
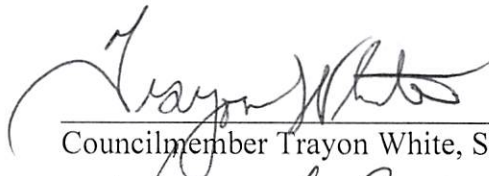
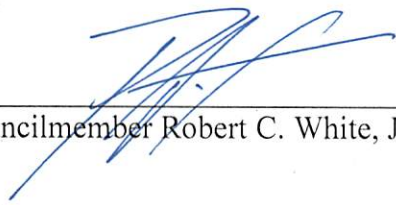


1   
2 Councilmember Anita Bonds

  
Councilmember Trayon White, Sr.

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5 Councilmember Brianne K. Nadeau

  
Councilmember Vincent C. Gray

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10 Councilmember Robert C. White, Jr.

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14 A BILL

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17 IN THE COUNCIL OF THE DISTRICT OF COLUMBIA

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21 To require establish a special fund out of which grants for the provisions of services for  
22 residents in high-risk displacement census tracts shall be issued to avoid displacement by  
23 providing legal services, assisting tenant associations, advisory neighborhood  
24 commissions and making homeownership and foreclosure prevention available to low-  
25 and moderate-income tenants, and to establish funding to law school clinics and other  
26 nonprofit service providers.

27  
28 BE IT ENACTED BY THE COUNCIL OF THE DISTRICT OF COLUMBIA, That this  
29 act may be cited as the “East of the River High Risk Displacement Prevention Services and Fund  
30 Establishment Act of 2019”.

31 Sec 2. Definitions.

32 For the purposes of this act, the term “Displacement risk zones” means census tracts in  
33 Wards 7 and 8 showing burgeoning economic expansion and a net decline in low-income  
34 population. Including, high concentration of economically declining tracts (neighborhoods) that  
35 have experienced decades of strong economic decline and a net increase in low-income  
36 population.

38           Sec 3. Establishment of Displacement Prevention Fund.

39           (a) There is established a High-Risk Displacement Census Tract Prevention Fund  
40 (“Prevention Fund”) to provide grants to law school clinics and other not-for-profit service  
41 providers to enhance their capacity to provide tenants and homeowners in designated  
42 displacement risk zones with targeted assistance to prevent displacement and enforce housing  
43 codes and other tenant protections. Activities eligible for these grants include:

44                   (1) Civil legal services to help residents of a Displacement Risk Zone avoid  
45 eviction, improve housing conditions, avoid termination of housing subsidies, exercise rights  
46 under the Tenant Opportunity to Purchase Act of 1980, effective September 10, 1980 (D.C. Law  
47 3-86; D.C. Official Code 42-3404.01 *et seq.*), and otherwise secure their rights to safe, affordable  
48 housing and to avoid displacement;

49                   (2) Assistance organizing tenant associations and advisory neighborhood  
50 commissions in negotiating with landlords and developers, or otherwise helping renters in a  
51 Displacement Risk Zone to protect their rights, purchase their apartment buildings, improve  
52 housing conditions, preserve affordable housing, and avoid displacement;

53                   (3) Foreclosure prevention assistance for low-income homeowners and programs  
54 to make homeownership accessible to low and moderate-income tenants who reside in a  
55 Displacement Risk Zone; and

56                   (4) Providing technical assistance for homeowners to apply for rehabilitation  
57 resources such as grants and loans that address health, safety, and building code violations, to  
58 income eligible owner-occupant and rental units, in order to preserve homeownership.

59           (b) By December 31, of each year of having received funding the grantee shall present a  
60 report to the Council and make publicly available documentation of services provided, the

61 number clients served, and recommendations to improve outcomes.

62 (c) The first Displacement Risk Zone shall be comprised of census tracts 68.04, 73.01,  
63 73.04, 74.01 74.03, 74.04, 74.06, 74.07, 74.08, 74.09, 75.02, 75.03, 75.04, 76.01, 76.01, 76.03,  
64 76.04, 76.05, 77.03, 77.07, 77.08, 77.09, 78.03, 78.04, 78.06, 78.07, 78.08, 78.09, 79.03, 96.01,  
65 96.02, 96.03, 96.04, 97.00, 98.01, 98.02, 98.03, 98.04, 98.07, 98.10, 98.11, 99.01, 99.02, 99.03,  
66 99.04, 99.05, 99.06, 99.07, 104.00.

67 (d) The Mayor shall make office space available for law school clinics to provide services  
68 to residents in first Displacement Risk Zone comprising of census tracts 68.04, 73.01, 73.04,  
69 74.01 74.03, 74.04, 74.06, 74.07, 74.08, 74.09, 75.02, 75.03, 75.04, 76.01, 76.01, 76.03, 76.04,  
70 76.05, 77.03, 77.07, 77.08, 77.09, 78.03, 78.04, 78.06, 78.07, 78.08, 78.09, 79.03, 96.01, 96.02,  
71 96.03, 96.04, 97.00, 98.01, 98.02, 98.03, 98.04, 98.07, 98.10, 98.11, 99.01, 99.02, 99.03, 99.04,  
72 99.05, 99.06, 99.07, 104.00 at least monthly to provide services to low income residents.

73 (e) The Mayor shall make a grant to a single nonprofit grant making entity located within  
74 the Displacement Risk Zone of which at least 95% shall be used to make subgrants to nonprofit  
75 legal service providers. The remaining 5% shall be used for administrated expenses and  
76 evaluation of the Prevention Fund.

77 (f) Subgrants shall be awarded, subject to the availability of funding, as follows:

78 (1) All subgrants shall be awarded on a competitive basis;

79 (2) Subgrants are limited to a maximum of 3 years and contingent on first year  
80 grant outcomes, unless otherwise specified in the grant;

81 (3) The subgrant funds shall be targeted exclusively to serve District of Columbia  
82 residents in a Displacement Risk Zone;

83 (4) Independent review panels shall be used as part of the subgrant selection

84 process;

85 (5) All subgrants shall incorporate equity measures into grants management; and

86 (g) The Prevention Fund shall be administered pursuant to the requirements set forth in  
87 section 1094 and section 1095 of the Grant Administration Act of 2013, effective December 24,  
88 2013 (D.C. Law 20-61; D.C. Official Code 1-328.13 and 1-328.14).

89 Sec. 4. Reporting Requirements.

90 (a) Beginning one year after disbursement of funds to the grant making entity, the entity  
91 shall submit an annual report to the Mayor and the Council of District funds allocated, which  
92 includes:

93 (1) Detailed subgrantee data;

94 (2) Performance measures and performance outcomes under each subgrant  
95 including metrics related to equity and inclusion across its programmatic work and operations;

96 (3) The specific services provided under each subgrant;

97 (4) The entity providing the services, if one other than the subgrantee;

98 (5) The time period of delivery of the services;

99 (6) The type and geographic location of service provided;

100 (7) The actual amount paid for the series; and

101 (8) The amount of other expenditures under the subgrant, if any

102 Sec. 5 Fiscal impact statement

103 The Council adopts the fiscal impact statement in the committee report as the fiscal  
104 impact statement required by section 4a of the General Legislative Procedures Act of 1975,  
105 approved October 16, 2006 (120 Stat. 2038; D.C. Official Code § 1-301.47a).

106 Sec. 6. Effective Date

107           This act shall take effect following approval by the Mayor (or in the event of veto by the  
108 Mayor, action by the Council to override the veto), a 30-day period of congressional review as  
109 provided in section 602(c)(2) of the District of Columbia Home Rule Act, approved December  
110 24, 1973 (87 Stat. 813; D.C. Official Code § 1-206.02(c)(2)), and publication in the District of  
111 Columbia Register.  
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