



# City of Oceanside

300 North Coast Highway,  
Oceanside, California 92054

## Staff Report

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**File #:** 25-564

**Agenda Date:** 2/19/2025

**Agenda #:** 8.

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**DATE:** February 19, 2025

**TO:** Honorable Mayor and City Councilmembers

**FROM:** Housing and Neighborhood Services Department

**TITLE: PROFESSIONAL SERVICES AGREEMENT WITH NORTH COUNTY LGBTQ RESOURCE CENTER FOR THE USE OF PROPERTY TO OPERATE THE OCEANSIDE SAFE PARKING PROGRAM**

### **RECOMMENDATION**

Staff recommends that the City Council approve a Professional Services Agreement (PSA) with North County LGBTQ Resource Center (LGBTQ Resource Center), in the amount of \$59,125, for use of the property and its facilities at 1919 Apple Street for operation of the Oceanside Safe Parking Program and authorize the City Manager or designee to execute all necessary documents and agreements upon receipt of the required supporting documentation.

### **BACKGROUND AND ANALYSIS**

The Oceanside Safe Parking Program is a key initiative to address vehicular homelessness. The program aims to provide individuals and families with a secure overnight parking location and access to supportive services to help them transition to permanent housing.

The program originated following the City Council's directive on October 23, 2023, to create a solution for the growing need to support residents living in their vehicles. In response to this directive, staff sought funding to support the program and applied for the Regional Task Force on Homelessness (RTFH) 2023 Super Notice of Funding Opportunity (Super NOFO). The City was subsequently awarded \$383,000 to implement the Safe Parking Program.

Efforts to identify a qualified operator began with the issuance of a Request for Proposals (RFP) in February 2024. However, no submissions were received by the April 10, 2024, deadline due to challenges cited by potential providers, including program duration and site constraints. In response, the City collaborated with experienced local organizations and selected Dreams for Change as the program operator, in collaboration with the North County LGBTQ Resource Center serving as the facility host, to provide the program at 1919 Apple Street (Apple Plaza). On December 18, 2024, the City Council approved a PSA with Dreams for Change to operate the Oceanside Safe Parking Program at the site.

The LGBTQ Resource Center site was selected for its suitability to meet program requirements, including ADA-compliant restrooms, secure fencing, adequate lighting to ensure participant safety,

and the capacity to accommodate 30 vehicles. It is conveniently situated near essential neighborhood services and major thoroughfares. The parking area can accommodate 25-30 standard vehicles, which addresses the urgent need for secure overnight parking for individuals and families experiencing vehicular homelessness. The program is not intended for Recreation Vehicle (RV) or oversized vehicle use.

As outlined within the PSA (Attachment 2) for City Council's consideration, as the facility host, the LGBTQ Resource Center will provide the following for the operation of the Program:

- Comprehensive site management;
- Hygiene and sanitation facilities;
- Waste management services;
- Utilities and services;
- Safety and security services;
- Emergency preparedness;
- Neighborhood and community engagement, and
- Program support and coordination with program operator.

The Safe Parking Program aligns with the objectives outlined in the Regional Community Action Plan to Prevent and End Homelessness in San Diego, emphasizing the need for strategic, client-centered interventions. Services will include case management, housing navigation, and connections to income and health resources. The program is scheduled to commence in February 2025, allowing adequate preparation time for necessary site modifications.

### **FISCAL IMPACT**

The Professional Services Agreement (PSA) with the North County LGBTQ Resource Center, totaling \$59,125 and effective through December 31, 2025, will be charged to the Safe Parking Program account 836194323272.5395. The account currently has an available balance of \$69,441. Therefore, sufficient funds are available. The activities funded by this grant will not impact the City's General Fund.

Description	Account No.	FY 2024-25
<b>SNOFO Safe Parking Program Grant Amount</b>	<b>836194223272.4376</b>	<b>\$ 383,809</b>
Safe Parking Program Operator PSA: Dreams for Change	836194323272.5395	229,368
Site Use/Facility Maintenance PSA: LGBTQ Resource Center	836194323272.5395	59,125
Program Equipment: Mobile Camera Security System	836194323272.5355	85,000
<b>Total FY 2024-25 Safe Parking Balance</b>	<b>836194323272</b>	<b>\$ 10,316</b>

### **COMMISSION OR COMMITTEE REPORT**

On June 25, 2024, the Housing Commission voted 6-2-0 to recommend the City Council accept a Super Notice of Funding Opportunity (NOFO) award from the Regional Taskforce on Homelessness and those actions required to implement the three funded programs, inclusive of the Safe Parking Program. Subsequently, on August 21, 2024, the City Council approved acceptance of the Super NOFO award and implementation and appropriation of the funding for the Safe Parking Program.

### **CITY ATTORNEY'S ANALYSIS**

The referenced documents have been reviewed by the City Attorney and approved as to form.

Prepared by: Salvador Roman, Senior Management Analyst

Reviewed by: Leilani Hines, Housing and Neighborhood Services Director

Submitted by: Jonathan Borrego, City Manager

### **ATTACHMENTS:**

1. Staff Report
2. Professional Services Agreement - North County LGBTQ Resource Center