantee and Partners with gathering and reporting of data;
- Assistance with processing of data and delivering required annual reports to SGC;
- Participation in evaluation activities such as focus groups, surveys, and interviews;
- Annual case studies to communicate TCC stories with the public and external partners;
- Annual Process Evaluation Memos providing feedback on the TCC program design and implementation process;
- Annual presentation of findings; and
- Annual reports on TCC Projects.

Reporting is required during key stages of the grant cycle:

Annually during the Implementation Phase

• Final Report during Evaluation Phase

Staff will provide final guidance for the required deliverables and timeline for Round 6 after awards are made.

### Section 13. List of appendices

Appendix A – Terms and definitions	133
Appendix B – TCC-funded Projects by Strategy	142
Eligible application requirements	142
Strategy 1: Equitable Housing and Neighborhood Development	143
Strategy 2: Land Acquisition for Neighborhood Stabilization	149
Strategy 3: Transit Access and Mobility Strategy	153
Strategy 3.1: Active Transportation	154
Strategy 3.2: Transit and Rail Access	157
Strategy 3.3: Car Sharing and Mobility Enhancement	161
Strategy 4: Solar Installation, Energy Efficiency, and Appliance Electrification	163
Strategy 5: Water Efficiency and Resiliency	169
Strategy 6: Recycling, Composting, and Waste Reduction	173
Strategy 7: Urban Greening and Green Infrastructure	176
Strategy 8: Health Equity and Well-Being	179
Strategy 9: Indoor Air Quality	183
Strategy 10: Community Microgrids	186
Strategy 11: Brownfield Redevelopment	189
Strategy 12: Community Resilience Centers	194
Strategy 13: Other Climate Innovation	198
Appendix C – Additional Resources for Transformative Elements	200
Appendix D – Collaborative Governance Structure	212
Appendix E-1 – Post-Award Consultation Process and Policies – Planning and Project	
Development Grants 🕑 🛈	214
Appendix E-2 – Award-to-Agreement Process and Policies – Implementation Grants $oldsymbol{1}$	218
Appendix F – Prohousing policies	224
Appendix G – Air pollution reduction and mitigation	227
Appendix H – Basic infrastructure resources	230
Appendix I – Frequently Asked Questions	233
Annendix I – Sample grant agreement	236

### **Appendix A – Terms and definitions**

### Applicant(s)

Lead Applicants and Co-Applicants are collectively referred to as "applicants." See definitions for "Lead Applicant" and "Co-Applicant".

### **Application**

A submittal comprised of responses and supporting documents to apply for an Implementation, Project Development, or Planning Grant.

### **Application Requirement**

Application requirements are items that are due *by the application deadline*. This is different from Implementation Requirements, which are items that are not due by the application deadline but must be completed during the one-year Pre-Development Phase, and before the grant is implemented. See "Implementation Requirement."

#### **Awarded**

The Strategic Growth Council has voted to make an award to an applicant. After a grant agreement is executed, an Awardee becomes a Grantee.

#### **Basic Environmental Infrastructure**

Basic environmental infrastructure includes infrastructure supporting clean water supply systems; wastewater systems; waste disposal systems; and pollution control services. Implementation Grant applicants that need to meet program policy requirements for basic infrastructure access may allocate up to 10% of the total grant request to basic environmental infrastructure (25% for California Native American Tribes). Project Development Grant applicants can request grants to fund these in their entirety.

### California Air Resources Board (CARB)

The California Air Resources Board (CARB) was established by the California Legislature in 1967 to attain and maintain healthy air quality, conduct research into the causes of and solutions to air pollution, and implement measures to reduce air pollution caused by motor vehicles - the major cause of air pollution in the State. CARB provides funding guidance to state agencies that implement California Climate Investment programs, such as the TCC Program.

#### California Climate Investments (CCI)

Programs funded through the Greenhouse Gas Reduction Fund using auction proceeds from the Cap-and-Trade Program and administered by state agencies in transportation, energy, natural resources, and waste sectors. These programs fund projects that provide greenhouse gas reductions and other important co-benefits to California, including benefits to residents of disadvantaged communities, low-income communities, and low-income households.

#### **California Native American Tribe**

A Native American Tribe that is on the contact list maintained by the Native American Heritage Commission (NAHC) for the purposes of Chapter 905 of the Statutes of 2004 (Pub. Resources Code, § 21073).

### **California Strategic Growth Council (SGC)**

California Strategic Growth Council (SGC) administers the TCC Program. SGC was established by Senate Bill 732 (Steinberg, Statutes of 2007, Chapter 729), and is charged with four main tasks to encourage the development of sustainable communities. These tasks include the following:

- Identify and review activities and funding programs of member state agencies that may be
  coordinated to improve air and water quality, improve natural resource protection,
  increase the availability of affordable housing, improve transportation, meet the goals of
  the California Global Warming Solutions Act of 2006, encourage sustainable land use
  planning, and revitalize urban and community centers in a sustainable manner.
- Recommend policies and investment strategies and priorities to the Governor, the Legislature, and to appropriate state agencies to encourage the development of sustainable communities.
- Provide, fund, and distribute data and information to local governments, and regional agencies that will assist in planning and developing sustainable communities.
- Award and manage grants and loans to support the planning and development of sustainable communities.

### **Climate Adaptation**

Adaptation to climate change refers to adjustment in natural or human systems in response to actual or expected climatic stimuli or their effects, which moderates harm or exploits beneficial opportunities.<sup>24</sup>

#### Climate Resilience

Resilience as it relates to climate change is the capacity of any entity – an individual, a community, an organization, or a natural system – to prepare for disruptions, to recover from shocks and stresses, and to adapt and grow from a disruptive experience.<sup>25</sup>

#### Co-Applicant

An entity other than the Lead Applicant that enters into a partnership with other organizations for the purpose of applying for a TCC grant. Once awarded, referred to as a "Partner."

#### **Collaborative Governance Agreement**

A Collaborative Governance Agreement is an agreement between two or more parties that is not legally binding and outlines the responsibilities of each of the parties to the agreement. This is required of all members of the Collaborative Governance Structure. Applicants whose Project Area crosses municipal boundaries, federally recognized Tribal territory boundaries, or similarly relevant jurisdictional boundaries must include additional requirements in the Collaborative Governance Agreement.

Page 134

<sup>&</sup>lt;sup>24</sup> Glossary of Climate Change Terms. Office of Air and Radiation/Office of Atmospheric Programs/Climate Change Division. September 9, 2013

<sup>&</sup>lt;sup>25</sup> Rodin, Judith. 2014. The Resilience Dividend: Being Strong in a World Where Things Go Wrong. Philadelphia: Perseus Books Group

### **Community-based Organization (CBO)**

A public or private nonprofit organization of demonstrated effectiveness that is representative of a community or significant segments of a community and provides educational or related services to individuals in the community.<sup>26</sup>

### **Community Service Facility**

A community service facility is defined as a physical location designed to serve residents of the Project Area for cultural or community activities or for the provision of community services.

Examples of community service facilities include but are not limited to the following facilities: Multifamily Housing, Senior Housing, Community Centers, Resource Centers, Community Food Access Centers, Cooling or Heating Centers, Medical/Health Centers, Fire Stations, Food Banks, Libraries, Community Colleges.

Examples of Non-Qualifying Facilities: Airports, Industrial Uses, Commercial Uses

### **Community Engagement**

The process of working collaboratively with and through groups of people affiliated by geographic proximity, special interest, or similar situations to address issues affecting the well-being of those people.<sup>27</sup>

### **Corporate entity**

A corporate entity is a business or organization recognized by law as having a separate legal existence from its owners or members. This means it can enter into contracts, own property, sue or be sued, and conduct business in its own name. Essentially, it's a legal "person" created by law, distinct from the individuals who own or run it.

#### **Direct Costs**

Costs directly tied to the implementation of the TCC grant, including, but not limited to: personnel costs, subcontracts, equipment costs, travel expenses, etc.

#### **Disadvantaged Communities**

Designation of census tracts and physical locations used to identify the areas most affected by pollution and the people most vulnerable to its effects, based on geographic, socioeconomic, public health, and environmental hazards criteria. The California Environmental Protection Agency (CalEPA) historically bases designations on analyses conducted by the California Communities Environmental Health Screening Tool (CalEnviroScreen) but can also exercise discretion in developing other criteria and methods.

#### **Disadvantaged Unincorporated Community/Area**

An unincorporated area that meets one or more of the criteria in these Guidelines as "disadvantaged." Criteria may include pollution burden, socioeconomic burden, and population and land use density factors used to define the bounds of a community.

<sup>&</sup>lt;sup>26</sup> U.S.C. § 9101(6).

<sup>&</sup>lt;sup>27</sup> U.S. Department of Health and Human Services, June 2011. Principles of Community Engagement.

### Displacement

Residential displacement is considered to be occurring when households are forced to move from, or are prevented from moving into, a Project Area which was previously accessible to them due to conditions that:

- Are beyond the reasonable ability of households to control or prevent (e.g., rent increases);
- Occur despite households having met all previously imposed conditions of occupancy;
   and
- Make continued occupancy by households impossible, hazardous, or unaffordable.

Displacement can result from gentrification when neighborhoods become financially out of reach for people or can occur at earlier stages through disinvestment, increasing vacancies and facilitating demographic turnover.<sup>28</sup>

Displacement manifests itself in many forms, from physical (i.e., evictions or service disruption) to economic (i.e., very high and/or frequent rent increases and sharp increases in housing costs relative to comparable neighborhoods).

### **Enforceable Funding Commitments**

A funding requirement for affordable housing project. Please see <u>Appendix B, Strategy 1</u> and the AHSC Round 9 Guidelines for more information.

### Governor's Office of Land Use and Climate Innovation (LCI)

The State's comprehensive planning agency charged to accelerate innovation and implementation of various intersectional initiatives that support a California For All.

### **Grant Agreement**

Arrangement between the State and grantee specifying the payment of funds to be used for grants by the State for the performance of specific TCC Program Objectives within a specific grant term by the grantee.

### **Greenhouse Gases (GHG)**

Any gas that absorbs infrared radiation in the atmosphere. Greenhouse gases include, but are not limited to, water vapor, carbon dioxide (CO2), methane (CH4), nitrous oxide (N2O), hydrochlorofluorocarbons (HCFCs), ozone (O3), hydrofluorocarbons (HFCs), perfluorocarbons (PFCs), and sulfur hexafluoride (SF6).

#### **Greenhouse Gas Reduction Fund (GGRF)**

Fund established via SB 1018 to receive the State's portion of proceeds from the quarterly Capand-Trade auctions.

### **High Road Jobs/Trainings/Partnerships**

"High road" is a term used to reflect California's vision for workforce development that is grounded in economic equity, job quality, and climate resilience principles. The high road

Page 136

<sup>&</sup>lt;sup>28</sup> Adapted from Grier and Grier (1978) and Marcuse (1986) and included in the Urban Displacement Project found at urbandisplacement.org.

framework is an initiative of the California Workforce Development Board: <a href="https://cwdb.ca.gulaov/initiatives/">https://cwdb.ca.gulaov/initiatives/</a>.

### **High Quality Jobs**

Job quality varies across industry, occupation, and region. Indicators of high-quality jobs include: decent wages (family-sustaining jobs with prevailing wage or entry-level work with clearly defined routes to advancement into higher-wage jobs), benefits (like paid sick leave and vacation), adequate hours and predictable schedules, access to training, occupational health and safety, worker representation or right to organize, and no employer or subcontractor record of wage theft or other violations of labor law.

### **Implementation Grant**

Funding for neighborhood-level development and infrastructure applications, which include multiple, coordinated greenhouse gas emissions reduction projects that provide local economic, environmental, and health benefits.

### Implementation Requirement

Implementation requirements are items that are *not* due by the application deadline but must be completed during the one-year Pre-Development Phase, and before the grant is implemented. This is different from an Application Requirement, which are items due by the application deadline. See "Application Requirement."

#### **Indicators**

Quantitative measures, including project-related metrics that show changes in conditions over a period of time.

#### **Indirect Costs**

Expenses of doing business that are of a general nature. These costs are not directly tied to the grant but are necessary for the general operation of the organization. Examples of indirect costs may include but are not limited to: personnel costs associated with administrative, supervisory, legal, and executive staff; personnel costs associated with support units, including clerical support, housekeeping, etc.; operating expenses and equipment costs not included as part of direct project costs (functions such as accounting, budgeting, audits, business services, information technology, janitorial, rent, utilities, supplies, etc.); and tuition/fee remission for qualifying personnel to the extent that such costs are provided for by University policy. This definition supersedes any definition of indirect costs provided by other California Climate Investment programs.

### **In-Kind Goods and Services**

Non-cash donations from governmental or private sources, and includes volunteer labor, materials, and services.

#### **Lead Applicant**

An entity that enters a partnership with other organizations for the purpose of applying for a TCC grant and has been designated as the lead organization for the partnership.

#### **Lead Grantee**

Designated Lead Applicant that has an agreement for grant funding with the State.

#### **Letters of Commitment**

A Letter of Commitment identifies proposed responsibilities for an organization or body and commits the organization or body to executing those responsibilities if awarded.

### **Letters of Support**

A Letter of Support is a letter from any organization that will be involved in or impacted by the proposed grant activities. This letter states that the entity is aware and supportive of the application and would like to see the project funded.

### **Nonprofit Organizations**

Any nonprofit corporation qualified to do business in California, and qualified pursuant to subdivision (c)(3) under Section 501 of the Internal Revenue Code.

### Participatory Budgeting (PB)

Participatory Budgeting (PB) is a democratic approach to public spending that meaningfully and deeply engages people in government and the community. During PB, community members democratically decide how to spend part of a public budget, enabling them to make the fiscal decisions that affect their lives and the health of their communities. In the process, the community identifies priority needs and develops a range of alternatives to address those needs. PB is especially appropriate in low-income communities and communities of color that have been traditionally disenfranchised from decision making processes.

#### **Partner**

Entities other than the Lead Grantee that enter into a partnership with the grantee and other organizations for the purpose of implementing TCC grant activities. Referred to as "Co-Applicants" during the application stage.

#### **Planning Grant**

Funding for planning activities that implement local and regional land use plans and foster the development of sustainable communities.

### **Post-Award Consultation Process (PAC Process)**

Prior to execution of the grant agreement, the period during which terms and conditions of the grant agreement are determined and finalized.

### Private shareholder corporation

A business entity organized in corporate structure as defined by California Corporate Code Section 100-2319, where the ownership, represented by shares of stock, is sold, in the form of stock, to raise funds or capital and the agents and officers of the corporation have a fiduciary duty to maximize profits for the shareholders.

### **Program Objectives**

Program Objectives are statements that describe the desired outcomes of the program. The TCC Program includes the following Program Objectives: greenhouse gas reduction, public and environmental benefits, and economic opportunity and shared prosperity.

### **Project Area**

Refers to the boundary for Planning, Project Development, and Implementation Grants.

### **Project Development Grant**

Funding for pre-development and basic infrastructure activities that support communities to meet their climate and community resilience goals; grants support activities that prepare communities for future resilience funding.

#### **Projects**

An attribute that defines the purpose of a Project as reflected in an application or scope of work. Projects proposed must include one or more TCC fundable activities. See <a href="Appendix B">Appendix B</a> for TCC fundable activities.

### Project/Plan Lead

The Lead Applicant or Co-Applicant responsible for leading the implementation of a specific Project or Plan.

### **Public Agency**

A local or regional agency, such as a county, city, city and county, municipal corporation, district, metropolitan planning organization, joint powers authority, regional transportation planning agency, council of government, school district, political subdivision, duly constituted governing body of an Indian reservation or rancheria, Tribally designated housing entity, or any board, commission or agency thereof, other local public agency, or entities that are legislative bodies of a local agency pursuant to Section 54952 of the California Government Code.

#### **Rural Area**

Any non-metropolitan area or area not designated as urban by the U.S. Census Bureau that typically has low population density, limited access to healthcare facilities, economic opportunities, healthy foods, or mobility options, and greater instances of food insecurity.

For the Equitable Housing and Neighborhood Development and Community Resilience Centers strategies, "rural area" is as defined by the CA <u>Health & Safety Code § 50199.21</u>, which includes areas that satisfy any of the following criteria:

- (1) The area is eligible for financing under a multifamily housing program pursuant to Section 3560.1(a)(a) of Title 7 of the Code of Federal Regulations as it read on January 1, 2023, or successor program, of the United States Department of Agriculture Rural Development.
- (2) The area is located in a nonmetropolitan area as defined in Section 50090.
- (3) The area is any of the following:
- (A) an incorporated city having a population of 40,000 or fewer as identified in the most recent Report E-1 published by the Demographic Research Unit of the Department of Finance, provided that the area is not located within a census block designated as an urban area by the United States Census Bureau in the most recent decennial census.
- (B) An unincorporated area that adjoins a city having a population of 40,000 or fewer, provided that the adjoining unincorporated area is not located within a census block designated as an urban area by the United States Census Bureau in the most recent decennial census.
- (C) An unincorporated area that does not adjoin a city and is not located within a census block designated as an urban area by the United States Census Bureau in the most recent decennial

census. (b) The department shall assist in determinations of eligibility pursuant to paragraph (3) of subdivision (a) upon request. With respect to areas eligible under paragraphs (2) and (3) of subdivision (a), the committee may rely upon the recommendations made by the department. Any inconsistencies between areas eligible under subdivision (a) shall be resolved in favor of considering the area a rural area. Eligible and ineligible areas need not be established by regulation."

#### **Small Business**

In order for a small business to be eligible for certification, the small business must meet the following requirements: be independently owned and operated; not be dominant in its field of operations; have its principal office located in California; have the owners (or officers, if a corporation) domiciled in California; and including affiliates, be either:

- A business with 100 or fewer employees; with average annual gross receipts of \$15 million or less, over the last three tax years;
- A manufacturer\* with 100 or fewer employees; or
- A microbusiness A small business will automatically be designated as a microbusiness if gross annual receipts are less than \$3,500,000, or the small business is a manufacturer with 25 or fewer employees

\*For Small Business Certification purposes, a manufacturer is a business that is both of the following: primarily engaged in the chemical or mechanical transformation of raw materials or processed substances into new products, and classified between Codes 31 to 339999, inclusive, of the North American Industrial Classification System (NAICS) Manual, published by the United States Census Bureau, 2007 edition.

#### State

Refers to the California Air Resources Board, the Strategic Growth Council, the Department of Conservation, and any other state agency, and/or their representatives.

#### **Strategies**

A plan of action or policy intended to achieve a particular outcome. Applicants must propose one or more Projects for each selected Strategy.

### **Technical Assistance (TA)**

Aid and support provided to applicants and awarded Lead Grantees and Partners to facilitate the development and implementation of TCC applications.

#### **Transformative Elements**

Additional elements required for Implementation Grants to be considered for TCC funding. Transformative Elements include: community engagement, displacement avoidance, workforce development and economic opportunities, grant evaluation, climate adaptation and resilience, and leverage funding.

### **Tribally Led/Owned Nonprofit**

A 501(c)(3) nonprofit organization, with a majority of board members belonging to a specific California Native American Tribe, that exists as an arm of that Tribal nation to represent and

pursue the interests of the Tribe. The Tribally led/owned nonprofit will need to receive formal endorsement from the Tribal government to apply and receive the grant if awarded.

### **Tribal-serving Nonprofit**

A 501(c)(3) nonprofit organization where most of the board members are Tribal individuals and the mission of the organization is to serve Tribal communities.

#### **Urban Area**

A densely developed and settled area with residential, commercial, and non-residential urban land uses.

### Very Low- and Low- Income Households

Households earning less than 80 percent (80%) of Area Median Income (AMI). The U.S. Department of Housing and Urban Development (HUD) sets income limits that determine eligibility for assisted housing programs. Income limits can be accessed at: <a href="https://www.huduser.gov/portal/datasets/il.html">https://www.huduser.gov/portal/datasets/il.html</a>.

#### **Vision Statement**

A statement developed by applicants that articulates how all of the Projects proposed in the overall TCC application will be coordinated and integrated to achieve all three of the TCC Program Objectives

### **Vulnerable Communities/ Populations**

Vulnerable communities or vulnerable populations are a subgroup population within a region or community that faces a disproportionally heightened risk or increased sensitivity to the impacts of climate change and that lacks adequate resources to cope with, adapt to, or recover from such impacts. Vulnerable populations often also face environmental, public health and economic burdens. Such people include but are not limited to: women; racial or ethnic groups; low-income individuals and families; individuals who are incarcerated or have been incarcerated; individuals with disabilities; individuals with mental health conditions; children; youth and young adults; seniors; immigrants and refugees; individuals who are limited English proficient (LEP); and Lesbian, Gay, Bisexual, Transgender, Queer, and Questioning (LGBTQQ) communities; or combinations of these populations. (CA Health and Safety Code Section 131019.5)

# **Appendix B – TCC-funded Projects by Strategy**

This appendix is only applicable to Implementation Grants. Planning and Project Development Grants do not require TCC Strategies and Projects.

Summary: The first section of Appendix B describes the Implementation Grant application and implementation strategy requirements applicable to all projects. The remainder of Appendix B outlines the eligible project types and activities, eligible costs, and additional requirements for each Strategy.

### Eligible application requirements

Applicants must select a combination of at least three Projects from at least three Strategies. At least one Project must directly reduce greenhouse gas emissions, and all projects must directly reduce greenhouse gas emissions or contribute directly to meaningful public health benefits.

Applicants can propose projects that combine fundable elements from multiple strategies. Such projects will be referred to as multi-strategy Projects and must demonstrate substantive use of multiple distinct Strategies within a clearly defined site. Multi-strategy Projects will have one Project/Plan Lead, with the option to add other organizations as Partners.

All projects must meet the Application and Implementation Requirements outlined in Section 10 to demonstrate the project can be feasibly implemented during the grant term. Application and Implementation requirements include California Environmental Quality Act (CEQA) documentation, site control, permits, project maps and designs, project schedules, operations and maintenance plans, and other Strategy-specific requirements.

Application and Implementation Requirements must be completed prior to beginning project implementation. Projects will be carefully vetted during the application review to ensure the feasibility of each project. Additional documents may be requested of applicants in advance of the Round 6 awards.

# Strategy 1: Equitable Housing and Neighborhood Development

TCC will fund the development of affordable housing and related transit infrastructure and programs, according to the Affordable Housing and Sustainable Communities Program (AHSC) requirements. Below are the general requirements, eligible project types and fundable activities, applicant requirements, eligible project costs, application and implementation requirements, and Strategy-specific requirements for Strategy 1.

### **General Requirements**

If an application includes a project under this Strategy, the project must conform to the required thresholds of the Affordable Housing and Sustainable Communities Program as outlined in the AHSC Round 9 Guidelines (<a href="https://sgc.ca.gov/grant-programs/ahsc/">https://sgc.ca.gov/grant-programs/ahsc/</a>). A summary of AHSC guidelines is included below. The AHSC Round 9 Guidelines document contains further detail and will be the authority in the event of any discrepancies in threshold requirements. Applicants must meet minimum AHSC thresholds requirements to have an eligible project. TCC funded AHSC projects are funded by a grant, not a loan.

However, please note: Although the TCC Program will use AHSC's threshold requirements, TCC will not use the AHSC point scoring system to determine project eligibility or competitiveness. TCC will review and score housing projects according to the application review and scoring process set forth by the TCC Round 6 Guidelines (Section 9.7). Housing projects proposed under a TCC application will be evaluated according to their alignment with the TCC Program and Objectives. In addition, TCC does not have a cap on the housing project award amount for this strategy, and applicants may decide how to propose a TCC housing project within the context of their community and larger TCC application.

TCC projects under the Equitable Housing and Neighborhood Development strategy must conform to one of the following eligible housing Project Area types:

- Transit Oriented Development Project Area
  - Must be served by High Quality Transit
- Integrated Connectivity Project Area
  - Must not be served by High Quality Transit
- Rural Innovation Project Areas
  - Must not be served by High Quality Transit
  - Must be located within a Rural Area

Proposed Affordable Housing projects should at a minimum include one of the following vehicle miles traveled (VMT)-reducing components to fulfill AHSC's threshold of reducing GHG emissions through fewer VMT:

- New or expanded transit service (bus, train, ferry, shuttle, or vanpool)
- Increased transit ridership

- New pedestrian walkways, infrastructure, or streetscape improvements that improve the safety of pedestrians, cyclists, or transit riders, but do not increase capacity for private vehicles
- New, expanded, or enhanced bikeways (Class I, II, or IV)
- New or expanded bike or zero-emission vehicle (ZEV) share
- Pedestrian and bicycle safety, school crossing guard training, or related education programs

Proposed transit and active transportation capital projects under the Equitable Housing and Neighborhood Development Strategy are required to be accessible to residents of the proposed housing development and be connected to other proposed or existing transit or active transportation systems. This transportation project should be included in the Equitable Housing and Neighborhood Development Strategy. If it meets the requirements of TCC Strategy 3 it can also count towards the requirement to have Projects from three different Strategies.

### **Applicant requirements**

Lead or Co-Applicant must include one of the following:

- City or county
- Public housing authority
- Redevelopment successor agency
- Transit agency or transit operator
- Regional transportation planning agency
- Local transportation commission
- Congestion management agency
- Joint powers authority
- University and Community College District
- School district
- Facilities district
- Developer
- Program operator
- Tribal entity (Tribe or a Tribally designated housing entity): 29

Applicants must demonstrate experience by providing evidence of at least two completed projects that are similar in scope and size to each proposed AHSC capital project, where the applicant was the developer in the past 10 years. If an applicant relies upon the experience of its Principal to

<sup>&</sup>lt;sup>29</sup> For AHSC projects an Indian Tribe as defined under USC Section 4103(13)(B) of Title 25; or a Tribally Designated Housing Entity under 25 USC 4103(22), or listed in the Bureau of Indian Affairs Office of Federal Acknowledgement Petitioner List, pursuant to CFR Section 83.1 or Title 25; or Indian Tribe located in California that is on the contact list maintained by the Native American Heritage Commission for the purpose of consultation pursuant to GC Section 65352.3. Eligible Tribal projects are outlined in the AHSC Guidelines, Appendix B. Tribal Eligibility.

meet the Applicant experience requirements, documentation of the Principal's experience is required as set forth in the application, in addition to the recent project evidence.

## **Application Requirements**

Proposed projects must meet Application Requirements according to the AHSC Guidelines at the time of TCC application.

#### Environmental review

At the time of application, completion of all necessary environmental compliance (including the California Environmental Quality Act and if applicable, the National Environmental Policy Act) and project approvals related to the Equitable Housing and Neighborhood Development project are required. All applicable time periods for filing appeals or lawsuits must have lapsed within 30 days of the application due date with lawsuits or appeals filed. However, non-housing components of a project are not required to certify completion and demonstration of approval of environmental clearances (NEPA or CEQA) until prior to the initial disbursement of grant funds. Applicants are not required to complete any necessary environmental clearances prompted exclusively by rental and/or operating subsidies prior to the application due date.

#### Site control

Applicants must demonstrate site control prior to submitting an application. The eligible applicant serving as the developer of a particular component of the project must demonstrate and maintain site control through the award date.

Site control may be demonstrated with one of the following documents:

- Fee title
- A leasehold interest on the property with provisions that enable the lessee to make improvements on and encumber the property provided that the terms and conditions of any proposed lease shall permit, prior to grant funding, compliance with all AHSC Program requirements. Where site control will be satisfied by a long-term ground lease, HCD will require the execution and recordation of HCD's form lease rider, which shall be entered into by and among the ground lessor, the ground lessee, HCD, and any other applicable parties. In all cases, the lease rider shall be recorded against the fee interest in the project property
- An enforceable option to purchase or lease, which shall extend through the anticipated date of the Program award as specified in the NOFA
- An executed disposition and development agreement, right of way, or irrevocable offer of dedication to a Public Agency
- An executed encroachment permit for construction of improvements or facilities within the public right of way or on public land
- An executed agreement with a public agency that gives the applicant exclusive rights to negotiate with the agency for the acquisition of the site; provided that the major terms of the acquisition have been agreed to by all parties
- A land sales contract or enforceable agreement for acquisition of the property

- Other forms of site control that give the State equivalent to any of the above-listed indicators of site-control demonstrating assurance that the applicant or developer will be able to complete the Project and all housing designated in the application in a timely manner and in accordance with all the requirements of the Program. For capital projects where site control is in the name of another entity, the applicant shall provide documentation, in form and substance reasonably satisfactory to the California Department of Housing and Community Development (HCD), (e.g., a purchase and sale agreement, an option, a leasehold interest/option, a disposition and development agreement, an exclusive right to negotiate with a public agency for the acquisition of the site), which clearly demonstrates that the applicant has some form of right to acquire or lease the project property.
- For capital projects developed in Indian Country, the following exceptions apply:
  - Where site control is a ground lease, the lease agreement between the Tribal entity and the project owner is for a period not less than 50 years; and
  - An attorney's opinion regarding chain of title and current title status is acceptable in lieu of a title report

### **Enforceable Funding Commitments**

Enforceable Funding Commitments are defined as a letter or other document evidencing, to the satisfaction of the AHSC Program and the California Department of Housing and Community Development, a commitment of funds or a reservation of funds by a project funding source for construction or permanent financing, including, but not limited to, the following:

- Private financing from a lender other than a mortgage broker, the applicant, or an entity
  with an identity of interest with the applicant, unless the applicant is a lending institution
  actively and regularly engaged in residential lending
- Deferred-payment financing, residual receipts payment financing, grants, and subsidies from public agencies
- Funds awarded by another Department program. Proof of award must be issued prior to final rating and ranking of the Program application
- Funds conditionally reserved under the following programs shall be accepted as funding commitments: the U.S. Department of Housing and Urban Development's (HUD)
   Supportive Housing Program (SHP), HOME Investment Partnerships Program (HOME),
   Community Development Block Grant Program (CDBG), and the California Department of Mental Health's Mental Health Services Act (MHSA) Program
- A land donation in fee for no other consideration that is supported by an appraisal or purchase/sale agreement ("Land Donation") or a local fee waiver (see AHSC Program website), resulting in quantifiable cost savings for the Project where those fees are not otherwise required by federal or state law ("Local Fee Waiver") shall be considered a funding commitment. The value of the Land Donation will be the greater of either the original purchase price or the current appraised value as supported by an independent third-party appraisal prepared by a Member Appraisal-Institute-qualified appraiser within one year of the application due date. A funding commitment in the form of a local fee waiver must be supported by written documentation from the local Public Agency. A below

- market lease that meets the requirements of UMR section 8316 would be considered a land donation (\$1 per year).
- Owner equity contributions or developer funds. Such contributions or funds shall not be subsequently substituted with a different funding source or forgone if committed in the application, except that a substitution may be made for up to 50 percent of deferred developer fee. HCD may require the applicant to evidence the availability of the proposed amount of owner equity or developer funds.
- For homeownership Affordable Housing Developments only: construction loans which will be repaid with revenue from the sale of homes to low- or moderate-income homebuyers, funds for transportation projects which are programmed for allocation and expenditure in the applicable capital improvement plan consistent with the terms and timeframes of the grant agreement.

#### Financial feasibility

- Market study
- Project pro-forma
- Multi-year pro-forma
- Sources and uses statement
- Operating budget

#### Other required documentation

- Consistency with State Relocation Assistance Law
- All necessary discretionary land use approvals, excluding design review, have been granted
- Consistency with State and Federal Fair Housing requirements including duties to affirmatively further fair housing
- Integration of climate adaptation measures
- Supports the implementation of the applicable Sustainable Community Strategy (SCS), as confirmed by the Metropolitan Planning Organization (MPO), or equivalent sustainable planning document in non-MPO regions, demonstrating a per capita reduction in VMT and GHG
- Proposed project must be consistent with state planning priorities
- Applicant and/or project may not be party to or subject of a lawsuit
- Consistency with local public works department, or other responsible local agency requirements
- Estimated project milestone schedule
- Demonstration that Project construction has not yet commenced
- Housing Element that is in substantial compliance by the date of award recommendation, as demonstrated by a letter from HCD

## **Special requirements**

Other requirements include, but are not limited to the following:

- All proposed Affordable Housing Developments located in a jurisdiction that has farebased transit must provide at least one (1) transit pass or card to each Restricted Unit for at least 3 years. If the transit agency does not provide passes with unlimited rides, the card or pass should have a minimum value of 40 average commute length rides a month as determined by the transit agency. These passes or cards may be paid for with TCC funding
- Demonstrate housing will be smoke free by providing a smoke free housing lease addendum
- Incorporate more than one TCC Urban Greening element with dedicated maintenance for at least two years, and must propose at least \$200,000 in reasonable direct Urban Greening costs
- Include adequate lighting in accordance with local, state, or federal design standards and requirements for all publicly accessible components
- Must be served by qualifying transit, as outlined in AHSC's program guidelines
- Must not result in a net loss or conversion of agricultural or other working lands, or natural resource lands for other uses
- If project is in a State Groundwater Management Act (SGMA) critically overdrafted area (medium or high priority groundwater basin), applicant must verify water availability, confirm project's alignment with the local Groundwater Sustainability Agency (GSA) and evaluate new water hookup prohibitions or requirements
- Must meet the underwriting standards in HCD Uniform Multifamily Regulations and Multifamily Housing Program Guidelines
- Must not result in a net loss of affordable housing units and sustainable transportation infrastructure or transportation related amenities
- Demonstrate costs are infeasible without TCC Program funds, and other committed funds are not being supplanted by TCC Program funds
- Outreach and education on reducing potential health impacts of air pollution must be provided to residents of Affordable Housing Developments.

# Strategy 2: Land Acquisition for Neighborhood Stabilization

TCC will fund land acquisition for affordable housing and other community service facilities (defined in Appendix A). Below are the general requirements, eligible project types and fundable activities, applicant requirements, application and implementation requirements, and project specific requirements for Strategy 2.

## **General requirements**

The total amount requested for land and property acquisition may not exceed ten percent (10%) of total awarded TCC funds. Acquired land for housing shall be deed or covenant restricted for developing affordable housing/mixed-use affordable housing, and community service facilities must provide a letter of commitment establishing the proposed community service facility land use. Applicants are required to purchase or lease the land and ensure development of the land during the grant term, otherwise the State will need to be reimbursed for the investment.

See <u>Section 8.1</u> for more information on land acquisition requirements.

## Eligible project activities

#### Project type: Land acquisition

Eligible activities include but are not limited to:

- Land and property cost
- Fees
  - Legal fees associated with land acquisition
  - Escrow fees and transfer taxes
  - Other fees associated with land acquisition
- Land lease rent prepayment (rent paid in advance for the year or years of the lease agreement)
- Financing costs, including:
  - Predevelopment interest/holding cost (interest accumulated from a loan for land acquisition costs)
    - Other costs may include insurance, security, property management
  - Bank loan fees
- Costs associated with obtaining a ground lease, deed of trust, deed restriction, or covenant
- Site clearance and environmental remediation
- Environmental impact reports and assessments

#### **Project type: Community Land Trusts**

Eligible activities include but are not limited to:

- Development of administrative infrastructure for Community Land Trusts (CLT) (e.g., capacity, leadership, and partnership development within the first two years of the grant)
- Rehabilitation, construction, and permanent financing assistance (if sufficient funds have been secured for proposed site acquisition)
- Costs associated with CLT conversion to resident ownership
- Equity and wealth building programs for residents

#### Project type: Outreach and implementation

TCC activities include but are not limited to:

- Community engagement for project planning post-land acquisition
- Land holding costs
- Direct costs of the land acquisition and stewardship program, including staff and benefits

## Eligible project costs

Eligible costs include, but are not limited to:

- Land acquisition that will result in affordable housing or a community service facility on the acquired land
- Fees
  - Legal fees associated with land acquisition
  - Escrow fees and transfer taxes
  - o Building permit fees
  - Impact fees
  - Other fees associated with land acquisition
  - Environmental impact reports and assessments
- Financing costs, including:
  - Predevelopment interest/holding cost (interest accumulated from a loan for development costs)
  - Loan fees
  - Rehab, construction costs, and permanent financing assistance (if sufficient funds have been secured for site acquisition)
- Costs associated with obtaining a ground lease, deed of trust, deed restriction or covenant
- Outreach and implementation
- Community Land Trust administrative capacity building

## **Applicant requirements**

Lead or Co-Applicant must include one of the following:

- Cooperative housing agencies or corporations
- Limited partnerships or limited liability companies where all the general partners are eligible
- California Native American Tribes
- Joint Powers Authorities

- Public Housing Authorities
- Redevelopment Successor Agencies
- Community Land Trust with demonstrated record (incorporated with the State and in good standing)
- Local public agency
- Nonprofit organization
- School Districts
- Community College Districts

## **Application Requirements**

The following are required at the time of application:

- CEQA determination including statute of limitations timeline
- Site Control
- Permits identified
- Draft scope of work and budget
- Preliminary Scoping Plan for purchasing potential properties within the Project Area that includes the affordability mix and targeted population. Preliminary Scoping Plan should include a community engagement plan for development on the acquired land, justify the requested funds through a pro forma (project financing model) or similar document, and demonstrate that all development phases on the requested land can be completed within the grant term. Community Land Trust projects must also include a feasibility study that assesses all development phases including the plan to build administrative capacity, an evaluation of the proposed site use, and project development and stewardship plan.

Phases of Development include:

- Phase 1: Feasibility
- Phase 2: Land Acquisition (if applicable)
- o Phase 3: Rehab, Construction, and Permanent Financing (as applicable)
- Phase 4: Conversion to Resident Ownership, Rental Housing, or Community Service Facility
- Phase 5: Long-Term Stewardship

## **Implementation Requirements**

The following are required at the time of implementation:

- Final scope of work and budget
- Final Scoping Plan with completed community engagement and the development plan with schematic design and pro forma (project financing model) for the requested land acquisition.
- Permits obtained (or notice of exemption)
- Operations and maintenance plan
- Evidence of land value for requested land acquisition, such as an appraisal
- The land zoned should be consistent for proposed use, e.g., restricted for multi-family housing, mixed-use housing, and/or the proposed community service facility land use

- Plan for acquiring deed restrictions for developing very low, low, and/or moderate-income affordable housing
- Letter of commitment that demonstrates a commitment to establish a land use restriction
  for the proposed community service facility following the predevelopment phase is
  required at application. A recorded instrument (e.g., a deed of trust) should be submitted
  to SGC as a deliverable following the predevelopment phase. Projects that opt to protect
  the community-serving use element through a deed restriction that reverts the real
  property interest to a participating local government in the case of discontinued operation
  will be prioritized.
- Letter of commitment from the seller is required at application
- Letter of support for acquisition of the property for affordable housing or community service facility purposes from the appropriate local government entity, if the Co-Applicant is not the relevant local government entity.
- If project is in a State Groundwater Management Act (SGMA) critically overdrafted area (medium or high priority groundwater basin), applicant must verify water availability, confirm projects alignment with the local Groundwater Sustainability Agency (GSA) and evaluate new water hookup prohibitions or requirements.

# **Strategy 3: Transit Access and Mobility Strategy**

TCC will fund three categories of projects under Strategy 3: active transportation, transit and rail access, and car sharing and mobility enhancement projects. Applicants may choose any combination of or all of the transit strategies as part of their application. Each section below lists the eligible project types and fundable activities, applicant requirements, eligible project costs, and application and implementation requirements for each transit strategy:

- 3.1: Active Transportation
- 3.2: Transit and Rail Access
- 3.3: Car Sharing and Mobility Enhancement

# **Strategy 3.1: Active Transportation**

## Eligible project activities

Project type: Construction of new, expanded, or enhanced bikeways (Class I, Class II, or Class IV)

Eligible activities include but are not limited to:

- New, expanded, or enhanced context sensitive bikeways (Class I, Class II, or Class IV)<sup>30</sup>
- Bikeway upgrades from Class II to Class IV
- Non-motorized urban trails that provide safe routes for travel between residences, workplaces, commercial centers, and schools
- Bicycle carrying structures on public transit

Project type: Construction of new, expanded, or enhanced pedestrian facilities

Eligible activities include but are not limited to:

- New walkways that improve mobility/access of pedestrians
- Non-capacity increasing streetscape improvements, including, but not limited to:
  - Installation of lighting
  - Installation of signage and way-finding markers
  - Other related amenities for pedestrians, cyclists and transit riders
- Installation of new/improved pedestrian crossings, over-crossings, and/or accessible signals
- Benches or "street furniture"
- Traffic calming infrastructure, including, but not limited to:
  - Curb extensions
  - Roundabouts
  - Median islands / road diets
  - Lane narrowing projects

Project type: Purchase of bicycles and/or purchase and installation of infrastructure in support of new or expanded bike share

Eligible activities include but are not limited to:

- New, expanded, or pilot bike share or bike library program
- Publicly accessible bicycle parking
- Bicycle repair kiosks
- Bicycle carrying structures on public transit

Page 154

<sup>&</sup>lt;sup>30</sup> Functional classification, travel forecasts, levels of service, purpose and transportation need, environment, safety, place audit are among the factors that defines context sensitive bikeways.

## Eligible project costs

Eligible costs include but are not limited to:

- Capital improvements that result in the improvement or addition of infrastructure that encourages mode-shift by enhancing pedestrian or bicycle network
- Capital improvements that are publicly accessible and provide publicly accessible supportive amenities to cyclists, pedestrian, and transit riders
- Other capital project costs (including utility relocation) required as a condition of local approval for the capital project, as approved by the State
- Those costs typically associated with 1) program creation, or 2) expansion of existing programs to serve new populations or offer new program service and implementation.
- Operational costs.
- Program costs associated with education, outreach and training for Active Transportation or Transit Ridership
- Costs associated with bike sharing (including electric bicycle)
  - Bicycle purchase costs
  - Locking station purchase and installation costs
  - Helmets for bicycle sharing participants
  - o Safety course costs
  - Insurance costs
  - Maintenance costs

#### Ineligible costs:

- All costs associated with automobile or motorcycle parking (excluding electric vehicle charging infrastructure that may be located at a parking spot).
- The purchase or leasing of right of way

## **Applicant requirements**

Lead or Co-Applicant must include one of the following:

- Local, regional or state agencies
- Transit agencies
- Natural resource or public land agencies
- Public schools or school districts
- California Native American Tribes
- Private or nonprofit organizations
- Other entities with oversight of transportation or recreation trails

## **Application Requirements**

The following are required at the time of application:

- CEQA determination or notice of exemption
- Site Control

- Specified project lead
- Permits identified
- Draft scope of work and budget

## **Implementation Requirements**

The following are required at the time of implementation:

- Detailed scope of work and budget
- Permits (or notice of exemption)
- Project schedule
- Project map
- Operations and maintenance plan
- Project plans and a cross-section (15-30% design) for bicycle and pedestrian improvements

# **Strategy 3.2: Transit and Rail Access**

## Eligible project activities

#### Project type: New or expanded service

Eligible activities include but are not limited to:

- Operation of new or expanded transit service
  - Enhanced or expanded transit service by supporting construction or implementation of:
  - o New or expanded bus service, intercity commuter service, or urban rail project
  - New or expanded water-borne transit (ferry)
  - Expanded intermodal transit facilities
  - Equipment acquisition, fueling, and maintenance, and other costs to operate those services or facilities
  - o Operation of alternative transportation services
- Capital or operational expenditures that increase transit mode share such as bus shelters, transit waiting areas, or bicycle carrying structures on public transit

#### Project type: Technology conversion and/or new service

Eligible activities include but are not limited to:

- Purchase, lease, or replacement of zero-emission vehicles
- Purchase, construction, and/or installation of infrastructure, equipment, or facilities to support zero-emission vehicles
- Purchase of zero-emission vehicles and equipment in support of new expanded/enhanced transit service
- Purchase of zero-emission vehicles and equipment in support of new expanded/enhanced transit service

#### Project type: Fuel or energy reductions

Eligible activities include but are not limited to:

- Purchase, construction, and/or installation of solar panels for transit facilities in support of new expanded/enhanced transit service
- Implementation of system or efficiency improvements that result in fuel reductions from existing transit services, including projects that reduce transit VMT and idling

#### Project type: Increased ridership

Eligible activities include but are not limited to:

- Distribution of vouchers for free or reduced transit fares
- Implementation of system or efficiency improvements that result in increased ridership for existing routes, including project elements that increase service levels, reliability, or decrease travel time, including:

- o Rail, bus, and ferry integration implementation
  - Integrated ticketing/scheduling systems and related capital investments (California Integrated Travel Project – dot.ca.gov/cal-itp)
  - Projects enabling/enhancing shared-use corridors without net air pollution increases
  - Related planning efforts focused on integrated service without requiring major capital investment
  - Other service integration initiatives
- Bus rapid transit or rail service and other bus and ferry transit investments
  - Vanpool or shuttle services operated as public transit
  - Operating agreements, schedules, and minor capital investments to increase ridership
- Efforts to improve existing rail service effectiveness with a focus on improved operating agreement, schedules, and capital investments that increase ridership
- Purchase and construction of active transportation facilities that connect to stops/stations and encourage transit ridership

## **Eligible project costs**

Eligible costs include but are not limited to:

- Capital improvements that result in the improvement or addition of infrastructure that encourages mode-shift by enhancing public transit and rail access
- Other capital project costs required as a condition of local approval for the capital project, as approved by the State
- Such costs are typically associated with 1) program creation, or 2) expansion of existing programs to serve new populations or offer new program service and implementation. Eligible costs may include operational costs. Programs include:
  - Education
  - Outreach
  - o Engagement on design and implementation of program
  - Training for Active Transportation or Transit Ridership
- Expenditures that directly enhance or expand transit service by supporting new or
  expanded bus or rail services, new or expanded water-borne transit, or expanded
  intermodal transit facilities, and may include equipment acquisition, fueling, maintenance,
  and other costs to operate those services or facilities
- Operational expenditures that increase transit mode share
- Expenditures related to the purchase of zero-emission vehicles for public transit, including buses, vans, or shuttles, and the installation of the necessary equipment and infrastructure to operate and support zero emission vehicles
- Data collection costs such as vehicle telematics
- Expenses related to operator salaries and wages (note on-going operational costs beyond the grant term are ineligible)

#### Ineligible costs:

- All costs associated with automobile or motorcycle parking (excluding electric vehicle charging infrastructure that may be located at a parking spot).
- Right-of-way

## **Applicant requirements**

Lead or Co-Applicant must include one of the following:

- Public agencies, including construction authorities, transportation authorities, with operational or planning responsibility for transit, rail or ferry services
- Joint Powers Authorities
- Cities
- Counties
- Transportation planning agencies
- Transit operators
- California Native American Tribes

## **Application Requirements**

The following will be required at the time of application:

- CEQA determination including statute of limitations timeline
- Site control
- Permits identified
- Draft scope of work and budget
- Documentation of the project's coordination with other transit services and plans
- Documentation that demonstrates the project's ability to increase ridership
- Letters of support from:
  - Project partners
  - Local or Regional agency or agencies
  - An MPO indication of whether or not the project is consistent with an adopted Sustainable Communities Strategy, or in non-MPO regions, a regional plan to reduce greenhouse gas emissions

## **Implementation Requirements**

The following will be required at the time of implementation:

- Agreements with key partners that will be responsible for implementing the project (e.g., Collaborative Governance Agreement with rail operators)
- · Final scope of work and budget
- Permits obtained (or notice of exemption)
- Project schedule
- Project map
- Project design (100%)

Operations and maintenance plan

# **Strategy 3.3: Car Sharing and Mobility Enhancement**

## Eligible project activities

Project type: Purchase or lease of zero-emission vehicle technology types to be used for car sharing, vanpooling, ride-sharing and other mobility options

Eligible activities include but are not limited to:

- Purchase, construction, and/or installation of infrastructure, equipment, or facilities to support zero-emission technology vehicles. Advanced technologies may include but are not limited to:
  - o Battery electric vehicles
  - o Fuel cell electric vehicles
  - Hydrogen fuel cell vehicles
  - o Electric vehicle supply equipment (EVSE) Level 2 or Level 3
  - o Electric bicycles Class 1 or Class 2
- Education about the car scrap and replacement incentives program for new or used plugin hybrid or zero-emission vehicle (ZEV) replacement

Project type: New, expanded, or pilot car sharing or vanpooling service.

Eligible activities include but are not limited to:

- Distribution of universal transportation fares or mobility wallets that provide transportation services and reduce VMT.
- Operations and operations improvements

## Eligible project costs

Eligible costs include but are not limited to:

- Operational costs: details of allowable operational costs/structures will depend on the proposed car sharing model.
- Community outreach and education, including preparation of materials, travel, printing, mailing, education classes, and other expenses directly tied to outreach and education
- Vehicle acquisition (purchase or lease) costs
  - May be purchased or leased (2-year minimum lease period)
  - o May be new or used
  - Must be a four-passenger vehicle or more
- EVSE (electric vehicle supply equipment) purchase and installation costs
- Vehicle and EVSE maintenance costs
- Vehicle, driver, passenger, and facilities insurance costs
- Reservation system development and on-going maintenance costs
- Those costs typically associated with 1) program creation, or 2) expansion of existing programs to serve new populations or offer new program service and implementation.

Eligible costs may include operational costs. Programs include education, outreach and training.

#### Ineligible costs:

- Fuel and electricity costs
- Fare subsidies (if TCC is funding operations)
- Operations (if TCC is funding fare subsidies)

## **Applicant requirements**

Lead or Co-Applicants must include at least one of the following:

- Local public agency
- Nonprofit Organizations
- California Native American Tribes
- For profit companies that specialize in car-sharing and mobility enhancement projects

## **Application Requirements**

The following will be required at the time of application:

- CEQA determination including statute of limitations timeline
- Site Control
- Permits identified
- Draft scope of work and budget

## **Implementation Requirements**

The following will be required at the time of implementation:

- Final scope of work and budget
- Permits obtained (or notice of exemption)
- Project map and design (for construction projects only) or program implementation plan
- Operations and maintenance plan (plan should cover the full useful life of the infrastructure/vehicles/equipment)

# Strategy 4: Solar Installation, Energy Efficiency, and Appliance Electrification

TCC will fund the installation of solar photovoltaic (PV) systems, energy efficiency retrofits, cool roofs, and replacement of natural gas fueled appliances with all-electric energy efficient equivalents under this strategy. Eligible locations include qualifying low-income residences and community-serving facilities. Below are the eligible project types and fundable activities, applicant requirements, eligible project costs, application and implementation requirements, and project-specific requirements for Strategy 4.

## Eligible project activities

Project type 1: Installation of energy efficiency measures and solar photovoltaic systems

Eligible activities include but are not limited to:

- Battery storage
- Ceiling fans
- Ceiling insulation/insulation upgrades
- Duct repair/replacement
- Efficient fan controller
- · Efficient room air conditioners
- Efficient central air conditioners
- Electronically commutated blower motor
- Floor insulation
- HVAC system replacement
- Infiltration reduction measures
- LED lighting
- · LED night lights
- Low flow faucets
- Low flow showerheads
- Refrigerant charge w/ coil cleaning
- Refrigerator replacement
- Smart thermostat
- Solar water heating
- Solar PV
- Thermostatic shower valve and showerhead
- Tier 2 power strips
- Vacancy/motion sensor
- Wall insulation, stucco, and wood
- Water heater blanket
- Water heater replacement
- Whole house fan
- Window replacement

Cool roofs, utilizing rated roofing products<sup>31</sup>

# Project type 2: Replacement of existing natural gas appliances with efficient electric equivalents

Eligible activities include but are not limited to:

- Electric ENERGY STAR® clothes dryers
- Electric heat pump systems
- Electric heat pump water heaters
- Electric induction cooking tops
- Electric ovens
- Electric ranges
- New stove hoods in conjunction with eligible stove retrofits or replacements above

## Eligible project costs

Eligible costs include but are not limited to:

- Direct Costs: Costs associated with the installation of qualified fundable activities under this strategy, including labor, materials, permitting, and subcontractors.
  - Limited new infrastructure in conjunction with qualified fundable activities under this strategy, including but not limited to electrical panels and electrical circuits.
  - Proposed energy efficiency measures beyond what is listed under this strategy
    must be in accordance with CSD LIWP Measure standards, standards used in the
    Equitable Building Decarbonization Program, Database of Energy Efficiency
    Resources (DEER), or other similar State energy efficiency programs and standards
    as approved by TCC staff.
- Support Costs (e.g., site assessment, project management, training and technical assistance needs, customer education).
- Limited repair costs necessary to facilitate the installation of measures in this Strategy are capped at 20% of the total TCC-funded project budget. Repair budgets may be increased beyond 20% of the total TCC-funded portion of the project budget only with prior written approval from TCC staff.
- Eligible repair measures may include, but are not limited to:
  - Construction needed to create physical space for decarbonization measures, repair of roof or envelope leaks/damage, remediation of galvanized pipe, lead paint, asbestos, and/or mold, installation of smoke and carbon monoxide alarms, ventilation, and other work needed to bring property up to code.

<sup>&</sup>lt;sup>31</sup> Installed roofing products should be rated and labeled for their thermal emittance and solar reflectance properties. The California Energy Commission recognizes the Cool Roof Rating Council for rating products: https://coolroofs.org/directory/roof.

## Ineligible costs:

- Installation of new high-efficiency equipment that is not a replacement of low-efficiency equipment
- Household EV chargers

## **Applicant requirements**

Lead or Co-Applicants must include at least one of the following:

- Local public agencies
- Joint Powers Authorities
- Nonprofit organizations
- California Native American Tribes
- · Community-based organizations

## **Application Requirements**

The following are required at the time of application:

- Draft scope of work and budget
- Lead or Co-Applicant must demonstrate three years of experience administering and performing energy efficiency and solar PV installations in existing housing
- Lead or Co-Applicant must be in good standing with all appropriate local and state oversight and licensing authorities
- Member of the project team shall maintain an active Class B, General Contractor License, issued by the California Contractors License Board throughout the life of the contract

## Implementation Requirements

The following are required at the time of implementation:

- Final scope of work and budget
- Operations and maintenance plan
- Outreach and implementation plan

## Strategy-specific requirements

#### Cost effectiveness requirements for all solar PV projects:

The Savings to Investment Ratio (SIR) is a ratio of savings to the costs of an energy investment measure. An SIR ratio above 1 indicates that generated savings will recover the investment. A score less than 1 indicates an uneconomic investment where costs are not recovered; a ratio of 1 indicates an investment's savings just equal its costs. Solar photovoltaic installation projects must be cost-effective using the following calculation and meet the SIR of 1.

SIR Calculation:

- $SIR = \frac{Lifetime\ Savings}{Investment}$
- SIR =

(First Year kWh Savings<sup>32</sup> × Customer Cost per kWh × 27.7941 Years)

 $[(Contracted\ Cost\ Per\ Watt\ \times \#\ Watts\ Installed)\ OR\ (Total\ Project\ Cost) + Repair\ Costs] - Leveraged\ Funding\ Project\ Cost] + Repair\ Costs] - Leveraged\ Funding\ Project\ Cost\ Project\ Cost] - Leveraged\ Funding\ Project\ Cost\ Project\ Project\ Cost\ Project\ Project\$ 

#### Sizing considerations for single family solar PV projects:

Solar photovoltaic (PV) systems shall not have an annual electrical output greater than the dwelling's annual electrical usage. Solar PV systems exceeding annual electrical usage require justification from the solar provider and SGC approval. Household annual electricity consumption calculations and solar PV system sizing should include consideration of increased electricity consumption that could occur due to appliance and building electrification – including electric vehicle (EV) readiness.

#### Eligibility requirements for nonresidential solar PV projects:

Eligible Nonresidential Properties:

- Community service facilities (defined in Appendix A)
- Public community infrastructure, including basic environmental infrastructure (defined in <u>Appendix A</u>), that contributes to the overall safety and health of a community (e.g., lighting or water supply infrastructure)

Proposed projects must meet the following criteria:

 Letters of commitment from site owners describing commitment to utilize installed solar to serve community needs and how energy savings will be used to benefit Project Area residents.

#### Household eligibility requirements for all residential projects:

Single family properties:

- For solar PV installation, participants must own the property and must have a household income at or below 80% of the county's Area Median Income (AMI), or 80% of the State Median Income (SMI), whichever is higher.
- For all other Strategy 4 project types, participants may be either property owners or tenants that have a household income at or below 80% of the county's Area Median Income (AMI), or 80% of the State Median Income (SMI), whichever is higher.
- Income verification will be required.
- TCC recognizes the rights of immigrants to participate in state programs and TCC programfunded activities may not preclude or discriminate on the basis of race or national origin, per Department of Fair Employment and Housing (DFEH) guidance.<sup>33</sup>

<sup>&</sup>lt;sup>33</sup> Please see this DFEH fact sheet for more information. https://www.dfeh.ca.gov/wp-content/uploads/sites/32/2020/10/Immigration-Rights-Fact-Sheet\_ENG.pdf

Single-family property owners with tenant participants will be subject to program
participation agreements specified in the Grant Agreement, and include the following
elements: rent increase limitations, eviction protections, information for tenants and
property owners on rights and responsibilities under the program, and requirements
related to project work and temporary displacement.

#### Multi-family properties:

- Participants must demonstrate that at least 66% of the dwelling units in a building are
  occupied by households with incomes at or below 80% of the county's AMI, or 80% of the
  SMI, whichever is higher.
- For multi-family properties, deed restricted and/or subsidized properties must provide regulatory agreements with a government agency showing compliance with the income eligibility requirements. If there is less than 10 years remaining on the term of this regulatory agreement, the participant will agree to sign an Affordability Covenant provided by the Program stating that they will continue to meet income eligibility requirements to equal 10 total years. For market rate properties the participant agrees not to evict or commence any eviction proceeding against any tenant(s) of any qualifying dwelling unit in the building, except for cause and subject to all legal requirements and procedures for any such eviction and/or proceeding. This restriction is in force for a period of not less than 10 years. The owner also agrees that the rents for the qualified low-income dwelling units shall not be increased because of the energy efficiency upgrades and major capital improvements.

#### Requirements for appliance electrification projects

Appliance electrification projects will alter the existing energy balance of homes towards increased electricity consumption. There is potential for these projects to affect resident utility bills. To ensure residents are aware of potential changes to their utility bills, or to mitigate any such changes, projects involving electrification shall implement at least one of the following measures:

- 1. Pair the installation of efficient electric equipment with solar PV systems and/or battery storage.
- 2. Pair the installation of efficient electric equipment with home weatherization measures, such as air sealing and insulation to improve the building's thermal envelope and maximize the benefits of upgrades.
- 3. Provide residents information on operating costs of all newly installed efficient equipment, including the EnergyGuide and/or ENERGY STAR® labels. Project leads shall also provide resident and/or user training on how to operate and maintain new equipment, including the best user practices to optimize performance and maximize customer satisfaction and savings (e.g., setting and controlling a thermostat for a heat pump).

#### Cost Effectiveness for energy efficiency and appliance electrification projects:

#### 1. Required Measures

All building retrofits conducted by the program will, at a minimum, include the following elements.

- a) Replace existing gas-fired heating equipment with a heat pump for space heating and cooling, or replace an existing gas-fired water heater with a heat pump water heater.
- b) At the conclusion of the retrofit, at least two of the following four end uses in the building must be electric: space heating, water heating, cooking, and clothes drying. Full building electrification is encouraged but not required.

#### 2. Electrical Upgrades

Upgrades to a building's electrical system and upsizing of the electrical panel are eligible measures. However, TCC encourages building retrofits that avoid the need for electrical panel upgrades when appropriate. While electrical panel upgrades will be needed in some homes, avoiding unnecessary panel upgrades will allow projects to be completed more quickly and at lower cost. Administrators shall encourage contractors to utilize strategies for avoiding unnecessary panel upgrades, such as:

- Use of the load calculation methodology described in California Electrical Code Section 220.87 to determine whether a panel upgrade is needed.
- Selection of low-power appliances, such a 120V heat pump water heaters and heat pump clothes dryers, where appropriate.
- Installation of automatic circuit sharing devices as an alternative to upgrading the electrical panel, where appropriate.
- Avoiding the installation of space heating and water heating systems that have resistance heating elements, where appropriate.
- Use of sub-panels to facilitate the addition of new circuits or when there are not enough open slots to accommodate new circuits in the existing panel.

# **Strategy 5: Water Efficiency and Resiliency**

TCC will fund the installation of water efficiency retrofits and resiliency projects for low-income residences and community-serving facilities under this strategy. Below are the eligible project types and fundable activities, applicant requirements, and eligible project costs for Strategy 5.

## Eligible project activities

#### Project type: Replacement of inefficient appliances with high-efficiency models

Eligible activities include but are not limited to:

- Commercial Dishwasher
- Residential Dishwasher
- Commercial Clothes Washer
- Residential Clothes Washer (single- and multi-family)
- Commercial Ice Machine
- Commercial Steam Cooker
- Commercial Combination Oven
- Equipment that uses single-pass cooling including ice machines and air conditioning units

#### Project type: Replacement of inefficient fixtures with high-efficiency models

Eligible activities include but are not limited to:

- Faucets
- Aerators
- Showerheads
- Toilets and urinals
- Commercial pre-rinse spray valves

#### Project type: Holistic water efficiency and resiliency upgrades

Eligible activities include but are not limited to:

- Water audits for multi-family housing
- Sub-metering for multi-family housing
- Meter installations and/or upgrades
- Leak detection and repair project sites
- Optimization, repair, and/or replacement of inefficient cooling towers
- Installation, retrofit, or replacement to achieve efficient irrigation in public and private green spaces such as single family and multifamily homes (drip irrigation, efficient sprinkler spray bodies, smart controllers, moisture sensors, etc.)
- Application of compost, and/or mulch to reduce the need for watering, and retain soil moisture
- Replacement of lawn with a water-wise landscape and/or edible gardens, and efficient irrigation system
- Installation of low impact development (LID) for storm water management

- Rainwater and/or storm water capture systems, including treatment and use for landscape irrigation, or toilet, and urinal flushing
- Onsite graywater systems, including capture, treatment and reuse for landscape irrigation, or toilet and urinal flushing
- Water infrastructure resiliency projects: Actions that adapt or implement water infrastructure to accommodate climate change. Includes drinking well impact mitigation for disadvantaged unincorporated communities.

## Eligible project costs

Eligible activities include but are not limited to:

- Direct costs associated with the purchase, installation or replacement of indoor and outdoor water efficiency measures including labor, materials and/or subcontractor costs
- Direct costs associated with auditing, leak detection and repair
- Engineering, design, permitting, installation of onsite non-potable water reuse systems and Low Impact Development to reduce runoff and increase infiltration
- Must be certified ENERGY STAR®, or equivalent, as applicable
- Limited Home Repairs necessary to facilitate installation of measures (e.g., dry rot repair, plumbing repair) are capped at \$1,000 per dwelling.

Ineligible costs:

Operations and maintenance costs

## **Applicant requirements**

Lead or Co-Applicants must include at least one of the following:

- Local public agencies
- Joint Powers Authorities
- Public schools, universities and colleges (UC, CSU, CA community colleges)
- Nonprofit organizations
- Community-based organizations
- Community development corporations
- California Native American Tribes

## **Application Requirements**

The following are required at the time of application:

Draft scope of work and budget

## **Implementation Requirements**

The following are required at the time of implementation:

Final scope of work and budget

- Operations and maintenance plan
- Outreach and implementation plan

## Strategy-specific requirements

#### Eligibility requirements for all projects:

## Single family properties:

- Participants (property owners or tenants) must have a household income at or below 80% of the county's Area Median Income (AMI), or 80% of the State Median Income (SMI), whichever is higher.
- Income verification will be required.
- TCC recognizes the rights of immigrants to participate in state programs and TCC programfunded activities may not preclude or discriminate on the basis of race or national origin, per Department of Fair Employment and Housing (DFEH) guidance.<sup>34</sup>
- Single-family property owners with tenant participants will be subject to program
  participation agreements specified in the Grant Agreement, and include the following
  elements: rent increase limitations, eviction protections, information for tenants and
  property owners on rights and responsibilities under the program, and requirements
  related to project work and temporary displacement.
  - They also must acknowledge and agree that the property is not for sale at the time
    of qualifying for the program and will not be offered for sale or otherwise distributed
    or is not in foreclosure for at least 60 days following the completion of
    weatherization services.

#### Multi-family properties:

- Participants must demonstrate that at least 66% of the dwelling units in a building are
  occupied by households with incomes at or below 80% of the county's AMI, or 80% of the
  SMI, whichever is higher.
- For multi-family properties, deed restricted and/or subsidized properties must provide regulatory agreements with a government agency showing compliance with the income eligibility requirements. If there is less than ten years remaining on the term of this regulatory agreement, the participant will agree to sign an Affordability Covenant provided by the Program stating that they will continue to meet income eligibility requirements to equal ten total years. For market rate properties the participant agrees not to evict or commence any eviction proceeding against any tenant(s) of any qualifying dwelling unit in the building, except for cause and subject to all legal requirements and procedures for any such eviction and/or proceeding. This restriction is in force for a period of not less than ten years. The owner also agrees that the rents for the qualified low-income dwelling units

https://www.dfeh.ca.gov/wp-content/uploads/sites/32/2020/10/Immigration-Rights-Fact-Sheet\_ENG.pdf

<sup>&</sup>lt;sup>34</sup> Please see this DFEH fact sheet for more information.

shall not be increased because of the water efficiency upgrades and major capital improvements.

## Nonresidential properties:

- Eligible nonresidential properties must meet the definition of a community service facility (defined in Appendix A); and
- Provide letters of commitment from site owners describing commitment to utilize installations to serve community needs and how water and energy savings will be used to benefit Project Area residents.

# Strategy 6: Recycling, Composting, and Waste Reduction

TCC will fund circular economy projects including organics waste reduction, recycling, and food waste prevention under this strategy. Applicants may choose any combination of or all waste management strategies as part of their application. Below are the eligible project types and fundable activities, applicant requirements, eligible project costs, and application and implementation requirements.

## Eligible project activities

Project type: Reutilization of organic and inorganic materials

Eligible activities include but are not limited to:

- Reutilization of organic and/or inorganic materials in order to promote a circular economy including but not limited to:
  - Composting of organics
  - Reuse and repair programs for non-traditional recyclables (appliances, electronics, etc.)
  - o Food waste prevention via food rescue
  - Food waste prevention via source reduction
- Construction, renovation or expansion of facilities for inorganic and organic reutilization.
   Examples of facilities include:
  - Compost, anaerobic digestion, or preprocessing of organics (not as standalone project) compost or anaerobic digestion facilities, and machinery that turn organic materials into compost and/or energy products
  - Recycled-content fiber, plastic, or glass or for the manufacture of value-added products
- New or expanded food rescue projects that result in food being distributed to people, with residuals being sent to composting or digestion when available in Project Area
- Purchase of equipment, machinery and/or site improvements associated with construction, renovation or expansion of inorganic or organic reutilization facilities
- Residential or commercial compost, anaerobic digestion, and/or recycling collection equipment or programs
- Community-scale or stand-alone composting programs, recycling education programs, and/or food waste prevention, rescue, and recycling education programs

## Eligible project costs

Eligible costs include but are not limited to:

- Refrigerators, freezers, refrigeration systems, and transportation (i.e., refrigerated trucks)
- Storage and collection infrastructure such as food crates or bins
- Food preparation and cooking items such as ovens, ranges, etc.
- Salaries
- Software costs (food waste online exchange and source reduction platforms)
- All costs associated with implementation of the Project, with the exception of those listed below.

#### Ineligible costs:

- The purchase or retrofitting of vehicles or containers for collection of feedstock when not associated with a food waste prevention component
- Purchase of feedstock (i.e., food, food waste, green waste, alternative daily cover, recycled fiber, plastic or glass)
- Food dehydrators and liquefiers unless coupled with increased tons of Project Area generated food materials diverted from landfills and composted or digested
- Purchase or lease of land
- Purchases of offsets or allowances

## **Applicant requirements**

Lead or Co-Applicants must include at least one of the following:

- Local public agencies
- Private, for-profit entities
- California Native American Tribes
- Solid waste service providers
- Operators of composting or anaerobic digestion facilities or other facilities
- Regional or local sanitation agencies, waste agencies, or Joint Powers Authorities State agencies
- UC, CSU or other public universities and colleges
- Nonprofit organizations (except private schools)

## **Application Requirements**

The following are required at the time of application:

- CEQA determination including statute of limitations timeline
- Site Control
- · Permits identified
- Draft scope of work and budget

## **Implementation Requirements**

The following are required at the time of implementation:

Final scope of work and budget

- Operations and maintenance plan
- Material Flow Charts (and supporting documentation)
- Feedstock Certification, as applicable
- Permits obtained including the following, as applicable:
  - o Solid Waste Facilities Permit
  - o Water Permit
  - o Conditional Use Permit
  - o Air Quality Permit
  - o Licenses and Filings
- Certification of Food Amount Available, as applicable
- Projects must demonstrate that they will not negatively impact local conditions including air quality and community quality of life.

# **Strategy 7: Urban Greening and Green Infrastructure**

TCC will fund projects related to urban greening and green infrastructure under this strategy. Below are the eligible project types and fundable activities, applicant requirements, and application and implementation requirements for Strategy 7.

## Eligible project activities

Project type: Planting of trees in sites that are strategically selected to shade buildings (i.e., planted within 60 feet of an air-conditioned building)

Eligible activities include but are not limited to:

- Tree planting
- Tree and plant establishment care
- Planting site preparation
- Vegetation planting

#### Project type: Planting of trees in sites that do not shade buildings

Eligible activities include but are not limited to:

- Enhancement and/or expansion of neighborhood park and community space (must include tree planting component)
- Planting trees in public lands and structures, which may include incorporation of riparian habitat for water capture and provide for other public and wildlife benefits
- Tree inventory, and/or urban forest mapping and analysis, and/or long-term management plan (must include tree planting component)

#### Project type: Green infrastructure

Eligible activities include but are not limited to:

- Multi-objective storm water projects, including construction of permeable surfaces and collection basins and barriers through low impact development (LID) strategies
- Innovative urban forest site improvement to create larger, more functional planting sites
  for trees, such as bio-swales, urban forestry education centers, edible landscaping and/or
  community gardens and orchards

## Eligible project costs

Eligible costs include but are not limited to:

- Signs and interpretive aids, including exhibits, kiosks, display boards or signs about the project and funding acknowledgement
- Costs associated with the implementation of the project
- Land purchase for developing new parks and urban forest area
- Tree establishment and maintenance cost during the grant term

Ineligible costs:

- Projects not in accordance with CAL FIRE standard and the Urban Forestry Act
- Decorative tree grates and decorative tree guards
- Tree removal
- Inefficient irrigation valves, pumps, sprinkler control timers, or overly costly and elaborate irrigation systems (according to the California Model Water Efficient Landscape Ordinance (MWELO))
- Urban wood and biomass projects may not remove trees solely for the purpose of utilization
- Root barriers
- Invasive species
- Palm trees
- Trees that:
  - o Rely on excessive amounts of water to survive
  - o Rely on synthetic fertilizer to survive
  - Are inappropriate for the site or require excessive maintenance
  - Will conflict with overhead or underground utilities or ground-located infrastructure

## **Applicant requirements**

Lead or Co-Applicants must include at least one of the following:

- California Native American Tribes
- Public Agency
- Nonprofit organization
- Joint Powers Authority
- Special District (including, but are not limited to, school, park, recreation, water, and local taxing districts)

## **Application Requirements**

The following are required at the time of application:

- Draft scope of work and budget
- CEQA determination including the statute of limitations timeline
- Site Control
- Project map (draft)
- Permits identified
- Long term tree care and maintenance commitment

## Implementation Requirements

The following are required at the time of implementation:

- Final scope of work and budget
- Permits obtained
- · Project schedule

- Project map (final)
- Designs
- Detailed Tree and Plant Species List approved by a certified expert (e.g., certified arborist, landscape architect). Tree and plant species must be appropriate for the selected sites.
- Urban Greening projects should demonstrate sustainable water use. Species selection should be climate appropriate. Irrigation systems should be cost-effective and water efficient. If project is in a State Groundwater Management Act (SGMA) critically overdrafted area (medium or high priority groundwater basin), projects should be consistent with Groundwater Sustainability Plans for medium and high priority basins.
- Grantees must consult with their Regional Urban Forester before beginning work for final
  approval of site and species selection. Note that for residential tree planting programs, it is
  acceptable to identify specific sites during grant implementation, rather than at the time of
  application. However, the work plan should detail the plan for conducting outreach and
  recruitment to private property owners.
- The Operations and Maintenance requirement for urban greening projects shall be
  incorporated into a comprehensive management plan, which include best practices and
  clear maintenance plans for at least 5 years. Tree planting and urban forestry projects
  must comply with additional standards based on the CALFIRE Urban and Community
  Forestry Program Guidelines.

# Strategy 8: Health Equity and Well-Being

TCC will fund projects that improve health and racial equity outcomes within the Project Area based on relevant local data on environmental and health disparities, including but not limited to: disease burden, mortality and morbidity. Eligible projects under this strategy include access to community resource centers, supportive services, healthy food, parks, open space, recreation, and extreme heat resilience. Below are the eligible project types and fundable activities, applicant requirements, eligible project costs, and application and implementation requirements for Strategy 8.

## Eligible project activities

Project type: Community resource centers that provide access to social programs and services, including capital projects associated with permanent physical space

Eligible activities include but are not limited to:

- Construction of a new community resource center
- Provide improvements or renovations to existing community spaces that will enhance access or programs for community members

#### Project type: Food access

Eligible activities include but are not limited to:

- Urban agriculture, including front yards, back yards, rooftop gardens, food forests, roadside urban fringe agriculture, livestock grazing in open space, and indoor hydroponic or aquaculture facilities<sup>35</sup>
- Community gardens <sup>36</sup>
- School gardens
- Community kitchen
- Food Cooperatives
- Community-based food distributors Alternative food distribution mechanisms such as Community Supported Agriculture boxes or other methods of food distribution from locally sourced food<sup>37</sup>
- Agricultural and healthy food education opportunities for children and adults

<sup>&</sup>lt;sup>35</sup> Operations may range from community-scale gardening to commercial production on a larger scale.

<sup>&</sup>lt;sup>36</sup> Community gardens are defined here as being plots of land, usually in urban areas, that are rented by individuals or groups for private gardens or are for the benefit of the people caring for the garden.

<sup>&</sup>lt;sup>37</sup> For more information and resources on community-based food cooperatives and distribution programs, see the CDFA - Farm to Community Food Hubs Grant Program Request for Application (p. 5).

#### Project Type: Park, Open Space, and Recreation Access

This project type is typically paired with elements of nature-based solutions through <u>Strategy 7</u> (Urban Greening). This section clarifies eligible stand-alone elements that may be integrated into other projects or funded individually. Eligible activities include but are not limited to:

- Increase access to parks and green space through capital improvements projects or programs,
- Playground or park exercise equipment
- Small recreational facilities (picnic areas, bathrooms)
- Nature-based playgrounds or shaded playgrounds

#### Project Type: Extreme Weather Mitigation & Resilience

This project type may be paired with elements of other project types or strategies. This section clarifies eligible stand-alone elements that may also be integrated into other projects or funded individually. Eligible activities include but are not limited to construction, maintenance, and repair of:

- Efficient drinking water fountains for people and pets
- Efficient splash pads, misting systems and other public water features 38
- Transit shelters (shade and cooling enhanced) (<u>Strategy 3.2</u>)
- Shade structures in community spaces
- Active and passive cooling infrastructure in key community buildings and resilience hubs (Strategy 12)
- Cool and smart surfaces, including cool pavement (sidewalk and road resurfacing)
- Cool corridor projects
- Cool building retrofits (retrofitting existing public buildings, such as schools and libraries, with energy-efficient technologies, passive cooling techniques, cool roofs and other surfaces, and/or cooling systems) (<u>Strategy 4</u> and <u>Strategy 12</u>)
- Creation and distribution of home energy savings and cooling kits with items including filters, light bulbs, fans, and blackout shades
- Cool ecosystems work (providing places to cool in natural water source)
- Cooling rain gardens
- Extreme heat resilience related projects based in Traditional Ecological Knowledge
- Other nature-based solution projects listed in the California Natural & Working Lands Climate Smart Strategy

## Eligible project costs

Eligible costs include but are not limited to:

- Direct project costs, including staff and benefits
- Support costs for job-related training, technical assistance, marketing, outreach

<sup>&</sup>lt;sup>38</sup> Efficient systems include those using recirculating systems, eco-friendly materials, and incorporating water conservation features like automatic shut-off valves or timers.

- Support costs for community engagement, education and participation related to healthy food access
- Land acquisition and funding access to water for establishing and maintaining community resource centers, small scale community gardens, urban agriculture, or community farms<sup>39</sup>
- New construction or retrofit costs for community resource centers, including the cost of facilities and accompanying campus amenities
- Costs associated with resources that support health equity in the Project Area
- Costs associated with developing business plans for the startup and operations of urban farms or food cooperatives
- Efficient irrigation systems that include timers on valves, pumps, sprinklers, etc.
- Community Needs Health Assessment <sup>40</sup> to track food access and other health needs of the community

#### Ineligible costs:

- Inefficient irrigation systems, or overly costly and elaborate irrigation systems, according to the California Model Water Efficient Landscape Ordinance (MWELO)
- Inefficient water features
- Remediation needed for the Project Area (e.g., soil, land, etc.)
- Infrastructure projects that do not include greening components or nature-based solutions

# **Applicant requirements**

Lead or Co-Applicants must include at least one of the following:

- City or county
- Local health department
- Other public agency, including public schools or school districts
- California Native American Tribes
- Locally operating health system, hospital, clinic, health plan
- Nonprofit organizations with expertise in health, food access, or urban farming
- UC, CSU, or other public universities and colleges

# **Application Requirements**

The following are required at the time of application:

- Draft scope of work and budget
- Site Control

<sup>&</sup>lt;sup>39</sup> For water use to be an eligible cost, grantees must ensure water access is available for residents of the community.

<sup>&</sup>lt;sup>40</sup> Community Health Needs Assessment Toolkit, American Hospital Association https://www.aha.org/resources/community-health-assessment-toolkit

- · Permits identified
- CEQA determination including statute of limitation timeline

# **Implementation Requirements**

The following are required at the time of implementation:

- Final scope of work and budget
- Permits obtained
- Project designs
- Project or program implementation plan
- Operations and maintenance plan

# **Strategy-specific requirements**

Urban Agriculture Projects have the following additional requirements:

- Environmental analyses of the proposed Project Area must be complete within the first year of the grant.
- Land purchases, site control and/or commitment for site control, must be demonstrated at application.
- Appropriate land zoning required for urban agricultural operations must be demonstrated at application.
- Business plans for the startup and operations of urban farms or food cooperatives, including defining marketing, operations, and financial strategies, must be developed and finalized within the first year of the grant term.

# **Strategy 9: Indoor Air Quality**

TCC will fund indoor air filtration projects for low-income residences and community service facilities (defined in Appendix A) under this strategy. Below are the eligible project types and fundable activities, applicant requirements, eligible project costs, and application and implementation requirements for Strategy 9.

# Eligible project activities

Project type: Indoor air filtration

Eligible activities include but are not limited to:

- Portable indoor air filtration devices
- Filtration upgrades to existing heating, ventilation, and cooling systems in community service facilities such as residences, schools, hospitals, and other sensitive locations
- Replacement filters meeting a Minimum Efficiency Reporting Value (MERV) of 14 or higher
- Subsidies for increased residential electricity costs resulting from installation or use of indoor air filtration units, air monitoring equipment, or any devices directly supporting air filtration and monitoring
- Subsidies to support increased maintenance cost resulting from air filtration upgrades
- Air monitoring equipment and installation
- Limited in-home measures to reduce common sources of asthma irritants (e.g., mold remediation or reduction, pest control, etc.)
- Education and training on community air monitoring

# Eligible project costs

Eligible costs include but are not limited to:

- Direct Costs: Costs associated with installation of filtration upgrades or portable filters including labor, materials and subcontractors.
- Support Costs (e.g., site/impact assessment, project management, training and technical assistance needs).
- Limited repairs (e.g., electrical circuit upgrades, vent system inspection and upgrades) not in excess of \$3,000 per dwelling.
- Asthma irritant remediation costs (e.g., mold remediation, relevant pest control materials, allergen proof bedding covers, etc.)
- Resident outreach, education, and training
- Subsidies for increased residential electricity costs resulting from air filtration units, air monitoring equipment, and/or other devices directly supporting air filtration and monitoring
- Replacement filters

### Ineligible costs:

• Projects that do not serve residents or community service facilities

# **Applicant requirements**

Lead or Co-Applicants must include at least one of the following:

- Local public agencies
- Joint Powers Authorities
- Nonprofit organizations
- Community based organizations
- California Native American Tribes

# **Application Requirements**

The following are required at the time of application:

- Draft scope of work and budget
- Permits identified

Indoor Air Filtration Projects involving work on central heating, ventilation, and air conditioning:

 Lead or Co-Applicant must be in good standing with all appropriate local and state oversight and licensing authorities

# Implementation Requirements

The following are required at the time of implementation:

- · Final scope of work and budget
- Operations and maintenance plan
- Project or program implementation plan

# Strategy-specific requirements

Household eligibility requirements for all projects:

Single family properties:

- Participants (property owners or tenants) must have a household income at or below 80% of the county's Area Median Income (AMI), or 80% of the State Median Income (SMI), whichever is higher.
- Income verification will be required.
- TCC recognizes the rights of immigrants to participate in state programs and TCC programfunded activities may not preclude or discriminate on the basis of race or national origin, per Department of Fair Employment and Housing (DFEH) guidance.<sup>41</sup>

Multi-family properties:

<sup>&</sup>lt;sup>41</sup> Please see this DFEH fact sheet for more information. https://www.dfeh.ca.gov/wp-content/uploads/sites/32/2020/10/Immigration-Rights-Fact-Sheet\_ENG.pdf

Participants must demonstrate that at least 66% of the dwelling units in a building are
occupied by households with incomes at or below 80% of the county's AMI, or 80% of the
SMI, whichever is higher.

Single-family property owners certify they shall not raise the rent or evict tenants of any unit with filtration upgrades for a period of two years from the date of filtration upgrade because of the increased value of the unit due solely to the upgraded filtration measures provided (allowable factors for rent increase include an actual increase in property taxes, actual cost of amortizing other improvements to the property accomplished after the date of work completed by the Contractor/Agency, or actual increases in expenses of maintaining and operating this property that do not directly result from TCC funded improvements). They also must acknowledge and agree that the property is not for sale at the time of qualifying for the program and will not be offered for sale or otherwise distributed or is not in foreclosure for at least sixty days following the completion of appliance replacement or filtration upgrade services.

For multi-family properties, deed restricted and/or subsidized properties must provide regulatory agreements with a government agency showing compliance with the income eligibility requirements. If there is less than 10 years remaining on the term of this regulatory agreement, the participant will agree to sign an Affordability Covenant provided by the Program stating that they will continue to meet income eligibility requirements to equal 10 total years. For market rate properties the participant agrees not to evict or commence any eviction proceeding against any tenant(s) of any qualifying dwelling unit in the building, except for cause and subject to all legal requirements and procedures for any such eviction and/or proceeding. This restriction is in force for a period of not less than 10 years. The owner also agrees that the rents for the qualified low-income dwelling units shall not be increased because of the appliance replacement or filtration improvements.

#### Property site assessments requirements:

Site assessments must be conducted prior to deploying standalone air filters and/or installing HVAC upgrades. Site assessments must demonstrate that the proposed deployment of a standalone air filter is feasible, or, in the case of HVAC upgrades, that the proposed HVAC upgrade will not result in negative effects to the existing HVAC systems. These assessments shall be conducted by the equipment owner, an HVAC engineer, or another qualified individual as approved by TCC staff. In addition, each installation should include an educational consultation to instruct users on the efficient operation of the standalone air filter and/or upgraded HVAC system.

# **Strategy 10: Community Microgrids**

TCC will fund single customer, community-serving microgrid projects under this strategy. Below are the eligible project types and fundable activities, applicant requirements, eligible project costs, and application and implementation requirements for Strategy 10.

# Eligible project activities

# Project type: Construction of single customer microgrid infrastructure

Eligible activities include but are not limited to:

- Single customer islanded microgrids with renewable energy generation and storage
- Solar Photovoltaic (PV) systems
- Energy infrastructure
- Projects must be at critical community service facilities (defined in <u>Appendix A</u>).

# Eligible project costs

Eligible activities include but are not limited to:

- · Direct project costs, including staff, benefits, operations, and maintenance
- · Support costs for training, technical assistance, and outreach
- Support costs for community engagement, education, and participation
- Single customer (islanded) microgrids
- Solar photovoltaic (PV) systems
- Electrical energy storage
- Load reduction devices and control systems
- Microgrid controllers
- Energy Infrastructure, such as electric vehicle charging stations

# Ineligible costs:

- Fossil fuel generators or infrastructure
- Multi-customer microgrids
- Projects that do not serve a community service facility

# **Applicant requirements**

Lead or Co-Applicant must include one of the following:

- Local Public Agencies
- Joint Powers Authorities
- Nonprofit Organizations
- Community Based Organizations
- California Native American Tribes

# **Application Requirements**

The following are required at the time of application:

- Draft scope of work and budget
- Site Control
- CEQA determination including statute of limitations timeline
- Permits identified
- Lead or Co-Applicant must be in good standing with all appropriate local and state oversight and licensing authorities
- Lead or Co-Applicant must demonstrate qualifications having completed similar microgrid projects, have been certified in Energy Storage & Microgrid Training & Certification (ESAMTAC), or received recognized credentials with similar content, or that otherwise demonstrate the relevant capacities

# **Implementation Requirements**

The following are required at the time of implementation:

- Final scope of work and budget
- Project designs
- Operations and maintenance plan
- Permits obtained

# **Strategy-specific requirements**

Proposed Projects must meet the following criteria:

- Be located entirely within a Tier 2 or Tier 3 High Fire Threat District<sup>42</sup>, and demonstrated to have been impacted by Public Safety Power Shutoff (PSPS) events or by power outages during extreme weather events; and
- Be located at a community service facility that provides critical services to the residents of the Project Area such as cooling or heating centers, and community food access.
- Microgrid feasibility study for the project site, including analysis of energy use history and potential generation and storage capacity
- Fully developed microgrid system design
- Documentation that demonstrates the transition towards renewable energy generation as the technology becomes available (for microgrids that have some fossil fuel backup generation for longer duration outages)
- Agreements with key partners that will be responsible for implementing the project
- Agreement from site owner describing commitment to utilize the installed microgrid to serve community resilience goals, provide specific community services as proposed at

<sup>&</sup>lt;sup>42</sup> The CPUC High Fire-Threat District (HFTD) map (https://ia.cpuc.ca.gov/firemap/) shows areas where there is an increased risk for utility associated wildfires, including Tier 2 and Tier 3 districts. The search bar in the top right corner can be used to enter and search for specific addresses.

application, and use energy savings to benefit Project Area residents. Projects where the community-serving use element is protected through a deed restriction that reverts the real property interest to a participating local government in the case of discontinued operation will be prioritized.

- Additional letters of support (as needed) that demonstrate alignment with any existing Hazards Mitigation Plans, need for a resiliency center, or other Project features:
  - Project partners
  - o Regional agency or agencies
  - o Local utility company or Community Choice Aggregator

# **Strategy 11: Brownfield Redevelopment**

TCC will fund community-serving Brownfield Redevelopment projects under this strategy. Below are examples of eligible project types and fundable activities, applicant requirements, eligible project costs, and application and implementation requirements for Strategy 11.

# **General requirements**

The intent of this strategy is to provide clean-up and/or redevelopment funding to projects on brownfield sites that are ready to implement or in the process of implementing environmental clean-ups under the oversight of the Department of Toxic Substances Control (DTSC), the United States Environmental Protection Agency (EPA), water boards, or a similar local, state, or federal governmental or qualified third-party entity using standards consistent with state regulatory bodies and subject to approval by SGC.

The total amount requested for brownfield redevelopment activities may not exceed ten percent (10%) of total awarded TCC funds. This cost cap applies to both clean-up and redevelopment activities. Redeveloped land shall be restricted for development of affordable housing, green spaces, and/or other community service facilities subject to approval by SGC.

# Eligible project activities

# Project type: Outreach and implementation

Eligible activities include but are not limited to:

- Community engagement for all phases of brownfield redevelopment project planning
- Public participation around preferred environmental remediation methods, findings, and course of action
- Direct costs of brownfield redevelopment, including staff and benefits

# Project Type: Predevelopment phase

Eligible projects in this phase should have met the elements outlined in the *Strategy-Specific Requirements* section of the Brownfield Redevelopment Strategy below.

Eligible activities include but are not limited to:

- Obtaining permits and necessary approvals
- Conduct environmental cleanup and site preparation activities
- Site clearance and environmental remediation
- Environmental impact reports and site assessments
- Third-party verification of cleanup analyses

#### Project type: Development phase

Eligible projects in this phase should have met the elements outlined in the *Strategy-Specific* Requirements section of the Brownfield Redevelopment Strategy below. The Development phase

includes permitting, environmental cleanup, construction, financing, and marketing activities that culminate with completion of the project and a formal opening.

Eligible activities include but are not limited to:

- Legal fees associated with Brownfield Redevelopment
- Financing costs, including:
  - Predevelopment interest/holding cost (interest accumulated from a loan for land acquisition costs)
  - Other costs may include insurance, security, property management
- Construction or substantial rehabilitation of affordable housing, mixed-use, green space, health clinic, cultural institution, or other community-service facilities and supporting infrastructure

### Project type: Management phase

Brownfield redevelopment sites must be restricted to community-serving uses which include, but are not limited to:

- Affordable Housing Development
- Green Spaces
- Community Service Facilities

# Eligible project costs

Eligible costs include but are not limited to:

- Fees
- Building permit fees
- Impact fees
- Environmental impact reports and assessments
- Outreach and implementation
- Required environmental remediation necessary for the capital project; building and facility construction costs associated with brownfield redevelopment; and capital improvements associated with brownfield redevelopment. Where the combined cost of environmental remediation and project construction is not to exceed 10% of total TCC Grant funds.
- Construction and/or substantial rehabilitation of affordable housing, mixed-use, green space, health clinic, cultural institution, or other community service facilities and supporting infrastructure
- Other capital project costs required as a condition of local approval for the capital project, as approved by the State
- Hazardous building material surveys and removals for materials including PCBs, lead, and asbestos in buildings
- Financing costs, including:
  - Predevelopment interest/holding cost (interest accumulated from a loan for development costs)
  - o Loan fees

### Ineligible costs:

- Construction or development of industrial type uses
- Projects that do not serve a community service facility
- Costs associated with the abandonment of oil wells or mine features
- Redevelopment activities on the following sites:
  - Sites with ongoing or planned U.S. Environmental Protection Agency or Statedirected removal actions
  - Sites proposed for or listed on the National Priority List
  - Federally owned or controlled properties
  - Sites under enforcement action by a California state environmental regulator agency or a Certified Unified Program Agency
  - Sites actively subject to corrective action pursuant to the Federal Resource Conservation and Recovery Act (RCRA) and/or California Health and Safety Code Chapter 6.5

# **Applicant requirements**

Lead or Co-Applicant must include one of the following:

- Local public agencies
- School Districts
- Community College Districts
- Nonprofit Organizations
- Community Based Organizations
- California Native American Tribes
- Public Housing Authorities
- Cooperative Housing Agencies or corporations
- Limited partnerships or limited liability companies where all the general partners are eligible Lead or Co-Applicants
- Joint Powers Authorities
- Redevelopment Successor Agencies
- Community Land Trust with demonstrated record (incorporated with the State and in good standing)

To be eligible, applicants must establish that they did not cause or contribute to the release of threatened hazardous substances within the proposed project site. In addition, all applicants, except California Native American Tribes, must demonstrate that they are exempt from liability under the Comprehensive Environmental Response, Compensation, and Liability Act.

# **Application Requirements**

The following are required at the time of application:

- Draft scope of work and budget
- Site Control

- · Permits identified
- All Projects must demonstrate thorough previous site investigation: a Phase I
   Environmental Site Assessment (ESA) or equivalent evaluation document such as
   Preliminary Endangerment Assessments (PEAs), Supplemental Site Investigations,
   Remedial Investigations, or other similar documents

# Implementation Requirements

The following are required at the time of implementation:

- Final scope of work and budget
- Project design
- Operations and maintenance plan
- Permits obtained
- For non-contaminated sites: Projects whose site investigations do not identify contamination above appropriate and health-protective regulatory screening levels consistent with state regulatory standards must demonstrate that no plans are required related to site clean-up and remediation nor oversight by an appropriate government agency or third-party entity. For contaminated sites: Projects whose site investigations do identify contamination will be subject to the following Implementation Requirements that establish the types of investigation, government agency or approved third-party oversight, and clean-up plans necessary for Brownfield Redevelopment projects to permitted to proceed to Implementation under TCC.
  - o A Phase II ESA, or equivalent document, must be completed prior to application.
    - If the Phase II ESA concludes contamination is not present within the site, further study of site contamination is not required.
    - If the Phase II ESA concludes that the site is contaminated, prior to application sufficient site testing and exploration must be completed to determine the extent of contamination, as well as the estimated cost of clean-up.
  - Contaminated sites will only be eligible for funding if the site owner or TCC Partner
    has entered a Standard Voluntary Agreement, California Land Reuse and
    Revitalization Act Agreement, Local Agency Agreement, or similar formal
    agreement that establishes oversight by an appropriate government entity (such as
    the Department of Toxic Substances Control or the U.S. EPA) or a qualified thirdparty entity using standards consistent with state regulatory bodies and subject to
    approval by SGC.
  - TCC funds may only be used for environmental remediation activities where the proposed method of environmental remediation has been approved by an appropriate government entity (such as the DTSC or the U.S. EPA) or a qualified third-party entity using standards consistent with state regulatory bodies and subject to approval by SGC, and a remediation plan is in place. The remediation activity must be presented and approved through preparation of a Feasibility Study, Removal Action Work Plan, Remedial Action Plan, Response Plan or equivalent document.

# Strategy-specific requirements

- All proposed project sites must meet the Federal definition of a brownfield site as follows:
   a brownfield is a property, the expansion, redevelopment, or reuse of which may be
   complicated by the presence or potential presence of a hazardous substance, pollutant, or
   contaminant.
- Final Scoping Plan with completed community engagement and a development plan with schematic design and pro forma (project financing model) for the requested brownfield redevelopment. Plan must justify the requested cost and demonstrate a timeline and community process for the brownfield clean-up and/or proposed (community service facility) project.
- Evidence of cost of requested brownfields redevelopment, such as an appraisal.
- Letter of commitment from the seller or demonstration of secured site control is required at application.
- Letter of commitment is required that demonstrates a commitment to establish a land use
  restriction for the proposed community service facility following the predevelopment
  phase is required at application. A recorded instrument (e.g., a deed of trust) should be
  submitted to SGC as a deliverable following the predevelopment phase. Projects that opt
  to protect the community-serving use element through a deed restriction that reverts the
  real property interest to a participating local government in the case of discontinued
  operation will be prioritized.
- The existing zoning and land use designations should be consistent with the proposed use.
- If project is in a State Groundwater Management Act (SGMA) critically overdrafted area (medium or high priority groundwater basin), applicant must verify water availability, confirm project's alignment with the local Groundwater Sustainability Agency (GSA) and evaluate new water hookup prohibitions or requirements.

# **Brownfield redevelopment resources**

- California Department of Toxic Substances Control
  - Office of Brownfields: Quick Reference Guide: <a href="https://dtsc.ca.gov/wp-content/uploads/sites/31/2021/10/Quick-Reference-guide\_8-21-002-1.pdf">https://dtsc.ca.gov/wp-content/uploads/sites/31/2021/10/Quick-Reference-guide\_8-21-002-1.pdf</a>
  - Site Mitigation & Restoration Program: <a href="https://dtsc.ca.gov/brownfields/">https://dtsc.ca.gov/brownfields/</a>
  - Equitable Community Revitalization Grant: <a href="https://dtsc.ca.gov/ecrg/">https://dtsc.ca.gov/ecrg/</a>
- United States Environmental Protection Agency
  - Land Revitalization Toolkit: <a href="https://www.epa.gov/land-revitalization/land-revitalization-toolkit">https://www.epa.gov/land-revitalization/land-revitalization-toolkit</a>
  - o Brownfields Program: <a href="https://www.epa.gov/brownfields">https://www.epa.gov/brownfields</a>
- Center for Creative Land Recycling: resources, programs, expertise: <a href="https://www.cclr.org/">https://www.cclr.org/</a>

# **Strategy 12: Community Resilience Centers**

TCC will fund the new construction and upgrades of facilities to serve as Community Resilience Centers, as well as services and programs that build overall community resilience, according to the Community Resilience Centers Program (CRC) requirements. Below are the general requirements, eligible project types and fundable activities, applicant requirements, eligible project costs, application and implementation requirements, and strategy-specific requirements for Strategy 12.

If an application includes a project under this strategy, the project must conform to the required thresholds of the Community Resilience Centers Program as outlined in their Round 2 Guidelines (<a href="https://sgc.ca.gov/grant-programs/crc/">https://sgc.ca.gov/grant-programs/crc/</a>). A summary of CRC guidelines is included below. The CRC Round 2 Guidelines document contains further detail and will be the authority in the event of any discrepancies in threshold requirements.

Although the TCC Program will use CRC's threshold requirements, TCC will not use the CRC point scoring system to determine project eligibility or competitiveness. TCC will review and score projects according to the application review and scoring process set forth by the TCC Round 6 Guidelines. Projects proposed under a TCC application will be evaluated according to their alignment with the TCC program and objectives.

# **General requirements**

CRC projects have the following objectives:

- Offer multi-benefit physical community-serving spaces, resilient to current and future climate hazards.
- Provide integrated delivery of essential services and programming to local communities during and following disasters, emergencies, and disruption events, including resources and assistance for folks experiencing and navigating post-disaster recovery, as well as year-round to address ongoing community needs and build community cohesion.
- Integrate physical infrastructure projects with social infrastructure, through community
  driven partnerships and programming to increase climate resilience, expand economic
  opportunities, and reduce health, environmental, and social inequities across California.
- Leverage and build a skilled, diversified, and trained workforce and promote local
  workforce development and training opportunities, with a focus on preparing community
  members for healthy, safe, and sustaining high-quality career pathway jobs in a future net
  zero carbon economy that are resilient to current and future climate change impacts.
- Build, strengthen, and sustain local leadership and grassroots engagement in civic and community development, and climate resilience awareness and activities.

The CRC program intends to balance both shorter-term emergency response needs, as well as longer-term ongoing community needs and services.

Proposed CRC projects should include capital improvements or services and programming aligned with at least four of the strategies listed below:

Energy Resilience

- Water Resilience
- Air Quality and Public Health
- Nature-Based Solutions and Food Security
- Emergency Preparedness and Critical Communications
- Mobility and Access
- Workforce Development, Education, and Training

# **Applicant requirements**

Lead or Co-Applicant must include one of the following:

- California Native American Tribes
- Coalitions or associations of nonprofit organizations
- Community-based organizations, faith-based organizations, and non-governmental organizations (NGOs). Such NGOs may include community-based organizations and may be supported by fiscal sponsors. Such NGOs need not be 501(c)(3) organizations but must be legal entities authorized and empowered to enter into agreements and hold funds.
- Community development finance institutions or community development corporations
- Emergency management, response, preparedness and recovery service providers and organizations
- Philanthropic organizations and foundations, private or nonprofit
- Local Public entities, including:
  - Schools and public libraries
  - California incorporated cities
  - o California counties, including unincorporated communities
  - Local, regional public agencies, and districts at the county level including community-choice aggregators, special districts, joint powers authorities, councils of governments, public utilities, local publicly owned utilities, mutual water companies, and other forms of local government
- Small businesses

# **Application requirements**

The following are required at the time of application:

- CEQA determination including statute of limitations timeline
- Draft scope of work and budget
- Site Control
- Project Site Analysis which contains a consultation with emergency service providers about the site local (especially for ingress and egress) and demonstrate that road capacity around the proposed CRC Project Site can function as proposed in the application
- Land use analysis, which contains zoning/land-use assessments to demonstrate zoning/land-use compatibility for the proposed CRC Project. For examples, please see CRC Round 2 Guidelines.
- Facility floor plans

- Permits identified
- Draft Operations and Maintenance Plan
- · Facility Condition Assessment highly recommended, but not required

# Implementation requirements

The following are required at the time of implementation:

- Final scope of work and budget (including Financial Feasibility)
- Project Schedule
- · Permits obtained
- Construction cost estimates created by a third-party to the grantee team that gives cost estimates for the total proposed Capital Project
- Final CRC Facility Floor plans that detail space for features identified in the application (e.g. seating, storage of emergency supplies, potential battery storage)
- Final Operations and Maintenance Plan, which must detail indebtedness for all properties included in the CRC project
- Facility Condition Assessments within the first six months of the Pre-Development Phase

The State may request additional documentation to assess site feasibility and progress towards meeting Implementation Requirements. All Projects must align with applicable local/regional plans and regulations.

# Strategy-specific requirements

All CRC Projects must involve a physical building. The CRC program cannot fund upgrades only to an outdoor space, although improvements to an outdoor space may be eligible in combination with the physical CRC Facility, like a local community center. By the end of the CRC Implementation Grant award term, all CRC Facilities must meet the required functions and features below.

#### All CRCs must be

- Open and accessible to the public and offer Community Resilience Services and Programs year-round to community members;
- Able to be activated seven days per week for heat waves and other climate emergencies that do not require overnight sheltering; and
- Able to be activated for overnight-shelter 24/7 during larger-scale climate emergencies OR able to coordinate transport of community members to an identified nearby evacuation shelter.

CRCs **that will provide overnight-shelter** during disasters must demonstrate ability to meet the following functions through:

- a. inclusion of these functions on-site at the CRC facility itself; OR
- inclusion of these functions through pre-identified and planned local partnerships that will
  provide these services at a nearby site or through portable options brought in during an
  emergency:

- i) Space and supplies needed for people to sleep
- ii) Pet-sheltering
- iii) Food distribution or space for food preparation and storage
- iv) Showers and ADA-compliant showers
- v) Refrigeration for medicines
- vi) Laundry
- vii) Portable restrooms in the event of water disruptions

The facility serving as the resilience center should have **capabilities and features** that enable the site to be activated for a range of climate and other emergencies. These include:

- ADA-compliant facilities (see ADA Checklist for Emergency Shelters)
- Gender-neutral restrooms
- Heating, Ventilation, and Air Conditioning (HVAC) System
- Air filtration system (MERV 13 at minimum)
- Broadband access
- Backup power generation and/or battery storage
- Device charging capabilities for cell phones, personal communications devices, medical devices, power wheelchairs, and other assistive devices and technology
- Drinking water stored on-site with a plan for re-supply

Other requirements include, but are not limited to the following:

- The facility must remain dedicated to use as a Community Resilience Center for a minimum of 15 years.
- Grantees must offer Community Resilience Services and Programs until the completion of the CRC grant term.
- Draft CRC Emergency Plan and Year-Round Community Resilience Plan

# **Strategy 13: Other Climate Innovation**

The TCC Program is guided by a community-driven and iterative approach, continually shaped by feedback from applicants, grantees, and the community. We recognize that not all transformative strategies can be anticipated in advance. To support community visions and provide flexibility, TCC will accept Other Climate Innovation proposals that align with TCC objectives but fall outside of existing eligible strategies.

Other Climate Innovation proposals must be submitted in advance of the Pre-Proposal, by a date to be specified in the NOFA.

TCC staff will review and approve proposals on a case-by-case basis. Applicants will be notified if they can include the proposed strategy when they receive the Pre-Proposal feedback.

# **General Requirements**

Other Climate Innovation proposals must:

- Directly further TCC objectives
- Meet a critical community-identified need (identified through demonstrated community engagement) that is related to the community vision; or
  - O Needs to:
    - Be critical to the overall success of the larger TCC proposal, or
    - Be an innovative project type that is not already covered by one of the existing TCC strategies.
- Make up no more than 10% of the overall TCC Budget

Applicants may only include one Project from the Other Climate Innovation strategy in the application.

# **Eligible Cost**

 Acceptable costs are those clearly defined in the grant agreement as deliverables and direct costs and costs that are already eligible under the TCC Guidelines.

# **Special Requirements**

- Narrative proposal to be submitted ahead of the Pre-Proposal submission due by a date to be specified in the NOFA.
- Supporting documents to demonstrate the concept of the project. Can include but is not limited to:
  - Guidelines from a State Program or (non-State program) that funds work similar to the proposed project
  - o Research or data demonstrating the viability of the project
  - Examples of similar projects that have been successfully implemented in other communities
  - o Previous pilot projects

- Evidence of the community engagement that led to the proposal Implementation Requirements
- Any Implementation Requirements deemed necessary by TCC staff based on the scope of the proposal.

# Appendix C – Additional Resources for Transformative Elements

Transformative Elements focus on the needs of residents of the TCC Project Area. In line with the SGC Vision for Racial Equity, the Transformative Elements focus on community engagement, anti-displacement, and workforce development plans that ensure equitable outcomes for all to live in a healthy, thriving, and resilient community regardless of race.

This appendix describes eligible, example, and recommended activities for TCC Transformative Elements. It also includes eligible and ineligible costs and reference resources.

# **Appendix C-1: Community Engagement Plan Examples and Resources**

# **Key Considerations and Recommended Activities**

Key considerations for community engagement include, but are not limited to, the following:

#### Robust

Requires comprehensive strategy that aligns clearly with overall objectives throughout every phase (design, application, implementation, and evaluation). Consider frequency, type, and depth of engagement activities.

#### Meaningful

Delivers clear benefits and outcomes to local community members. Ideally builds local knowledge on issues, supports local priorities, and demonstrates impact of community engagement.

#### Culturally appropriate

Demonstrates clear understanding of local community members, their communication needs and preferences, and adjusts accordingly. Translates as needed, simplifies technical language, employs mix of approaches that most effectively connects with local community members.

# Recommended Activities to Ensure Meaningful Community Engagement

### Activities to inform community members and to solicit community input

- Public workshops/meetings/design charettes
- Door-to-door canvassing
- House meetings
- Established website and/or social media
- Distributed flyers or other printed materials

- Outreach to existing community groups
- Surveys
- Focus Groups
- Community Working Group

#### Activities to engage community members in development of TCC application

- Design charrettes
- Community-based participatory research
- Participatory budgeting<sup>43</sup>
- Convene advisory body, community working group or shared decision-making body
- Establish website and/or social media
- Community benefits agreements
- Additional activities to ensure community members have an opportunity to influence the TCC application development

### Activities to ensure community engagement during implementation of TCC project

- Public workshops/meetings/design charettes
- Door-to-door canvassing
- House meetings
- Established website and/or social media
- Surveys
- Focus groups
- Sub-contract with community-based organizations to conduct outreach
- · Allocate staff positions focused on community engagement
- Steering committee relative to the participatory budget established
- Advisory body, community working group, or shared decision-making body
- Additional activities to provide community members an opportunity to influence the TCC application development
- Maintain community engagement throughout the TCC Implementation Plan

# **Community Engagement Resources**

Additional tools and resources for planning and conducting meaningful community engagement:

- California Climate Investments' "Best Practices for Community Engagement and Building Successful Projects": <a href="http://ww2.arb.ca.gov/sites/default/files/auction-proceeds/cci-community-leadership-bestpractices.pdf">http://ww2.arb.ca.gov/sites/default/files/auction-proceeds/cci-community-leadership-bestpractices.pdf</a>
- Facilitating Power's "The Spectrum of Community Engagement to Ownership": https://www.communitycommons.org/entities/3aec405c-6908-4bae-9230-f33bef9f40e1

Page 201

<sup>&</sup>lt;sup>43</sup> See <u>Appendix A</u> for the definition of Participatory Budgeting. See also the Community Engagement Resources section of this <u>Appendix C-1</u> for additional information.

- International Association for Public Participation's "Spectrum of Public Participation": https://cdn.ymaws.com/www.iap2.org/resource/resmgr/pillars/Spectrum\_8.5x11\_Print.pd
   f
- Institute for Local Government's "Inclusive Public Engagement" resources: https://www.ca-ilg.org/inclusive-public-engagement
- The Praxis Project's "Language Justice Toolkit": https://www.thepraxisproject.org/resource/2012/languagejustice
- Salt Lake City Civic Engagement Team's "Practices for Engagement in the Time of COVID": https://www.slc.gov/wp-content/uploads/2022/06/2022Final-Best-Practices-for-Engagement-During-COVID-19-V2.pdf

# Examples of previous TCC grantees' Collaborative Governance Structures:

- Transform Fresno's Outreach and Oversight Committee: <a href="https://www.transformfresno.com/outreach-oversight-committee/">https://www.transformfresno.com/outreach-oversight-committee/</a>
- Transform Fresno's Collaborative Stakeholder Structure, Community Partner Outreach Methods, and Anti-Displacement Task Force Members Structure (Appendix 3): <a href="https://innovation.luskin.ucla.edu/wp-content/uploads/2021/05/Transform-Fresno-2021-Progress-Report.pdf">https://innovation.luskin.ucla.edu/wp-content/uploads/2021/05/Transform-Fresno-2021-Progress-Report.pdf</a>
- Watts Rising's Collaborative Stakeholder Structure (Appendix 3): https://innovation.luskin.ucla.edu/wp-content/uploads/2021/05/Watts-Rising-2021-Progress-Report.pdf
- Ontario Together's TCC Trustees (Appendix 3): <a href="https://innovation.luskin.ucla.edu/wp-content/uploads/2021/05/Ontario-Together-2021-Progress-Report.pdf">https://innovation.luskin.ucla.edu/wp-content/uploads/2021/05/Ontario-Together-2021-Progress-Report.pdf</a>

# Appendix C-2: Displacement Avoidance Plan Examples and Resources

# Example Policies to Avoid the Displacement of Very Low and Low-Income Households

\*Indicates policies that require local municipal participation to implement

### Production of affordable housing (long-term policies)

- Incentives for inclusionary zoning\*
- Density bonus ordinance\*
- Community land trusts
- Fee on new commercial or residential development that is dedicated to affordable housing
- Land banking programs
- Development of new accessory dwelling units (ADU)
- Neighborhood preference legislation that gives existing residents within a certain circumference preference for newly built affordable units\*
- Dedication of a certain percentage of a housing bond to building housing in the TCC
   Project Area
- Site acquisition and fee deferrals to develop 100% affordable housing\*
- Production of family-sized rental and ownership affordable units
- Allow affordable housing on a limited number of underutilized Production, Distribution and Repair (PDR) parcels with a ground floor requirement for PDR\*
- Housing bond to fund affordable unit development

# Preservation of affordable housing (short-term policies)

- Rent control, stabilization ordinances, and rent review boards\*
- No-net loss of affordable housing units / net gain of affordable units\*
- Preservation of existing affordable housing in the Project Area through the one-for-one redevelopment of distressed public housing; right-to-return policies for existing residents in good standing in redeveloped public housing; and commitment not to raise rents above pre-redevelopment levels for existing residents in redeveloped buildings\*
- Policies to preserve single-room occupancy and/or mobile home parks and to allow current residents in good standing to remain or return in the case of redevelopment\*
- Condominium conversion restrictions\*
- Demonstration of application to local, state, and federal programs to fund preservation of affordable housing
- Preservation of affordable housing via acquisition and rehabilitation programs\*
- Covenants to maintain affordability in perpetuity
- Community land trusts
- Restrictions on short-term rentals\*
- Restrictions on non-primary residences\*

### Tenant protections and support (short-term policies)

- Tenant anti-harassment policies
- Right-to-return policies for existing households
- Source of income non-discrimination\*
- 'Just Cause' eviction policies
- Limiting of low-fault evictions\*
- Culturally appropriate tenant rights education
- Funding for tenant organizing
- Tenant legal services and right to council in eviction proceedings
- Limiting tenant evictions from affordable housing\*
- Maximize acceptance of rental subsidies\*
- Review of occupancy requirements to create greater flexibility for tenants\*
- Identify opportunities to master lease privately owned and managed SROs\*
- Increase supportive services to tenants living in SROs that are not managed or master leased by the jurisdiction or nonprofits
- Identify opportunities to acquire privately owned and managed SRO buildings
- Improve code enforcement in SROs\*
- Implement guidelines to prioritize moving families from SROs into affordable housing units\*
- Tenant's first right to purchase legislation\*
- Preserve rent-control units when major rehabilitation occurs\*
- Where applicable, assessing enforcement of nuisance policies and modifying as needed to ensure vulnerable populations are not being negatively impacted.
- Create an emergency housing response action plan for instances when code enforcement deems the properties uninhabitable

### Neighborhood stabilization and wealth building (long-term policies)

- Asset building opportunities for low-income residents
- Contracting with local/small/diversely owned businesses
- Development and promotion of micro-lending opportunities
- Development of worker cooperatives
- Non-speculative homeownership opportunities

# Example Policies to Avoid the Displacement of Local and Small Businesses

\*Indicates policies that require municipal participation to implement

#### Protections for small businesses (short-term policies)

- Implementation of an overlay zone designed to protect and assist local and small businesses\*
- Creation and maintenance of a small business alliance, vendor coalition, commercial corridor organization, or business or community improvement districts

- Increased outreach by the jurisdiction's small business assistance programs
- Local hiring ordinances and purchasing programs to ensure that some fraction of a jurisdiction's good and services come from local and small businesses \*
- Development of no-cost and low-cost business development and retention programs with established local, state and federal partners such as the California Small Business Development Center Network, Women's Business Centers, Procurement Technical Assistance Centers and others
- Support for ownership of space by small, locally owned businesses
- Enforce existing regulations to retain and protect production, distribution, repair (PDR) space
- Advocate for commercial rent control
- Development of property tax abatement programs for small businesses
- Technical assistance such as financial literacy training, mentoring, loan application assistance, marketing, and language assistance
- Construction disruption assistance such as technical assistance, marketing support, new signage, grants or forgivable loans, or legal assistance
- Creation of Community Benefits Agreements between community groups and developers

# Business stabilization and wealth building (long-term policies)

- Development of layoff aversion and business continuity programs during construction or other business interruption events
- Development of no-cost and low-cost business development consulting and training programs targeting small and micro-enterprises in partnership with local, state and federal technical assistance partners
- Contract with local/small/diversely owned businesses
- Encouragement and assistance to ensure businesses are community-serving
- Increase commercial space and promote community serving uses in new developments
- Support alternative business models including coops
- Nonprofit stabilization programs and rental subsidy programs that prevent the displacement of nonprofits from a neighborhood\*
- Establishment of legacy business programs by local jurisdictions, business associations, or community-based organization designed to preserve longtime businesses through grants, technical assistance, and marketing and branding services
- Development of neighborhood business incubators
- Development of real estate transfer and vacancy taxes
- Development of zoning and form-based codes by municipal parties, such as:
  - Store size caps
  - Neighborhood-serving zones
  - o Formula business ordinances
  - Affordable workspace policies
  - Streamlined permitting and licensing
- Creation of commercial Community Land Trusts
- Creation of Community Investment Trusts, that allow neighborhood residents or other partners to pool resources to purchase community-owned real estate

• Creation of commercial property acquisition funds that help small businesses overcome barriers to commercial property ownership by providing low- or no interest loans or grants

# **Displacement Avoidance Resources**

Additional tools and resources for selecting displacement avoidance policies and programs:

- CARB & UC Berkeley review of selected housing anti-displacement policies and their
  potential to prevent displacement, market type needed to feasibly implement,
  implementation scale, and timeframe to prevent displacement: "White Paper on the
  Effectiveness of Anti-Displacement Policies" (Chapple & Loukaitou-Sideris, published by
  CARB, 2021).https://ww2.arb.ca.gov/sites/default/files/2021-04/19RD018%20-%20AntiDisplacement%20Strategy%20Effectiveness.pdf
- Urban Displacement Project research reports:
  - o Anti-displacement policies: https://www.urbandisplacement.org/topic/policy/
  - Climate displacement, climate mitigation, and infill development:
     <a href="https://www.urbandisplacement.org/topic/climate-mitigation-and-displacement/">https://www.urbandisplacement.org/topic/climate-mitigation-and-displacement/</a>
  - Cultural, commercial, and industrial displacement:
     https://www.urbandisplacement.org/topic/cultural-commercial-industrial-displacement/
  - Housing precarity risk model (HPRM) on household risk of eviction, displacement, and long-term poverty as a result of the COVID-19 recession: <a href="https://www.urbandisplacement.org/topic/evictions-housing-precarity-risk-model/">https://www.urbandisplacement.org/topic/evictions-housing-precarity-risk-model/</a>
- Department of Housing and Community Development (HCD) guide to creating a new byright process and modifying fee structures to promote infill development: <a href="https://www.hcd.ca.gov/planning-and-community-development/housing-elements/building-blocks/adequate-sites-alternative">https://www.hcd.ca.gov/planning-and-community-development/housing-elements/building-blocks/adequate-sites-alternative</a>
- State of California streamlined ministerial approval of affordable housing under SB 35:
  - SB 35 Determination and Housing Element Open Data Map: http://cahcd.maps.arcgis.com/apps/webappviewer/index.html?id=29fd695819064 f38afee6c9880c30ae3
  - Mapping Webinar: <a href="https://www.youtube.com/watch?v=wH4DY-OteLc&feature=youtu.be">https://www.youtube.com/watch?v=wH4DY-OteLc&feature=youtu.be</a>
- Public Advocates factsheet on Housing Overlay Zones (HOZs):
   <a href="https://www.reimaginerpe.org/files/HOZ\_Fact\_Sheet\_FINAL\_7-27-10(2).pdf">https://www.reimaginerpe.org/files/HOZ\_Fact\_Sheet\_FINAL\_7-27-10(2).pdf</a>
- Governor's Office of Planning and Research's guide for CEQA streamlining of housing projects through plan-level Environmental Impact Reviews: <a href="http://opr.ca.gov/docs/20190208-TechAdvisory-Review\_of\_Housing\_Exemptions.pdf">http://opr.ca.gov/docs/20190208-TechAdvisory-Review\_of\_Housing\_Exemptions.pdf</a>
- California Housing Partnership's Preservation Technical Assistance guide: https://chpc.net/policy-research/preservation/
- HCD guide to preserving units at risk of conversion to market rate:
   https://www.hcd.ca.gov/planning-and-community-development/housing-elements/building-blocks/preserve-units-risk-conversion-market-rates

- HCD inclusionary housing ordinance technical assistance memo:
   https://www.hcd.ca.gov/community-development/housing-element/memos/docs/ab\_1505\_final.pdf
- National Coalition for Asian Pacific American Community Development & Council for Native Hawaiian Advancement's report on Asian American & Pacific Islander Anti-Displacement Strategies: <a href="https://www.nationalcapacd.org/wp-content/uploads/2017/08/anti\_displacement\_strategies\_report.pdf">https://www.nationalcapacd.org/wp-content/uploads/2017/08/anti\_displacement\_strategies\_report.pdf</a>
- Causa Justa's Just Cause Development without Displacement:
   https://cjjc.org/publication/development-without-displacement-resisting-gentrification-in-the-bay-area/
- Small Business Anti-Displacement Network: https://antidisplacement.org/toolkit/

# Appendix C-3: Workforce Development and Economic Opportunities Plan Examples and Resources

# **Example Activities**

- Pre-apprenticeship programs that utilize industry standard developed curriculum and are tied to certified apprenticeships
- Training programs that lead to occupations and industries that support the TCC Project implementation
- Training programs that reduce barriers for and reflect the range of employment readiness needs of local residents with employment barriers (e.g., cohort based, provide case management and other job readiness services, adopt an earn-and-learn model)
- Partnerships with local workforce development boards, local nonprofits, and other organizations with knowledge of the employment landscape that ensure the training will lead to industry-recognized credentials and labor market advancement
- Partnerships for comprehensive, regional economic and workforce planning to support the transition away from fossil fuels and fossil fuel-based industries
- Partnerships with small businesses in the Project Area that are owned by priority populations or aligned with TCC public health and just transition goals
- Targeted recruitment strategies, consistent with federal and state law, to direct training opportunities to residents and/or businesses within the TCC Project Area (e.g., Community Benefits Agreements, labor agreements or community workforce provisions, contract provisions)
- Establishing and/or supporting a Workforce Resource Center in the Project Area to facilitate recruitment for workforce training programs and supportive services to trainees.
- Capacity-building for Project Area firms to establish high road practices and meet public contracting requirements
- Regional labor market analysis to support workforce planning and just transitions
- Employer engagement and coordination to ensure high quality job creation and job placement

# **Workforce Development Resources**

Additional tools and resources for developing workforce development and economic opportunity plans and programs:

- California Workforce Development Board
  - High Road Training Partnership Website: <a href="https://cwdb.ca.gov/initiatives/high-road-training-partnerships/">https://cwdb.ca.gov/initiatives/high-road-training-partnerships/</a>,
  - High Road Construction Careers Project Profiles: https://cwdb.ca.gov/initiatives/hrcc/

- "SB1 Workforce Guidelines" provides information on CWDB established standards for construction pre-apprenticeships that are applicable industry-wide https://cwdb.ca.gov/wp-content/uploads/sites/43/2019/09/SB1-Guidelines UPDATED-BRANDING ACCESSIBLE.pdf
- Foundation Documents: High Road Training Partnership Overview:
   https://cwdb.ca.gov/wp-content/uploads/sites/43/2019/09/High-Road-ECJ-Brief\_UPDATED-BRANDING.pdf
- Foundation Documents: High Road Training Partnerships Framework (one-page handout): <a href="https://cwdb.ca.gov/wp-content/uploads/sites/43/2020/08/OneSheet\_HRTP\_ACCESSIBLE.pdf">https://cwdb.ca.gov/wp-content/uploads/sites/43/2020/08/OneSheet\_HRTP\_ACCESSIBLE.pdf</a>
- Essential Elements of High Road Training Partnerships: <a href="https://cwdb.ca.gov/wp-content/uploads/sites/43/2020/01/HRTP-Essential-Elements\_ACCESSIBLE.pdf">https://cwdb.ca.gov/wp-content/uploads/sites/43/2020/01/HRTP-Essential-Elements\_ACCESSIBLE.pdf</a>
- California Employment Development Department (EDD) "Performance Guidance" summary for the Workforce Innovation and Opportunity Act describing the expectations for recognized workforce credentials (pages 7 and 11): <a href="https://edd.ca.gov/siteassets/files/jobs\_and\_training/pubs/wsd22-01.pdf">https://edd.ca.gov/siteassets/files/jobs\_and\_training/pubs/wsd22-01.pdf</a>
- California's Eligible Training Provider List provides details on qualified training providers across the state.
   <a href="https://www.caljobs.ca.gov/vosnet/MenuLandingPage.aspx?cat=MENU\_EDUCATION">https://www.caljobs.ca.gov/vosnet/MenuLandingPage.aspx?cat=MENU\_EDUCATION</a>
- Resources to align programs with regional workforce trends:
  - Centers of Excellence "Making Use of Labor Market Information: Where to Find
    Data for Common Community College Decisions" (designed for community
    colleges but applicable to general high road workforce planning):
    <a href="https://www.canyons.edu/\_resources/documents/administration/academicsenate/committees/programviabilitycommittee/MakingUseofLaborMarketInformation.pdf">https://www.canyons.edu/\_resources/documents/administration/academicsenate/committees/programviabilitycommittee/MakingUseofLaborMarketInformation.pdf</a>
  - Centers of Excellence for Labor Market Research <a href="http://www.coeccc.net/">http://www.coeccc.net/</a>
  - California Employment Development Department (EDD) Labor Market Information and Links. <a href="https://www.labormarketinfo.edd.ca.gov/">https://www.labormarketinfo.edd.ca.gov/</a>

# Appendix C-4: Climate Adaptation and Resilience Plan Examples and Resources

# **Climate Adaptation and Resilience Resources**

To identify the climate change risks and exposures within the Project Area, such as additional days of extreme heat or precipitation, increased average temperatures, wildfire, flooding, sea level rise, and drought. This information may be obtained using tools listed below:

- Cal-Adapt.org, an online platform that can help identify, map and model specific climate change exposures: <a href="https://cal-adapt.org/">https://cal-adapt.org/</a>,
- Using the results of a local or regional vulnerability assessment or action plan that includes the Project Area, or
- Any other locally developed, down-scaled projection model such as projection models developed by consultants or community-based organizations.

To describe the impact of climate change risks and exposures on the community, particularly vulnerable populations. This information may be obtained using:

- The Guide to Defining Vulnerable Communities in the Context of Climate Change, http://www.opr.ca.gov/docs/20200720-Vulnerable\_Communities.pdf,
- Climate Change and Health Profile Reports, created by the California Department of Public Health, which describe the impact of climate risks and exposures for vulnerable populations for each county,
- Climate Change and Health Vulnerability Indicators for California (CCHVI) developed by the CalBRACE Project, <a href="https://skylab.cdph.ca.gov/CCHVIz/">https://skylab.cdph.ca.gov/CCHVIz/</a>
- Healthy Places Index (HPI),
- Mapping Resilience: A Blueprint for Thriving in the Face of Climate Disasters
   https://apen4ej.org/wp-content/uploads/2019/07/APEN-Mapping\_Resilience-Report.pdf,
   and
- Regional Opportunity Index (ROI) developed by the UC Davis Center for Regional Change.

To identify and prioritize climate adaptation measures and projects that address anticipated climate impacts. These resources can support this process:

- The 2020 Adaptation Planning Guide provides guidance on assessing climate impacts and adaptation strategies to address them: <a href="https://resilientca.org/apg/">https://resilientca.org/apg/</a>
- The State Adaptation Clearinghouse hosts a range of case studies, adaptation plans, and strategy documents, state guidance, tools, and data: <a href="https://resilientca.org/">https://resilientca.org/</a>
  - Climate Equity Topic page provides information on equitable planning and achieving climate equity in adaptation and resilience efforts: <a href="https://resilientca.org/topics/climate-equity/">https://resilientca.org/topics/climate-equity/</a>
  - Appendix D of the Adaptation Planning Guide provides a compendium of example adaptation strategies broken down by topic/sector area: <a href="https://www.caloes.ca.gov/wp-content/uploads/Hazard-">https://www.caloes.ca.gov/wp-content/uploads/Hazard-</a>

Mitigation/Documents/CA-Adaptation-Planning-Guide-FINAL-June-2020-Accessible.pdf#search=adaptation%20planning%20guide

o Resilient CA Adaptation Planning Map <a href="https://resilientca.org/rap-map/">https://resilientca.org/rap-map/</a>

# **Appendix D – Collaborative Governance Structure**

The Collaborative Governance Structure should be designed to fit the unique circumstances and existing relationships of a community. The Collaborative Governance Structure should be designed to meet the overall goals of collaborative governance and stay accountable to the specific community, and be appropriate for the specific dynamics within that community.

#### **Governance and Conflict Resolution**

Critical to the success of the Collaborative Governance Structure is the creation of and adherence to effective strategies around governance and conflict resolution. Applicants should establish clear and collectively agreed upon structures and processes to guide the operation of the Collaborative Governance Structure including, but not limited to: leadership and governance, shared-power, transparency and accountability, the addition or removal of members, amendments to the overall workplan and budget, transition and turn-over, and decision making. Conflict is a natural element of collaborative action and collective impact. Applications should include clear strategies for conflict resolution within the Collaborative Governance Agreement and should reflect best practices, recognition of power imbalances, and value for diverse opinions and theories of change.

### Representation

Collaborative Governance Structures should include a diverse set of participants and organizations that represent the broader community. Applicants should strive to include representation across sectors, subject matter expertise, lived experience, and inter-generational perspectives to most effectively serve local communities in a culturally sensitive manner while informing project decision-making. Collaborative Governance Structures must include local residents and community-based organizations in governance and decision-making.

Given the scope and objectives of TCC Grants, Collaborative Governance Structures should consider, but are not limited to, the following:

- California Native American Tribes;
- Community-based organizations;
- Direct service organizations;
- Service providers;
- · Emergency management agencies and organizations;
- Operators and responders;
- Public agencies;
- Community residents;
- Consultants;
- · Workforce development organizations; and
- Other organizations that represent and serve priority populations and other historically excluded communities.

SGC recommends anticipating additional training, orientation, and support to ensure adequate and meaningful participation from each entity, given traditional power imbalances facing local residents, community-based organizations, and lower-capacity organizations.

Please refer to <u>Section 3.2 Collaborative Governance</u> for all requirements for the Collaborative Governance Structure and Agreement.

# Appendix E-1 – Post-Award Consultation Process and Policies – Planning and Project Development Grants © ©

# **Summary**

Applicants selected for award will be required to participate in a Post-Award Consultation Process (PAC Process) to finalize the grant agreement. During this PAC Process, TCC staff will assist the Lead Grantee and Partners to refine the Grant Agreement and all accompanying attachments to comply with administrative, statutory, and TCC Program requirements.

The Lead Grantee and TCC staff should finish all reviews related to the PAC Process within **six months** from the time the Strategic Growth Council made the TCC grant award announcement. Lead Grantees will be required to meet with TCC staff and submit all required documents, such as work plans and budgets, during this period. **Failure to complete the review and to sign the grant agreement may result in the award going back to the Council.** 

# Goals for the Post-Award Consultation (PAC) Process

The PAC Process is intended to review the grant agreement terms with Lead Grantees and evaluate the current condition, feasibility, and eligibility of the awarded TCC application by:

- Gathering any additional information or details necessary for any component of the application
- Removing ineligible activities or costs
- Incorporating recommended improvements from specialists and/or the staff report

Once all parts of the TCC application are reviewed and approved, TCC staff will work with the Lead Grantee to turn the application into a scope of work. This scope will include the timeline, budget, and deliverables for the grant agreement.

### **Post-Award Consultation Process overview**

After the Council announces the awards, TCC staff will prepare a grant agreement outlining the grant terms and conditions. Then, Lead Grantees will follow these steps:

- TCC staff will send the grant agreement template to the Lead Grantee. If the Lead Grantee
  needs any further approvals, such as Council or Board approvals, they should let SGC
  know.
- 2. The Lead Grantee will ask TCC staff any questions related to the general terms of the grant agreement. TCC staff will answer those questions and make any necessary changes to the agreement.

- 3. TCC staff will review the application to make sure it follows the TCC Guidelines, grant agreement, and feedback from reviewers and program staff. TCC staff will create a review package and ask the Lead Grantee and Partners for any extra information, documents, or application components.
- 4. TCC staff will set up meetings with the Lead Grantee and Partners to discuss the requested information and answer any questions.
- 5. Lead Grantee and Partners will send the additional information and documents to TCC staff for review.
- 6. TCC staff will review the new information and documents submitted. If more information is needed, they may ask for it and schedule additional meetings to clarify any issues.
- 7. TCC staff will finalize the scope of work, timeline, and budget, which will be included in the final Grant Agreement.
- 8. The Lead Grantee and Partners will review the final scope of work, timeline, and budget.
- 9. TCC staff will send the final Grant Agreement package to the Lead Grantee for the grant execution.
  - a. Lead Grantee should notify SGC if they need any additional resolution or council/board review prior to executing the agreement.

# Governing policies and processes

Any changes to the proposed work plans and budgets from the awarded application must be reviewed by TCC staff and SGC legal counsel to ensure they align with TCC Program Guidelines and the grant agreement.

If grantees don't update their application to meet the TCC Guidelines and the grant agreement, the PAC Process will be put on hold. TCC staff will then report this to the Council to decide what to do next.

If any part of the grant, like the work plan, budget, or Project Area, becomes infeasible and needs to be changed after grant execution, the Lead Grantee and Partners must involve the community in the process. Any changes that could affect the original application's requirements or competitiveness will require Council approval.

#### TCC Program compliance

If any component of the TCC grant doesn't follow TCC Guidelines and the grant agreement:

- TCC staff will inform the Lead Grantee in writing about which specific part is not eligible, which changes are needed, and a timeline and approval process. Significant changes to the scope that would result in changes to the categories below will require approval from the TCC Program Manager:
  - Quantity of deliverables, like the number of solar panels installed, trees planted, or community bike ride events
  - Beneficiary or location of the tasks
- 2. If the work plan doesn't meet the TCC Guidelines and the grant agreement can't accommodate the changes proposed by TCC staff, then:

- Option 1) TCC staff may suggest moving the funds to a different task that is a
  better fit for the initial proposed scope of work. This will require written approval of
  the TCC Program Manager.
- Option 2) If the Lead Grantee and Partners want to create a **new** task instead of moving the funds, they must submit a request to re-use the funds. SGC will review requests on a case-by-case basis. If approved, it will require written approval from SGC Leadership.

#### Ineligible costs and budget modifications

If the TCC application has expenses or activities that are not in compliance with the TCC Guidelines or grant agreement:

- 1. Ineligible costs must be removed from the proposed scope of work for TCC funding. SGC cannot provide funds for ineligible costs.
- 2. Ineligible costs may be moved to other eligible costs within the **same** task, up to the total amount of the original budget request, with written approval from TCC staff.
- 3. Ineligible costs in one task may be transferred to other eligible costs in another task with the written approval from TCC staff.
- 4. With written agreement from the Lead Grantee and Partners, ineligible costs associated with any task may be reduced or eliminated from the total amount of the original budget before signing the grant agreement.

### Amendments and modifications

After the grant is executed, if the Lead Grantee needs to change any TCC task, then:

- 1. Lead Grantee and Partners must provide a written justification for the changes.
- 2. Lead Grantee and Partners must propose a new plan that still aims to meet the original Project goals. Revisions require written approval from the TCC Program Manager.
- 3. TCC staff will review the proposal and may request more information if needed. TCC staff will communicate issues and recommendations as described in the "TCC Program Compliance" section above.
- 4. If approved, TCC staff will send written approval to the Lead Grantee.
- 5. If a new plan isn't possible, parts of the original TCC application may be removed with the written approval of the Lead Grantee, Partner, and TCC Program Manager

### Key documentation notes for Post-Award Consultation Process and TCC task changes

Once all tasks and subtasks are reviewed and approved, TCC staff will create a simplified work plan and budget for Exhibit B of the grant agreement from the detailed application materials. However, the Lead Grantees and Partners must keep the final detailed Excel scope of work and budget from the PAC Process as a project management tool. This tool should be used throughout the grant term and updated regularly. If the grantee wishes to modify any grant activities after

execution, through an Amendment or Modification, they must submit the revised Excel work plan and budget for review and finalization before updating the grant agreement.

# Appendix E-2 – Award-to-Agreement Process and Policies – Implementation Grants •

#### **Summary**

Applicants selected for award will be required to participate in a **Post-Award Consultation Process** (PAC Process) and **Pre-Development Phase**, together known as the award-to-agreement process, prior to finalizing the grant agreement that outlines the grant terms. During these processes, the State will assist the Lead Grantee and Partners to refine the grant agreement and all accompanying attachments to comply with administrative, statutory, and TCC Program requirements. Starting in Round 6, the timeline is as follows **for Implementation Grants only**:

1. Post-Award Consultation Process: 2-3 months

2. Pre-Development Phase: up to 1 year

3. Implementation Phase: 4 years

4. Evaluation Phase: 1 year

Grantees will be required to meet with TCC staff and submit all required documents related to Implementation Requirements, work plans, budgets, and other requested documents. Failure to complete the review and to sign the grant agreement may result in the award going back to the Council.



The Council approved these policies, formerly known as the Post-Award Consultation Policies, on December 20, 2018.

#### Goals for the Post-Award Consultation (PAC) Process

The purpose of the PAC Process is to refine the work plan and budget for the Pre-Development Phase. The Lead Grantee will also review the final grant agreement terms. The PAC Process will take place over the course of 2-3 months. This is a simpler work plan and budget compared to one that will be created during the Pre-Development Phase to be used during the Implementation Phase.

After the Council announces the awards, TCC staff will provide a grant agreement template that defines the grant terms and conditions. You will then undergo the following process:

- Lead Grantee will send any questions related to the grant terms and conditions to TCC staff.
  - a. Lead Grantee should notify SGC if they need any additional resolution or council/board review prior to executing the agreement.
- 2. TCC staff will respond to questions about the grant agreement and, in extenuating circumstances, may consider requested amendments to the grant agreement template.
- 3. Lead Grantee will refine the Pre-Development Phase work plan and budget they developed as part of their TCC application, explaining how funds will be used during the Pre-Development Phase.
- 4. Staff will execute the grant agreement.
- 5. Pre-Development Phase can begin after Lead Grantee receives a formal notice to proceed from SGC's contracting office. You cannot be reimbursed for any costs incurred prior to the date of final signature.

This will also be the opportunity where the Lead Grantee and Partners develop and sign the Collaborative Governance Agreement.

A full guidance document on the PAC Process will be provided after award.

#### **Goals for the Pre-Development Phase**

The purpose of the Pre-Development Phase is to get all Projects and Transformative Plans ready to begin implementation and to create a final, fully detailed budget and schedule of deliverables (Exhibit B of the grant agreement) by:

- Refining the work plans and budgets submitted in the application
- Meeting all Implementation Requirements
- Obtaining additional information/detail needed for any component of the Project
- Removing any ineligible activities or costs
- Incorporating recommended improvements from specialists and/or TCC staff

After all revised application components are reviewed and approved, TCC staff will convert them into a summarized scope of work for Exhibit B of the grant agreement.

The Pre-Development Phase is funded based on the budget you propose for the Pre-Development Phase in your application, as outlined in the Round 6 Guidelines. **The Lead Grantee and Partners cannot spend more than 20% of the grant during the Pre-Development Phase.** 

The maximum timeline is as follows:

- **By Month 1:** Lead Grantee and Partners begin all activities related to the Pre-Development Phase.
- **By Month 6:** TCC staff and TA providers will determine which Projects are not feasible and will likely not meet the Implementation Requirements by the 1-year mark.

- **By Month 9:** Lead Grantee and Partners will review the final scope of work, timeline, and budget. TCC staff will initiate the amendment process with SGC Contracts.
- **By Month 12:** All Implementation Requirements are met. Amendment is executed. Lead Grantee and Partners can begin the Implementation Phase after receiving a Notice to Proceed from SGC's contracting office.

The Pre-Development Phase may begin sooner if the full year is not required. The process is not to extend beyond one year to ensure adequate time for the Implementation Phase.

After the PAC Process is complete, the grant agreement is executed, and Pre-Development Phase begins, the Lead Grantee and Partners will undergo the following process:

#### TCC application review

- TCC staff, along with technical assistance providers, will review the application based on consistency with the TCC Guidelines, grant agreement, application reviewer feedback, and program staff feedback. TCC staff will provide a review package with a request for additional information, documents and/or revisions to all TCC application components including:
  - a. Funded Projects
  - b. Leverage Projects
  - c. Transformative Plans
  - d. Collaborative Governance Agreement
- 2. TCC staff will schedule meetings to go over requested information with the Lead Grantee and Partners and address any questions. We expect to meet with the Lead Grantee biweekly throughout the PAC process and Pre-Development Phase.
- 3. The Lead Grantee and Partners will send additional information and documents to TCC staff for review.
- 4. The Lead Grantee and Partners will perform pre-development work necessary to meet the TCC Implementation Requirements, including any necessary tasks listed in the application, such as:
  - a. Remove and replace any Projects that are determined to be infeasible based on available time and budget
  - b. Create final, detailed work plans and budgets for each Project, Plan and Grantee
     Costs
  - c. Secure leverage funding
  - d. Make minor changes to the Project Area if requested by Lead Grantee and Partners
  - e. Create a finalized Vision Statement
  - f. Fully define Partner roles, including clearly delineated responsibilities and staffing committed
  - g. Further community engagement if needed to refine Project scopes and work plans
  - h. Select and hire contractors

- Create Project-specific maps and designs, Project schedules, operational and maintenance plans
- j. Draft a plan for working across multiple jurisdictions including relevant agency contacts within the Collaborative Governance Agreement for signature

Please note that this is not an exhaustive list. **Grantees cannot conduct any Implementation Phase work during the Pre-Development Phase.** 

TCC staff will review the submitted information and documents then finalize the scope of work, timeline and budget to be inserted as an **amendment** in the already-executed grant agreement.

#### Amending the Grant Agreement

- 1. During the last three months of the Pre-Development Phase, Lead Grantee and Partners will review and approve the final scope of work, timeline and budget.
- 2. TCC staff will execute an amendment to the grant agreement to insert the final scope of work, timeline, and budget.
- 3. Once the Lead Grantee receives a Notice to Proceed from SGC's contract office, they may begin implementation work.

#### **Governing policies & processes**

The following policies and processes will govern TCC staff actions during the Pre-Development Phase regarding the work plans and budgets for the Implementation Phase. They will also be used to make determinations for proposed changes (Amendments and Modifications) during the remaining grant term.

Any changes to proposed Projects and Transformative Plans from the awarded application – including changes to proposed scopes, activities, and associated budgets – will be reviewed by TCC staff and SGC legal counsel to ensure they align with TCC Guidelines and the grant agreement.

If grantees don't update their application to meet the TCC Guidelines and the grant agreement, the PAC Process will be put on hold. TCC staff will then report this to the Council to decide what to do next.

If the Lead Grantee and Partners fail to meet all Implementation Requirements after the 1-year Pre-Development Phase, TCC staff will need to return to the Council to determine the best pathway forward. Additionally, if the final Projects are too different than what was proposed at the time of application, they may need to be reviewed by Council.

If any part of the grant, like the work plan, budget, or Project Area, becomes infeasible and needs to be changed after grant execution, the Lead Grantee and Partners must involve the community in the process. This should be done through the Community Engagement Plan and/or the

Collaborative Governance Structure. Any changes that could affect the original application's requirements or competitiveness will require Council approval.

#### TCC Program compliance

If any TCC Grant Component is not in compliance with the TCC Guidelines and grant agreement:

- 1. TCC staff will inform the Lead Grantee in writing about which specific part is not eligible, which changes are needed, and a timeline and approval process. Significant changes to the scope that would result in changes to the categories below will require approval from the TCC Program Manager:
  - a. Quantity of deliverables, such as the number of solar panels installed, trees planted, community bike rides
  - b. Beneficiary or location of the Project or Plan
  - c. Project or Plan Lead
- 2. Budget transfer between Projects or Plans. If the project or the work plan doesn't meet the TCC Guidelines and the grant agreement can't accommodate the changes proposed by TCC staff, then:
  - d. Option 1) TCC staff may suggest moving the Project to a new Strategy that is a better fit for the initial proposed scope of work. This will require written approval of the TCC Program Manager.
  - e. Option 2) If both the Strategy and Project scope of work need to change, this would be considered a new Project. In this case, the previous Project will be eliminated. Grantees should submit a request for a new Project to re-use the funds. SGC will review requests on a case-by-case basis. If staff approves the new Project, it will require written approval of SGC Leadership.
- 3. During the Pre-Development Phase, Lead Grantee and Partners are expected to pursue and secure leverage funding. If the Lead Grantee and Partners cannot secure leverage funding after trying in good faith, then:
  - a. Option 1) Lead Grantee may propose in writing an alternative leverage funding commitment or revised scope of work that makes a good faith effort to fulfill the original intent of the initial proposed scope of work. Revising the leverage funding commitments or scope of work will require written approval of the TCC Program Manager
  - b. Option 2) If an alternative leverage commitment is not feasible, TCC staff may suggest removing the leverage funding from the funded Project, transformative plan, or leverage Project of the TCC application. Removal of leverage funding will require written approval of SGC Leadership.

#### Ineligible costs

If any TCC grant component includes budget line items or activities not eligible per the TCC Guidelines or Grant Agreement:

- 1. Ineligible costs must be eliminated from the proposed scope of work for TCC funding. SGC cannot provide grant funds for ineligible costs.
- 2. Ineligible costs may be moved to other eligible costs within the same originally proposed Project or Plan, up to the total amount of the original budget request for that Project or Plan, with written approval of TCC staff.
- 3. Reallocated budget items within the same Project must be for costs under the *same* Strategy as the originally proposed Project.
- 4. The budget for the ineligible costs in one Project or Plan may be transferred to other Projects or Plans, with written approval of the TCC Program Manager.
- 5. Upon written consent of the Lead Grantee, Project Lead, and SGC Leadership, eligible costs associated with any Project or Plan may be reduced or eliminated from the total amount of the original budget before signing the Grant Agreement. The foregoing notwithstanding, no Project or Plan may be eliminated that is needed to remain eligible for TCC funding per the TCC Program Guidelines.

#### Amendments and modifications after Pre-Development Phase

If the Lead Grantee and Partners need to request any changes to any TCC grant components included in the executed grant agreement, then:

- 1. Lead Grantee and Partners must provide a written justification for the changes.
- 2. Lead Grantee and Partners must propose a new plan that still aims to meet the original project goals and is supported by the Collaborative Governance Structure. Revisions require written approval of the TCC Program Manager.
- 3. TCC staff will evaluate the proposed changes based on the TCC Guidelines. If more information or revisions are needed, TCC staff will communicate the key issues and suggestions for remediation as described in the "TCC Program Compliance" section above.
- 4. If the proposed revisions or alternative scope of work are feasible and meet compliance requirements, the TCC Program Manager will provide written approval to the Lead Grantee.
- 5. If a new scope of work isn't possible, parts of the original TCC application may be removed with the written approval of the Lead Grantee, Partner, and SGC Leadership.

# Key documentation and notes for Post-Award Consultation, Pre-Development Phase, and project changes

After all Plans and Projects are reviewed and approved, TCC staff will convert the detailed application materials into a simplified scope of work (timeline, budget, and deliverables) for Exhibit B of the grant agreement. However, Project/Plan Leads must retain the final detailed Excel workbooks from this Pre-Development Phase as a project management tool. This tool should be used throughout the grant term and updated regularly. If the Lead Grantee proposes changes to a Project or Plan after grant execution, through an Amendment or Modification, they must submit the revised Excel detailed work plans and budgets for review and finalization before updating the grant agreement.

### Appendix F - Prohousing policies

As noted in <u>Section 10.20</u>, Program policy priorities, the TCC program will incentivize Implementation Grant applications from jurisdictions that are designated as Prohousing by the HCD Program or that have adopted Prohousing policies. These policies should facilitate sustainable housing production and help reduce vehicle miles travelled (VMT). If a jurisdiction has not received a Prohousing designation yet, the following prohousing policies can help them earn partial incentive points: 1 point for one policy and 2- points for two policies.

#### **VMT-reducing Prohousing criteria**

#### Category 1: Favorable zoning and land use

- Permitting a greater array of housing types, such as duplexes, triplexes, and fourplexes
  (also referred to as Missing Middle Housing) in existing low-density, single-family
  residential zones.
- Density bonus programs that exceed statutory requirements by 10 percent or more.
- Increasing density, beyond the requirements of state Accessory Dwelling Unit law, in low-density, single-family residential areas. This would include permitting more than one ADU or JADU per single-family lot. These policies must be separate from any qualifying policies under the Density bonus noted in the second bullet above.
- Reducing or eliminating parking requirements such as:
  - Reducing parking requirements for residential development as authorized by Government Code sections 65852.2
  - Adopting vehicular parking ratios that are less than those defined by Government Code section 65915, subparagraphs (A), (B), and (C), subdivision (p)(1)
  - Adopting maximum parking requirements that are equal to or less than the ratios defined by Government Code section 65915, subdivision (p).
- Zoning to allow for residential or mixed uses in non-residential zones such as commercial
  or light industrial. For this criterion, open space or substantially similar zones do not
  qualify as non-residential zones.
- Modification of development standards and zoning provisions to encourage higher development intensity. Examples include modifications to floor area ratio, height limits, minimum lot or unit sizes, setbacks, and allowable dwelling units per acre. These policies must be separate from any qualifying policies under the Density bonus noted in the second bullet above.
- Establishment of designated areas to promote workforce housing or housing sustainability.
   These include Workforce Housing Opportunity Zones, as defined in Government Code section 65620, and Housing Sustainability Districts, as defined in Government Code section 66200.

#### **Category 2: Acceleration of housing production timeframes**

- Streamlining housing development by enabling a by-right approval process or by utilizing statutory and categorical exemptions as authorized by applicable law (Pub. Resources Code, §§ 21155.1, 21155.4, 21159.24, 21159.25; Gov. Code, § 65457; Cal Code Regs., tit. 14, §§ 15303, 15332; Pub. Resources Code, §§ 21094.5, 21099, 21155.2, 21159.28).
- Fast track or reduce plan check times for ADUs/JADUs, multifamily housing, or homes affordable to lower- or moderate-income households.

#### Category 3: Reduction of construction and development costs

- Adoption of ordinances or other methods that make it easier for property owners to build ADUs/JADUs. These can result in less restrictive requirements than Government Code sections 65852.2 and 65852.22. Examples of qualifying policies include, but are not limited to:
  - Development standards improvements
  - Permit processing improvements
  - Dedicated ADU/JADU staff
  - · Technical assistance programs
  - · Pre-approved design packages for ADUs/JADUs.
- Measures that reduce transportation-related infrastructure costs, or that encourage active modes of transportation or alternatives to automobiles. Qualifying policies include, but are not limited to:
  - Publicly funded programs to expand sidewalks or protect bike/micro-mobility
  - · Creation of on-street parking for bikes
  - Transit-related improvements to increase efficiency and accessibility
  - · Establishment of carshare programs
- Establishment of pre-approved or prototype plans for missing middle housing types in lowdensity, single-family residential areas. These can include plans for duplexes, triplexes, and fourplexes

#### **Prohousing enhancement factors**

- A policy that serves as a key part of a unified strategy to promote multiple planning objectives, such as efficient land use, access to public transportation, affordable housing, climate change solutions, and/or hazard mitigation.
- Policies that promote development consistent with the state planning priorities pursuant to Government Code section 65041.1.
- Policies that exceed state law requirements to reduce the displacement of lower-income households and protect affordable housing.
- Rezoning and other policies that support high-density development in Location Efficient Communities.
- Other policies that involve meaningful actions towards affirmatively furthering fair housing pursuant to Government Code section 8899.50.

#### **Prohousing information and resources**

Applications to the Prohousing Designation Program are accepted by the California Department of Housing and Community Development (HCD) on a rolling basis. There is no deadline for applications. Application materials and additional information can be found on their website.

HCD will review applications and provide feedback within 60 days. Upon approval, HCD will process awards within a targeted timeframe of 30 days.

General technical assistance is provided through HCD at <u>prohousingpolicies@hcd.ca.gov</u>. Technical assistance can also be provided by an assigned HCD reviewer once a Prohousing application has been submitted.

#### Resources

- Prohousing Designation Program PowerPoint: <a href="https://www.hcd.ca.gov/community-development/prohousing/docs/hcdprohousingppt.pdf">https://www.hcd.ca.gov/community-development/prohousing/docs/hcdprohousingppt.pdf</a>
- Prohousing Regulation Text:
   https://www.hcd.ca.gov/community-development/prohousing/docs/prohousing-regulation-text.pdf
- Prohousing Frequently Asked Questions:
   <a href="https://www.hcd.ca.gov/community-development/prohousing/docs/prohousingfaq.pdf">https://www.hcd.ca.gov/community-development/prohousing/docs/prohousingfaq.pdf</a>

# Appendix G – Air pollution reduction and mitigation

Per <u>Section 10.20</u> Program Policy Priorities, the TCC Program will incentivize Implementation Grant applications that propose actions or include existing meaningful efforts to reduce localized point sources of pollution in their TCC Project Areas and jurisdictions. TCC's air pollution priority emphasizes reducing particulate matter emissions and toxic air contaminants due to their disproportionate health impacts in disadvantaged communities.

The list below defines air pollution reduction and mitigation policies that qualify applicants for partial scoring incentive points. Pollution reduction and prevention policies, and direct policies in each category, will be worth more points. Applicants can score points in any combination of categories, regardless of whether their role is the policymaker, if the applicant can demonstrate their dedicated activities are aimed at policies that reduce, mitigate, and prevent localized air pollution.

# Example policies to reduce or mitigate local air pollution

#### Category: Air pollution reduction and prevention

#### Tier 1 - Direct - Reduction and prevention

- Health-protective buffer ordinances and phaseout of existing incompatible facilities within buffer zones
- Nonconforming land-use ordinances, restrictions, or zoning provisions
- Point-source emissions compliance and enforcement programs
- Agreements or incentives for the adoption of more stringent emission thresholds and standards, including but not limited to, Maximum Achievable Control Technology (MACT), for targeted "toxic hotspot" areas consisting of multiple facilities that emit cumulative toxic air contaminants in DACs and environmental justice communities
- Incorporation of air pollution measures into climate policies and plans
- Adoption of CARB Recommended Air Pollution Reduction Measures for new warehouses and distribution centers
- Adopted school bus electrification programs
- Enforcement of existing CARB regulations related to heavy-duty vehicles for public transit and school bus fleets
- Air pollution control districts and advisory committees with environmental justice representatives
- Adoption and enforcement of standard construction emissions mitigation measures
- Implementation of natural gas to electric appliance community-based retrofit programs or incentives

- Participation in local wood stove reduction programs
- Adoption of All-Electric Reach Codes for new developments
- Provide incentives for loading dock electrification, Medium- and Heavy-Duty zero-emission vehicles

#### Tier 2 - Indirect - Community oversight and capacity building

- Air monitoring, modeling, community planning and enforcement partnerships amongst community groups, businesses, local jurisdictions, air quality management districts (e.g., Community Emission Reduction Program, and/or CARB (e.g. AB 617 Community Air Protection Program)
- Seats on air quality management district boards (or seats on committees with decisionmaking power) reserved for community members
- Data accessibility/community notification programs and culturally appropriate materials
- Good Neighbor agreements between facilities and adjacent facilities that provide a channel for public participation and citizen oversight
- Community education and training on air quality and regulation

#### Tier 3 - Indirect - Air quality co-benefits

- Transit education workshops/programs targeted at increasing ridership
- Bicycle safety or repair workshops/programs targeted at increasing alternate and active modes of transportation
- Adoption of a Safe Routes to School Program
- Adoption/implementation of a comprehensive public transportation, bicycle, and pedestrian master plan
- Expansion of existing transit services and ZEV infrastructure

#### Category: Air pollution mitigation

#### Tier 1 - Direct - Mitigation

- Moratorium on new approvals or renewals of conditional use permits for hazardous facilities near sensitive receptors
- Control technology incentives for phaseout or reduction of pollutants
- Mandated full physical enclosures of hazardous facilities near sensitive receptors
- Truck re-route and enforcement ordinances and programs
- Restrict idling for municipally owned vehicles and/or in sensitive areas such as near schools
- Enforce idling restrictions for construction vehicles
- Vegetative screening for residents, aligning with CARB's guidance, and vegetative buffers along pollution sources

#### Tier 2 – Indirect – Nonstationary and nonroad mobile

 Gas-powered leaf blower and lawn mower bans and targeted outreach around subsidies for electric lawn and garden equipment from air districts • Require new developments to include exterior electrical outlets to allow for electrically powered landscaping equipment

# Appendix H – Basic infrastructure resources

Per <u>Section 10.20</u> Program Policy Priorities, applicants must demonstrate that residents in the proposed TCC Project Area have existing access or have developed plans and secured support/funding to implement:

- Basic environmental infrastructure including water supply and wastewater services, with long-term operations and maintenance plans, in compliance with State Water Board standards; and
- Transit connectivity to regional service hubs and major job centers through affordable, clean transportation projects.

SGC recognizes that the lack of this infrastructure is an existing barrier in many disadvantaged communities. TCC staff and technical assistance providers will work with potential applicants during the Pre-Proposal phase to help make connections to other funding programs or resources that may help them meet the minimum requirements. An initial list of resources and potential sources is included here. Implementation Grant applicants can request up to 10% (25% for California Native American Tribes) and Project Development Grant applicants can request any amount of their funds to support projects that will connect residents to basic environmental infrastructure, including clean water supply systems, wastewater systems, waste disposal systems, and pollution control services.

#### Resources

- California Rural Water Association provides on-site technical assistance and specialized training for rural water and wastewater systems, including resources for Tribes. <a href="https://calruralwater.org/">https://calruralwater.org/</a>
- Rural Community Assistance Corporation provides resources and technical assistance related to water, wastewater, and solid waste:
  - Water, wastewater, and solid waste homepage: https://www.rcac.org/environmental/water-wastewater-solidwaste/
  - Managerial and Financial Hub with tools, resources, and free technical assistance: https://www.rcap.org/managerialfinancialhub/
  - Tribal technical assistance program:
     <a href="https://www.rcac.org/native-communities/tribal-circuit-riders/">https://www.rcac.org/native-communities/tribal-circuit-riders/</a>
- Self-Help Enterprises provides technical assistance to rural communities: https://www.selfhelpenterprises.org/programs/community-development/
  - Drinking water:
     https://www.selfhelpenterprises.org/programs/community-development/safe-drinking-water/
  - Sewer systems:
     https://www.selfhelpenterprises.org/programs/community-development/sanitary-sewer-systems/

- Specialized Utility Services Program provides general and technical services to water and wastewater systems:
  - http://www.suspinc.org/
- USDA Rural Development
  - O Water & Waste Disposal Grants to Alleviate Health Risks on Tribal Lands and Colonias in California provides grants and long-term, low-interest loans for acquisition, construction, or improvement of basic drinking water and waste disposal systems on federally recognized Tribal lands, Colonias, and rural areas and towns with populations of 10,000 or less. <a href="https://www.rd.usda.gov/programs-services/water-environmentalprograms/water-waste-disposal-grants-alleviate-health-risks-tribal-lands-andcolonias/ca">https://www.rd.usda.gov/programs-services/water-environmentalprograms/water-waste-disposal-grants-alleviate-health-risks-tribal-lands-andcolonias/ca</a>
  - Water & Waste Disposal Loan & Grant Program in California provides grants and long-term, low-interest loans for acquisition, construction, or improvement of basic drinking water and waste disposal systems on federally recognized Tribal lands, Colonias, and rural areas and towns with populations of 10,000 or less. <a href="https://www.rd.usda.gov/programs-services/water-environmental-programs/water-waste-disposal-loan-grant-program/ca">https://www.rd.usda.gov/programs-services/water-environmental-programs/water-waste-disposal-loan-grant-program/ca</a>
  - Water & Waste Disposal Predevelopment Planning Grants may be used to pay part of the costs of developing a complete application for the Water & Waste Disposal Loan & Grant Program (see previous entry). <a href="https://www.rd.usda.gov/programs-services/water-environmental-programs/water-waste-disposal-predevelopment-planning-grants">https://www.rd.usda.gov/programs-services/water-environmental-programs/water-waste-disposal-predevelopment-planning-grants</a>
  - Rural Decentralized Water Systems Grant Program helps qualified nonprofits and Tribes create a revolving loan fund to increase access to clean, reliable water and septic systems for households in eligible rural areas. <a href="https://www.rd.usda.gov/programs-services/water-environmental-programs/rural-decentralized-water-systems-grant-program">https://www.rd.usda.gov/programs-services/water-environmental-programs/rural-decentralized-water-systems-grant-program</a>
  - Single-Family Housing Repair Loans & Grants in California provides loans to very-low-income homeowners to repair, improve or modernize their homes and grants to elderly very-low-income homeowners to remove health and safety hazards.
     <a href="https://www.rd.usda.gov/programs-services/single-family-housing-programs/single-family-housing-repair-loans-grants/ca">https://www.rd.usda.gov/programs-services/single-family-housing-programs/single-family-housing-repair-loans-grants/ca</a>

#### CA Water Boards

- Small Community Funding Program helps small, disadvantaged communities provide drinking and wastewater service with technical assistance needs, interim water supplies, and capital improvement projects. https://www.waterboards.ca.gov/water\_issues/programs/grants\_loans/sustainable\_water\_solutions/scfp.html
- CAA Urgent Drinking Water Need Projects provides interim alternate water supplies (such as bottled or hauled water) or emergency improvements or repairs to existing water systems as necessary to provide an adequate supply of domestic water if they are a more cost-effective interim solution than the provision of interim alternate water supplies.

 $https://www.waterboards.ca.gov/water\_issues/programs/grants\_loans/urgent\_water\_needs.html\\$ 

### **Appendix I - Frequently Asked Questions**

#### What is the Transformative Climate Communities Program (TCC)?

TCC is a grant program under the CA Strategic Growth Council. It was established in 2016 and we have awarded five rounds of funding to date.

In general, TCC funds neighborhood-level, transformative, climate community plans. In practice, this means:

- Projects that reduce greenhouse gas emissions or contribute to public health benefits
- Projects that have multiple benefits, including economic, environmental and health benefits; along with anti-displacement
- Projects in underserved communities
- Projects that are created and led by the community

#### What is the two-phased application model? Does it apply to all grant types?

We are introducing a two-phased application process in Round 6. This two-phased application process is **only** for Implementation Grants. Planning and Project Development Grants have a one-phased application process. In other words, all application items are due by the application deadline for those grant types.

For Implementation Grants, there are Application Requirements that are due by the application deadline, and Implementation Requirements that will be developed after award during the Pre-Development Phase and before Implementation can begin. This is meant to make the application less onerous and allow us to fund more pre-development work for these grantees. See <u>Section 6.7</u> on these Implementation Grant phases.

#### I tried to apply for a grant in the past. Do I have to resubmit my application?

Yes, you must submit a new application. Please note that requirements change from round to round. Please double check Round 6 requirements before submitting materials you have used in past application cycles. See <u>Section 9</u> Application overview and <u>Section 10</u> Application Requirements.

## I am an individual. Can I apply for TCC? I would also like to use this grant to improve my home. Can I do that with TCC?

As an individual, you are not an eligible applicant. Please see <u>Section 3.1</u> on Eligible applicants. These grants are also meant to transform communities, rather than be applied to specific, individual homes. Please see the eligible activities section under each grant type, namely <u>Section 4.2</u>, <u>Section 5.2</u>, and <u>Section 6.2</u>. However, you may be an eligible participant of a TCC project if the grant is awarded in your area.

#### Can I do infrastructure projects with the Project Development Grant?

The only infrastructure projects allowed under this grant type are basic environmental infrastructure and pilot projects. These projects will require additional documents, including

financial and management capacity documents, site control, CEQA documentation, permits, project designs, and operations and maintenance plans. See <u>Section 5</u> on Project Development Grants and <u>Section 10</u> Application requirements.

#### What is TCC doing in Round 6 to support unincorporated and Tribal communities?

You can read about the full list of improvements we have made for unincorporated and Tribal communities in the staff report. In general, we've made the following improvements:

- New two-phased application process for Implementation Grant applicants, designed to make the application less onerous and better prepare grantees for the Implementation Phase
- Two funding set-asides for both unincorporated and Tribal communities
- Keeping the Project Development Grant that was piloted in Round 5, and designed for Tribal and unincorporated communities
- Adding priority points in scoring for these communities
- Prioritizing these communities for technical assistance
- For unincorporated communities, keeping the option to submit local data for their Project
   Area eligibility
- For Tribal communities, keeping and expanding the option to request modifications to certain requirements

#### What is the process to apply for a TCC grant?

<u>Section 10.1</u> outlines which items are due during the application period, which items are due by the application deadline (Application Requirements), and which items will be developed during the Pre-Development Phase (Implementation Requirements).

#### What grant types are available?

Round 6 has three grant types: Planning, Project Development, and Implementation Grants. Section 1.2 summarizes the key differences.

#### How do I know which grant type is the best for my organization and community?

We encourage you to use the summary of the key differences outlined in Section 1.2 for a quick glance of the three grant types. A deep understanding of what the community needs should inform which activities you would want to pursue in your application, and therefore which grant type you should apply for. Past applicants have also considered other factors, such as financial and management capacity and the application requirements for each grant type.

#### Is technical assistance available to me?

<u>Section 12.1</u> outlines Application Technical Assistance. In general, Tribal and unincorporated communities will receive technical assistance, regardless of grant type. Please make sure to fill out the Intent to Apply form, which has a Technical Assistance survey section.

Can more than one organization in the same Project Area apply for separate TCC grants?

Yes, this is technically allowed. However, TCC values collaboration and partnerships, and so we encourage organizations to collaborate and submit one application per Project Area. As we also consider geographic diversity during scoring, it would be unlikely that we would award more than one application in the same Project Area.

#### I applied and won a previous TCC grant. Can I apply again for the same grant type?

Yes, you can apply for the same grant type. However, Planning and Project Development Grants are designed to prepare communities for Implementation Grants. Additionally, Implementation Grants prioritize previous Planning and Project Development grantees and grantees from other SGC programs. We also consider geographic diversity. Please note that just because something is eligible does not necessarily mean it is competitive. Please see <a href="Section 3">Section 3</a> for more information on previous grantees and project eligibility.

## I have turned in all the application materials. How likely is it that I will receive a grant? When will I hear back?

TCC's application is a highly competitive. Your likeliness to receive a grant may be impacted by a few factors, including but not limited to: community type, geographic diversity, grant type you are applying for, past Planning, Project Development, and other SGC grants, the number of applicants, how much funding applicants are requesting relative to the available funding, and more.

You can expect to hear from TCC about 4-6 months after the application period closes. <u>Section</u> 9.2 outlines the application timeline.

#### Will there be future rounds of TCC?

We currently only have funding for Round 6.

# **Appendix J – Sample grant agreement**

Sample grant agreement is being developed. To be included in the final Guidelines.

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