

Santa Cruz County 2024 CoCBUILDS New Project Scoring Tool

Reviewer: _____ Check that not conflicted per CoC policy ___

Agency/Project: _____

No.	Scoring Criteria	Points Possible	Points
1	Development Experience and Leveraging	25 POINTS POSSIBLE	
1a	<p><u>Development Experience</u> Projects will receive points to the extent they can list up to 4 projects demonstrating that the applicant, developer, and any subrecipients have development-related experience with other projects that have a similar scope and scale as the proposed project.</p>	<p>10 Points Available 10 pts – 4 similar projects 7 pts – 3 similar projects 4 pts – 2 similar projects 1 pt – 1 similar project 0 pts – 0 similar projects</p>	
1b	<p><u>Leveraging Experience</u> Projects will receive points to the extent they can list up to 5 committed leverage source for development costs and examples demonstrating that the applicant, developer, and any subrecipients have experience leveraging resources substantially similar to any proposed sources that are not yet committed. List up to 5 sources with up to 3 examples of prior experience each.</p>	<p>10 Points Available 2 pts each per committed leverage source 1.5 pts each per non-committed source with 3 prior similar examples 1 pt each per non-committed source with 2 prior similar examples .5 pts each per non-committed source with 1 prior similar examples 0 pts each per non-committed source with 0 prior similar examples</p>	
1c	<p><u>Project-Based Rental Assistance</u> Projects will receive points to the extent they can provide commitments of project-based rental assistance (PBRA) sources for the project as measured by the percentage of units subsidized.</p>	<p>5 Points Available 5 pts for committed sources leverage = at least 50% of total units 4 pts for committed sources leverage = at least 40% of total units 3 pts for committed sources = at least 30% of total units 2 pts for committed sources = at least 20% of total units 1 pt for committed sources = at least 10% of total units 0 pts for committed sources = less than 10% of total units OR if there are no committed sources</p>	

2	Managing Homeless Projects Where a Person Has a Disability	10 POINTS POSSIBLE	
2a	<p><u>Property Management Experience</u></p> <p>Projects will receive points to the extent they can list up to 4 similar properties demonstrating their experience managing other properties for this population that at a minimum includes how they determine the amount of rent to charge based on unit size, addressing program participant complaints, working with other service organizations that may place program participants in the units, and maintaining the properties.</p>	<p>5 Points Available</p> <p>5 pts – 4 similar properties each including all 5 management roles listed (deduct 1 pt per missing management role)</p> <p>4 pts – 3 similar properties each including all 5 management roles listed (deduct .75 pts per missing management role)</p> <p>3 pts – 2 similar properties each including all 5 management roles listed (deduct .5 pts per missing management role)</p> <p>1 pts – 1 similar properties each including all 5 management roles listed (deduct .25 pts per missing management role)</p> <p>0 pts – 0 similar properties</p>	
2b	<p><u>Type/Frequency of Services</u></p> <p>Projects will receive points to the extent they, subrecipients, or other partners will provide project participants with case management and up to 4 other appropriate services for assisting clients to remain permanently housed and self sufficient. Given the needs of the population targeted, case management should occur at least weekly.</p>	<p>5 Points Available</p> <p>5 pts – case management + 4 other services or more</p> <p>4 pts – case management + 3 other services</p> <p>3 pts – case management + 2 other services</p> <p>2 pts – case management + 1 other services</p> <p>1 pt – case management OR 1 other services</p> <p>0 pts – no services</p> <p>Deduct 1 pt if case management frequency is less than weekly</p>	
3	Implementation Schedule	10 POINTS POSSIBLE	
3a	<p><u>Proposed Overall Schedule</u></p> <p>Projects will receive points to the extent they can demonstrate likelihood that they will be ready for occupancy within the NOFO-identified milestone of 36 months after the grant award.</p>	<p>2 Points Available</p> <p>2 pts – project will be ready for occupancy by 9/30/27</p> <p>1 pt - project will be ready for occupancy by 9/30/28</p> <p>0 pt - project will be ready for occupancy after 9/30/28</p>	

<p>3b</p>	<p><u>Proposed Activity Schedule</u> Projects will receive points to the extent they can demonstrate site control and likelihood that they will meet HUD development timeliness standards as set forth in 24 CFR 578.85.</p>	<p>8 Points Available 2 pts if project has evidence of site control (0 pts if not) 6 pts if project will meet the following milestones: <ul style="list-style-type: none"> • 6/30/26 construction start • 9/30/27 construction complete • 12/30/27 rental assistance & services start Deduct 2 pts per missed milestone</p>	
<p>4</p>	<p>Coordinated Entry</p>	<p>3 POINTS POSSIBLE</p>	
<p>4a</p>	<p><u>Commitment to Participate in Santa Cruz County CES</u> Participation in the local CoC's Coordinated Entry System (CES) is required of all programs receive HUD CoC funding. In the case of permanent supportive housing programs, this means accepting housing referrals through the CES and approving individuals and families for admission in accordance with the local CES policies and procedures. Projects will receive points by checking the box committing them to participating in the Santa Cruz County CES.</p>	<p>2 Point Available 2 pts for commitment to participate in Santa Cruz County CES as described 0 pts for no commitment to participate in Santa Cruz County CES as described</p>	
<p>4b</p>	<p><u>b. Experience using CES</u> Projects will receive points to the extent they can list up to 5 other projects they administer or manage that currently accept referrals through a CES, approve individuals and families for admission in accordance with local CES policies and procedures, and do not have a history of inappropriate denials of admission.</p>	<p>1 Points Available 1 pts for one or more other projects that currently accept CES referrals and have had no inappropriate admission denials .5 pts for one or more other projects that currently accept CES referrals but have had at least 1 inappropriate admission denial 0 pts for no current participation in a CES</p>	
<p>5</p>	<p>Coordination with Housing Providers, Healthcare Organizations, and Social Service Providers Projects will receive points to the extent they can demonstrate: (1) commitments of non-CoC-funded housing resources through coordination with housing providers, healthcare organizations, and social service providers for new construction, acquisition, or rehabilitation measured as a percentage of the overall CoCBuils request; OR, (2) commitments of non-CoC funded housing resources to provide <i>subsidies</i> for units of the project measured as a percentage of the number of units proposed.</p>	<p>10 POINTS POSSIBLE Commitments for construction, acquisition, or rehab funds totaling a % of the CoCBuils request: 10 pts - 50% or more 8 pts – 40-49% 6 pts – 30-39% 4 pts – 20-29% 2 pts – 10-19%</p>	

		<p>0 pts – below 10% OR Commitments for housing subsidies totaling a % of the total units proposed: 10 pts - 25% or more 8 pts – 20-24% 6 pts – 15-19% 4 pts – 10-14% 2 pts – 5-9% 0 pts – below 5%</p>	
6	<p>Percentage of Funds for Key CoC Renewable Activities Our CoC is encouraging applicants to use the maximum amount allowable (20% of the award total) for rental assistance (and for supportive services and operations), since these costs may be renewable annually and therefore will add to our CoC’s annual base of funding. Projects will receive points to the extent they can demonstrate they will use up to 20% of the funds, especially for critically needed rental assistance, but also for important supportive and operational costs.</p>	<p>7 POINTS POSSIBLE 7 pts – Project uses the full 20% of award for rental assistance only 5 pts - Project uses the full 20% of award as follows: rental assistance = 10-19% and services and operations = the balance 3 pts - Project uses the full 20% of award as follows: rental assistance = 5-9% and services and operations = the balance 0 3 pts - Project uses only 10-19% of award for rental assistance only 1 pt - Project uses only 10-19% of award for services or operations only 0 pts - Project uses less than 10% of award for services or operations only</p>	
7	<p>Narratives: Property Maintenance, Rental Housing Management, Racial Equity, Community Integration, Section 3, and Environmental Equity Projects will receive points to the extent they can demonstrate their capacity in the following key program areas by: (1) describing the agency’s prior experience, and (2) giving at least one example each of agency success as follows:</p> <ul style="list-style-type: none"> a. Property maintenance – experience maintaining property annually and conducting needed repairs b. Rental housing management – managing rental properties, including the total number of properties and units managed c. Promoting racial equity – experience (1) soliciting input from underserved groups, (2) building partnerships with grassroots and resident groups, and (3) designing programs 	<p>20 POINTS POSSIBLE Total pts for each narrative response if description is complete and one example is provided. Deduct 1 pt for a missing example and 1 pt for an incomplete description. 3 pts - Property maintenance 3 pts - Rental housing management 4 pts - Promoting racial equity</p>	

	<p>that improve equity</p> <p>d. Community integration – experience enabling disabled persons are not segregated and are fully integrated in the community</p> <p>e. Section 3 – actions that will be taken for implementing Section 3 of the HUD Act (employment, training and economic opportunities for low- and very low-income persons</p> <p>f. Environmental justice – any actions that will be taken to advance environmental justice for low-income or Black and Brown communities</p>	<p>4 pts - Community integration</p> <p>3 pts - Section 3</p> <p>3 pts - Environmental justice</p>	
	TOTAL	100 POINTS POSSIBLE	