

# Prohousing Incentive Program (PIP)

2025 Application for Local Governments



**State of California  
Governor, Gavin Newsom**

**Tomiquia Moss, Secretary  
Business, Consumer Services and Housing Agency**

**Gustavo Velasquez, Director  
Department of Housing and Community Development**

**Megan Kirkeby, Deputy Director  
Division of Housing Policy Development**

**Final Filing Date: March 31, 2026**  
651 Bannon Street, Suite 400 Sacramento, CA 95811

Website: <https://www.hcd.ca.gov/grants-and-funding/programs-active/prohousing-incentive-program>

Email: [ProhousingIncentive@hcd.ca.gov](mailto:ProhousingIncentive@hcd.ca.gov)

## Prohousing Incentive Program (PIP) Application Instru

The applicant is applying to the Department of Housing and Community Development (Department) for a the provisions pursuant to Health and Safety Code Section 50470(2)(C)(i). PIP is designed to encourage achieve Prohousing Designation. Please refer to the PIP Guidelines and September 2024 Notice of Fundi for detailed information on eligible uses and awards. If you have questions regarding this application or the ProhousingIncentive@hcd.ca.gov.

If approved for funding, the PIP application is incorporated as part of your Standard Agreement with the D considered for funding, all sections of this application, including attachments if required, must be complete

### Threshold Requirements

In order to be considered for funding, all applicants must submit a complete, signed application to ProhousingIncentive@hcd.ca.gov by March 31, 2026. Pursuant to Section 202 of the PIP Guidelines, all a the following threshold requirements to be eligible for funding:

	An adopted housing element in substantial compliance, as determined by the Department, pursuant to the Housing Element Law (Article 10.6 of Gov. Code) in accordance with Government Code section 65585
	Housing Element Annual Progress Report submittal pursuant to Government Code Section 65585 prior year, as applicable.
	Prohousing Designation: An awarded or completed Prohousing Designation Application with a resolution must be submitted prior to or in conjunction with the Applicant's PIP Application. PIP made until a Prohousing Designation is awarded.
	A complete application as determined by the Department.
	An authorizing resolution authorizing submittal of the application to the Program that materially complies with the Program's requirements and is legally sufficient as determined in the Department's reasonable discretion by an authorized representative. See Attachment B of the PIP Guidelines for required resolution language.
	Compliance with state and federal housing laws as determined by the sole discretion of HCD.

*Demonstration of meeting threshold criteria shall be determined by the Department in its sole and absolute discretion. Documentation of meeting threshold requirements is required in the application unless requested by the Department.*

## ctions

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format.

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the Department.*

## Applicant Information

Applicant	City of South San Francisco		
Applicant Agency Type	City		
Mailing Address	400 Grand Ave		
City	South San Francisco	Zip Code	<input style="width: 100%;" type="text"/>
County	San Mateo		
Website	<a href="https://www.ssfca.gov/">https://www.ssfca.gov/</a>		
TIN	94-6000435		
Authorized Representative Name	Laura Snideman		
Authorized Representative Title	City Manager		
Phone	650-877-8502	Fax	<input style="width: 100%;" type="text"/>
Email	<a href="mailto:laura.snideman@ssfca.gov">laura.snideman@ssfca.gov</a>		
Contact Person Name	Pierce Abrahamson		
Contact Person Title	Management Analyst		
Phone	650-636-5310	Fax	<input style="width: 100%;" type="text"/>
Email	<a href="mailto:pierce.abrahamson@ssfca.gov">pierce.abrahamson@ssfca.gov</a>		

As the official designated by the governing body (authorized representative above and in resolution), I hereby certify that if approved by HCD for funding through PIP, the applicant assumes the responsibilities specified in the NOFA and certifies that the information, statements, and other contents contained in this application are true and correct.

Signature		Date	
Name		Title	


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## Award Amount

Click the dropdown menu to choose a jurisdiction. The geographic category and base award will auto-populate if the jurisdiction has obtained Prohousing Designation at the time of PIP application submittal, enter in the Prohousing Designation Population projections are based on the Department of Finance E-1 January 1, 2025 estimates.  
<https://dof.ca.gov/Forecasting/Demographics/estimates-e1/>

Jurisdiction Name	South San Francisco	Eligible Base Award	\$
Geographic Category	Bay Area	Bonus Award Amount:	\$
Prohousing Designation Application Score	39	Total Award	\$

te. If the jurisdiction ation applicant score.
500,000
390,000
890,000




## Eligible Uses

community development including, but not limited to, any eligible uses pursuant to Health and Safety Code section 17920.1.

essential live-work, rental housing that is affordable to extremely low, very low, low-, and moderate-income households.

or 120 percent of area median income, or 150 percent of area median income in high-cost areas.

pursuant to subdivision (d) of Section 34176 of the Health and Safety Code.

including, but not limited to, developments funded through the Veterans Housing and Homelessness Prevention Act.

housing, rental assistance, navigation centers, emergency shelters, and the new construction, rehabilitation, and preservation of existing housing.

very low, low-, and moderate-income households.

### Priority of Proposed Activities

Category	Statement of Work Plan	Notes
	Provide bridge loans to affordable housing developers to pursue rehabilitation of at-risk existing affordable housing units in the City in exchange for renewed	Further HE PRSV-5.1--Monitor at-risk of displacement
	Assist persons who are at risk of homelessness by expanding no-cost legal aid services to City residents. This could take the form of a tenant right to counsel.	Further SNR-7.2 Support non-profit solutions and services for homeless. Assist tenants at risk of displacement.


ction 50470(b)(2)(D), as described below. Please indicate which of the
olds, including necessary operating subsidies.
1 Bond Act of 2014.
reservation of permanent and transitional housing.

risk units and PRSV cement ns that offer housing s and PRSV 5.2-- nt

