



County of Monterey

Item No.

Board Report

Board of Supervisors
Chambers
168 W. Alisal St., 1st Floor
Salinas, CA 93901

Legistar File Number: 25-272

April 28, 2025

Introduced: 4/22/2025

Current Status: Agenda Ready

Version: 1

Matter Type: General Agenda Item

- a. Receive a presentation on a potential Homekey+ opportunity; and
- b. Provide direction as necessary.

RECOMMENDATION:

It is recommended that the Health, Housing, Homelessness and Human Services Committee:

- a. Receive a presentation on a potential Homekey+ opportunity; and
- b. Provide direction as necessary.

SUMMARY:

This presentation provides an overview of a proposed Homekey+ project that would convert a motel property in Seaside, CA into 43 studio apartment units designated for single adult households experiencing chronic homelessness with co-occurring mental health and/or substance use challenges. The County is being asked to consider supporting the application for Homekey+ funding by identifying operational funding for 2028 through 2031, as required by the application.

Homekey+ is a targeted funding round from the State of California that builds on prior Homekey efforts, with a specific focus on creating permanent supportive housing for individuals with behavioral health needs. Unlike previous rounds, interim housing is no longer an eligible use under this program. The funding opportunity includes a streamlined, ministerial approval process for eligible developments.

The total amount available in the Central Coast region is approximately \$33.7 million, with applications due by May 30, 2025. To qualify, the project must include supportive services, demonstrate three years of operational funding, secure site control, and comply with state requirements including collaboration with the Continuum of Care and submission of an letter of support from Monterey County Behavioral Health. If the applicant is unable to receive a letter of support, they must demonstrate their attempts to retrieve one.

The proposed development team includes Anabasis, a developer that was awarded Homekey funding in 2024, and KATMO, a local land use consulting LLC led by Kurt Overmeyer.

OTHER AGENCY INVOLVEMENT:

If directed to proceed, other partners include the City of Seaside, Monterey County Behavioral Health Bureau, and the Coalition of Homeless Services Providers.

FINANCING:

There are potential impacts to the General Fund in fiscal years 2028-2031 in the amount of

approximately \$5 million if other resources are not identified.

Prepared by: Roxanne V. Wilson, County Homeless Services Director, ext. 5445

Approved by: Debbie Paolinelli, Assistant County Administrative Officer, ext. 5309

Attachments:

Homekey+ Notice of Funding Availability

Presentation