



COUNTY OF SAN DIEGO CONSORTIUM 2020-2024 CONSOLIDATED PLAN AND 2020-2021 ANNUAL PLAN



COUNTY OF SAN DIEGO HOUSING AND COMMUNITY
DEVELOPMENT SERVICES

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Executive Summary

ES-05 Executive Summary – 24 CFR 91.200(c), 91.220(b)

1. Introduction

The County of San Diego (County) is home to 3.34 million people, making it the fifth largest county in the nation. With 70 miles of Pacific coastline, 75 miles of international border, and 193 square miles of Native American reservations, the County is diverse in both its geography and population. The population of San Diego County is approximately 45.9 percent White, 34.5 percent Hispanic, 11.4 percent Asian and Pacific Islander, and 4.5 percent African American. The San Diego Association of Governments (SANDAG) projects that by 2035 the region's population will grow to 3.85 million, with most of the growth in the Hispanic population.

The San Diego region boasts a strong economy primarily fueled by the military, biomedical, technology, real estate, and tourism industries. In 2017, the region accounted for 8.3 percent of the State's GDP. As of January 2019, San Diego's unemployment rate was 3.8 percent, about one percentage point below the state average. However, real wages have been generally flat in the region for a decade and cost of living has increased. Housing costs are a primary driver of high cost of living in the region; by the end of 2018, the median price of a home in the region was \$626,000. A salary of more than \$130,000 is necessary to afford a home of this price, but the median household income is \$86,300.

The County has over 17,000 employees and an annual operating budget of over \$6 billion. The County's mission is "To efficiently provide public services that build strong and sustainable communities" and its stated core values are "integrity, stewardship and commitment."

The context for all strategic and operational planning is provided by the County's vision of "*A region that is Building Better Health, Living Safely and Thriving – Live Well San Diego.*" Strategic Initiatives focus the County's priorities in order to advance the County's vision. The 2020-2025 Strategic Initiatives are Building Better Health, Living Safely, Sustainable Environments/Thriving, and Operational Excellence.

As an entitlement jurisdiction under the U.S. Department of Housing and Urban Development (HUD), the County receives federal funds in proportion to its population size, concentration of poverty, and other socioeconomic and demographic data. HUD requires entitlement jurisdictions to submit a Consolidated Plan every five years that identifies needs within low-to moderate-income (LMI) communities and outlines how the County will address those needs. This document is the County's Consolidated Plan for 2020 to 2024, which serves as the County's official application to HUD for the following federal resources:

- Community Development Block Grants (CDBG) – CDBG is a flexible funding source that can be used for both housing and non-housing activities, including neighborhood revitalization, workforce and economic development, community and nonprofit facilities, and infrastructure and public services in LMI communities. The County anticipates receiving approximately \$4.26 million annually in CDBG for the Consolidated Plan period.

- HOME Investment Partnerships (HOME) – HOME is used for building, acquiring, and rehabilitating affordable housing for rent and homeownership. It may also be used for direct rental assistance to low-income residents. The County anticipates approximately \$3.3 million annually in HOME funds for the Consolidated Plan period.
- Emergency Solutions Grants (ESG) – ESG funds programs and services supporting persons experiencing homelessness. This includes operating shelters, providing essential services to shelter residents, administering rapid re-housing programs, and homelessness prevention. The County anticipates approximately \$360,000 annually in federal ESG for the Consolidated Plan period. The County also anticipates approximately \$400,000 annually in state ESG.
- Housing Opportunities for Persons with AIDS (HOPWA) – HOPWA supports low-income people living with HIV/AIDS and their families by providing affordable housing opportunities. The County anticipates approximately \$4.7 million annually in HOPWA funds for the Consolidated Plan period.

The County's anticipated total allotment for the Consolidated Plan five-year period is approximately:

CDBG	HOME	ESG	State ESG	HOPWA	Total
\$21,300,000	\$16,400,000	\$1,800,000	\$2,000,000	\$23,450,000	\$64,950,000

This Consolidated Plan covers all the unincorporated area of the County, as well as what is referred to as the Urban County: the CDBG-participating incorporated cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway, and Solana Beach. This Consolidated Plan also applies to the HOME Consortium, a group of incorporated cities that pool their HOME funds at the County level. These cities are Carlsbad, Encinitas, La Mesa, San Marcos, Santee, and Vista.

This Consolidated Plan is divided into five major parts:

1. The Process – summarizes the County's efforts to engage residents and stakeholders and determine the community's priorities;
2. Needs Assessment – identifies the priority needs of the County's LMI population;
3. Housing Market Analysis – describes the economic environment in which the County will implement its programs;
4. Strategic Plan – establishes goals, policies and actions for addressing the needs of the community; and
5. Annual Action Plan for FY 2020.

Goals

To develop the strategy contained in this Consolidated Plan for allocating and leveraging entitlement grants, the County used several methods to analyze its housing and community development needs, including surveying residents and stakeholders; analyzing U.S. Census, American Community Survey (ACS) and other economic and demographic data; and using information from various County offices and reports. Additionally, the County hosted community meetings, one-on-one consultations, and ten public

hearings to encourage participation by all residents, particularly LMI residents, the elderly, and persons with disabilities.

All activities carried out by the County must conform to its mission, values, and the “*Live Well San Diego*” vision. To do so, the County has established the following goals:

1. Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents.
2. Prevent and end homelessness through accessible housing and supportive services.
3. Enhance community infrastructure and facilities to provide a suitable and sustainable living environment.
4. Provide housing and supports services for those living with HIV/AIDS.

The goals were also informed by HUD’s preferred SMART framework: goals should be Specific, Measurable, Action-Oriented, Realistic, Time-Bound. Further, the established goals are the core of the Five-Year Strategic Plan (page 137) that outlines the strategies and actions the County intends to implement to achieve the goals.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

San Diego County is the fifth-most populated county in the United States and possesses a robust and strong regional economy, with a household median income much higher than the nation’s median income. However, many households throughout the County still struggle with conditions of poverty and its community development needs are significant. The County is tasked with determining these needs and in what areas investment can have the greatest impact, given the limited resources available.

Through preparing the Needs Assessment and conducting a comprehensive community engagement process, the following key needs were identified:

Housing Needs (NA-10)

- Of all lower income households, approximately 61 percent spend at least 30 percent on housing costs.
- Overall, roughly 40 percent of all households have at least one housing problem.

Public Housing (NA-35)

- The County’s Housing Authority administers 11,764 rental assistance vouchers.
- The waiting list for rental assistance vouchers has over 39,893 applications. There are 22,071 applicants on the Public Housing program waiting list.
- There are 1,772 applicants on the HOPWA waiting list.

Homeless Needs (NA-40)

- The 2019 Point-in-Time count found that 8,102 people were experiencing homelessness in San Diego County.
- This represents a slight decline in homelessness from 2018, bucking a national trend in which most major metropolitan areas experienced increases in homelessness.

Non-Homeless Special Needs (NA 45)

- There are 13,643 residents living with HIV in the County, and there are about 15 new cases for every 100,000 people every year.
- Nearly 60 percent of elderly renter households are housing cost burdened.
- Approximately a quarter of the County's population with a disability live under 125 percent of the Federal Poverty Line.
- Housing is the greatest concern and need for the 7,548 transition-aged youth (ages 18 to 24 years old) in the County who contacted 2-1-1 for assistance in 2018.

Non-Housing Community Development Needs (NA-50)

Community members, stakeholders, and various government departments have highlighted and are actively addressing needs in:

- | | |
|------------------------------------|----------------------------------|
| • Community centers | • Tree planting/urban greenery |
| • Youth centers | • Parks and recreation |
| • Centers for the disabled | • Childcare services |
| • Centers for senior citizens | • Crime prevention and awareness |
| • Streets | • Youth services |
| • Sidewalks | • Employment training |
| • Flood prevention and/or drainage | • Substance abuse services |
| • Sewers | • Senior services |
| • Fire stations/equipment | • Transportation services |
| • Water delivery system | • Services for the disabled |
| • Street lighting | • Health service |

3. Evaluation of past performance

HUD's Office of Community Planning and Development (CPD) seeks to support the development of communities that feature decent housing, a suitable living environment, and expanded opportunities for Low- and Moderate-Income (LMI) populations. To ensure entitlement jurisdictions are striving to achieve that vision, HUD requires annual submissions of Consolidated Annual Performance and Evaluation Reports (CAPERs).

The latest CAPER was submitted to the County Board of Supervisors in September 2019. This CAPER covered the fourth year of the five-year Consolidated Plan that ends in June 2020. As reported for in the

previous Consolidated Plan and each successive CAPER, the County established two Consolidated Plan Objectives:

- Consolidated Plan Objective 1: Provide suitable living environments for our region's residents
- Consolidated Plan Objective 2: Enhance the quality of life for residents by encouraging decent and affordable housing

These objectives were supported by the following three strategic goals:

- Housing and Supportive Services – Affordable, Livable, Supportive
- Public Improvements – Quality, Safety, Accessibility, Walkability
- Homeless Shelters and Services – Accessible, Available, Supportive

The County has performed proficiently in meeting its strategic goals. Below is a summary of the outcomes achieved during the first four years of the previous five-year Consolidated Plan cycle. Final outcome data for the previous Consolidated Plan cycle will be presented to HUD with the submittal of the Program Year 2019 Consolidated Annual Performance Evaluation Report in September 2020.

- Housing and Supportive Services Administered Tenant-Based Rental Assistance to 490 extremely low- and low-income, non-homeless households.
- Supported the construction or rehabilitation of 104 affordable rental homes. An additional 81 units of affordable housing are under development.
- Provided public services such as shared housing services or referrals to social services and fair housing services to 2,988 individuals.
- Provided homeowner rehabilitation assistance to 197 lower income households.
- Funded homebuyer assistance to 195 lower income households.

Public Improvements – Quality, Safety, Accessibility, Walkability

- Funded 15 infrastructure improvements related to the Americans with Disabilities Act (ADA) for a total investment of \$1,371,209.
- Completed 36 infrastructure projects that will service LMI communities for a total investment of \$5,796,666.

Homeless Shelters and Services

- Provided Tenant Based Rental Assistance to 670 persons experiencing homelessness.
- A total of \$1,149,680 in ESG funds expended to provide homelessness prevention, rapid re-housing, and street outreach services.
- Winter shelter program assisted 3,370 persons who are extremely low-income.
- Emergency shelter program provided 766 beds for extremely low-income persons.

4. Summary of citizen participation process and consultation process

The County's community participation process was informed by the Citizens Participation Plan, which locally codifies federal regulations regarding the implementation of a community engagement process and notification of community meetings and public hearings. To facilitate as much community participation as possible, the County held ten community workshops, consulted with several key organizational stakeholders, and conducted a community needs survey. Overall, more than 1,100 community members were engaged in developing the Consolidated Plan. These efforts are detailed further in The Process (page 10).

5. Summary of public comments

Qualitative feedback was collected through community workshops, stakeholder consultations, a public comment period, and at a formal public hearing. These comments provided insight into community needs and informed the goals of the Consolidated Plan. Top priority needs were identified as:

- Affordable housing
- Homelessness and supportive services
- Infrastructure improvements
- Housing and services for those with special needs
- Economic development, especially in rural parts of the County
- Higher concentration of services in the rural parts of the County

The community engagement process and outcomes are discussed in greater detail in sections PR-15 Citizen Participation and Appendix B- Survey. Feedback received during the public comment period and at the public hearing will be summarized following the completion of those events.

6. Summary of comments or views not accepted and the reasons for not accepting them

This section will be updated upon completion of all Consolidated Plan-related events. Any public comment received will be reviewed and considered.

7. Summary

The County is committed to providing every opportunity for residents and service providers in the San Diego region to participate in the Consolidated Plan process. Moreover, the County is committed to allocating HUD funds to both achieve the County's goals and fulfill HUD's mission of creating strong, sustainable, inclusive communities with quality affordable homes for all. Doing so will provide expanded opportunities for its LMI populations to thrive. This Consolidated Plan and the associated community engagement process are indicative of that commitment.

The Process

PR-05 Lead & Responsible Agencies - 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

TABLE PR-05.1: RESPONSIBLE AGENCIES

Agency Role	Name	Department/Agency
CDBG Administrator	SAN DIEGO COUNTY	Housing and Community Development Services
HOME Administrator	SAN DIEGO COUNTY	Housing and Community Development Services
ESG Administrator	SAN DIEGO COUNTY	Housing and Community Development Services
HOPWA Administrator	SAN DIEGO COUNTY	Housing and Community Development Services

Narrative

The County's Housing and Community Development Services (HCDS) is responsible for preparing the Consolidated Plan and for administering the County's HOME, CDBG and ESG programs. HCDS also administers the HOPWA program on behalf of the City of San Diego and will be the alternative grantee during this Consolidated Plan time period. HCDS administers the contracts and implementation agreements with County departments, agencies, developers and organizations selected to carry out eligible projects, activities, programs and affordable housing development under the four entitlement grant programs.

HCDS staff also prepares the Annual Action Plans and CAPERs, administers the Notices of Funding Availability (NOFA) process, and recommends projects for the Board of Supervisors' approval.

Consolidated Plan Public Contact Information

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PR-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

The County conducted comprehensive outreach to key organizations to enhance coordination, solicit feedback, and discuss new approaches and efficiencies with public and assisted housing providers, private and governmental health, mental health and service agencies, and stakeholders that utilize funding for eligible activities, projects and programs.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l)).

Related to the Consolidated Plan, the County coordinated with many organizations throughout the region to assess strengths and needs. The organizations with which the County consulted are described in detail in the table below.

Beyond the Consolidated Plan development process, the County is committed to enhancing coordination among housing providers, private and governmental health agencies, and the business and nonprofit communities. This is evidenced by the many boards, commissions, and committees that serve in an advisory capacity to the County, assist in planning decisions, and often benefit from County representation and resources.

County staff participates in and/or supports standing and special citizen boards, commissions, committees and task forces formed to advise the Board of Supervisors on issues and policies and to serve as links to the community. County committees are created as a result of state and federal legislation, agreements with public or private agencies and local needs. Boards, commissions and committees advise the Board of Supervisors on issues related to community needs throughout the county.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

In January 2017, the Regional Task Force on the Homeless (RTFH) merged with the San Diego Regional Continuum of Care Council (RCCC) to become the region's Continuum of Care. The retooled RTFH is a major stakeholder in addressing homelessness throughout the region and its relationship with the County and other jurisdictions in the region is becoming more and more impactful. The County is an active member of the RTFH, with a Board Supervisor currently serving as the RTFH Governance Board Vice-Chair.

The RTFH meets on a monthly basis to identify gaps in homeless services, establish funding priorities, and to pursue an overall systematic approach to address homelessness. During these meetings, jurisdictions consult with the RTFH to develop cooperative plans and strategies that leverage resources to provide emergency shelter and rapid re-housing services. The County's participation in this forum ensures that its

efforts to address homelessness using HUD entitlement funds and other resources are aligned with the region's priorities and respond to the most critical needs.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

ESG is designed to support the first steps in preventing homelessness and to help people experiencing homelessness move toward safe and healthy living. ESG funds can be used by emergency shelter operators and other service providers for activities such as street outreach, homelessness prevention, rapid re-housing and data collection. Each year, the County receives ESG funding from HUD. There are four types of programs in San Diego County currently funded with ESG funds: Rapid Re-housing, Homeless Prevention, Emergency Shelter, and Street Outreach. The County, as the Administrative Entity for the Continuum of Care Allocation, also receives funding from the State of California to carry out the State ESG program in the San Diego region.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

Consolidated Plans are now required to account for the digital divide and resiliency to natural hazards within the relevant jurisdiction. To address the digital divide, the County included a question in its community needs survey that asked residents their most critical infrastructure needs. Approximately nine percent of respondents felt increasing access to broadband internet is a priority need.

In drafting the Consolidated Plan, the County used data from the Federal Communications Commission (FCC) regarding the number of broadband internet service providers in San Diego County and the US Census Bureau's American Community Survey to determine the number of households with and without internet access.

Many departments in the County government are involved in resiliency to natural hazards, especially the San Diego County Fire Authority and the Department of Environmental Health. Their programs are discussed in greater detail in section MA-65 Housing Market Analysis – Hazard Mitigation.

The County consulted with many organizations beyond those relating to the digital divide and resiliency to natural hazards. The table below summarizes all stakeholders that participated in the community engagement process.

TABLE PR-10.1: AGENCIES, GROUPS, AND ORGANIZATIONS

Organization	Agency/Group/Organization	What Section of the Plan was addressed by consultation?	Briefly describe how the organization was consulted. What are the anticipated outcomes of the consultation or areas of improved coordination?
2-1-1 San Diego	Community Information Exchange	Needs Assessment Market Analysis	Consultation. Provided data relevant to multiple sections of the Consolidated Plan.
County Housing and Community Development Services / Fair Housing	Public agency	Needs Assessment Market Analysis	Consultation. Provided information regarding fair housing trends in the County.
County of San Diego Housing and Community Development Services / HOPWA	Public agency	Needs Assessment Market Analysis Strategic Plan	Consultation. Provided data regarding the characteristics of special needs populations, their housing and supportive service needs, the supportive housing needs for individuals with HIV/AIDS, and the strengths and gaps of service for special needs populations and persons experiencing homelessness.
County Department of Public Works	Public agency	Market Analysis	Consultation. Provided information regarding flood and fire management.
County Fire Authority	Fire department	Market Analysis	Consultation. Provided information regarding fire management and resiliency.
County Health and Human Services Agency / Aging and Independence Services	Public agency	Needs Assessment Market Analysis	Consultation. Provided information on aging and seniors.
Legal Aid Society of San Diego	Fair housing provider	Needs Assessment	Consultation. Serves as County's Fair Housing administrator.
Office of Emergency Services	Public agency	Needs Assessment	Consultation. Coordinates regional disaster response.
Regional Task Force on the Homeless	Continuum of Care (CoC)	Needs Assessment Market Analysis Strategic Plan	Consultation. Provided information on CoC operations and homelessness needs.
San Diego Housing Federation	Nonprofit	Needs Assessment Market Analysis	Consultation. Provided information regarding affordable housing needs
San Diego Regional Economic Development Corporation	Economic development corporation	Needs Assessment Market Analysis	Consultation. Provided information regarding economic development needs, especially for the rural areas of the County.

County Health and Human Services Agency / Epidemiology and Immunization Services	Public Agency	Strategic Plan	Consultation. Provided information on lead-based paint treatment programs.
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As noted throughout the Consolidated Plan, the County is actively involved with numerous agencies, groups and organizations, including those involved with housing and social services. Citizen advisory committees range from short-term task-oriented groups to long-term standing committees with broad based jurisdictional responsibilities. The County is involved with the regional Continuum of Care (CoC) and the San Diego Association of Governments (SANDAG), as well as organizations pertaining to health and human services, criminal justice, seniors, planning, land use, parks, libraries, and housing.

These entities, unless formed on an ad hoc basis to address a short-term need, often meet on a regular basis throughout the year and many high-level County personnel serve on the County's behalf. These entities assist and advise the County on its policies and programs, as well as the issues and needs that fall under their purview. The advisory committees, boards, commissions, and other groups provide invaluable information that contributes to the County's decisions on its strategic goals to address the priority needs of its jurisdiction.

Identify any Agency Types not consulted and provide rationale for not consulting

The organizations listed in the table above represent a wide array of sectors and services and include many of the region's most important and largest organizations. No organization was purposefully excluded from the community engagement process.

TABLE PR-10.2: Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
2050 Regional Transportation Plan	San Diego Association of Governments	Non-Housing Community Development Needs
Public Housing Agency Plan / Annual Plan	Housing Authority of the County of San Diego	Housing Needs, Homeless Needs, Non-Homeless Special Needs
Regional Comprehensive Plan	San Diego Association of Governments	Housing Needs
Regional Housing Needs Assessment 6 th Housing Element Cycle	San Diego Association of Governments	Housing Needs
San Diego County HIV/AIDS Housing Plan Update	County Housing and Community Development Services	Housing Needs, Non-Homeless Special Needs
San Diego Regional Analysis of Impediments to Fair Housing Choice	San Diego County region	Housing Needs
Section 8 HCV Administrative Plan	Housing Authority of the County of San Diego	Housing Needs, Homeless Needs, Non-Homeless Special Needs

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(l))

The sections above described many of the County's efforts to cooperate and coordinate with public entities and adjacent units of government, including SANDAG and local jurisdictions. This includes the HOME Consortium and Urban County cities. Coordination with multiple public agencies in California will be increasingly important during the 2020-2024 Consolidated Plan cycle. The State has recently increased the amount of money dedicated to affordable housing and homelessness facilities and services. Efficiently deploying this money, as well as seeking opportunities to leverage the funds, will be critical to achieving the goals of the Consolidated Plan.

Narrative

The County's collaborative and cooperative planning partnerships with governmental entities represents major partnerships the County actively pursues to ensure that the region's needs and issues are comprehensively evaluated, and thorough planning efforts take place. Aside from these partnerships, other departments within the County are involved in collaborating and cooperating with governmental entities in planning efforts and, when appropriate, partnering with HCDS in their planning efforts.

PR-15 Citizen Participation - 91.401, 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation

The section below details the citizen participation process and the approaches HCDS took to broaden citizen participation.

Summarize citizen participation process and how it impacted goal-setting

The County carried out a broad, multifaceted community engagement effort in accordance with the Citizen Participation Plan, which is designed to facilitate and encourage the involvement of LMI populations and outlines requirements for the following processes and events:

- Location and publication of public notices;
- 30-day public review period;
- Availability of the documents;
- Public hearings and public meetings;
- Public comment process;
- Required approval; and
- Deadlines.

Adhering to the Citizen Participation Plan, the County conducted the following actions to ensure maximum participation of organizational stakeholders and community members in the Consolidated Planning process:

- Ten community workshops;
- Online survey;
- Presentation at the Board of Supervisors informing the Board of the start of the Consolidated Plan process;
- 30-day public comment period; and
- Public hearing.

The County made every effort to broaden public participation, including by publishing the community workshop notices in two local newspapers, the *San Diego Union Tribune* and *El Latino* (Spanish), two weeks before the first community workshop. The County also placed workshop announcements on its website and posted community engagement notices on its social media channels. The County made provision to provide a bilingual (Spanish) interpreter at the community workshops and ensured workshop locations were convenient and accessible to those with special needs.

Community Workshops

Ten community workshops were conducted to introduce residents to the County's Consolidated Plan process, familiarize them with federal funding, and to solicit input on community needs and where investment can be most impactful. The workshops were held predominately in unincorporated areas and

sought to obtain broad input from the County’s diverse communities. A total of 53 community members participated in the workshops and provided feedback on their housing and economic and community development priorities. The workshops were held at the following locations:

Meeting	Date	Location
1	July 1, 2019 3:00 – 4:00 PM	Campo Mountain Empire Community Center
2	July 8, 2019 12:30 – 1:30 PM	Alpine Alpine Branch Library
3	July 10, 2019 1:30 – 2:30 PM	Ramona Ramona Branch Library
4	July 12, 2019 11:30 AM – 12:30 PM	Julian Julian Branch Library
5	July 15, 2019 1:00 – 2:00 PM	Fallbrook Fallbrook Branch Library
6	July 22, 2019 3:30 – 4:30 PM	El Cajon Ronald Reagan Community Center
7	July 24, 2019 11:30 AM – 12:30 PM	Borrego Springs Borrego Springs Branch Library
8	July 26, 2019 11:30 AM – 12:30 PM	Lincoln Acres Lincoln Acres Branch Library
9	July 29, 2019 11:30 AM – 12:30 PM	Spring Valley Spring Valley Branch Library
10	July 31, 2019 11:30 AM – 12:30 PM	San Diego HCDS Offices

Information about the Consolidated Plan and the community needs that it identifies were presented at each meeting. The presentation included the purpose of the Consolidated Plan, the funding programs with which it is associated, past projects that were funded in the previous Consolidated Plan cycle, and an economic and demographic profile of the County to frame the next Consolidated Plan cycle.

The presentation was followed by a series of facilitated small group discussions in which attendees discussed how the County can make a positive impact in programs supporting LMI residents and communities. They were also asked to rank their top four priorities in their communities using “dot voting” by placing stickers on their preferred goals and priorities listed on a poster. Categories included infrastructure, jobs, affordable housing, addressing homelessness, public service, workforce and economic development. Attendees were also asked to rank these categories, one through seven in order of priority, as well as provide qualitative feedback via Post-It notes or on worksheets. Each data set informed the goals contained in this Consolidated Plan. The presentation and example worksheets are included in Appendix C- Community Workshops.

Community Needs Survey

To supplement the community workshops and to further understand the needs of the County’s LMI residents, a Community Needs Survey was offered in English, Spanish, and Arabic. In order to give as many people as possible the chance to voice their opinion, emphasis was placed on making the survey widely available and gathering as many responses as possible. The survey was available online on the County’s

website and hardcopies were made available at community meetings. It was also publicized in the following ways:

- A link to the online survey was placed on the County's website.
- Organizations, agencies, and persons were emailed a link to the survey.
- Staff posted the link to the survey through the County's social media accounts, along with Facebook ads targeting County residents.

A copy of the survey is attached in Appendix B- Survey.

Citizen Participation Outreach

The below table describes community outreach done by the County for the Consolidated Planning process in detail.

Table PR-15.1: Citizen Participation Outreach

Sort Order (Date)	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons
6/18/2019	Emailed announcing community engagement	Stakeholders distribution list	266 stakeholder emails	None received.	N/A
7/1/2019- 8/30/2019	Community needs survey	General public and stakeholders	809 completed or partially completed surveys were submitted	Prioritized affordable housing, homelessness, and infrastructure	N/A
7/1/2019	Public meeting	General public in Campo and surrounding areas and stakeholders	4 residents	Prioritized economic development, infrastructure, community facilities, and affordable housing	None
7/3/2019	Newspaper article	Julian News subscribers	N/A	None received.	N/A
7/5/2019	Online news posting	East County Magazine online readers	N/A	None received.	N/A
7/8/2019	Public meeting	General public in Alpine and surrounding areas and stakeholders	1 resident	Prioritized housing for previously incarcerated	None
7/10/2019	Public meeting	General public in Ramona and surrounding areas and stakeholders	1 resident	Prioritized homelessness, accommodations and support services for those with special	None

				needs, and community services/activities	
7/12/2019	Public meeting	General public in Julian and surrounding areas and stakeholders	4 residents	Prioritized infrastructure and affordable housing	None
7/15/2019	Public meeting	General public in Fallbrook and surrounding areas and stakeholders	7 residents	Prioritized affordable housing, homelessness, and community services/activities	None
7/22/2019	Public meeting	General public in El Cajon and surrounding areas and stakeholders	5 residents	Prioritized homeless emergency shelters and public transit	None
7/24/2019	Public meeting	General public in Borrego Springs and surrounding areas and stakeholders	4 residents	Prioritized economic development, affordable housing, and infrastructure	None
7/26/2019	Public meeting	General public in Lincoln Acres and surrounding areas and stakeholders	8 residents	Prioritized affordable housing, homelessness, and economic development	None
7/29/2019	Public meeting	General public in Spring Valley and surrounding areas and stakeholders	1 resident	Prioritized affordable housing	None
7/31/2019	Public meeting	General public in Central San Diego and surrounding areas and stakeholders	18 residents	Prioritized affordable housing, homelessness, and economic development	None
8/14/2019	Email blast	General public and stakeholders on San Diego Housing Federation's listserv	N/A	None received.	N/A
8/28/2019-8/31/2019	Facebook ad	General public and stakeholders	6,640 people reached with 123 survey link clicks	Incorporated into survey results.	N/A
3/6/2020-4/7/2020	Public comment period	General public and stakeholders	Any comments received will be considered and submitted to the Board of Supervisors and HUD.		
4/7/2020	Public hearing	General public and stakeholders			

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The County of San Diego has seen increasing housing needs throughout the region. While the region's economy has grown steadily during the last Consolidated Plan cycle, there are many parts of the County that have not kept pace with economic growth in the urban areas but have nonetheless seen cost of living rise significantly. Today, LMI residents have limited access to affordable housing opportunities – particularly affordable rental units – homeless intervention services, and programs to support economic mobility such as education and job training.

The Needs Assessment includes the following sections:

- NA-10 Housing Needs Assessment
- NA-15 Disproportionately Greater Need: Housing Problems
- NA-20 Disproportionately Greater Need: Severe Housing Problems
- NA-25 Disproportionately Greater Need: Housing Cost Burden
- NA-30 Disproportionately Greater Need: Discussion
- NA-35 Public Housing
- NA-40 Homeless Needs Assessment
- NA-45 Non-Homeless Special Needs Assessment
- NA-50 Non-Housing Community Development Needs

Below are demographic terms and definitions found throughout the Needs Assessment:

- Small Family Household: A household with two-to-four members.
- Large Family Household: A household with five or more members.
- Seniors: Individuals ages 62 and older.
- Household: All people living in a housing unit. Members of a household can be related or unrelated.
- Family: Related individuals living in the same household.
- Nonfamily: Unrelated individuals living in the same household.

The four housing problems outlined in the data and narrative below are defined in narrow terms as follows:

- Substandard Housing: Lacking complete kitchen facilities. A complete kitchen consists of a sink with a faucet, a stove or range, and a refrigerator.
- Substandard Housing: Lacking complete plumbing facilities. Complete plumbing consists of hot and cold running water, a flush toilet, and a bathtub or shower.
- Cost Burden: Cost burden greater than 30 percent of income.
- Overcrowding: More than one person per room.

The following outlines income categories used in this report:

Area median income (AMI):

- Extremely Low-income: 0-30 percent AMI
- Very Low-income: 30-50 percent AMI
- Low-income: 50-80 percent AMI
- Moderate-income: 80-120 percent AMI
- Median Income: 100 percent AMI

HUD adjusted median family incomes (HAMFI):

- Extremely low-income: 0-30 percent HAMFI
- Very low-income: 30-50 percent HAMFI
- Low-income: 50-80 percent HAMFI
- Middle-income: 80-100 percent HAMFI
- Upper income 100 percent HAMFI and above

Note that HAMFI and AMI are similar metrics and can be compared against one another. There are slight differences in their measurement due to HUD adjustments, but results are similar. For the purposes of this report, we use HAMFI and AMI interchangeably.

Below are the income limits that correlate to the tables outlined in the Needs Assessment and Housing Market Analysis.

Table NA-05.1: San Diego County 2019 Income Limits

Area Median Income:	Income Level	Number of Persons in Households							
		1	2	3	4	5	6	7	8
\$86,300	Extremely Low	22,500	25,700	28,900	32,100	34,700	37,250	39,850	43,430
	Very Low	37,450	42,800	48,150	53,500	57,800	62,100	66,350	70,650
	Low	59,950	68,500	77,050	85,600	92,450	99,300	106,150	113,000
	Median	60,400	69,050	77,650	86,300	93,200	100,100	107,000	113,900
	Moderate	72,500	82,850	93,200	103,550	111,850	120,100	128,400	136,700

Source: California Department of Housing and Community Development

NA-10 Housing Needs Assessment - 24 CFR 91.405, 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

Table NA-10.1: Housing Needs Assessment Demographics

Demographics	Base Year: 2009	Most Recent Year: 2015	% Change
Population	0	1,121,450	
Households	0	377,560	
Median Income	See median income information below	See median income information below	

Data Source: 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

The data supplied by HUD and the American Community Survey (ACS) listed no population or income in 2009, which is incorrect. This table has been included by HUD automatically; however, below is a table with more accurate data from the 2009 and 2015 5-Year ACS estimates.

Table NA-10.2: Housing Needs Assessment Demographics

Demographics	Base Year: 2009	Most Recent Year: 2015	% Change
Population	1,024,780	1,121,450	9.4%
Households	351,149	377,560	7.5%

Data Source: 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

Urban County Median Household Income Changes 2010 - 2018								
Year	Coronado	Del Mar	Imperial Beach	Lemon Grove	Poway	Solana Beach	Unincorporated	Region
2010	\$82,638	\$112,121	\$45,785	\$51,932	\$96,854	\$89,799	\$66,186	\$60,030
2018*	\$93,880	\$115,179	\$50,011	\$57,159	\$94,068	\$98,858	\$70,732	\$68,489
Change	13.6%	2.7%	9.2%	10.1%	-2.9%	10.1%	6.9%	14.1%

*Incomes have been adjusted for inflation (2010 \$)

Source: SANDAG, 2019

HOME Consortium Cities Median Household Income Changes 2010 - 2018							
Year	Carlsbad	Encinitas	La Mesa	San Marcos	Santee	Vista	Region
2010	\$77,540	\$85,350	\$52,646	\$55,552	\$70,048	\$55,052	\$60,030
2018*	\$95,425	\$94,853	\$59,451	\$67,172	\$74,812	\$59,264	\$68,489
Change	23.1%	11.1%	12.9%	20.9%	6.8%	7.7%	14.1%

*Incomes have been adjusted for inflation (2010 \$)

Source: SANDAG, 2019

Number of Households Table

Table NA-10.3: Total Households

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI	Total
Total Households	49,400	47,110	64,149	38,049	178,735	377,443
Small Family Households	17,253	18,663	27,093	17,212	97,325	177,546
Large Family Households	3,857	5,457	7,666	4,182	15,373	36,535
Household contains at least one person 62-74 years of age	8,688	9,712	13,928	8,381	42,332	83,041
Household contains at least one person age 75 or older	8,067	8,988	9,295	4,789	15,173	46,312
Households with one or more children 6 years old or younger	7,606	11,085	13,004	6,781	18,792	57,268

Data Source: 2011-2015 CHAS

The County of San Diego's 2015-2019 Consolidated Plan showed there were 184,925 LMI households in the County, representing households that earn up to 100 percent of median income. Table NA-10.3 above shows there are now 198,708 LMI households in the County, representing a 7.5 percent increase. However, most of this population growth has occurred in the extremely low- and very low-income categories, increasing by 18 percent and 11.6 percent respectively. The low-income household population decreased by 1.5 percent and the middle-income population grew by about 6.4 percent. Overall, 43 percent of all households in the County are lower income, earning less than 80 percent of AMI.

The most common household size is two to four members, or a small family household. A little over 15 percent of all households in the County have one or more child six years or younger, while 22 percent of households contain someone 62-years of age or older. Forty-seven percent of households earn more than the median income, though there was a slight decrease in these households since the previous Consolidated Plan. More than a quarter (25.6 percent) of households earn 50 percent or less than AMI.

Housing Needs Summary Tables

1. Housing Problems (Households with one of the listed needs)

In general, lower income households (earning 80 percent or less of AMI) experience high rates of housing problems. Housing problems are defined as units that are:

1. Lacking complete kitchen facilities;
2. Lacking complete plumbing facilities;
3. Cost burden greater than 30 percent (as a share of income devoted to housing costs); and
4. More than one person per room (overcrowding).

According to the 2017 ACS, the County of San Diego has a similarly sized population of homeowners and renters, making up 47 percent and 53 percent of the total population, respectively. While renting households are more likely to have housing problems than owner households, the most prevalent problems for both groups are housing cost burden and severe cost burden. Cost burden can lead to other issues, including overcrowding, deferred maintenance of the unit (and thus leading to substandard housing), and inability to afford other essentials like healthcare and transportation.

Table NA-10.4: Housing Problems by Renter/Owner Income

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	847	718	634	170	2,369	207	106	106	115	534
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	967	863	1,068	320	3,218	128	212	236	218	794
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	1,539	1,968	1,851	666	6,024	211	413	798	658	2,080

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 50% of income (and none of the above problems)	15,471	11,850	4,259	442	32,022	9,713	7,599	9,544	3,861	30,717
Housing cost burden greater than 30% of income (and none of the above problems)	1,828	9,224	14,836	5,079	30,967	2,103	3,197	8,014	7,321	20,635
Zero/negative Income (and none of the above problems)	5,727	0	0	0	5,727	5,647	0	0	0	5,647

Data Source: 2011-2015 CHAS

The table above indicates that of households with a single housing problem, the vast majority are those with a housing cost burden or severe housing cost burden: 39,202 lower-income households have a cost burden of more than 30 percent of their income, while an additional 58,436 lower income households have a cost burden above 50 percent of income.

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

Table NA-10.5: Severe Housing Problems by Renter/Owner Income

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	18,831	15,361	7,805	1,612	43,609	10,273	8,339	10,653	4,861	34,126
Having none of four housing problems	4,478	13,157	24,088	13,898	55,621	4,474	10,233	21,574	17,683	53,964
Household has negative income, but none of the other housing problems	5,727	0	0	0	5,727	5,647	0	0	0	5,647

Data Source: 2011-2015 CHAS

3. Cost Burden > 30%

Table NA-10.6: Cost Burden >30% by Renter/Owner Income

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	8,061	12,069	10,295	30,425	2,676	3,220	7,338	13,234
Large Related	2,862	3,204	2,157	8,223	575	1,165	2,236	3,976
Elderly	4,652	4,206	2,855	11,713	6,876	5,709	6,218	18,803
Other	4,651	4,461	5,336	14,448	2,150	1,134	2,170	5,454
Total need by income	20,226	23,940	20,643	64,809	12,277	11,228	17,962	41,467

Data Source: 2011-2015 CHAS

4. Cost Burden > 50%

Table NA-10.7: Cost Burden >50% by Renter/Owner Income

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	7,327	6,057	2,138	15,522	2,272	2,434	4,193	8,899
Large Related	2,372	1,142	202	3,716	449	967	1,002	2,418
Elderly	3,947	2,592	1,247	7,786	5,417	3,586	3,207	12,210
Other	4,352	2,942	959	8,253	1,895	894	1,197	3,986
Total need by income	17,998	12,733	4,546	35,277	10,033	7,881	9,599	27,513

Data Source: 2011-2015 CHAS

5. Crowding (More than one person per room)

Table NA-10.8: Crowding by Renter/Owner Income

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	2,308	2,346	2,305	621	7,580	230	459	723	527	1,939
Multiple, unrelated family households	262	466	619	281	1,628	103	151	303	334	891
Other, non-family households	49	49	45	75	218	14	40	10	40	104
Total need by income	2,619	2,861	2,969	977	9,426	347	650	1,036	901	2,934

Data Source: 2011-2015 CHAS

Table NA-10.9: Crowding (Children Present) by Renter/Owner Income

	Renter				Owner			
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	Total
Households with Children Present*	*HUD provided data omitted information on households with children present.							

Describe the number and type of single person households in need of housing assistance.

While the category “Other” in the tables above include single-person households, the total number of single-person households and households with unrelated people living together is not provided by HUD in the eCon Planning Suite. According to the 2012-2016 American Community Survey data, there are approximately 364,490 non-family households including 266,608 single-person households. Single-person households represent 73 percent of the non-family households (“Other”) and 24 percent of total occupied housing units in the County.

The calculations to follow combine renter and owner households. Applying the single-person share of 73 percent to the “Other” category in the cost-burdened tables above, we have calculated that approximately 27,263 single-person households earning 80 percent AMI or less in the City are cost-burdened and may require housing assistance. At the severely-cost burdened level, there are approximately 8,934 single-person households.

Another way to estimate the housing assistance need for single-person households is through the Section 8 waiting list. As of January 2020, the Section 8 program has a waiting list of 39,893 applications. In addition, the HACSD July 2019 Section 8 Administrative Plan indicates there are 22,071 applicants on the Public Housing program waiting list.

Based on a comparison of U.S. Census Data and the HACSD waiting lists, African American and Hispanic households are seeking housing assistance at a significantly higher rate than their representation in the general population. African American households comprise about 5.0 percent of the County’s population but make up 24 percent of the Section 8 waiting list and 27 percent of the Public Housing waiting list. Hispanic households make up 33.4 percent of the general population but 39 percent of the Public Housing waiting list.

According to 2-1-1 San Diego, in 2018, 27,625 calls were received regarding housing needs throughout the region and 16,417 in-depth housing assessments were performed. 2-1-1 estimates that 41 percent of calls were from single-person households. This means that approximately 11,326 calls regarding housing needs were made by single-person households over the course of the year.

The most critical housing assistance needs for single person households are experienced by the single adult homeless population. The 2019 WeAllCount study (annual Point In Time count data) from Regional Task Force on the Homeless indicated 8,102 individuals experience homelessness (sheltered and

unsheltered) in San Diego County. Of the 4,476 individuals in the unsheltered population, about 3 percent were part of homeless families, 73 percent were male, 36 percent had a physical disability, and 10 percent were veterans.

Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.

Disabled Individuals and Families

Of those on the HACSD Section 8 and Public Housing waitlists, approximately 19 percent have a disability. According to the 2011-2015 ACS estimates, there are approximately 52,700 people living with a disability below the federal poverty line in the County. There are a further 35,900 people living with a disability at 100-150 percent of the federal poverty level. This means that there are approximately 88,600 individuals earning below \$17,655 annually. In San Diego County, for a single-person household this qualifies as extremely low-income.

The median income for those living with a disability in San Diego County is about two-thirds of those living without a disability. Because housing cost burden is correlated to income, it can be assumed that disabled individuals experience housing cost burdens at a higher rate than the general population.

Additionally, the HCDS website has Information on our Rental Assistance Programs and how interested individuals and families can apply. Highest priority goes to the those who live or work in our jurisdiction and have one of the following preferences: dependent children, elderly persons, disabled person, veteran or surviving spouse of a veteran, working applicant or homeless. Information on the Housing Opportunities for Persons with AIDS (HOPWA) is also available on the County website. The waiting list is open for those interested in applying for HOPWA. We also administer fifty Mainstream vouchers, which are designated for disabled families (head, spouse, or sole member is disabled). The County has also recently been awarded additional 138 mainstream vouchers for individuals with disabilities from HUD.

2-1-1 San Diego is a nonprofit and operates the Community Information Exchange (CIE) which provides 24-hour phone and text service and an online database to connect residents with community services such as emergency shelters, utilities payment assistance, and subsidized rental housing. HCDS has partnered with 2-1-1 to answer HCDS' waitlist calls and to provide specialized customer service that meets the unique needs of applicants on the wait list, individuals interested in applying for rental assistance and programs serving disabled individuals and families experiencing homelessness.

This agency reports that in FY 2018-2019, it received calls from 25,293 clients with disabilities or health concerns. Approximately 80 percent of callers earned extremely low incomes. Of the total callers, 25 percent were seeking assistance with housing or shelter related needs. The most common specific housing needs were related to community shelters, transitional housing, and subsidized rental housing. Additionally, about 20 percent of callers were seeking utilities assistance, including electric and gas service payment assistance or discounted service. Within the unincorporated areas of the County, about 54 percent of clients reported physical health concerns, 22 percent reported mental health concerns, and 26 percent reported unspecified health concerns.

Project One for All (POFA) is an extensive effort by the County and its partners to provide intensive wraparound services, including mental health counseling and housing, to individuals experiencing homelessness with serious mental illness (SMI). 2-1-1 connects clients with agencies that provides a list of services and referrals for mental health and housing agencies. HCDS receives POFA referrals from partners from outpatient clinics and full-service partnership programs.

Victims of Domestic Violence, Dating Violence, Sexual Assault, and Stalking

According to SANDAG, a total of 17,513 domestic violence incidents were reported in 2018 to law enforcement agencies, representing a 1 percent increase over the previous year. The areas of Lemon Grove and San Marcos saw a 19 percent increase in domestic violence during the same time period. Domestic violence was the motive behind 14 homicides in the region. Additionally, there were 1,161 rapes reported in the region over the same period, a 6 percent increase since 2017. Approximately 16 percent of these cases were categorized as attempted rape. This includes 21 rapes against senior citizens. While many of these cases were within the City of San Diego, 275 rape cases were from the Urban County or HOME Consortium cities. However, according to the National Crime Victimization Survey, only 45 percent of violent crime and 40 percent of rapes are reported to law enforcement nationally.

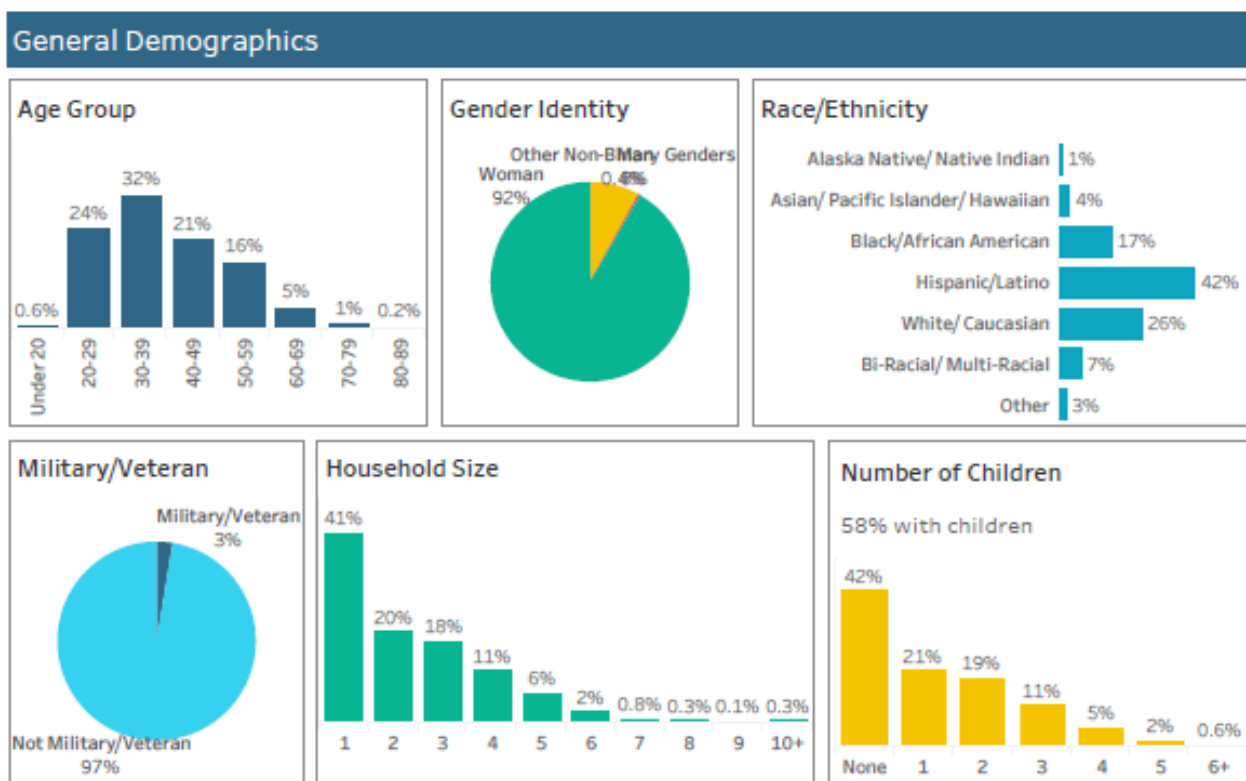
According to 2018's WeAllCount survey, approximately 5 percent of the unsheltered homeless persons in the region reporting experiencing domestic violence, representing approximately 250 individuals. While this population is acutely in need of housing assistance, it is difficult to determine the total number of victims of domestic violence, dating violence, sexual assault, or stalking who need housing assistance. It is likely the numbers are much higher than presented here. According to the 2016 Biennial Violence Against Women Report to Congress, approximately 50 percent of all women and 20 percent of men experience some form of sexual violence besides rape in their lifetime. Low-income individuals are particularly susceptible to domestic or sexual violence as they have limited access to resources such as safe and secure housing and legal representation.¹ Additionally, chronically underserved populations are also at higher risk, including rural victims and victims with disabilities. This indicates that among the lower income population in San Diego, particularly in unincorporated areas, the rate of violence may be higher and the population in need of housing assistance may also be higher.

In FY 2018-2019, 2-1-1 San Diego reports receiving calls from 1,681 clients reporting domestic violence needs throughout the region. Of these clients, 92 percent were female, and they were most commonly between the ages of 30 to 39. Approximately 61 percent of the clients had housing needs and the majority of those were looking for domestic violence shelters. These called results in 14,168 total referrals, most commonly to the YWCA of San Diego County, Center for Community Solutions, and South Bay Community Services. Although data are not available by individual jurisdiction, this County-wide portrait of clients helps frame the discussion on the needs of survivors of domestic violence.

¹ Pennsylvania Coalition Against Rape, "Income and Sexual Violence", http://www.pcar.org/sites/default/files/pages-pdf/poverty_and_sexual_violence.pdf

Demographics of County 2-1-1 Referrals

Figure NA-10.1: 2-1-1 Referral Demographics



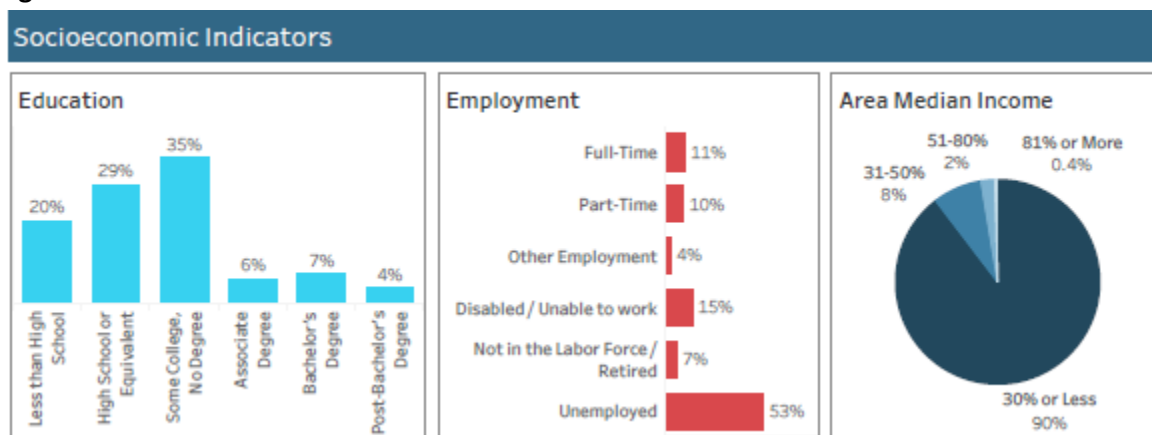
Source: 2-1-1 San Diego, 2018

Thirty-two percent of the 1,681 clients who contacted 2-1-1 for help were between the ages of 30 and 39, and 58 percent had children. Although Whites make up 64 percent of the population County-wide, only 26 percent of callers were White. In addition, while Black/African Americans constitute just over 5 percent of the population, they represent 17 percent of clients. Lastly, persons who identify as Hispanic represent 32 percent of the total population, but 42 percent of clients.

The following chart shows that a slight majority of clients have at least some college education, but 53 percent reported being unemployed, and another 15 percent said they were unable to work. The fact 90 percent of clients reported extremely low incomes illustrates the economic difficulties facing domestic violence survivors.

Socioeconomic Indicators of County 2-1-1 Referrals

Figure NA-10.2: 2-1-1 Socioeconomic Indicators

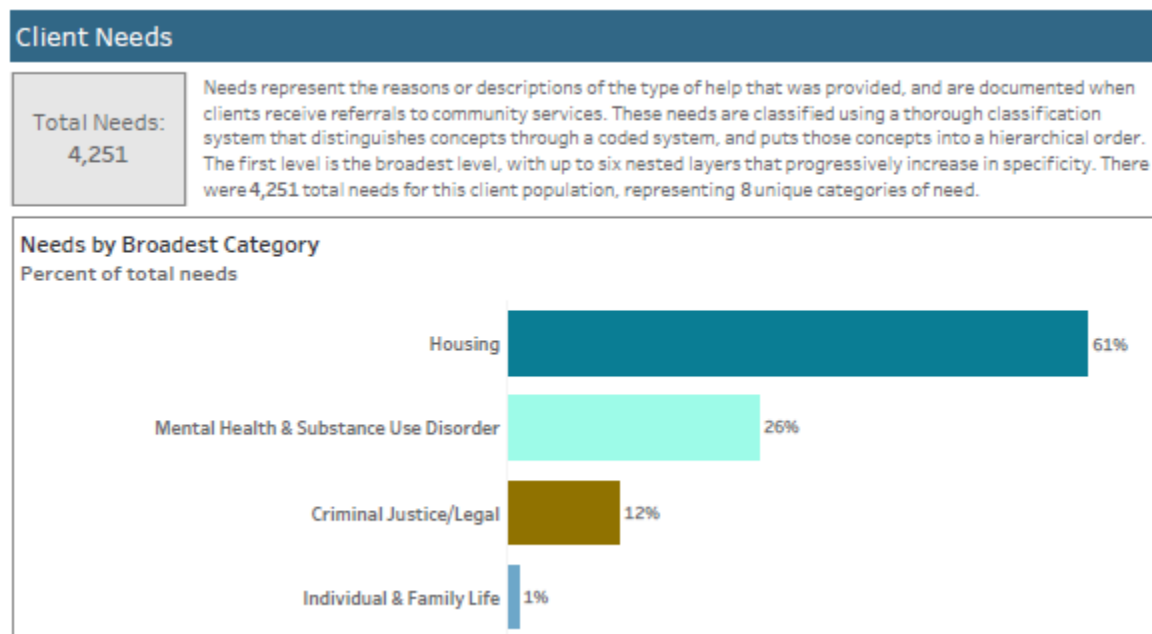


Source: 2-1-1 San Diego, 2018

The 1,681 clients had an average of 2.5 needs within the following broad categories: housing (61 percent), mental health and substance abuse disorder (26 percent) and criminal justice/legal assistance (12 percent).

2-1-1 Client Needs

Figure NA-10.3: 2-1-1 Client Needs



Source: 2-1-1 San Diego, 2018

Of the 149 people who were assessed with nutrition needs, 83 percent had to meet other basic needs before they could pay for food. Fifty-six percent stated it was often true they had concerns that their food would run out, and 51 percent said their food did run out.

2-1-1 Nutrition Referrals

Figure NA-10.4: 2-1-1 Nutrition Referrals



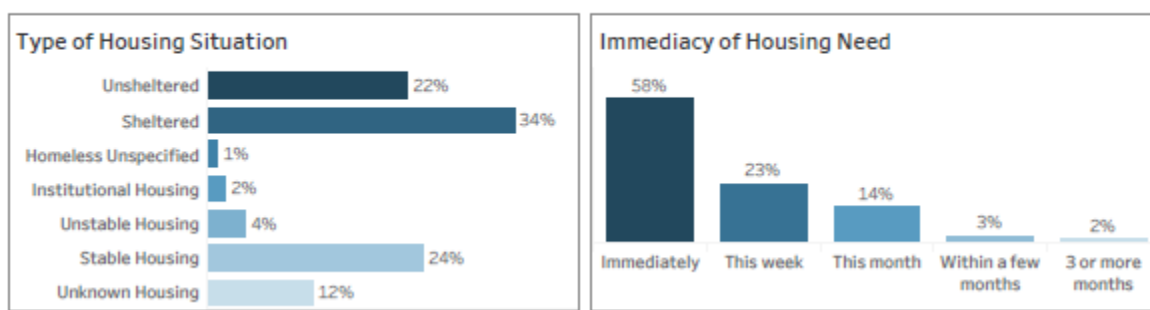
Source: 2-1-1 San Diego, 2018

Of the 484 clients who identified as homeless, 34 percent said they currently had shelter, but 22 percent said they were unsheltered; 58 percent of the clients assessed also said they had an immediate need for housing, while an additional 37 percent said they needed housing within the month.

2-1-1 Housing Referrals

Figure NA-10.5: 2-1-1 Housing Referrals

484 clients identified as homeless (sheltered, unsheltered, unspecified homeless)

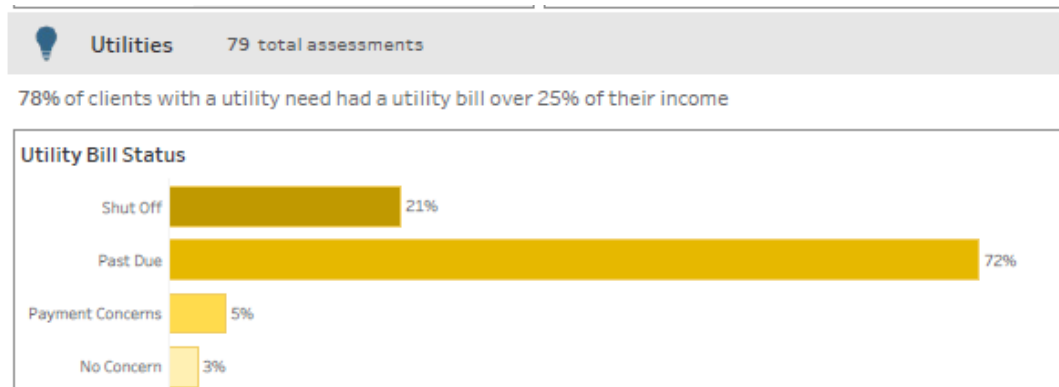


Source: 2-1-1 San Diego, 2018

Utility costs for lower income households are often higher than they are able to pay. Of the 79 assessments made, 78 percent said their utility bills were more than 25 percent of their income. Twenty-one percent said their utilities had been shut off, and 72 percent said they were past due on their payments.

2-1-1 Utilities Referrals

Figure NA-10.6: 2-1-1 Utilities Referrals

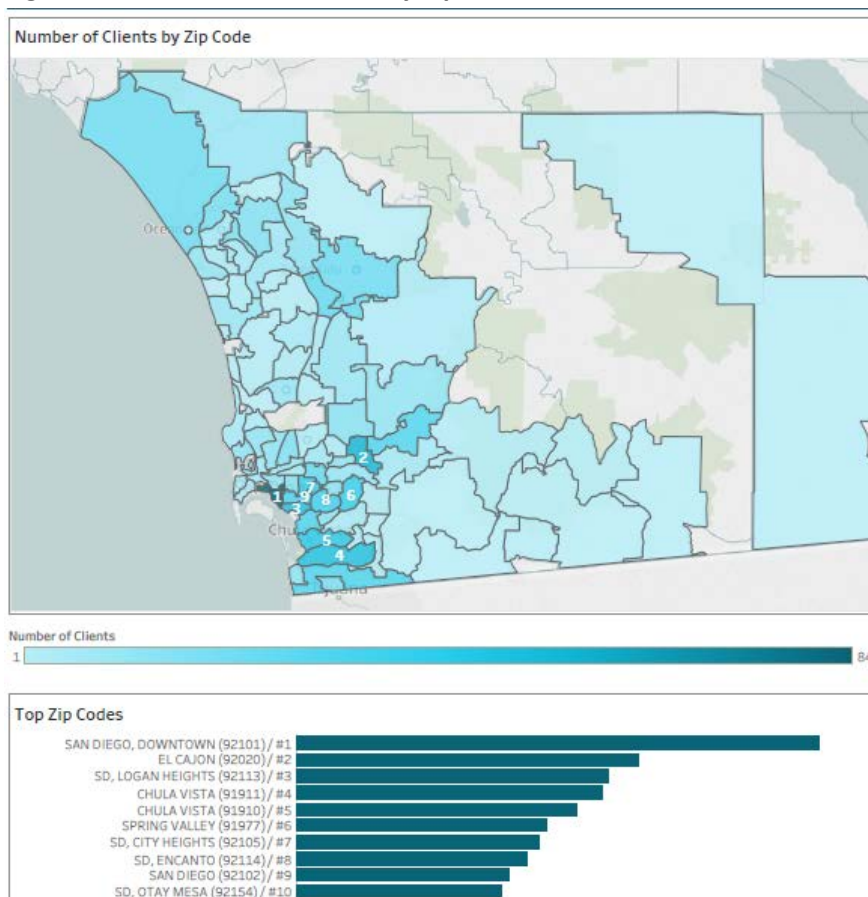


Source: 2-1-1 San Diego, 2018

The following map shows the zip codes of domestic violence clients who reached out to 2-1-1 for information and referrals.

2-1-1 Referrals by Zip Code

Figure NA-10.7: 2-1-1 Referrals by Zip Code



Source: 2-1-1 San Diego, 2018

Unincorporated Areas:

A total of 10,481 clients living in unincorporated areas contacted 2-1-1 during 2018. The majority (73 percent) were women. Hispanic/Latino individuals called for services most frequently, representing about 44 percent of all clients. Only 1 percent of callers earned 81 percent or more than the Area Median Income, with 74 percent of callers earning extremely low incomes. The most common needs of these clients were Utilities Assistance (23 percent), specifically electric and gas payment assistance. Utilities made up a sizeable portion of the housing costs for these clients, with 73 percent of callers paying more than 25 percent of their income to a utility bill. Approximately 22 percent of callers had housing needs, with the most common specific need being for community shelters and subsidized rental housing. The most common location of these callers was in Spring Valley, with 2,056 residing there.

Urban County Cities:

The Urban County of San Diego's CDBG jurisdiction includes the cities of Poway, Del Mar, Solana Beach, Coronado, Lemon Grove, and Imperial Beach. 2-1-1 San Diego received calls from 2,988 clients in these cities in 2018.

In Poway, 588 clients called 2-1-1 for assistance. The top assessed needs for these clients mirrored assessed needs for the County as a whole, with most clients needing housing or utilities assistance. 2-1-1 conducted in-depth housing assessments on 85 clients. Of these clients, 40 were identified as homeless, with slightly more sheltered homeless than unsheltered. Approximately 78 percent of clients earned extremely low incomes.

Within the City of Del Mar, 2-1-1 received calls from 63 clients. Approximately 86 percent of these were extremely low-income and the majority identified as women. More than half of callers reported having a health concern, with the most common concern being a physical concern. Housing was again the most common need, making up 25 percent of total needs. The most common specific need was for emergency food assistance.

Approximately 71 clients living in Solana Beach contacted 2-1-1 for assistance during 2018. Like other cities, most of these clients were extremely low-income women. Unlike many other cities or the County as a whole, more callers needed assistance with utilities than with housing. Specifically, electric and gas service payment assistances were the most common needs. 2-1-1 conducted 21 in-depth utilities assessments. Of these assessments, 10 percent had their utilities shut off, 60 percent were past due on utilities, and another 10 percent had payment concerns.

2-1-1 received calls from 92 clients living in Coronado resulting in 302 referrals. About 60 percent of these clients reporting having a health concern, with 55 percent reporting a physical health concern. Approximately 19 percent of clients had a housing need, with most of these needs being related to low-cost or subsidized rentals and rental payment assistance as opposed to shelters. Approximately five percent of callers needed electric service payment assistance and five percent needed ongoing emergency food assistance.

About 1,122 clients called 2-1-1 in 2018 from Lemon Grove, 82 percent of whom earned extremely low incomes. Nearly three-quarters of clients identified as women and one-quarter reported housing needs. Of the 282 in-depth housing assessments conducted, 134 were identified as homeless. Utilities needs were also common, with seven percent of callers reporting electric service payment assistance needs and six percent reporting gas service payment assistance needs. 67 percent of clients with a utility need has a utility bill over 25 percent of their income.

Lastly, 1,052 clients living in Imperial Beach called 2-1-1 for assistance in 2018. Approximately 24 percent of clients reported a housing need, with community shelters being the most common specific housing need. Like much of the County, Imperial Beach callers also experience a high amount of utilities assistance need, as 73 percent of clients who participated in an in-depth utilities assessment reported a utility bill over 25 percent of their income.

HOME Consortium Cities:

The County of San Diego's jurisdiction also includes the HOME Consortium cities of Santee, La Mesa, Vista, San Marcos, Encinitas, and Carlsbad. 2-1-1 San Diego received calls from 2,988 clients in these cities in 2018.

Approximately 1,139 clients living in Santee contacted 2-1-1 for assistance. Approximately 56 percent reported having a health concern, including about 50 percent who reported a physical health concern. These calls results in 3,619 referrals, primarily to navigation and self-sufficiency services. Approximately 26 percent of clients reported a utility need and 17 percent reported a housing need. Electric service payment was the most common specific need reported amongst Santee clients.

2-1-1 received calls from 1,917 clients with 10,641 total assessed needs from residents of La Mesa. Approximately 24 percent of the total needs were related to housing and 22 percent related to utilities. Of 384 in-depth housing assessments, 167 clients were identified as homeless. Most of the individuals experiencing homelessness were sheltered, although about 14 percent of total client assessments were identified as unsheltered homeless.

Approximately 2,754 clients living in Vista called 2-1-1 in 2018 with 13,618 total needs. A lower proportion, 79 percent, of these clients had health insurance than in the County as a whole. About 25 percent of total needs related to utilities assistance and discounted utility services. Another 20 percent of total needs related to housing assistance, most commonly community shelters and rental payment assistance.

Within the City of San Marcos, about 1,394 residents contacted 2-1-1 during 2018. The most common referrals were to 2-1-1 itself for navigations services and to the County's Self-Sufficiency Programs. A very high number of callers expressed utility needs, representing 27 percent of the total needs. Of the utility assessments performed, 27 percent of clients had shut off utilities and another 56 percent had past due bills. A lesser proportion of callers had housing needs, representing 17 percent of total needs.

Approximately 529 Encinitas residents contacted 2-1-1 for assistance in 2018. These callers are significantly older than the County's callers in general, with 27.6 percent of callers over the age of 60.

These calls resulted in 1,761 referrals to partner agencies and had 2,643 assessed needs. The most common needs were housing needs (20 percent) and utilities (19 percent), as is common throughout the County. The most common specific need was electric service payment assistance, requested by 6 percent of clients.

Finally, about 1,073 clients living in Carlsbad contacted 2-1-1 for assistance resulting in 3,652 referrals. Approximately 58 percent of these clients report a health concern including 49 percent with a physical health concern. These clients had 5,549 assessed needs, 23 percent of which related to utilities and 19 percent related to housing. Of the 180 in-depth housing assessments conducted, 91 clients were identified as homeless.

Table NA-10.10: 2014 and 2019 Median Home Values in San Diego County

Location	Median Home Value – June 2014	Median Home Value– June 2019	Percentage Change 2014-2019
Urban County			
Coronado	\$1,340,000	\$1,780,000	32.8%
Del Mar	\$2,060,000	\$2,480,000	20.4%
Imperial Beach	\$376,000	\$605,000	60.9%
Lemon Grove	\$345,000	\$468,000	35.6%
Poway	\$575,000	\$743,000	29.2%
Solana Beach	\$957,000	\$1,380,000	44.2%
HOME Cities			
Carlsbad	\$668,000	\$860,000	28.7%
Encinitas	\$785,000	\$1,080,000	37.6%
La Mesa	\$441,000	\$572,000	29.7%
San Marcos	\$455,000	\$591,000	29.9%
Santee	\$399,000	\$520,000	30.3%
Vista	\$414,000	\$541,000	30.7%
Region	\$448,000	\$591,000	31.9%

Source: Zillow Home Value Index, 2019

Rents have also increased significantly throughout the region over the same period. Fair Market Rents (FMRs) are set for metropolitan areas each year and include both rental and utilities payment. These rates determine payment standards and rent ceilings for many public subsidized housing programs such as Housing Choice Vouchers, Section 8 contracts, and HOME Investment Partnership rentals. From 2014-2019, FMRs for a two-bedroom in the San Diego-Carlsbad region have increased by 52.7 percent. The largest increases in FMRs in the San Diego region occurred from 2016 to 2017 and from 2018 to 2019. The following shows the updated FMRs for the San Diego – Carlsbad MSA for 2020.

Figure NA-10.8: FMRs for San Diego-Carlsbad MSA for 2020

Final FY 2020 FMRs By Unit Bedrooms				
<u>Efficiency</u>	<u>One-Bedroom</u>	<u>Two-Bedroom</u>	<u>Three-Bedroom</u>	<u>Four-Bedroom</u>
\$1,404	\$1,566	\$2,037	\$2,894	\$3,576

Source: HUD Fair Market Rent, 2020

However, FMRs are sometimes criticized as being lower than the actual market-rate rents. And, the income needed to afford market rate rents can be quite high.

Are any populations/household types more affected than others by these problems?

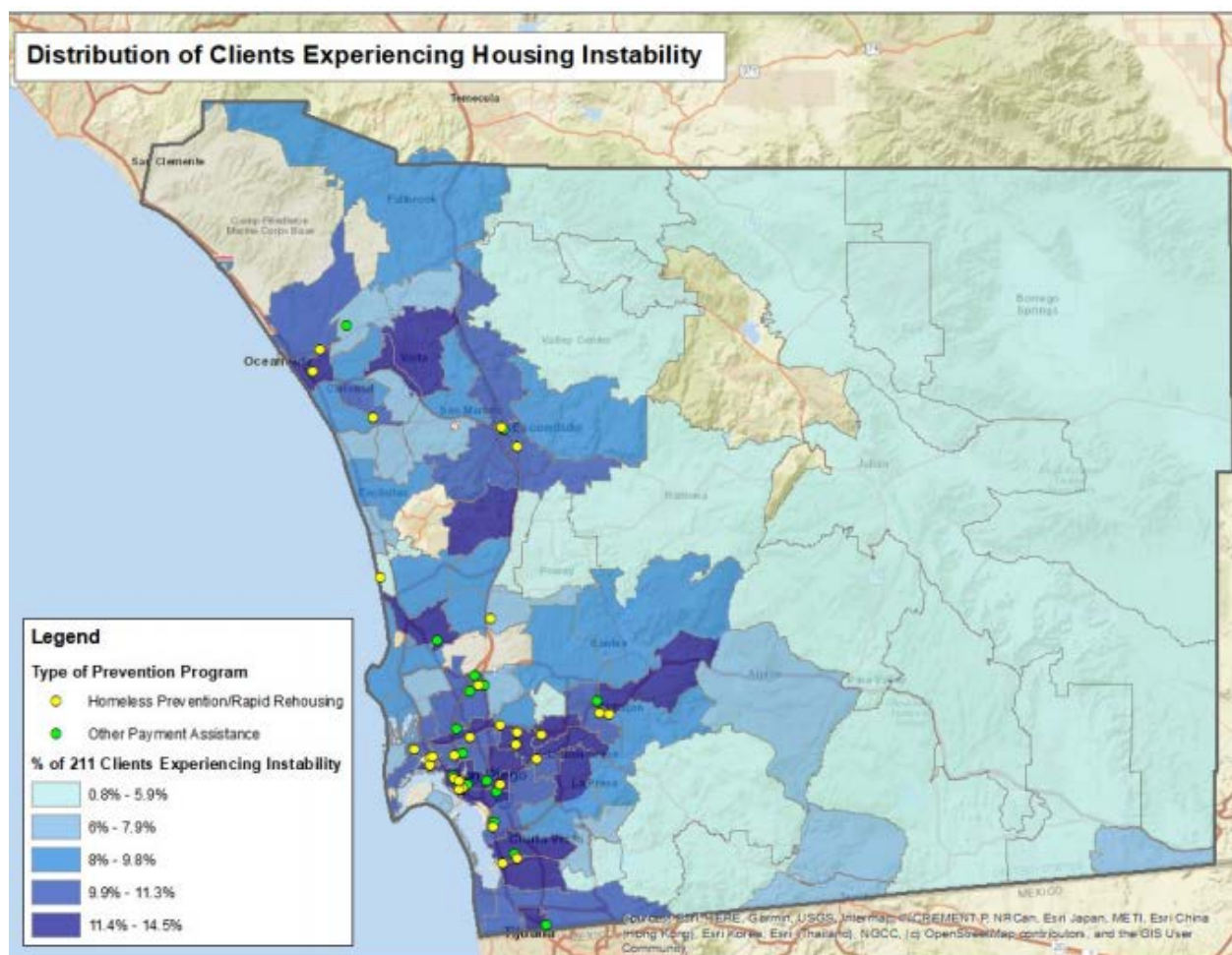
While all lower income households are more susceptible to housing problems than the general population, housing problems are particularly common amongst the lowest income households, including very low- and extremely low-income households. Like the rest of the population, the most common housing problems for this group are housing cost burden and overcrowding. However, this group experiences a severe cost burden to a significantly greater degree, with 62,300 households spending more than 50 percent of their income on housing costs. Very low- and extremely low-income renter households represent almost 44 percent of all lower-income households with a severe cost burden.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance.

In September 2019, 2-1-1 San Diego released a policy brief titled ‘Housing Instability in San Diego County.’ 2-1-1 found that of the 3.3 million people living within San Diego County, approximately 13.3 percent have incomes below the poverty level and lowest income renters spend 69 percent of their income rent. Almost 24,000 students between the grades of kindergarten and 12 live in households that are doubled up with family or friends because they are unable to support housing independently. According to the RTFH, nearly 9,000 people entered homelessness for the first time in 2017. In 2018, 27,625 people called 2-1-1 San Diego seeking housing assistance and of those, 16,417 people received an in-depth Housing Assessment. Forty-eight percent of callers indicated they were unstably housed, and 52 percent of callers reported being part of a family with children under the age of 18 years old. Below is a map indicating where 2-1-1 clients were experiencing housing instability and the location of homelessness prevention or rapid re-housing programs are located.

Distribution of 2-1-1 Clients Experiencing Housing Instability

Figure NA-10.9: Distribution of 2-1-1 Clients Experiencing Housing Instability



Source: 2-1-1 San Diego, 2019

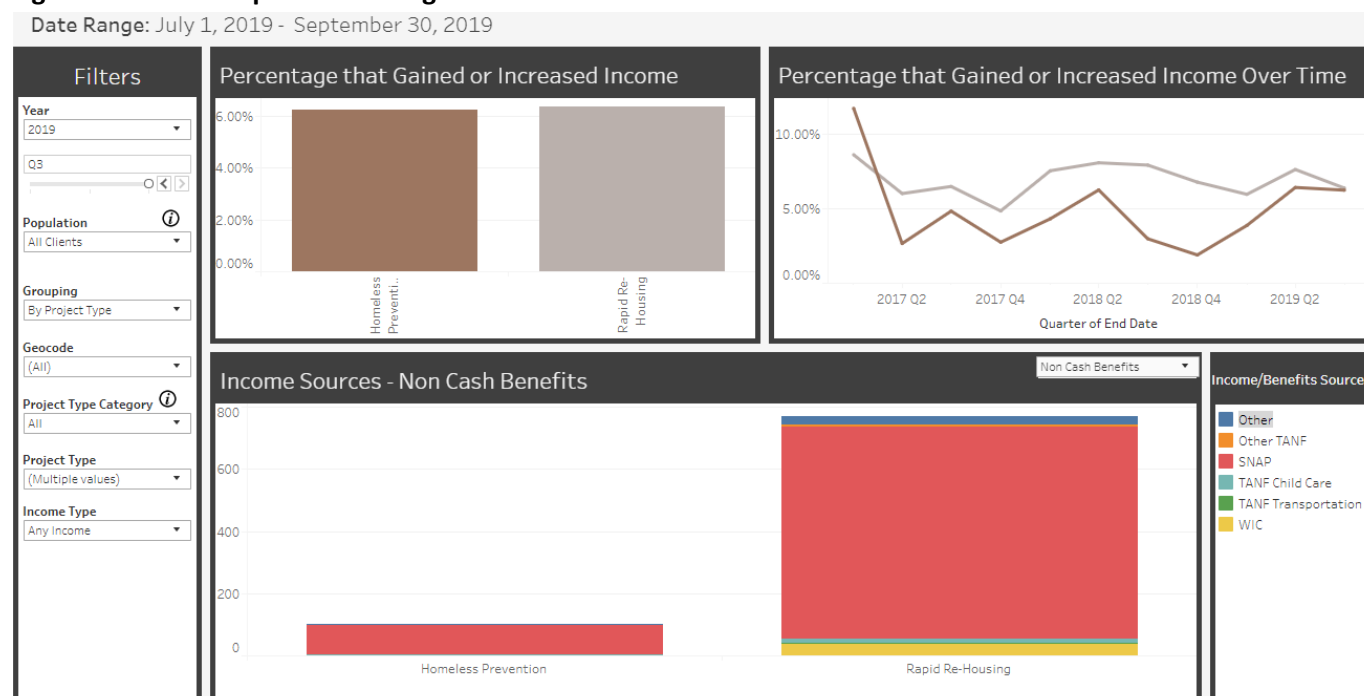
As evident on the map, most of the homelessness prevention or rapid re-housing programs are in the central region of the County. Additional services are needed in the Southern region, as well as in the North County Coastal areas (e.g. Vista and Oceanside).

The California Homeless Coordinating and Financing Council created and launched the Homeless Emergency Aid Program (HEAP), a block grant program designed to improve assistance to cities and counties address homelessness in California. A portion of these funds can be used for homelessness prevention and the RTFH is intending to launch a homelessness prevention pilot program in 2020.

Families who are experiencing homelessness may be enrolled in a rapid re-housing program depending on their unique needs. Rapid re-housing provides a short-term rental assistance (0-24 months) and case management to help families transition to being stably housed. One of the largest needs of families enrolled or exiting rapid re-housing would be increasing their income. Of those who were enrolled in rapid re-housing between July 1, 2019 to September 30, 2019, only 6.35 percent of participants increased their

income. Below are several tables pertaining to the income increases for individuals enrolled in homelessness prevention or rapid re-housing programs.

Figure NA-10.10: Rapid Re-Housing Client Outcomes



Source: RTFH Systems Dashboard, 2019

The highest percentage for gaining or increasing income for rapid re-housing households was 8.05 percent in 2018 Quarter 2, homelessness prevention experienced the highest gain that quarter as well with 6.23 percent of clients gaining or increasing income. Overall, increasing income is a priority for families to remain stably housed in a high-cost area such as San Diego County.

If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:

The County of San Diego adheres to HUD's definition of imminent risk of homelessness. This is category two within the full definition of homelessness. An individual or family is considered at imminent risk of homelessness if they will lose their primary nighttime residents, provided that:

- (i) Residence will be lost within 14 days of the date of application for homeless assistance
- (ii) No subsequent residence has been identified; and
- (iii) The individual or family lacks the resources or support networks needed to obtain other permanent housing.

At this time, ESG funds are not allocated towards prevention or those at-risk of homelessness. However, RTFH's Dashboard reports a total of 528 individuals (241 households) were enrolled in a homelessness

prevention project between July 1, 2019 to September 30, 2019. Of those enrolled, 70 were veterans, 11 were classified as chronically homeless, and 20 were youth.

Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness.

While there are many factors that contribute to risk of homelessness, the most significant factor is housing cost. Both low incomes and increased rents and mortgages contribute to this risk. Recent research from the University of New Hampshire, Boston University, University of Pennsylvania, and Zillow Research found that regions where a significant portion of the population are spending more than 32 percent of their income on housing costs should expect to see a rapid rise in homelessness.²

Incomes have not kept pace with rising housing costs, so many households are spending a greater portion of their income on housing and have less disposable income to mitigate financial crisis. In the event of a family emergency, medical crisis, loss of employment, or other financial predicament, households with high housing costs often must reallocate limited income to immediate concerns, thereby increasing their risk of homelessness.

Vulnerable households have a hard time staying stably housed or in housing without significant problems due to high housing costs, low vacancy, and low wages. To address these housing concerns, localities should focus on increasing access to affordable units to lower-income households and increasing the general housing stock to accommodate future growth.

Discussion

Please see above.

² Glynn, Chris et al. "Quantifying uncertainty in HUD estimates of homelessness." https://wp.zillowstatic.com/3/Quantifying_Uncertainty_HUD-dc4d7c.pdf

NA-15 Disproportionately Greater Need: Housing Problems - 91.405, 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

HUD defines a disproportionate need as any need for a race/ethnicity that is more than 10 percent above the need for the total households at a particular income level. For example, if 40 percent of all VLI households in a jurisdiction experience one or more of the four defined housing problems, but one specific ethnic group's VLI households experienced house problems 50 percent of the time, that would be considered a disproportionate need.

The following tables and analyses outline the share of households by race/ethnicity and income level experiencing a housing problem.

The four housing problems are:

1. Lacks complete kitchen facilities
2. Lacks complete plumbing facilities
3. More than one person per room
4. Cost Burden greater than 30%

0%-30% of Area Median Income

Table NA-15.1: Disproportionally Greater Need 0-30% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent with one or more housing problems
Jurisdiction as a whole	33,030	4,997	11,374	66.9%
White	20,518	3,406	8,705	62.9%
Black / African American	1,514	140	159	83.5%
Asian	818	177	582	51.9%
American Indian, Alaska Native	288	115	53	63.2%
Pacific Islander	140	0	95	59.6%
Hispanic	8,945	1,072	1,657	76.6%

Data Source: 2011-2015 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

The first table in this series shows that Black/African American households earning extremely low income have a disproportionate need in terms of one of the four housing problems.

30%-50% of Area Median Income

Table NA-15.2: Disproportionally Greater Need 30-50% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent with one or more housing problems
Jurisdiction as a whole	36,087	10,974	0	76.7%
White	20,528	7,567	0	73.1%
Black / African American	1,360	354	0	79.4%
Asian	1,489	287	0	83.8%
American Indian, Alaska Native	139	106	0	56.7%
Pacific Islander	89	0	0	100.0%
Hispanic	11,932	2,512	0	82.6%

Data Source: 2011-2015 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

50%-80% of Area Median Income

Table NA-15.3: Disproportionally Greater Need 50-80% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Percent with one or more housing problems
Jurisdiction as a whole	41,304	22,845	0	64.4%
White	26,017	14,632	0	64.0%
Black / African American	1,763	741	0	70.4%
Asian	1,830	847	0	68.4%
American Indian, Alaska Native	109	219	0	33.2%
Pacific Islander	244	25	0	90.7%
Hispanic	10,464	6,042	0	63.4%

Data Source: 2011-2015 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

80%-100% of Area Median Income

Table NA-15.4: Disproportionally Greater Need 80-100% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Percent with one or more housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	18,873	19,200	49.6%	0
White	13,262	12,982	50.5%	0
Black / African American	725	879	45.2%	0
Asian	711	731	49.3%	0
American Indian, Alaska Native	103	149	40.9%	0
Pacific Islander	14	80	14.9%	0
Hispanic	3,623	3,941	47.9%	0

Data Source: 2011-2015 CHAS

*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

Discussion

0-30 percent AMI (Extremely Low-Income)

At this income level, two populations experience a disproportionately greater need. While 66.9 percent of those in the 0-30 percent AMI bracket experience housing problems in the jurisdiction as a whole, Black/African American households experience them at a significantly higher rate (83.5 percent). While it does not technically qualify as a disproportionately greater need because the difference is below 10 percent, 76.6 percent of Hispanic households experience one or more housing problems. This is just 0.3 percent the threshold for disproportionate need.

30-50 percent AMI (Very Low-Income)

At the very low-income level, Pacific Islander households experience a disproportionately greater need than the jurisdiction as a whole: 100 percent of Pacific Islander households at this income experience at least one housing problem, compared to 76.7 percent of the general population. However, this is a relatively small population with only 89 total households.

50-80 percent AMI (Low-Income)

Again, at this level the only population that experiences a disproportionately greater need the general population at this income level are Pacific Islanders. The jurisdiction experiences one or more housing problems 64.4 percent of the time in the low-income category; however, for Pacific Islander households this rate is 90.7 percent.

80-100 percent AMI (Middle Income)

At the middle-income level, no racial or ethnic group experiences a disproportionately greater need than the jurisdiction as a whole.

NA-20 Disproportionately Greater Need: Severe Housing Problems - 91.405, 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

A disproportionately greater need exists when members of a racial or ethnic group at a specific income bracket experience one or more housing problems at a significantly greater rate (10 percentage points or more) than the income level as whole. For example, if 40 percent of all LMI households in a jurisdiction experience one or more of the four defined housing problems, but if 50 percent of one ethnic group's LMI households experienced house problems, that would be considered a disproportionate need.

While NA-15 measured housing problems, NA-20 measures severe housing problems, which are defined as:

1. Lack of complete kitchen facilities
2. Lack of complete plumbing facilities
3. Overcrowded households with more than 1.5 persons per room, not including bathrooms, porches, foyers, halls or half-rooms
4. Households with cost burdens more than 50 percent of income

The following tables identify the number and extent of severe housing problems by income level and by race/ethnicity.

0%-30% of Area Median Income

Table NA-20.1: Severe Housing Problems 0-30% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Rate
Jurisdiction as a whole	29,104	8,952	11,374	58.9%
White	17,863	6,006	8,705	54.8%
Black / African American	1,364	295	159	75.0%
Asian	718	275	582	45.6%
American Indian, Alaska Native	263	144	53	57.2%
Pacific Islander	140	0	95	59.6%
Hispanic	7,953	2,043	1,657	68.3%

Data Source: 2011-2015 CHAS

*The four severe housing problems are: 1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

30%-50% of Area Median Income

Table NA-20.2: Severe Housing Problems 30-50% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Rate
Jurisdiction as a whole	23,700	23,390	0	50.3%
White	14,291	13,798	0	50.9%
Black / African American	945	774	0	55.0%
Asian	980	787	0	55.5%
American Indian, Alaska Native	78	155	0	33.5%
Pacific Islander	64	25	0	71.9%
Hispanic	6,921	7,522	0	47.9%

Data Source: 2011-2015 CHAS

*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

50%-80% of Area Median Income

Table NA-20.3: Severe Housing Problems 50-80% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Rate
Jurisdiction as a whole	18,458	45,662	0	28.8%
White	12,102	28,532	0	29.8%
Black / African American	622	1,887	0	24.8%
Asian	803	1,893	0	29.8%
American Indian, Alaska Native	30	300	0	9.1%
Pacific Islander	65	204	0	24.2%
Hispanic	4,596	11,907	0	27.9%

Data Source: 2011-2015 CHAS

*The four severe housing problems are: 1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

80%-100% of Area Median Income

Table NA-20.4: Severe Housing Problems 80-100% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems	Rate
Jurisdiction as a whole	6,473	31,581	0	17.0%
White	4,249	22,004	0	16.2%
Black / African American	168	1,437	0	10.5%
Asian	230	1,225	0	15.8%
American Indian, Alaska Native	99	149	0	39.9%
Pacific Islander	14	80	0	14.9%
Hispanic	1,601	5,949	0	21.2%

Data Source: 2011-2015 CHAS

*The four severe housing problems are: 1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

Discussion

0-30 percent AMI (Extremely Low-Income)

In the extremely low-income AMI bracket, 58.9 percent of the jurisdiction experiences one or more of the four severe housing problems. One population, Black households, experience these severe housing problems at a disproportionately higher rate of 75 percent. Another population in this income bracket, Hispanic households, comes close to the 10 percent threshold with 68.3 percent experience severe housing problems.

30-50 percent AMI (Very Low-Income)

In this income bracket, one population experiences a disproportionately higher need than the general population: at 71.9 percent, Pacific Islander households experience severe housing problems 21.6 percent more often than the jurisdiction as a whole. However, in absolute numbers this is a small population with only 64 very low-income Pacific Islander households experience severe housing problems.

50-80 percent AMI (Low Income)

At 28.8 percent, a relatively low proportion of the low-income households in the jurisdiction experience severe housing problems. Every racial or ethnic group in this income category experiences these problems

at less than a 30 percent rate, meaning that no group experiences a disproportionately greater need than the jurisdiction as a whole.

80-100 percent AMI (Middle Income)

Only 17 percent of the moderate-income households in the jurisdiction live with severe housing problems. One group, American Indian and Alaska Native households, has a disproportionately greater need, with 39.9 percent experiencing a severe housing problem. However, this percentage only represents 99 households.

NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.405, 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

Introduction

Disproportionate greater need relative to housing cost burden is calculated by dividing the number of households in a cost burden category (i.e. not cost burdened, spending more than 30 percent on housing, or spending more than 50 percent on housing) by the total number of households for that given racial or ethnic group or the jurisdiction for a whole. For example, 55.3 percent of the jurisdiction spends 30 percent or less of their income on housing costs. This is calculated by dividing 208,789, or the number of households in this category, by the total households, or 377,471. The total households are calculated by summing the numbers in the top data row shown below.

Housing Cost Burden

Table NA-25.1: Housing Cost Burdens by Race and AMI

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	208,789 55.3%	84,725 22.5%	72,317 19.2%	11,640
White	151,584 57.1%	55,967 21.1%	49,136 18.5%	8,884
Black / African American	5,571 47.6%	3,168 27.1%	2,799 23.9%	159
Asian	11,204 61.4%	3,830 21.0%	2,630 14.4%	582
American Indian, Alaska Native	1,592 67.9%	253 10.8%	433 18.5%	65
Pacific Islander	502 45.8%	303 27.7%	195 17.8%	95
Hispanic	34,179 48.1%	19,487 27.4%	15,596 22.0%	1,745

Data Source: 2011-2015 CHAS

Discussion

30-50 percent cost burden

No housing groups experience a disproportionately greater need than the jurisdiction as a whole within this cost burden category. Approximately 22.5 percent of the general population spends 30-50 percent of their income on housing costs. Black/African American, Pacific Islander, and Hispanic households are in this category slightly more frequently than other groups, with 27.1 percent, 27.7 percent, and 27.4 percent of households, respectively.

Greater than 50 percent cost burden

Again, no ethnic or racial group experiences this level of housing cost burden at a significantly greater level than the jurisdiction as a whole. Approximately 19.2 percent of the jurisdiction spends more than 50 percent of their income on housing costs. While Black/African American households most frequently are this level of housing cost burdened, it is within 5 percent of the jurisdiction as a whole at 23.9 percent.

NA-30 Disproportionately Greater Need: Discussion - 91.205 (b)(2)

Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?

The data presented in Section NA-15 through NA-25 show that there are racial or ethnic groups that experience disproportionately greater need in terms of housing problems. HUD defines a disproportionate need as any need for a certain race/ethnicity that is more than 10 percent above the need for the total households at a particular income level. The following racial or ethnic groups have disproportionately greater need:

Housing Problems:

- 0-30 percent AMI: Black/African American
- 30-50 percent AMI: Pacific Islander
- 50-80 percent AMI: Pacific Islander

Severe Housing Problems:

- 0-30 percent AMI: Black/African American
- 30-50 percent AMI: Pacific Islander
- 80-100 percent AMI: American Indian/Native Alaskan

There were no identified racial or ethnic groups that had a disproportionately greater need than the jurisdiction relative to housing cost burden.

Pacific Islander and Black/African American households are the most common groups to experience disproportionately greater needs. White, Hispanic, and Asian households do not have disproportionately greater need in any category at any income level.

If they have needs not identified above, what are those needs?

Not applicable.

Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?

The below table outlines the racial breakdown of the San Diego region as a whole, the unincorporated parts of the County, and each of the Urban County and HOME Consortium participating cities.

Table NA-30.1: San Diego County Racial Demographics

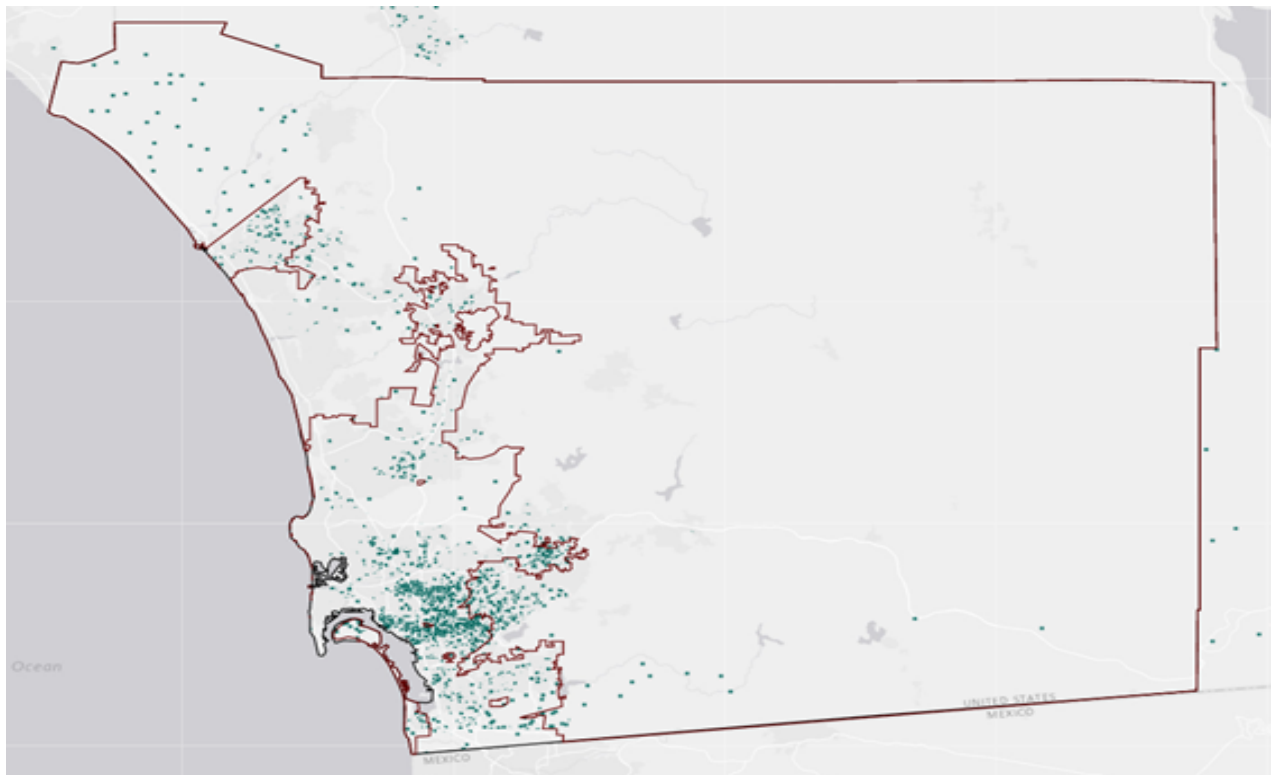
Region as a whole	Urban County							HOME Consortium Cities					
	Unincorp.	Coronado	Del Mar	Imperial Beach	Lemon Grove	Poway	Solana Beach	Carlsbad	Encinitas	La Mesa	San Marcos	Santee	Vista
White, 45.7%	55.4%	71.7%	85.4%	31.6%	32.0%	62.0%	75.7%	69.7%	75.3%	54.6%	45.2%	66.8%	41.0%
Black / African-American, 4.4%	4.4%	4.1%	.7%	3.8%	10.9%	1.4%	.6%	1.2%	.8%	5.6%	2.4%	2.0%	2.9%
American Indian, Alaska Native, .5%	.7%	.5%	.4%	.5%	.4%	.4%	.3%	.4%	.4%	.4%	.5%	.5%	.5%
Asian, 10.9%	6.1%	3.8%	3.6%	7.8%	5.6%	11.7%	5.6%	7.8%	4.6%	5.8%	8.8%	4.4%	5.5%
Pacific Islander, .4%	.5%	.5%	.4%	.4%	.4%	.5%	.4%	.4%	.4%	.4%	.5%	.5%	.4%
Hispanic, 34.5%	29.5%	16%	7.2%	52.0%	46.8%	20.3%	13.3%	17%	15.7%	29%	39.4%	21.8%	47%

Source: SANDAG Data Surfer Fast Facts

Black/African American:

The map below shows where there is a concentration of Black/African American households in the County and the HOME Consortium. As shown below and in the table above, there is a larger concentration of these households in the City of Lemon Grove and, to a lesser extent, the City of La Mesa. Additionally, the unincorporated neighborhood of Spring Valley has a higher concentration of Black/African American households. It should be noted that these three areas border on one another.

Figure NA-30.1: Concentration of Black/African American Population



Source: HUD AFFH Maps

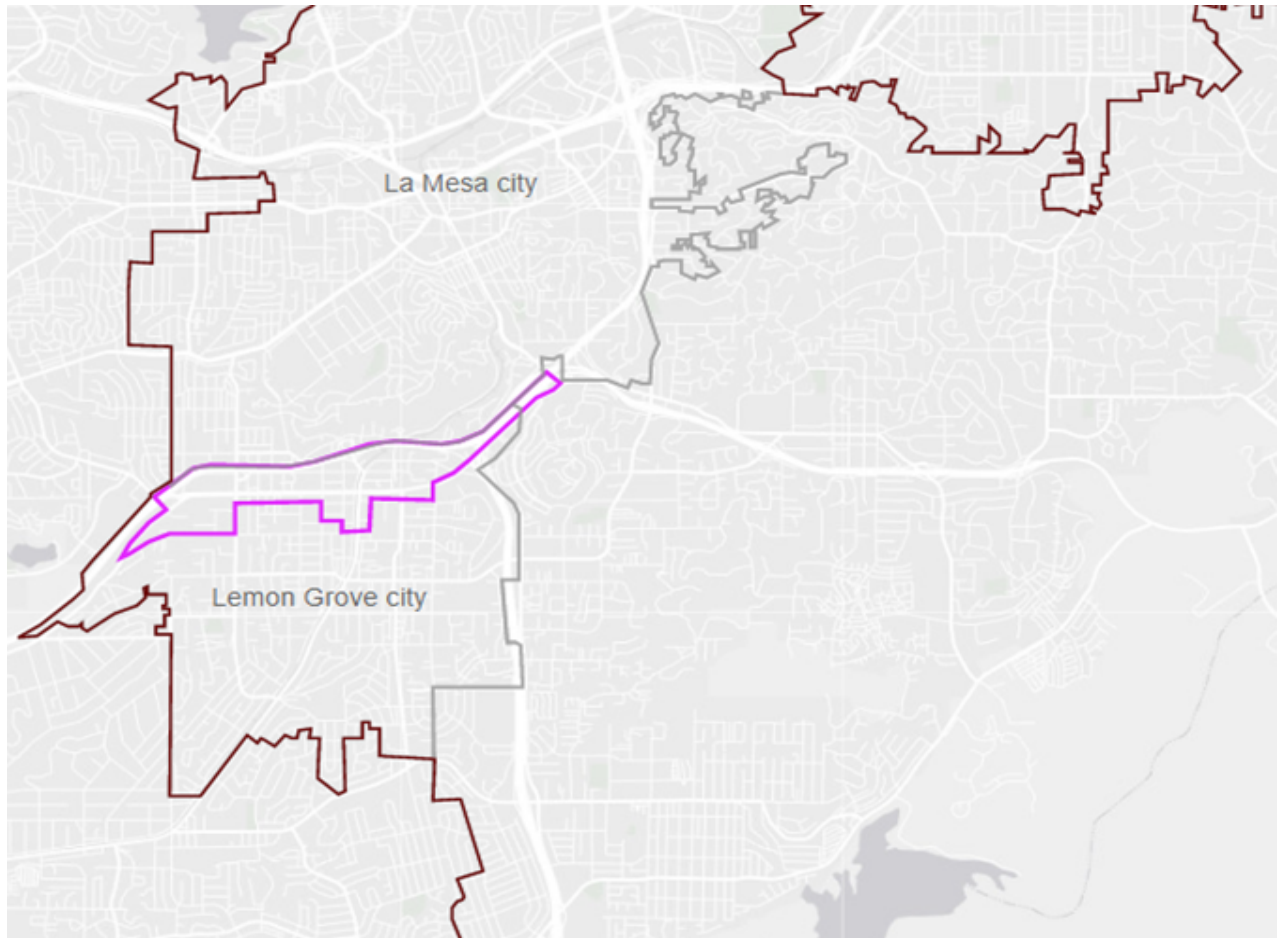
Pacific Islander:

As shown in the table above, the Pacific Islander household population is generally evenly dispersed throughout the County's jurisdiction, with populations ranging from 0.4 percent to 0.5 percent in the unincorporated areas and the participating cities. This aligns with the regional population of 0.4 percent.

R/ECAP:

HUD has developed census-tract based areas called R/ECAPs, or racially/ethnically concentrated areas of poverty. These areas must have a non-white population of more than 50 percent as well as 40 percent or more of the population living under the poverty line. San Diego County's jurisdiction only includes one of these areas, which is in the City of Lemon Grove on the border of the City of La Mesa.

Figure NA-30.2: R/ECAP Census Tracts



Source: HUD AFFH Maps

NA-35 Public Housing - 91.405, 91.205 (b)

Introduction

The below section details the types of vouchers administered by the Housing Authority of the County of San Diego (HACSD), as well as the demographics of the voucher recipients.

Totals in Use

Table NA-35.1: Public Housing by Program Type

Program Type									
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	94	117	11,764	121	10,869	724	0	50

*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Total column includes Project-based, Tenant-based, and the three Special Purpose Vouchers. Note Mainstream vouchers are not Housing Choice Vouchers

Data Source: PIC (PIH Information Center)

Characteristics of Residents

Table NA-35.2: Characteristics of Public Housing Residents by Program Type

Program Type										
	Certificate	Mod-Rehab	Public Housing	Vouchers						
				Total	Project - based	Tenant - based	Special Purpose Voucher			Disabled *
							Veterans Affairs Supportive Housing	Family Unification Program		
Average Annual Income	0	16,379	20,668	18,354	18,780	18,279	19,413	0	18,321	
Average length of stay	0	6	12	12	3	12	4	0	10	
Average Household size	0	3	2	2	2	2	2	0	2	
# Homeless at admission	0	0	6	841	3	291	547	0	0	
# of Elderly Program Participants (>62)	0	24	52	4,024	42	3,766	193	0	23	
# of Disabled Families	0	38	35	5,404	16	5,083	264	0	41	
# of Families requesting accessibility features	0	0	3	0	0	0	0	0	0	
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0	0	
# of DV victims	0	0	0	0	0	0	0	0	0	

***includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition**

Data Source: PIC (PIH Information Center)

Race of Residents

Table NA-35.3: Race or Public Housing Residents by Program Type

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	72	88	7,882	64	7,427	355	0	36
Black/African American	0	16	14	1,659	11	1,469	174	0	5
Asian	0	1	1	269	1	264	4	0	0
American Indian/Alaska Native	0	1	0	88	3	76	8	0	1
Pacific Islander	0	1	5	100	2	92	6	0	0
Other	0	0	0	0	0	0	0	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Table NA-35.4: Ethnicity of Public Housing Residents by Program Type

Program Type									
Ethnicity	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	26	77	3,483	26	3,340	106	0	11
Not Hispanic	0	65	41	6,515	55	5,988	441	0	31
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Data Source: PIC (PIH Information Center)

Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

The Housing Authority of the County of San Diego (HACSD) has 121 public housing units in its jurisdiction. Four of the units are occupied by resident managers (one per development). Of the 117 units available to low-income tenants, there are 12 accessible units. Two accessible units are located at each of the three public housing family developments (two two-bedroom units and four three-bedroom units) and six one-bedroom units are located at the senior/disabled public housing development.

The HACSD July 2019 Public Housing Authority Plan indicates that there were 4,089 families with disabilities on the HACSD's public housing waiting list. According to the San Diego County Region 2015 Analysis of Impediments to Fair Housing Choice, 22.8 percent of the region's disabled population had mobility disabilities. Based on that percentage, it is estimated that of its 4,089 public housing waiting list families with disabilities, up to 932 applicants may need accessible units.

What are the number and type of families on the waiting lists for public housing and section 8 tenant-based rental assistance? Based on the information above, and any other information available to the jurisdiction, what are the most immediate needs of residents of public housing and Housing Choice voucher holders?

As of January 2020, there were 39,893 families on its HCV Program waiting list (this includes HCV and Project-Based lists). About 80 percent of Households were under extremely low-income, 16 percent very low-income, three percent low-income. The following provides statistics on other attributes:

- 48 percent with children
- 14 percent elderly
- 20 percent disabled
- 66 percent White
- 21 percent black/African American
- 2 percent American Indian/Alaska Native
- 6 percent Asian/Pacific Islander
- 33 percent Hispanic/Latino
- 67 percent non-Hispanic/Latino

The Public Housing waiting list had 22,071 households who were:

- 80 percent extremely low-income
- 16 percent very low-income
- 3 percent low-income
- 52 percent with children
- 11 percent elderly
- 20 percent disabled
- 64 percent White

- 23 percent black/African American
- 2 percent American Indian/Alaska Native
- 5 percent Asian/Pacific Islander
- 42 percent Hispanic/Latino
- 58 percent non-Hispanic/Latino

In order to ascertain the needs of residents of HACSD's Public Housing Program and participants of its HCV Program, the HACSD's Resident Advisory Board meets at least twice per year. Annually, at least one meeting is held with the residents of public housing. The areas of interest and immediate needs of public housing residents and HCV holders included:

Transportation services for medical appointments and stores; services for domestic violence victims, seniors and disabled; transportation to special events and on weekends; emergency food assistance; family self-sufficiency employment services; fair housing information including tenant rights; clothing assistance; tax preparation services; employment training; information on employment; tutoring; emergency preparation, and scholarships for college.

HCV holders have indicated the following issues when searching for eligible rental units to initiate their assistance: high rents, low vacancy rates, landlords not interested in participating in the program, overly strict credit worthiness standards, and amount of security deposits.

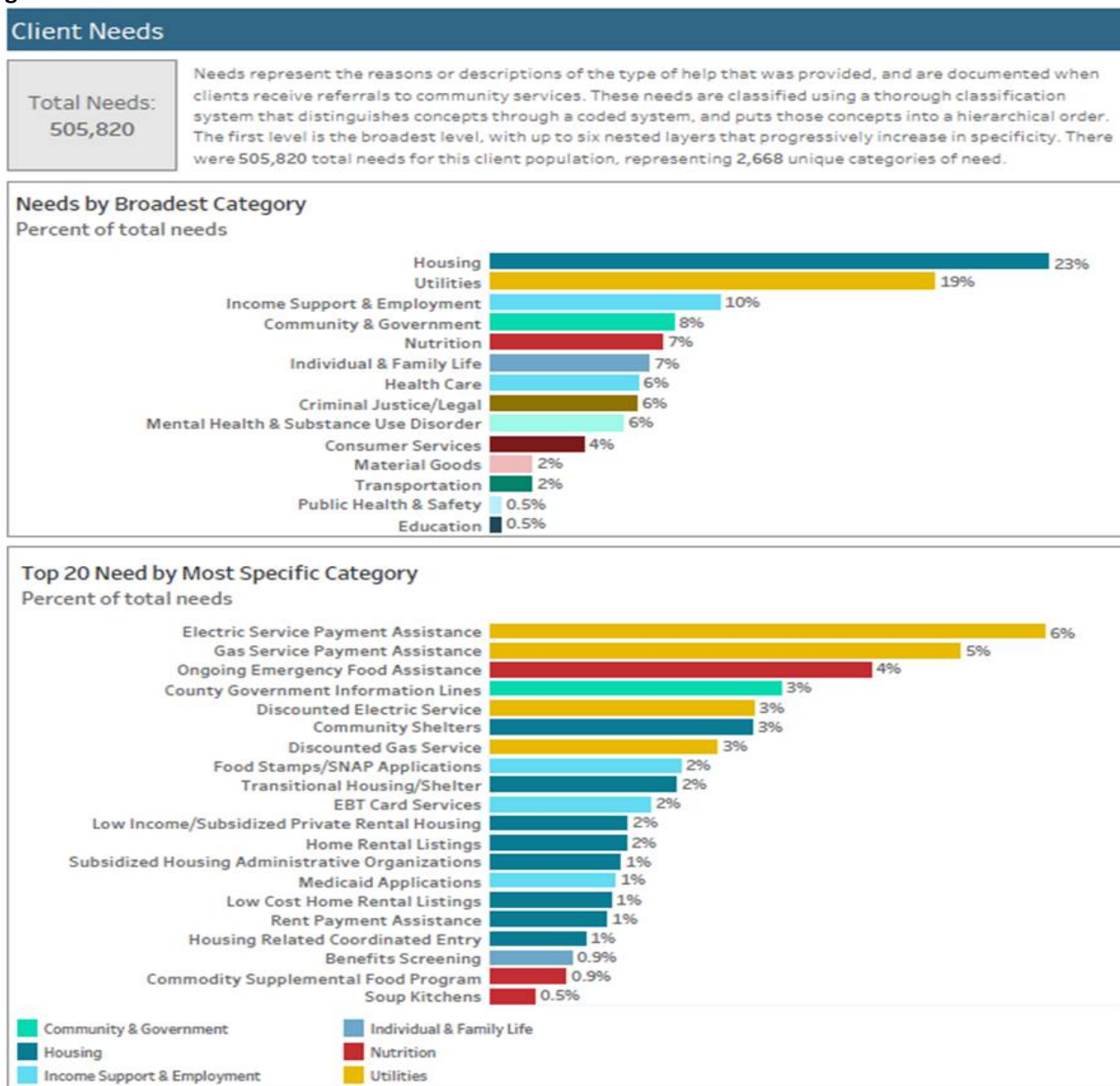
How do these needs compare to the housing needs of the population at large?

It is difficult to compare the housing needs of public housing residents and HCV holders to the population at large because participants of these affordable housing programs are not encountering the challenges of those not receiving the benefit of public housing programs. While monthly housing costs are limited for program participants of the HACSD's rental assistance programs, according to the 2017 American Community Survey, 57 percent of the County's renters were considered burdened by their housing cost. About 28 percent of renters spent more than half of their income on rent and utilities in 2017. According to RentCafe, an online data aggregator, rent increased in the HACSD's jurisdiction between three percent to seven percent from the previous year.

Discussion

According to 2-1-1 San Diego, 505,820 callers in the region identified the following needs during CY 2018:

Figure NA-35.1: 2-1-1 Client Needs



Data Source: 2-1-1 San Diego/CIE Information Systems | Reporting Period: January 1, 2018 - December 31, 2018

Source: 2-1-1 San Diego

NA-40 Homeless Needs Assessment - 91.405, 91.205 (c)

Introduction:

The County of San Diego embraces a regional approach in preventing and ending homelessness. This includes collaboration, coordination, and participating in leadership to guide region-wide solutions to end homelessness. County Board of Supervisor Nathan Fletcher sits as the Vice-Chair on governance board for RTFH, the region's CoC and local homeless planning body, and the County currently has leadership appointed to two designated seats, the SD County HHSA and the Public Housing Authority seats. The RTFH oversees the region's Homeless Management Information System (HMIS), a local web-based information technology system which captures data on clients and projects regarding homeless services utilization, performance and outcomes. RTFH is the lead HMIS agency and administers the system.

Definitions:

- Number experiencing homelessness each year: unduplicated count of all persons enrolled during the program year
- Number becoming homeless each year: unduplicated count of persons with new HMIS entries during the year
- Number exiting homelessness each year: unduplicated count of persons exiting programs to a permanent destination as defined by HUD
- Number of days persons experience homelessness: average of the sums of the lengths of stays for each person

The [RTFH Project Performance Dashboard](#) displays key data points graphed over time from HMIS, and are considered conservative, as not all homeless service providers within the County of San Diego utilize HMIS and are not required to do so unless funded by HUD.

Table NA-40.1: Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	1,201	218	2,385	1,737	475	398
Persons in Households with Only Children	54	145	858	774	170	122
Persons in Households with Only Adults	2,371	4,113	13,333	8,224	1,665	1,050
Chronically Homeless Individuals	666	917	4,406	2,911	534	1,944
Chronically Homeless Families	81	48	185	131	41	1,467
Veterans	667	448	2,568	1,837	475	850
Unaccompanied Child	54	145	43	764	168	115
Persons with HIV	82	67	440	313	84	937

Source: RTFH 2019

Note: Individuals may be counted towards multiple categories, so the sum of the above numbers is higher than the actual homeless population due to duplication. Additionally, data covers the entire region, including areas outside of the County of San Diego's jurisdiction.

The Annual Point-in-Time Count (PIT) consists of data collected on the sheltered and unsheltered homeless population. It is a physical count of all homeless persons who are living in emergency shelter, transitional housing, safe havens, and on the street in a single night. Data describing the characteristics of sheltered homeless persons are obtained from HMIS where possible and collected directly from providers not using HMIS as needed. Unsheltered homeless are counted by direct observation, and volunteers canvas the regions by car and on foot during the early morning hours of the chosen night. A large subset of the unsheltered population is also interviewed, providing data that is then used to estimate demographic details of the unsheltered population at a single point-in-time.

If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):

Not applicable.

Table NA-40.2: Race and Ethnicity of Sheltered and Unsheltered

Race:	Sheltered:	Unsheltered (optional)
White	2,277	3,100
Black or African American	939	986
Asian	89	60
American Indian or Alaska Native	69	168
Pacific Islander	34	68
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	1,143	1,209
Not Hispanic	2,483	3,267

Data Source Comments: See attached Chart 1 (NA-40) for data sources and percentages.
Source: RTFH, 2019

Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.

The National Alliance to End Homelessness has found that veterans are more likely than civilians to experience homelessness. According to the San Diego Military Advisory Council's [2019 San Diego Military Economic Impact Study](#), San Diego is home to seven military bases and over 143,000 active military personnel, the largest concentration of military in the world. It is estimated that more than 240,000 veterans reside in San Diego County, resulting in the region having the third-highest veteran population in the United States, behind only Los Angeles and Maricopa (Arizona) Counties.³ Given this high population, San Diego has historically had a large population of veterans experiencing homelessness. According to the most recent HMIS [data](#) from July 1, 2019 to September 30, 2019, 228 veteran families were served.

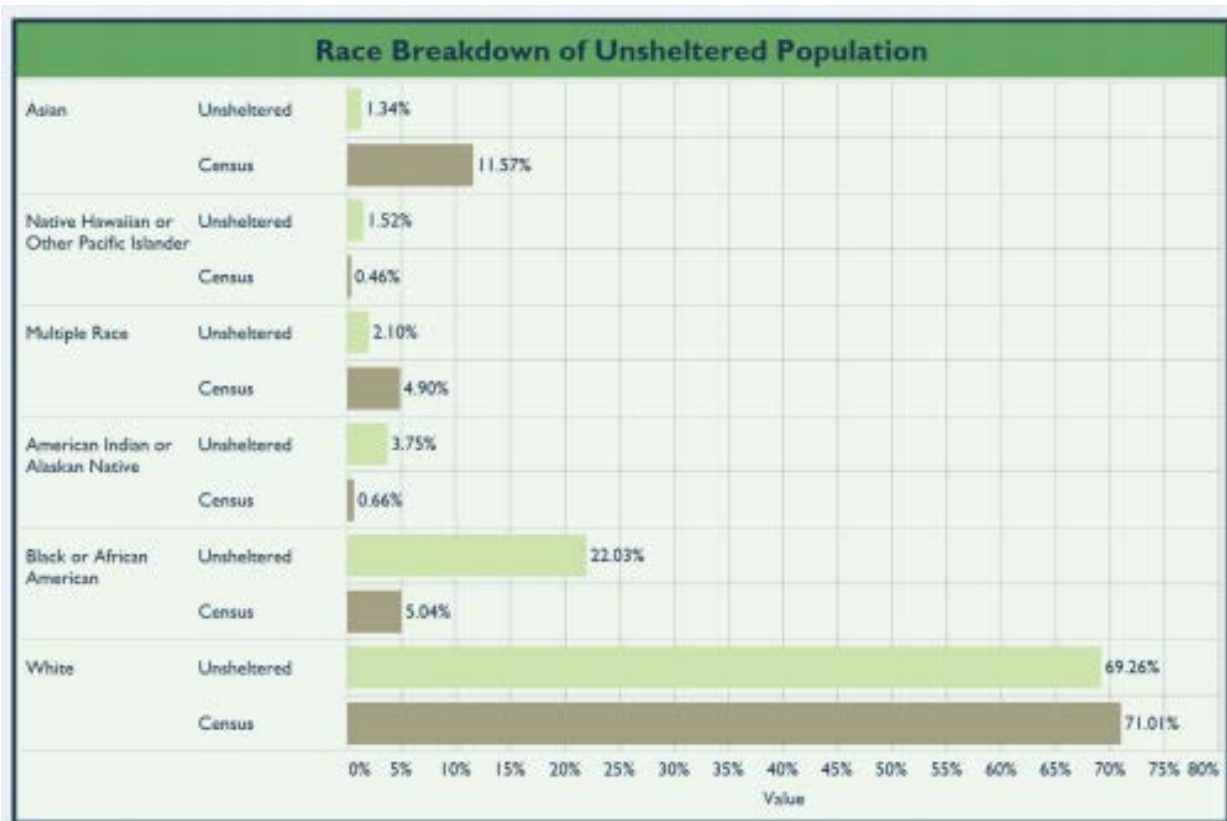
Most veterans and their families require services similar to the civilian population. Their housing crises are due to a lack of affordable housing and economic hardship, but it is coupled with the unique challenges brought on by having experienced multiple and/or extended deployments. Many of these families can be housed through rapid re-housing by receiving housing location services, rental and move-in assistance, and case management to end their housing instability. A smaller percentage of veteran families need to be served through HUD Veterans Affairs Supportive Housing (VASH), which combines a Housing Choice Voucher (HCV) rental assistance with clinical case management from the Department of Veteran Affairs (VA).

³ "Estimated Veteran Population (County)(2018)," Geographic Distribution of Veterans Affairs Expenditures, National Center for Veteran Analysis and Statistics, Department of Veterans Affairs.

Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.

According to the 2017 U.S. Census Bureau data, Black or African Americans comprise 5.04 percent of the population in the San Diego County region. However, 22 percent of the unsheltered population are Black or African American. Asians make up 11.57 percent of the population but only represent 1.34 percent of the unsheltered population. Below is a table that provides a breakdown of race for the unsheltered population as compared to census data.

Figure NA-40.1: Unsheltered Population by Race



Source: RTFH Annual Report, 2019

Note: Data covers the entire region, including areas outside of the County of San Diego's jurisdiction.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

Based on the 2019 PIT, 8,102 persons experience homelessness in the San Diego region on any given night. Approximately 4,476 individuals are unsheltered, and 3,626 individuals are sheltered. Of those unsheltered, 10 percent are veterans, 3 percent are families with at least one child, 36 percent report having a physical disability and 78 percent report becoming homeless in San Diego. Approximately 12 percent of the total unsheltered population are youth under the age of twenty-four. Approximately 20 percent, 917 individuals, of the unsheltered population are chronically homeless.

Discussion:

See above.

NA-45 Non-Homeless Special Needs Assessment - 91.405, 91.205 (b,d)

Introduction

Specific groups within the population of the County are more susceptible to poverty and housing affordability issues. Physical and medical needs compound these issues, as these populations often have a greater demand for health, social, and community services or require individuals to live on limited incomes. This combination of factors often impedes a household's ability to live in safe and affordable housing.

The following sections evaluate the need of the following groups based on their prevalence and need in the community:

- Seniors aged 65+
- Persons with disabilities
- Persons with severe mental illness
- Persons with substance abuse issues
- Persons with HIV/AIDS
- At-risk and transition-aged youth
- Victims of domestic violence
- Persons unstably housed and at-risk of homelessness

Describe the characteristics of special needs populations in your community:

Seniors

SANDAG's Regional Growth Forecast predicts a rapidly aging population, with older adults ages 55+ projected to increase from 23 percent of the County's total population in 2012 (about 724,269 older adults) to 31 percent in 2050 (about 1,262,903 older adults). Affordable housing units are needed to meet the needs of the County's aging population. Data from the U.S. Census Bureau, American Community Survey, indicate that in 2017, about 9 percent of older adults aged 65 and over (about 37,000) had income below the Federal Poverty Level, and about 60 percent of senior households who rented their homes were rent burdened, spending more than 30 percent of their income on housing. Cost burdened older adults, many with a fixed income, are at particular risk of homelessness because an unexpected expense, like a medical bill, can cause an inability to pay rent and result in eviction.

Older adults who rent their homes are more vulnerable to rising housing costs than homeowners with fixed mortgages. Between 2013 and 2017, there was an increase in the percentage of older adult renters and a decrease in older adult homeowners. Data from the ACS indicate that in 2017, for older adults who rented their homes, 60 percent were rent burdened, meaning they spent more than 30 percent of household income on rent and utilities. In San Diego County from 2013-2017, 25.8 percent of older adults ages 65 and over rented their homes, though the percentage of renters varied significantly by region (U.S. Census Bureau; 2013-2017 ACS 5-year estimates). The Central Region of San Diego had the highest percentage of older adult renters (42.3 percent), followed by the South Region (30.9 percent), East Region (25.6 percent), North Coastal Region (21.6 percent), North Central Region (21.3 percent), and North Inland Region (20.1 percent).

Persons with disabilities

There are approximately 310,900 persons with disabilities in San Diego County, representing 9.9 percent of the population according to the 2016 Demographic Profile produced by the County Community Health Statistics Unit. Most common disabilities include cognitive difficulties, ambulatory difficulties, and independent living difficulties. Approximately 22.8 percent of the population with disabilities are between the ages of 65 and 74, while 51.5 percent are above the age of 75.

There are specific pockets of the County where disabilities are more common. The Eastern region of the County has the highest proportion of persons with disabilities, representing about 12.6 percent of the population. Disabilities are especially common in more rural areas with a higher rate of seniors. For example, 21.9 percent of Anza-Borrego Springs residents and 23.3 percent of Mountain Empire residents have a disability.

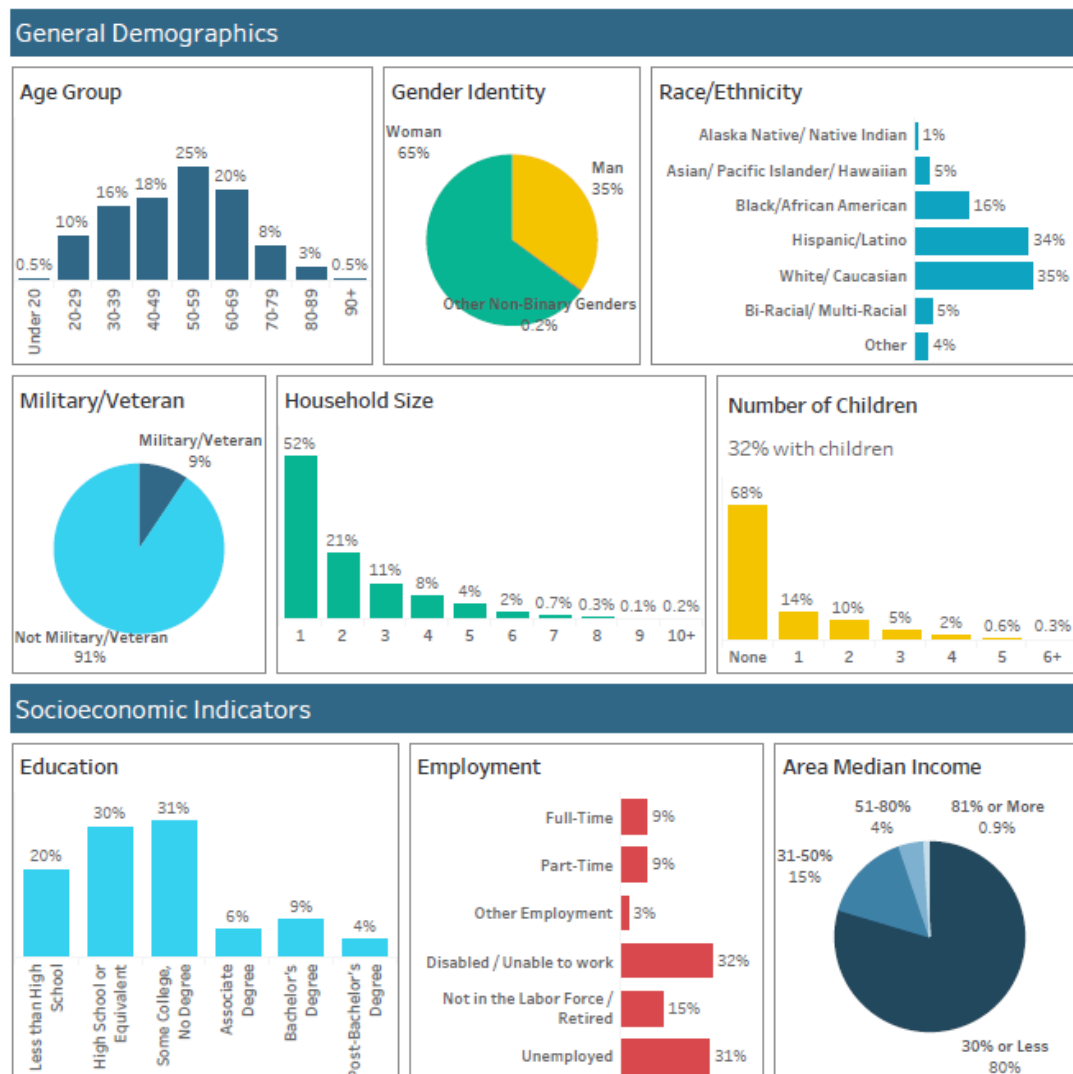
A community survey of individuals with intellectual or developmental disorders from the Lanterman Housing Alliance found that the lack of affordable housing was acutely burdensome to this group as they have limited income and often need housing with a caregiver or accessible housing. Providers in the survey expressed a desire for more housing options including independent living, shared housing, and group homes.

According to the 2012-2017 ACS 5-Year Estimates, 24.2 percent of persons with disabilities lived below 125 percent of the federal poverty level versus 16.9 percent of the population without any disabilities. For a 2-person household in 2017, 125 percent of the federal poverty level would be an annual income of \$20,300. This would qualify as extremely low-income in the same year. Additionally, approximately 74.7 percent of persons with a disability are not in the labor force.

In 2018, 2-1-1 San Diego identified 25,293 clients with disabilities or health concerns, resulting in 115,764 total referrals. Of these clients, 53 percent had physical health concerns, 25 percent had mental and behavioral health concerns, 25 percent had unspecified health conditions, 6 percent had cancer, 3 percent had development concerns, and 3 percent had substance use issues. The most common physical health concern was diabetes.

The demographic data collected by 2-1-1 San Diego for those with disabilities or health concerns during this time follows:

Figure NA-45.1: 2-1-1 Demographics, Clients with Disabilities



Source: 2-1-1 San Diego, 2018

Persons with severe mental illness

Approximately 25 percent, or 34,553, 2-1-1 callers were identified as having mental or behavioral health concerns in 2018. According to the County Adult/Older Adult Behavioral Health Services Strategic Plan 2018-2019 Update, approximately 42,767 unique clients accesses the County's Mental Health Services. Of these clients:

- 46 percent classified with a co-occurring disorder
- 16 percent report that they are homeless (up from 6 percent in FY 2006-2007)
- 69 percent are adults aged 26 – 59

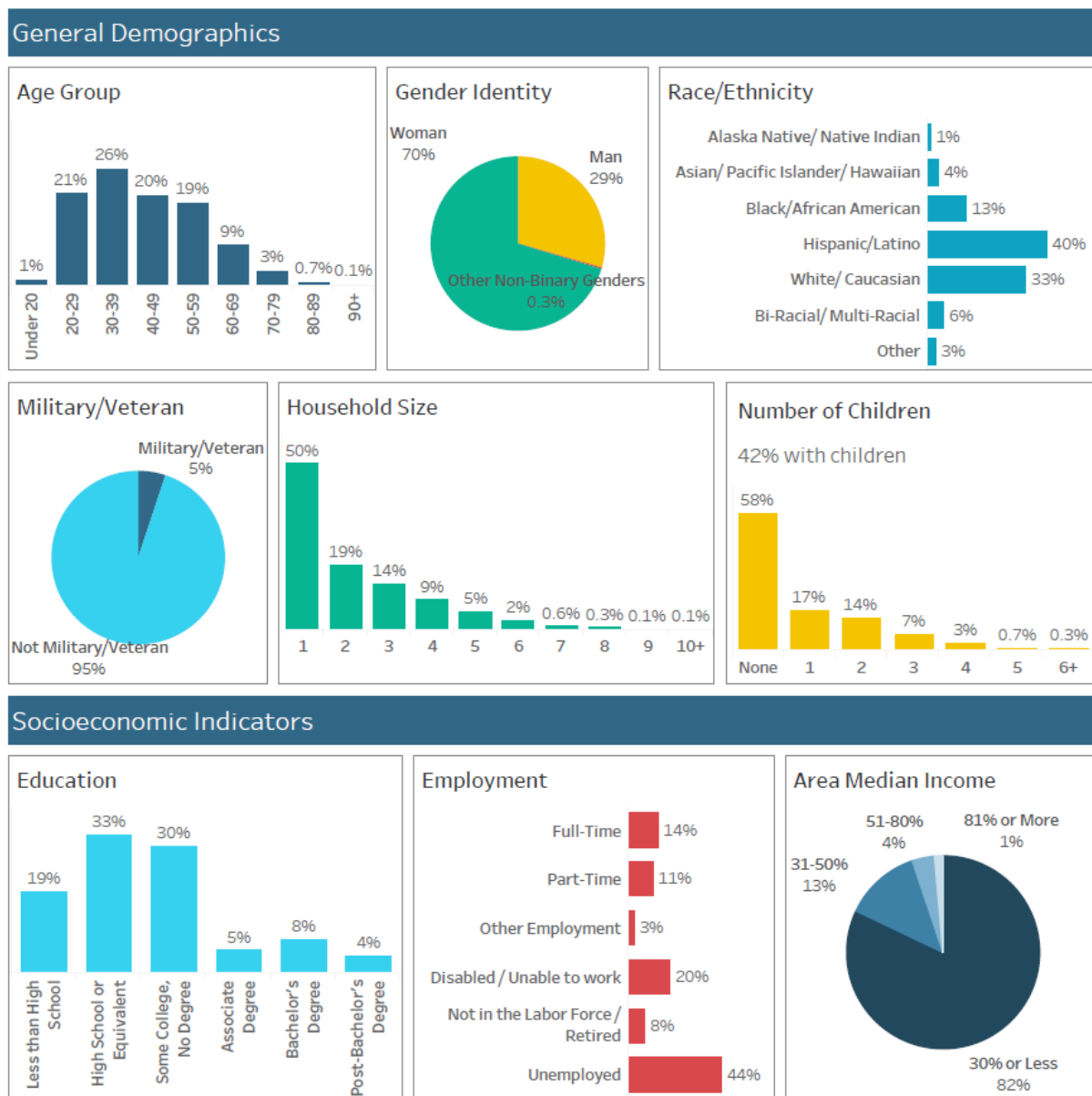
- 8 percent are transition age youth (TAY) aged 18 – 24
- 14 percent are older adults aged 60 and above
- 27 percent are in the workforce or actively seeking employment
- 52 percent are not in the labor force or seeking employment
- 21 percent are in residing in institutional settings or did not have employment data to report

The San Diego Foundation found that approximately 5 percent of San Diego County residents had a serious mental illness, but this number was slightly higher at 8 percent amongst low-income households.⁴ Particularly vulnerable groups include veterans, incarcerated or previously incarcerated individuals, and those over the age of 65. The *Live Well San Diego* 2014 Community Health Assessment found that mental health concerns are highly present in the East region of the County, and that there was stigma and lack of awareness in other parts of the County.

According to 2-1-1 San Diego, approximately 8,986 clients in 2018 were identified as having mental health-related needs, though this includes substance abuse related needs as well. These clients were approximately 40 percent Hispanic/Latino, 33 percent White, 13 percent Black/African American, 6 percent Multi-Racial, 4 percent Asian or Pacific Islander, 3 percent other, and 1 percent American Indian or Native Alaskan. For non-substance abuse issues, the most common identified needs were for individual counseling, domestic violence hotlines, mental health hotlines, general counseling services, and community mental health agencies. Additionally, only 27 percent of these clients were identified as stably housed. About 55 percent of clients were homeless, split evenly between unsheltered and sheltered. The demographic data collected by 2-1-1 San Diego for those with mental health needs during this time follows:

⁴ San Diego Foundation Mental Health Landscape, <https://www.sdfoundation.org/news-events/sdf-news/san-diego-mental-health-landscape/>

Figure NA-45.2: 2-1-1 Demographics, Clients with Mental Health Needs



Source: 2-1-1 San Diego, 2018

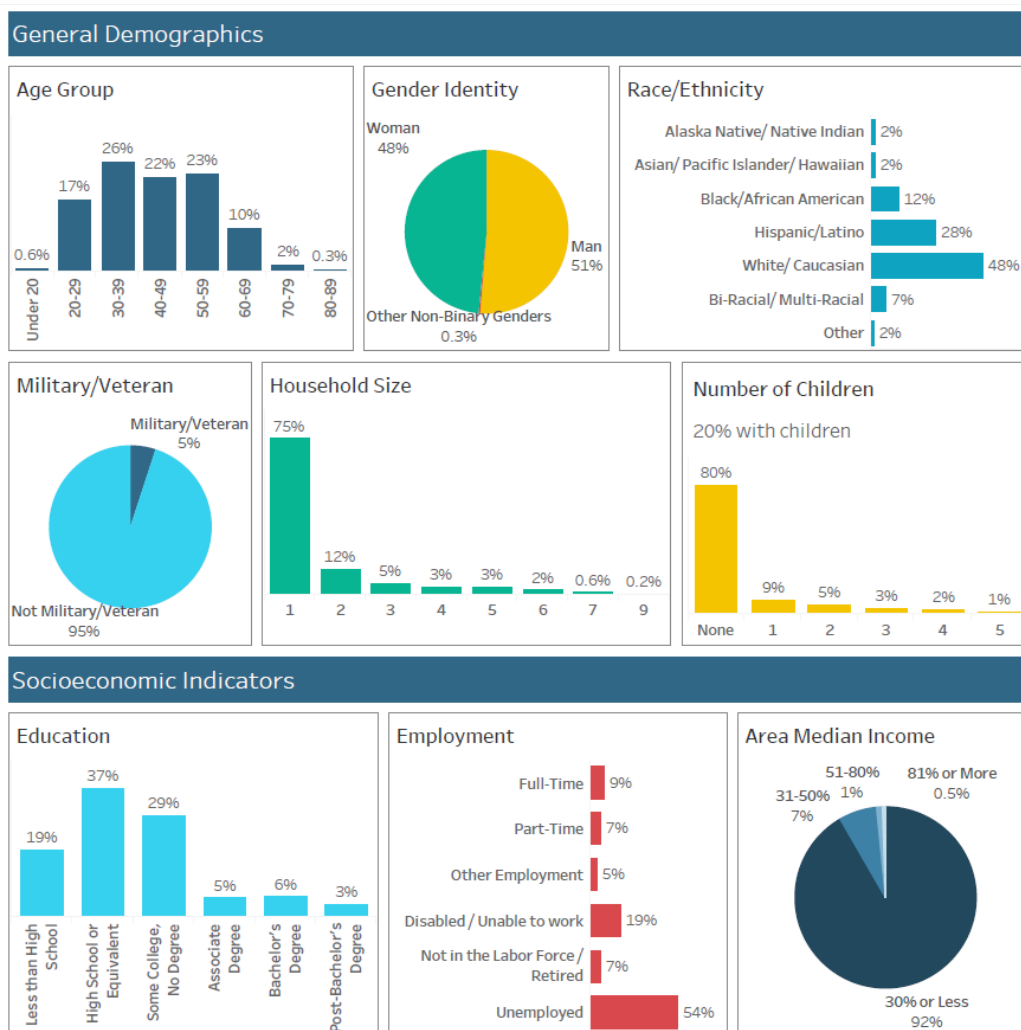
Persons with substance abuse issues

The Substance Abuse and Mental Health Services Administration's Annual National Report found that in 2017 there were 16.7 heavy alcohol users and 30.5 million illicit drug users (within the past month) nationally. The most common illicit drugs were marijuana (26 million), prescription pain relievers (3.2 million), and cocaine (2.2 million). According to the County Adult/Older Adult Behavioral Health Services Strategic Plan 2018-2019 Update, approximately 11,307 unique clients accessed County Substance Use Disorder treatment services. Of these clients:

- 22 percent report that they are homeless
- 2 percent are ages 11-15
- 5 percent are ages 16-17
- 16 percent are ages 18-25
- 73 percent are ages 26-59
- 3 percent are ages 60 and above
- 1,848 Total Unique clients accessed Perinatal-specific services

In 2018, about 710 clients with identified substance use issues utilized 2-1-1, which resulted in 4,392 referrals. Though the majority of 2-1-1 clients are female across categories, 51 percent of those with substance use issues are male. Nearly half of clients were white, while 28 percent were Hispanic/Latino and 12 percent were African American/Black. While most commonly clients had unspecified substance dependency issues (41 percent), drug abuse was specifically identified in 34 percent of clients, alcohol use in 30 percent of clients, and prescription drug abuse in 7 percent of clients. About 59 percent of clients were identified as homeless and 3 percent in unstable housing. The demographic data collected by 2-1-1 San Diego for those with substance use issues during this time follows:

Figure NA-45.3: 2-1-1 Demographics, Clients with Substance Abuse Issues



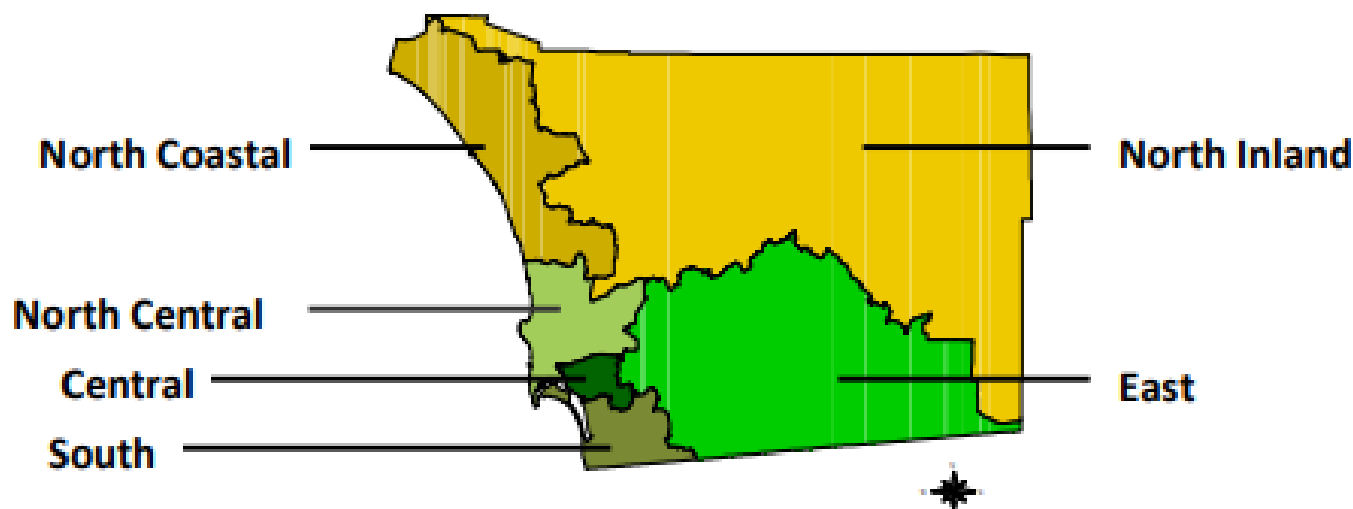
Source: 2-1-1 San Diego

Persons with HIV/AIDS

The HIV/AIDS Epidemiology Unit at San Diego County's Health and Human Services Agency estimates that through 2016 there were approximately 13,643 people living with HIV/AIDS within the county. Over the 2011-2016 time period there were an average of 15.3 new HIV cases per 100,000 people annually. The most common cause for new cases in both men and women was through sexual contact with men. San Diego County's population with new HIV diagnoses is disproportionately male, White, Asian, and Hispanic/Latino compared to state and national estimates. However, Black/African American individuals

contract HIV/AIDS at a much higher rate than other racial or ethnic groups. The HHSA Epidemiology report disaggregates data into the Agency's six regions, shown below.

Figure NA-45.4: County of San Diego Regions



Source: County HHSA

Both the greatest absolute number and the highest rate of HIV/AIDS per 100,000 people occurs in the Central region, which consists of the Central, Mid-City, and Southeastern neighborhoods of the City of San Diego.

The South region of the County consists of the South Bay, National City, Chula Vista, Sweetwater, and Coronado. Of these, Sweetwater and Coronado fall within the County's Consolidated Plan jurisdiction. In this region, about 432.1 people per 100,000 are living with HIV/AIDS for a total of 2,165. Approximately 13 percent of those with HIV are female, higher than the 10 percent average in the County. Significantly higher than the County's average is the number of Hispanic/Latino individuals living with HIV/AIDS. While 34 percent of the total County population living with HIV/AIDS is Hispanic/Latino, about 70 percent of the same population in the South region is Hispanic/Latino. A significantly lower percentage of the South region's individuals with HIV are White (47 percent County-wide vs. 16 percent South region).

The East region consists of many eligible areas including Mountain Empire, Jamul, Pine Valley, Alpine, La Mesa, and Santee. There are approximately 1,136 people with HIV/AIDS in this region, or 236.1 per 100,000. About 17 percent of identified cases were females, though this rate has been declining over time. A higher than average percentage of the individuals with HIV are White (53 percent), though this is at least partially reflective of the demographics of the region. Approximately 15 percent are Black/African American, and 26 percent are Hispanic/Latino.

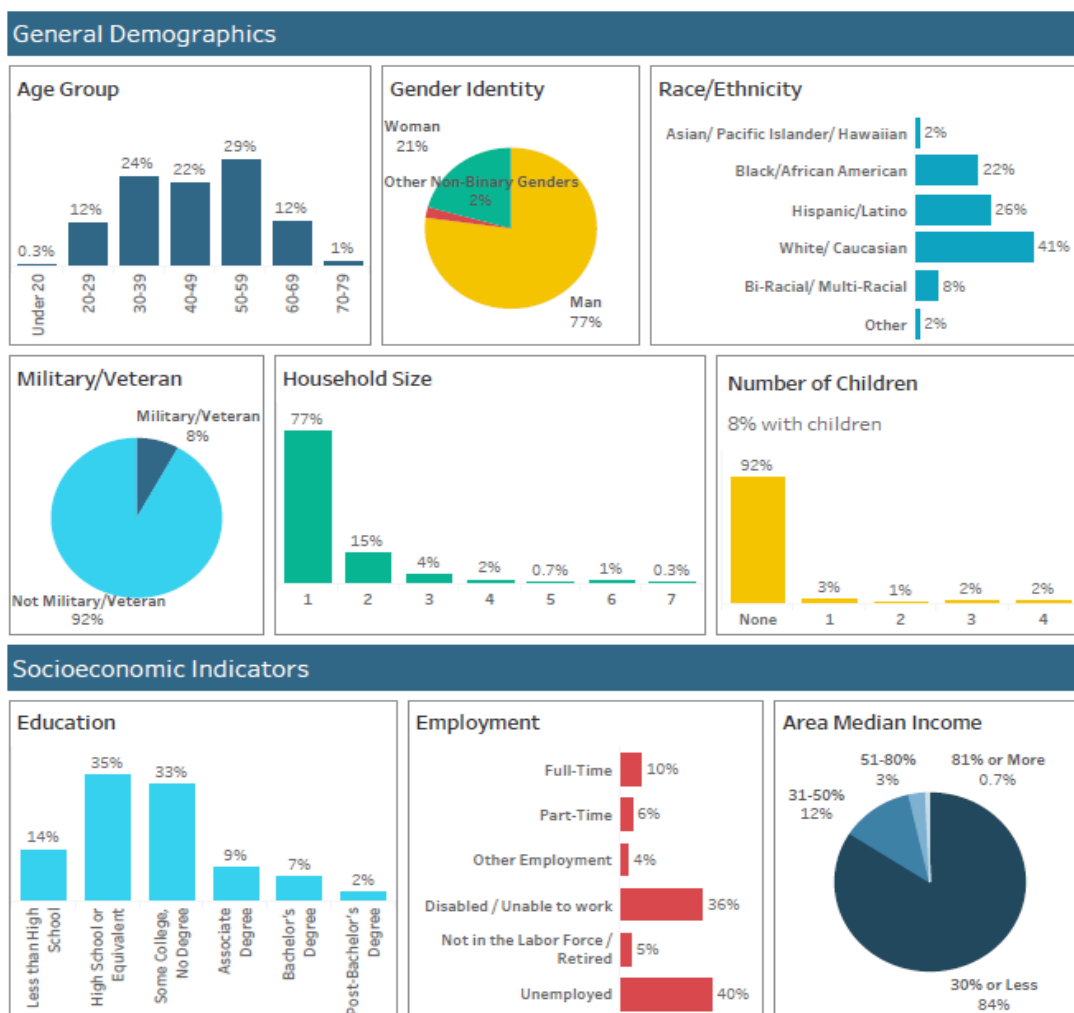
The North Central region is predominately comprised by the City of San Diego jurisdiction but also include eligible areas of Del Mar and some unincorporated areas. As of 2016, there were 1,668 identified HIV/AIDS cases in this region, however only very few cases are in the eligible areas. Approximately 9 percent of the

identified population are females, slightly below the County's average. About 60 percent of the population with HIV is White, higher than the 47 percent County rate. Additionally, about 9 percent of the population is categorized as "Other" which includes Asian, Pacific Islander, American Indian, and multi-racial individuals. This region experiences the third-highest rate at 256.1 per 100,000 individuals.

The North Coastal region includes the HOME Consortium cities of Carlsbad, Encinitas, and Vista. Approximately 192.4 out of every 100,000 residents in this region are living with HIV/AIDS. The racial breakdown of those individuals is very similar to the Countywide statistics: 51 percent White, 31 percent Hispanic/Latino, and 12 percent Black/African American. The lowest incidence of HIV/AIDS is experienced in the North Inland region with about 117.9 people per 100,000 diagnosed.

2-1-1 San Diego has 314 clients with HIV/AIDS concerns, approximately 77 percent of which identified as men. Of the assessed clients, about 56 percent were identified as homeless (sheltered, unsheltered, and unspecified). The demographic data collected by 2-1-1 San Diego for those with HIV/AIDS during this time follows:

Figure NA-45.4: 2-1-1 Demographics, Clients with HIV/AIDS

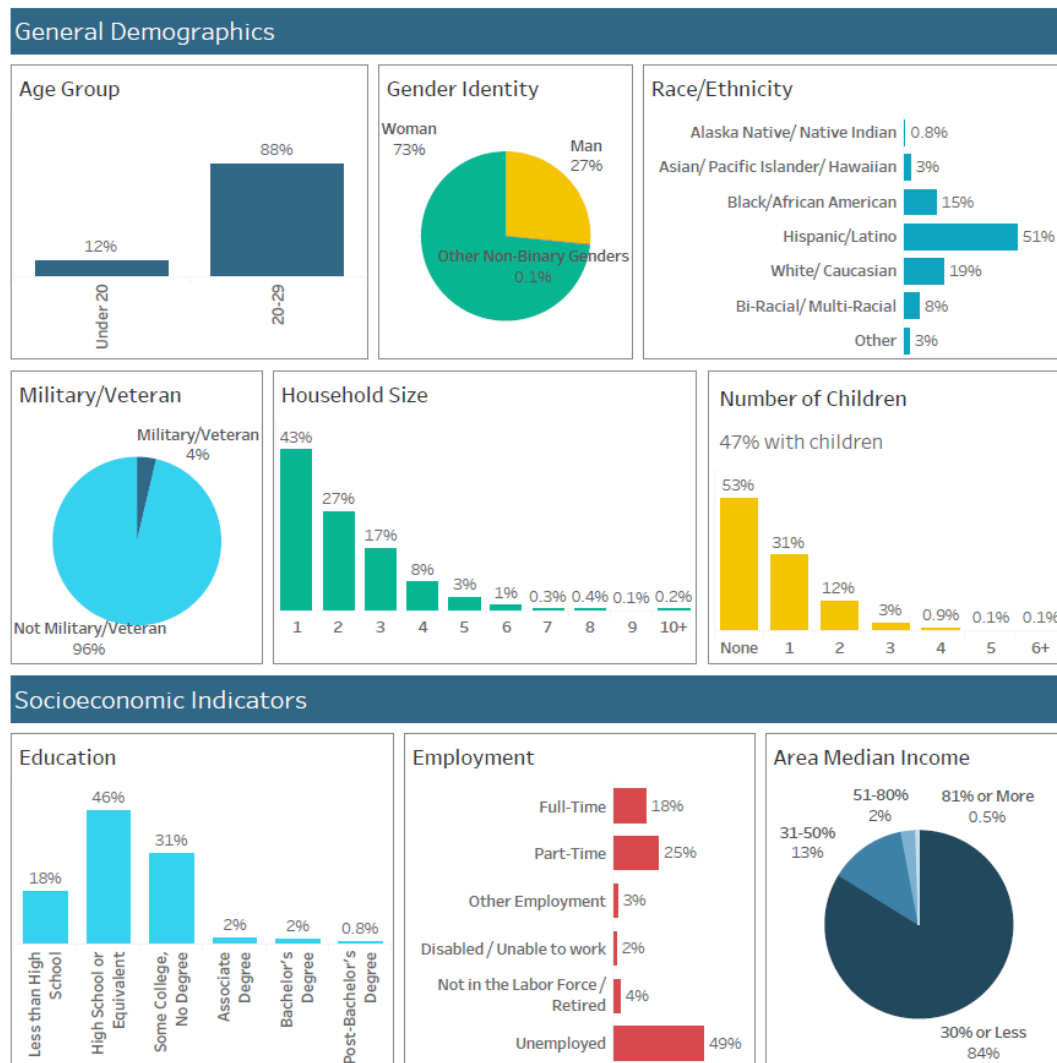


Source: 2-1-1 San Diego, 2018

At-risk and transition-aged youth

2-1-1 San Diego received calls from 7,548 transition-aged youth in 2018, the majority of whom were between the ages of 20-29. Housing was the most common need amongst this population, with community shelters and transitional shelters being the most common specific need within the category. About 56 percent of clients assessed were classified as homeless and another 3 percent were unstably housed. The demographic data collected by 2-1-1 San Diego for transition-aged youth during this time follows:

Figure NA-45.5: 2-1-1 Demographics, Transition Aged Youth



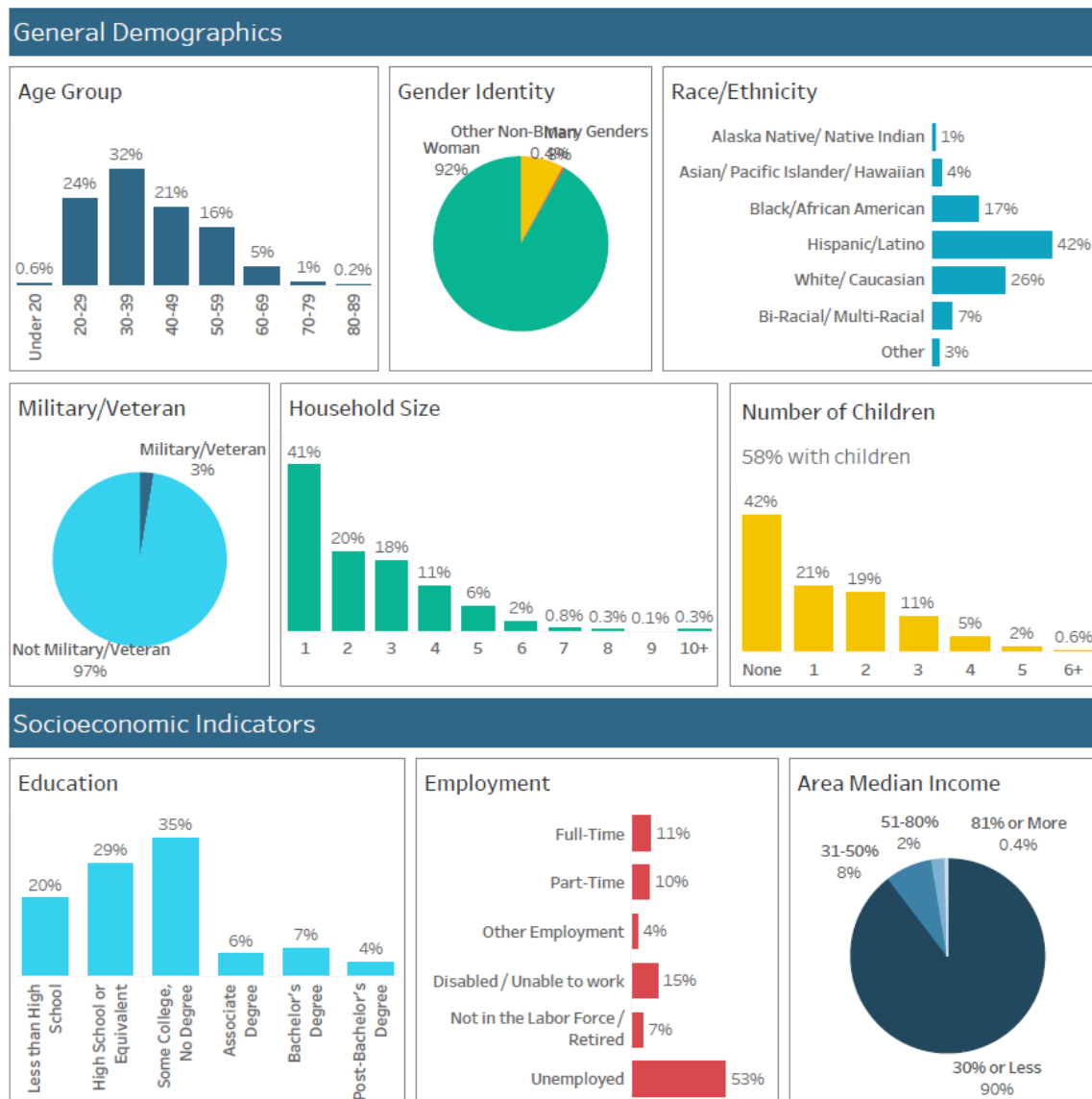
Source: 2-1-1 San Diego, 2018

Victims of domestic violence

In 2018, 2-1-1 San Diego identified 1,681 clients in need of domestic violence services, 92 percent of whom identified as women. Most commonly these people were referred to YWCA of San Diego County, Center for Community Solutions, or South Bay Community Services. Housing was by far the most common need, with a need for domestic violence shelters and motel vouchers. Of those assessed, only 24 percent were

stably housed with the most common housing situation being sheltered homeless. The demographic data collected by 2-1-1 San Diego for domestic violence clients during this time follows:

Figure NA-45.6: 2-1-1 Demographics, Domestic Violence Clients



Source: 2-1-1 San Diego

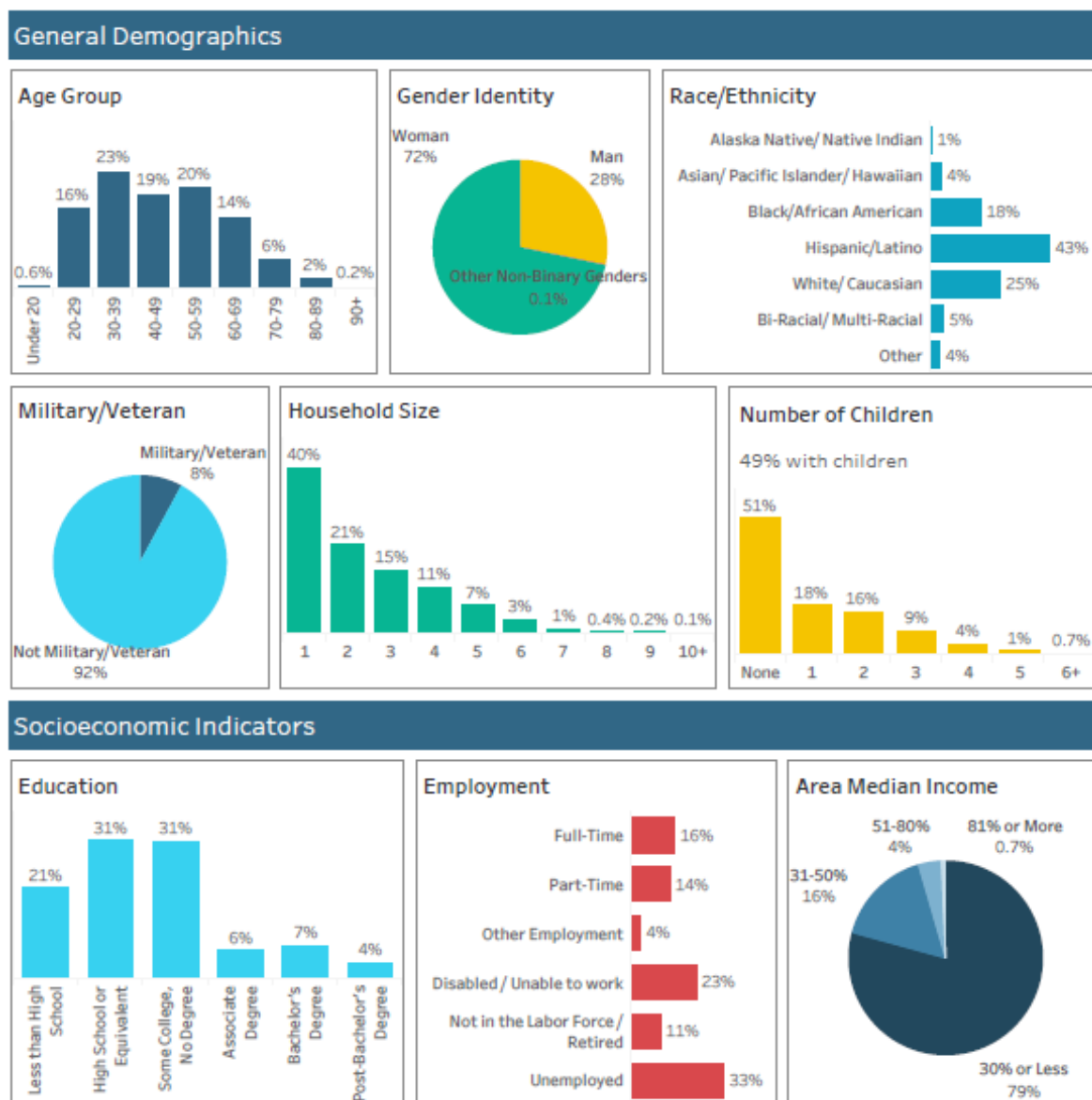
Persons unstably housed and at risk of homelessness

In 2018, 2-1-1 San Diego identified 18,821 clients who were unstably housed or at-risk of homelessness resulting in 68,176 assessed needs. Most commonly, these clients were referred to the San Diego Housing Commission within the City of San Diego and Housing and Community Development Services at the

County of San Diego. Both organizations have resource and information guides and combined these guides were referred to clients 7,046 times.

Of the more than 68,000 assessed housing needs, about 10 percent were related to accessing community shelters. Other common needs included home rental listing, rental payment assistance, transitional housing, and low-cost or subsidized housing. More than 7,000 in-depth housing assessments were conducted. About 68 percent of clients assessed had a housing need immediacy of a month or less. The demographic data collected by 2-1-1 San Diego for unstably housed clients during this time follows:

Figure NA-45.7: 2-1-1 Demographics, Clients Unstably Housed



Source: 2-1-1 San Diego, 2018

What are the housing and supportive service needs of these populations and how are these needs determined?

Seniors

Older Adults' Housing and Supportive Service Needs

There is a need for affordable housing that provides older adults support as they age. The average cost of a residence at an assisted living facility was \$54,000/year (\$4,500/month) in San Diego in 2018, more than three times what the average older adult household spends on housing. (Genworth Cost of Care Survey, Compare Long Term Care Costs Across the United States, California, San Diego Area, Monthly). The average cost of dementia care in an assisted living facility in 2018 was over \$66,000/year (\$5,500/month), over four times the average monthly housing cost for older adults in San Diego County (Paying for Senior Care. Payment Options & Financial Assistance for Alzheimer's Dementia Care, September 2019.)

These costs are expected to rise substantially over the next ten years. By 2030, a room in an assisted living facility is projected to cost approximately \$80,000/year, and a private room in a nursing home is expected to cost nearly \$200,000/year. A home health aide, who can help an older adult remain in their home by assisting with meals, housekeeping, and bathing, is projected to cost over \$80,000/year in 2030 (Genworth Cost of Care Survey, Compare Long Term Care Costs Across the United States, California, San Diego Area, Monthly & Annual).

Older adults who require supportive housing have special needs unique to their age, which may include:

- Increasing physical limitations: Older adults' housing and accessibility needs may change as physical limitations increase. According to 2017 ACS data, almost one in three older adults reported having a physical disability. Supportive housing can facilitate aging-in-place through a physically accessible design suited to meet the needs of people of different ages and abilities. Older adults may need assistance moving into and furnishing a new residence and acclimating to services and transportation options in their new neighborhood.
- Increasing health expenditures: Older adults' increasing health challenges result in greater health expenditures over time. Providing comprehensive, on-site, geriatric case management may improve health outcomes and quality of life as older adults move toward increasing dependency. Access to on-site case management services is important to remove transportation and accessibility barriers.
- Fixed income: Most older adults have a stable and fixed income from Social Security or other sources and would benefit from help lowering expenditures such as reduction of health care or medication costs.
- Increasing dependence: Older adults are likely to have increasing needs over time rather than increasing self-sufficiency. Older adults benefit from case managers who specialize in geriatric needs, such as connection with Home and Community Based Services (HCBS), Medi-Cal care coordination benefits, and medical and palliative care coordination.

Older Adults and Mental Health

In 2012, only two-thirds of San Diego County older adults who needed help for an emotional, mental health, or alcohol/drug problem reported seeing their primary care physician or another professional for their problem. In the United States, older adults are at an increased risk of suicide. In 2016 in San Diego County, 63 seniors died from suicide (33.2 per 100,000). Risk of depression may increase as older adults face health challenges and lose functional ability. Some older adults may use drugs or alcohol as a coping mechanism.

Evidence shows that older adults are using alcohol at higher rates than previous generations.⁵ In San Diego County in 2016, there were 307 older adults ages 65 and over hospitalized (71.3 per 100,000) and 646 treated and discharged from an emergency department (150.1 per 100,000) due to an alcohol-related disorder. According to the National Institute on Alcohol Abuse and Alcoholism (NIAAA), older adults have increased health risks associated with drinking alcohol, including reduced tolerance, adverse interactions with medications, and exacerbation of existing health conditions such as diabetes, heart disease, and memory impairment. To better treat alcohol misuse among older adults, the NIAAA recommends screening and intervention techniques that address older adults' special health risks.

Social isolation has recently emerged as a public health issue with health risks similar to smoking 15 cigarettes a day. A [national survey](#) of US adults by AARP found that among adults ages 45 and over, 1 in 3 are lonely. Unpaid caregivers, low-income individuals, and those who identify as LGBTQ are at increased risk for chronic loneliness. According to 2017 ACS data, almost two in five of older adults live alone in the County. The vast majority of those being female (67.9 percent). The median income in older adult households was \$56,087, and older adults living alone having significantly lower median incomes than those who live with others (\$27,949 for men living alone and \$32,993 for women living alone). To prevent social isolation, social and community engagement is critical. Outreach efforts that target isolated older adults are needed to provide appropriate resources and facilitate access to physical and mental health services.

Dementia-friendly Services

In 2020, an estimated 98,610 San Diegans aged 55 and older will be living with dementia, accounting for 11 percent of the 55 and older population.⁶ If current trends continue, by 2030 over 115,000 residents ages 55 and over are projected to be living with some form of dementia.⁷ A livable community for all ages requires appropriate support for individuals living with dementia so they can live as independently as possible. Caregivers need access to resources and supports to allow them to fulfill their caregiving responsibilities, while also tending to their own physical, emotional, social, and financial wellbeing. People

⁵ Barry, K. L., & Blow, F. C. (2016). Drinking over the lifespan: Focus on older adults. *Alcohol research: current reviews*, 38(1), 115.

⁶ County of San Diego Health and Human Services Agency, Public Health Services, Community Health Statistics Unit, 2018. *Alzheimer's Disease and Related Dementias in San Diego County*.

⁷ County of San Diego Health and Human Services Agency, Aging & Independence Services The Alzheimer's Project: San Diego Unites for a Cure and Care, Annual Report April 2018.

with dementia should feel encouraged and welcomed to participate in community life and be supported by neighbors, businesses, faith communities, and the healthcare system.

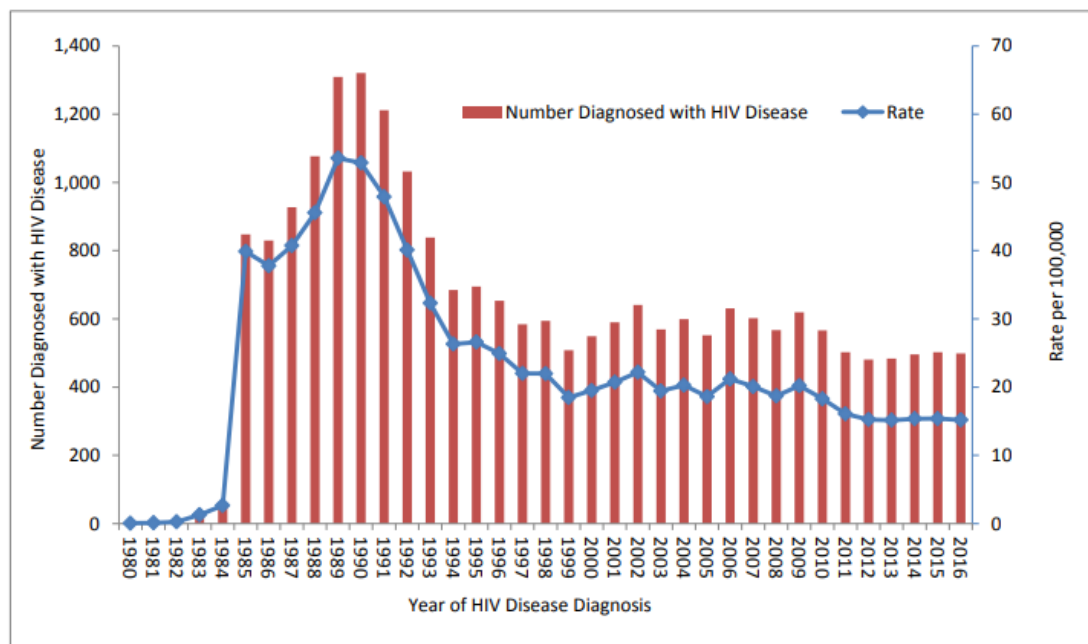
Older Adults and Language Barriers

Older adults have a special need for resources and services to be provided in multiple languages. According to 2017 ACS data, almost one in five of older adults (18 percent) reported that they speak English “less than very well,” as compared to 13 percent across all age groups in the County.

Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:

According to the HHSA’s Division of Public Health Services, Epidemiology and Immunization Services Branch 2016 HIV/AIDS Surveillance Program Epidemiology Report (Epidemiology Report) estimates that there were 13,643 people living with HIV/AIDS in San Diego County through 2016. Most commonly, those living with HIV/AIDS are male (90 percent) and white (47 percent). However, HIV/AIDS is disproportionately felt by Black/African Americans individuals, with about 1,145.7 individuals per 100,000 experiencing HIV/AIDS in this community. In the white community, only about 421.7 individuals per 100,000 live with HIV/AIDS. New diagnoses of HIV in San Diego County have remained somewhat consistent over recent years, as shown below.

Figure NA-45.8: HIV Diagnoses in San Diego County, 1980-2016



¹HIV disease diagnosis, regardless of state of disease. This includes cases with a simultaneous HIV/AIDS diagnosis. HIV became reportable in April 2006.

Source: HIV/AIDS Epidemiology Report 2016 - County of San Diego

Tables NA-45.01 and NA-45.02 provide a summary of demographic information collected over various periods of time as outlined on the Epidemiology Report.

Table NA-45.01: HIV Disease Diagnosis Case County and Percentages by HHSA Region

HIV Disease Diagnosis Case Counts and Percentages by HHSA Region Over 5-Year Time Periods, San Diego County, 1992-2016.

Time Period of Diagnosis	HHSA Region ¹								Total in Time Period ²						
	Central		South		East		North			North		North		Unknown	
	No.	(%)	No.	(%)	No.	(%)	No.	(%)		No.	(%)	No.	(%)	No.	(%)
1992-1996	2,222	(57)	420	(11)	257	(7)	506	(13)	293	(8)	201	(5)	4	(<1)	3,903
1997-2001	1,553	(55)	414	(15)	197	(7)	327	(12)	203	(7)	128	(5)	3	(<1)	2,825
2002-2006	1,596	(53)	485	(16)	199	(7)	357	(12)	215	(7)	136	(5)	4	(<1)	2,992
2007-2011	1,387	(49)	520	(18)	238	(8)	340	(12)	230	(8)	139	(5)	2	(<1)	2,856
2012-2016	1,081	(44)	480	(19)	237	(10)	326	(13)	198	(8)	136	(6)	4	(<1)	2,462
Total in Region ²	7,839	(52)	2,319	(15)	1,128	(8)	1,856	(12)	1,139	(8)	740	(5)	17	(<1)	15,038

¹HHSA region at diagnosis for cases residing in San Diego County when diagnosed with HIV disease.

²Does not include cases diagnosed from 1980 through 1991.

Notes: Percentages may not total to 100 due to rounding. HIV became reportable in April 2006.

Table NA-45.02: PLWHA Case Counts, Percentages, and Rates by HHSA Region and Ethnicity

PLWHA Case Counts, Percentages, and Rates by HHSA Region and Race/Ethnicity¹, San Diego County, 2016.

HHS Region	Race/Ethnicity														
	Black/ African American			Hispanic/Latino			White			Others ²			Total in Region		
	Number	(%)	Rate ³	Number	(%)	Rate ³	Number	(%)	Rate ³	Number	(%)	Rate ³	Number	(%)	Rate ³
Central	1,023	(15)	2,120.0	1,972	(29)	944.8	3,552	(52)	2,188.4	333	(5)	---	6,880	(100)	1,372.7
South	239	(11)	835.6	1,506	(70)	537.3	347	(16)	300.7	73	(3)	---	2,165	(100)	432.1
East	176	(15)	762.7	299	(26)	232.0	598	(53)	218.1	63	(6)	---	1,136	(100)	236.1
North Central	177	(11)	862.0	342	(21)	263.6	1,000	(60)	275.6	149	(9)	---	1,668	(100)	256.1
North Coastal	124	(12)	622.1	329	(31)	201.9	543	(51)	179.8	59	(6)	---	1,055	(100)	192.4
North Inland	55	(8)	332.8	243	(34)	129.3	366	(51)	120.0	50	(7)	---	714	(100)	117.9
Total ⁴	1,798	(13)	1,145.7	4,697	(34)	427.6	6,418	(47)	421.7	730	(5)	---	13,643	(100)	414.9

¹HHSA region currently known for PLWHA in San Diego County through 12/31/2016, regardless of residence when diagnosed with HIV disease.

²Includes Asian, Pacific Islander, American Indian, Alaska Native, multiple races, and unknown.

³Rate per 100,000. Rates not calculated for unknown denominators.

⁴Includes 25 PLWHA (0.2%) who have unknown HHSA region.

Note: Percentages may not total to 100 due to rounding.

Discussion:

Please see above.

NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

The region's population is expected to grow from 3.3 million in 2018 (SANDAG) to over 4.3 million in 2050 (SANDAG), a 30 percent increase. In the unincorporated area, the population is expected to increase over 42 percent from 2010 to 2050 (SANDAG). Both the region's and the unincorporated area's income grew from 2010 to 2017 by 14 percent and 7 percent in inflation-adjusted dollars respectively (SANDAG). The U.S. American Community Survey indicated that the region's poverty rate from its 2014 5-year estimate to its 2017 5-year estimate decreased from 15 percent to 13 percent. In the 2017 ACS estimate, 9.8 percent of the region's population reported a disability, 14.6 percent of the region's population have limited English proficiencies, and 16.1 percent of the households in the region contain one or more people 62 years of age or older. Public facilities are needed to serve the existing population and its unique needs, as well as the needs of an anticipated growth in population.

The County's Department of Parks and Recreation (DPR) manages 36 neighborhood and 19 regional parks, nine camping parks, over 350 miles of trails, fishing lakes, and ecological and open-space preserves. The DPR park system encompasses over 50,000 acres of parkland, seven historic park sites, as well as numerous recreational centers and sports complexes. Park facilities operate year-round with thousands of programs, many of which serve families, seniors, those with disabilities and at-risk youth. In order to meet the needs of a growing population, DPR must continue to build new facilities, while rehabilitating and upgrading its existing facilities to address deteriorating conditions and conform to current and future standards.

The Fire Authority of the County of San Diego's (Fire Authority) mission is to coordinate, regionalize and improve fire protection and emergency response services provided by state, local career and volunteer fire agencies in the unincorporated areas of the County. The Fire Authority was created by the County Board of Supervisors in June 2008 to improve fire protection and emergency services in the region and enhance fire protection to the unincorporated area that previously had limited or part-time "on-call" protection.

The unincorporated area consists of approximately 2.3 million acres, more than 90 percent of which is either open space or undeveloped. The area contains several large federal, state and regional parklands, as well as the Cleveland National Forest. According to the County's Land Use Element in its General Plan, approximately 33 percent or 807,000 acres is privately owned. Over 66 percent of the land within San Diego County is publicly owned and not subject to development. It is critical that an adequate number of full-service fire stations be in place and older deteriorating fire stations be rehabilitated in order to adequately respond to fires and serve the anticipated increase in population (42 percent in the unincorporated area by 2050 (SANDAG)). In addition, fire conditions are expected to worsen due to climate change and prolonged drought periods.

The Department of General Services (DGS) is primarily an internal service department within the County that, among other activities, manages capital improvement, architectural planning, facility maintenance and repair for County-owned and leased properties. Notable planned DGS public facilities projects,

according to the DGS FY 2019-24 Capital Improvement Program, include improvements to roads and bridges, County owned and operated airports or airstrips, flood control facilities and water quality projects in the unincorporated County, and wastewater facilities. According to the DGS FY 2019-21 Capital Improvement Needs Assessment, a major capital public facilities project is to acquire more than 12,000 acres throughout the County for a multiple-species conservation program.

How were these needs determined?

DPR assesses its needs by gathering input from a wide variety of sources including community planning groups, internal parks and recreation experts and guidance from the County Board of Supervisors. In addition, DPR has a standing Parks Advisory Committee appointed by the Board of Supervisors to advise DPR, the Board of Supervisors and the County Chief Administrative Officer on DPR's programs, issues and long-range budget items. This advisory committee typically meets on the second Friday of each month.

The Fire Authority assesses its needs through the development of its five-year Strategic Plan. Last updated in September 2019, the Plan reviews the current state of volunteer firefighter personnel, apparatus, equipment and facilities and identifies current and projected needs over the next five years. In order to develop and revise its five-year plan and determine needs, the Fire Authority confers with staff, collaborates with local Fire Protection Districts, Tribal Governments and other fire agencies, participates with the Greater San Diego Fire Safe Council and conducts site visits to review fire station needs and inventory. For the 2020-2025 Strategic Plan Period, the Fire Authority has developed four key goals:

- Employee Health and Professional Development
- Exceptional Emergency Services
- Resilient Communities
- Organizational Excellence and Fiscal Stability

All other County departments are involved in an extensive planning process to develop an operational plan that identifies and budgets for public facility and other capital needs for two-year periods. The budget process begins annually with submittal of the Chief Administrative Officer (CAO) Recommended Operational Plan, which is based on information provided by the departments and compiled through each department's internal and external evaluation process. This document is submitted to the Board of Supervisors in May of each year.

The Operational Plan includes summary tables outlining financing sources and expenditures for all County funds, and among other budgetary items, an explanation of the capital program planning process. This document also includes a description of the new capital projects recommended, the operating impact of the capital projects scheduled for completion during the next two fiscal years and budget summaries for capital projects.

Prior to adopting a budget, the Board of Supervisors conducts public hearings for 10 calendar days. The process commences with presentations by community organizations that have applied for grant funds available through the Community Enhancement Program. Public hearings on the Operational Plan begin during the first half of June. All requests for revisions to the Chief Administrative Officer Recommended

Operational Plan, whether from members of the Board of Supervisors, County staff, County advisory boards, or members of the public, must be submitted to the Clerk of the Board in writing by the close of public hearings.

The Urban County cities carry out their own needs assessments and annually submit applications for CDBG funds for their projects.

Describe the jurisdiction's need for Public Improvements:

With the region's expected population growth, the County's existing public infrastructure must be expanded, maintained, and rehabilitated in order to address needs and legislative requirements, such as the ADA.

The County's Department of Public Works (DPW) is responsible for nearly 2,000 miles of roadways, a vast network of sewage pipes and pump stations, flood channels and water detention facilities, drains and storm channels. DPW designs and builds roadways, sidewalks, bike lanes, pedestrian pathways, trails, bridges, as well as other solutions to the mobility needs of residents, such as traffic signals and streetlights. DPR, as outlined above under Public Facilities, manages over 50,000 acres of parkland along with the responsibility of rehabilitating aging facilities, as well as managing the development of new park and recreation facilities.

The Fire Authority, as outlined above under Public Facilities, coordinates fire services for the vast high-fire danger unincorporated area and oversees the acquisition of needed apparatus eligible under the Public Improvements category. The need for new and rehabilitated fire stations and equipment continues to grow with the expanding population and continued drought conditions.

According to the DGS FY 2019-2020 Capital Improvement Needs Assessment, major capital public improvement projects include:

- Acquire 12,410 acres for species conservation
- Bring the County Administration Center up to code through life safety, mechanical, electrical, plumbing, and architectural renovations.
- Build out six areas or trails within the Otay Valley Regional Park.
- Acquire and develop 695 acres for inclusion in the planned 1,600-acre San Luis Rey River Park.
- Develop 1,800 acres of the Tijuana River Valley Regional Park including a new campground, local park and sports complex, and an equestrian center.

Other notable planned DGS public improvement projects, according to the DGS FY 2020-2024 Capital Improvement Program, include numerous park improvement projects.

How were these needs determined?

The County assesses its needs through its two-year operational planning process as outlined previously. As discussed, the Urban County cities carry out their own needs assessments and annually submit applications for CDBG funding for their projects.

Describe the jurisdiction's need for Public Services:

DPR, as outlined above under Public Facilities, operates thousands of public service programs, many of which are focused on families, seniors, those with disabilities, and at-risk youth. As the population continues to increase, along with the special needs populations, the need for public services is expected to increase. HHSA carries out many public services activities and evaluates the need for public services in the region through the previously described County planning process.

According to the County's Operational Plan for FY 2019-20 and 2020-21, the County's senior population (65 years or older) is expected to double to over 750,000 individuals by 2030. Additionally, the population of those aged 85 or older is expected to increase from 54,500 in 2015 to 100,000 in 2030.

An increase in the aging population is expected to result in an equivalent increase in the public services needed by this population, including health, mental health, accessibility, social, daily living, and services to extend their independence and improve the quality of their lives.

How were these needs determined?

The County assesses its public services needs through its two-year operational plan process as outlined previously. Due to limited CDBG funding for public services projects, the Urban County cities are rarely funded for public services activities.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

According to the SANDAG Profile Warehouse 2010 Census, between 2000 and 2010, housing stock in the unincorporated area increased by 11.5 percent. The areas with the largest growth in housing stock were Otay (133.3 percent) and San Dieguito (118.8 percent). A few areas experienced minor decreases in the housing stock: North Mountain (-10.5 percent), Central Mountain (-8.7 percent), Julian (-6.1 percent) and Pala-Pauma (-4.4 percent).

As of 2018, SANDAG estimates there are a total of 174,807 housing units in the unincorporated area, an increase of about 2.7 percent, with an overall vacancy rate of 5.3 percent. The breakdown of units by type is as follows:

Table MA-05.1: Housing Stock

	Total 2010	Total 2018	% Increase/ (Decrease)
Single Family- Detached	120,774	125,280	3.7%
Single Family - Attached	12,286	13,093	6.6%
Multifamily	24,697	24,158	-2.2%
Mobile Homes	12,477	12,276	-1.6%
	170,234	174,807	2.7%

Source: SANDAG Data Warehouse, 2019

This shows that while overall the housing stock increased between 2000 and 2018, the number of both multifamily units and mobile homes decreased during this period. As both types of housing offer dwellings that are typically more affordable, these losses contribute to the increasingly unaffordable housing market.

According to the Greater San Diego Association of Realtors, median home sales prices generally remained stagnant between 2018 and 2019, with only Encinitas showing a substantial increase of 15.2 percent in median sales price. Coronado experienced a drop of nearly 10 percent in sales prices. Table MA-05.2 below outlines the change in home sales price throughout the region from July 2018 to July 2019.

Table MA-05.2: Median Sales Prices

Urban County	Jul-18	Jul-19	% Change
	Median Home Sales Price	Median Home Sales Price	
Coronado	\$2,220,000	\$2,000,000	-9.9
Del Mar	\$2,000,000	\$2,000,000	0
Imperial Beach	\$599,000	\$615,000	2.7
Lemon Grove	\$460,000	\$473,500	2.9
Poway	\$785,000	\$780,000	-0.6
Solana Beach	\$1,510,000	\$1,572,030	4.1
Unincorporated	\$465,811	\$447,044	-4.8

HOME Cities	Jul-18	Jul-19	% Change
	Median Home Sales Price	Median Home Sales Price	
Carlsbad	\$988,125	\$980,456	-0.9
Encinitas	\$1,250,000	\$1,440,221	15.2
La Mesa	\$635,000	\$656,000	3.3
San Marcos	\$605,000	\$600,000	-0.8
Santee	\$550,000	\$545,000	-0.9
Vista	\$555,483	\$550,592	-0.83

San Diego Region	Jul-18	Jul-19	% Change
	Median Home Sales Price	Median Home Sales Price	
	\$585,000	\$585,000	0

Source: Greater San Diego Association of REALTORS, August 2019

MA-10 Housing Market Analysis: Number of Housing Units - 91.410, 91.210(a)&(b)(2)

Introduction

The County of San Diego has a homeownership rate of 62 percent. Homeowners primarily occupy the larger housing units, with 80 percent of owners living in units with 3 or more bedrooms. Only 33 percent of renters live in similarly sized units. Most renters (63 percent) live in one- or two-bedroom units. Additionally, about 6 percent of San Diego residents live in mobile homes, RVs, or other non-permanent structures.

Table MA-10.1: All residential properties by number of units

Property Type	Number	%
1-unit detached structure	246,934	60%
1-unit, attached structure	34,946	9%
2-4 units	23,180	6%
5-19 units	44,627	11%
20 or more units	34,370	8%
Mobile Home, boat, RV, van, etc	26,036	6%
Total	410,093	100 %

Data Source: 2011-2015 ACS

Table MA-10.2: Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	836	0%	5,350	4%
1 bedroom	4,834	2%	29,271	20%
2 bedrooms	40,555	17%	62,537	43%
3 or more bedrooms	186,518	80%	47,612	33%
Total	232,743	99 %	144,770	100 %

Data Source: 2011-2015

ACS

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.

The County is currently tracking about 90 developments with affordable units throughout the County. There are a total of 4,248 units in these developments, of which more than 2,600 have affordability restrictions levied by the County. The funding for these projects come from a variety of sources, including federal, State and local funds. The following documents the complete list of these units.

PROJECT NAME / DEVELOPER	AFFORDABILITY EXPIRES	FUNDING SOURCE	LOCATION	TOTAL UNITS	HCDS RESTRICTED UNITS	AFFORDABILITY DESCRIPTION
BROOKVIEW SENIOR APTS	55 years - May 2055	HOME	Poway	102	11	11 Units (50% AMI)
CASA ESTABLE	55 years - June 2050	CDBG	Imperial Beach	7	7	7 Units (50% AMI)
CASA ESTABLE II	55 years - June 2051	HOME	Imperial Beach	8	8	8 Units (50% AMI)
CEDAR ROAD	55 years - December 2049	HOME	Vista	40	11	11 Units (50% AMI)
COPPER CREEK 9%	55 years - September 2058	HOME/CDBG	San Marcos	48	47	15 Units (25% AMI); 5 Units (40%); 27 Units (50%)
DE LUZ	55 years - July 2055	HOME/CDBG	Fallbrook	25	25	14 Units (50%); 11 Units (80%)
DOVE CANYON-4S RANCH	55 years - July 2057	HOME	San Diego	120	11	11 Units (50%)
EASTGATE	55 years - July 2070	HOME	San Marcos	42	11	8 Units (60%); 3 Units (50%)
FALLBROOK VIEW	55 years - December 2057	HOME/CDBG	Fallbrook	80	79	11 Units (50%)
KALMIA COURTYARDS	51 years - February 2045	HOME	Fallbrook	28	11	5 Units (50%); 6 Units (60%)
LA POSADA	55 years - December 2053	HOME/HOPWA	San Ysidro	24	23	23 Units (50%)
LAKESIDE GARDENS	55 years - December 2058	CDBG	Lakeside	85	83	83 Units (50%)
LAS CASITAS	55 years - June 2070	HOME	Solana Beach	3	3	3 Units (50%)
LOS ARCOS	55 years - July 2057	HOME	Poway	84	11	11 Units (80%)
MAPLEWOOD	55 years - July 2055	HOME/CDBG	Lakeside	78	78	13 Units (35%); 35 Units (50%); 30 Units (60%)
MARISOL-TREMONT	55 years - February 2052	HOME/HOPWA	Oceanside	21	11	11 Units (80%)
MARTIN HOUSE	40 years - July 2043	CDBG	Fallbrook	1	1	1 Unit (35%)
PASEO DEL ORO/WEST MISSION CORRIDOR	55 years - December 2055	HOME/HOPWA	San Marcos	120	119	92 Units (50%); 27 Units (60%)
PINE VIEW	55 years - September 2059	HOME/CDBG/PBV/SHP	Fallbrook	101	101	21 Units (50%); 6 Units (35%); 74 Units (80%); (25 are PBVs); includes 5 SHP Units (10 beds)

PROJECT NAME / DEVELOPER	AFFORDABILITY EXPIRES	FUNDING SOURCE	LOCATION	TOTAL UNITS	HCDS RESTRICTED UNITS	AFFORDABILITY DESCRIPTION
PRESIOCA VILLA	55 years - March 2051	HOME	Spring Valley	94	30	10 Units (35%); 20 Units (50%)
PRIMROSE	55 years - April 2066	HOME/CDBG	Vista	22	21	16 Units (60%); 5 Units (50%)
PROJECT ORIENTE	40 years - September 2042	CDBG	Vista	1	1	1 Unit (35%)
PROJECT ROHER	40 years - September 2042	CDBG	San Marcos	1	1	1 Unit (50%)
Ramona Schmale Family Senior Apartments	55 years -April 2073	HOME/PBV	Ramona	62	61	61 units (50 and 60%)
SAN MARTIN DE PORRES	55 years - November 2055	HOME/CDBG	Spring Valley	116	11	11 Units (50%)
SERENITY VILLAGE	55 years - June 2058	HOME	Escondido	4	4	4 Units (60%)
SHADOW HILLS	55 years - July 2056	HOME/HOPWA/SANTEE RDA	Santee	82	81	9 Units (20%); 17 Units (30%); 55 Units (60%); (up to 5 HOPWA)
SIERRA VISTA/AUTUMN RIDGE	55 years - February 2055	CDBG/HOPWA	San Marcos	192	192	38 Units (50%); 154 Units (60%)
SILVERSAGE	55 years - April 2064	HOME/CDBG/RDA	Lakeside	80	79	63 Units (60%), 16 Units (50%)
SOLARA	55 years - February 2061	HOME	Poway	56	55	43 Units (50%); 12 Units (60%)
SOLUTIONS FAMILY CENTER	55 years - July 2058	CDBG	Vista	32	7	7 Units (80%)
SPRING VALLEY APTS	55 years - February 2057	CDBG/HOPWA	Spring Valley	58	58	46 Units (60%); 12 Units (50%)
SPRING VILLA APTS	55 years - June 2061	HOME/CDBG	Spring Valley	136	136	11 Units (50%); 3 Units (50%); 122 Units (60%)
SPRINGBROOK GROVE	55 years - June 2063	HOME/CDBG	Fallbrook	44	16	12 Units (65%); 4 Units (50%)
SUMMERIDGE/VILLAGE WEST	55 years - June 2056	HOME/CDBG	Fallbrook	95	95	20 Units (50%); 20 Units (60%); 55 Units (80%)
TRENTON	55 years - July 2065	HOME	Chula Vista	7	4	4 Units (60%)
TROLLEY TRESTLE	55 years - December 2054	HOME	Chula Vista	11	10	10 Units (35%)
TROY COMMUNITY CARE	55 years - April 2051	CDBG	Spring Valley	1	1	1 Unit (50%)
VENTALISO/RICHMAR	55 years - January 2056	HOME	San Marcos	48	8	5 Units (50%); 3 Units (60%)
VICTORIAN HEIGHTS	55 years - May 2055	CDBG	National City	8	7	7 Units (50%)

PROJECT NAME / DEVELOPER	AFFORDABILITY EXPIRES	FUNDING SOURCE	LOCATION	TOTAL UNITS	HCDS RESTRICTED UNITS	AFFORDABILITY DESCRIPTION
VILLA LAKESHORE	59 years - June 2063	CDBG/RDA	Lakeside	34	34	17 Units (50%); 17 Units (60%)
VILLA SERENA	55 years - May 2053	HOME	San Marcos	136	10	10 Units (80%)
YWCA (BECKY'S HOUSE)	55 years - February 2061	HOME	Confidential DV Shelter	14	14	14 Units (50%)
Playa Del Sol	99 years - Jun 2118	IHTF	San Diego - Ocean View Hills / Otay Mesa	42	42	30 units (Families); 12 units (Persons with disabilities)
Vista Del Puente	99 years - TBD	IHTF	San Diego - Southcrest	52	52	Families, Homeless households with special needs, Homeless veterans with special needs
1141 PERSIMMON	30 years - September 2022	DENSITY BONUS	El Cajon	45	12	12 Units (50% AMI)
4S RANCH	30 years - December 2035	DENSITY BONUS	San Diego	540	308	21 Units (80% AMI); 287 Units (120% AMI)
ANZA TERRACE	60 years - March 2047	DENSITY BONUS	El Cajon	64	26	26 Units (55% AMI)
CAMPO HILLS	Expires once the 10th unit is sold as affordable	DENSITY BONUS	Campo	222	0	No ongoing affordability; only applied at the initial point of sale
LAMAR SPRINGS APTS	60 years - March 2044	DENSITY BONUS	Spring Valley	8	6	6 Units (80%)
BONITA BLUFFS (US NAVY PROPERTY)	30 years - January 2020	DENSITY BONUS	Spring Valley	75	0	Affordability Suspended while the property is owned by the US Navy
PEPPER TREE APARTMENTS	55 years - February 2036	DENSITY BONUS	Spring Valley	104	104	94 Units (60% AMI); 10 Units (50% AMI)
PERSIMMON TERRACE	60 years - August 2046	DENSITY BONUS	El Cajon	36	14	14 Units (75% AMI)
WINDMILL SENIOR VILLAS	30 years - November 2030	DENSITY BONUS	Lakeside	27	10	10 Units (50% AMI)
HELIX VISTA APARTMENTS	60 years - March 2046	DENSITY BONUS	Spring Valley	58	57	57 Units Age Restricted (Aged 62+)
SONOMA COURT APTS	55 years - May 2057	HOPWA	Escondido	61	2	HOPWA units
FRATERNITY HOUSE - MICHAEL	55 years - August 2054	HOPWA	Vista	1	1	HOPWA units
MERCY GARDENS	55 years - January 2056	HOPWA	San Diego	23	22	HOPWA units
OLD GROVE APTS	55 years - December 2056	HOPWA	Oceanside	56	4	HOPWA units

PROJECT NAME / DEVELOPER	AFFORDABILITY EXPIRES	FUNDING SOURCE	LOCATION	TOTAL UNITS	HCDS RESTRICTED UNITS	AFFORDABILITY DESCRIPTION
MARIPOSA APTS	55 years - May 2057	HOPWA	San Marcos	70	2	HOPWA units
STEPPING STONE - CENTRAL	55 years - August 2054	HOPWA	San Diego	1	15	HOPWA units
STEPPING STONE - ENYA	55 years - July 2054	HOPWA	San Diego	1	8	HOPWA units
THE CENTER - SUNBURST APTS	55 years - October 2060	HOPWA	San Diego	23	3	HOPWA units
TOWNSPEOPLE/WILSON AVE	55 years - December 2050	HOPWA	San Diego	8	8	HOPWA units
TORREY APTS	25 years - June 2021	Bond	El Cajon	51	11	38 Units (80%); 10 Units (50%)
LYNDEN LN (Hitzke)	15 years - October 2024	NSP	Fallbrook	1	1	1 SFR Unit (50%)
RESAVA LN (Hitzke)	15 years - November 2024	NSP	Valley Center	1	1	1 SFR Unit (50%)
KENWOOD AVE (Hitzke)	15 years - November 2024	NSP	Spring Valley	1	1	1 SFR Unit (50%)
TOKAJ LN (Hitzke)	15 years - January 2025	NSP	Spring Valley	1	1	1 SFR Unit (50%)
MAPLEVIEW LN (Hitzke)	15 years - April 2025	NSP	Lakeside	1	1	1 SFR Unit (50%)
MADERA (Hitzke)	15 years - May 2025	NSP	Lemon Grove	1	1	1 SFR Unit (50%)
131 E. DOUGHERTY (NCSC)	15 years - August 2025	NSP	Fallbrook	1	1	1 SFR Unit (50%)
ALMOND ST (NCSC)	15 years - September 2024	NSP	Fallbrook	1	1	1 SFR Unit (50%)
233-235 DOUGHERTY (NCSC)	15 years - September 2024	NSP	Fallbrook	1	1	1 SFR Unit (50%)
ALVARADO ST (NCSC)	15 years - November 2024	NSP	Fallbrook	1	1	1 SFR Unit (50%)
KENSINGTON PL (NCSC)	15 years - December 2024	NSP	Bonsall	1	1	1 SFR Unit (50%)
CUMBRES RD (NCSC)	15 years - February 2025	NSP	Valley Center	1	1	1 SFR Unit (50%)
DEL CIELO ESTE (NCSC)	15 years - February 2025	NSP	Bonsall	1	1	1 SFR Unit (50%)
OLD STAGE RD (NCSC)	15 years - July 2025	NSP	Fallbrook	1	1	1 SFR Unit (50%)
VISTA TERRACE	15 years - August 2028	Project Based Vouchers	Vista	48	35	35 PBVs
Town Center Manor	N/A	Public Housing	Chula Vista	59	58	Public Housing
Dorothy Street Manor	N/A	Public Housing	Chula Vista	22	21	Public Housing

PROJECT NAME / DEVELOPER	AFFORDABILITY EXPIRES	FUNDING SOURCE	LOCATION	TOTAL UNITS	HCDS RESTRICTED UNITS	AFFORDABILITY DESCRIPTION
Melrose Manor	N/A	Public Housing	Chula Vista	24	23	Public Housing
L Street Manor	N/A	Public Housing	Chula Vista	16	15	Public Housing
Agriculture Worker Units - Firebird	N/A	Public Housing	San Marcos	38	37	Public Housing
FANITA (CEDAR CREEK)	55 years - October 2064	SANTEE RDA	Santee	48	47	10 Units (50%); 37 Units (60%)
FORESTER SQUARE	55 years - December 2066	SANTEE RDA	Santee	44	43	5 Units (50%), 38 Units (60%)
MAZZOLA	Deferred until transfer of title	SANTEE RDA	Santee	1	1	1 SFR Unit (80%)
ALPHA PROJECT	55 years - July 2053	SHP	Vista	1	1	46 beds
COMMUNITY HSNG OF NORTH COUNTY: CHW	20 years - October 2022	SHP	Escondido	14	14	8 units permanent supportive housing for homeless
			TOTAL	4,248	2,603	

Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.

There is a total of 96 deed-restricted units with contracts or other restrictions that expire within the next ten years (an additional 75 units remain affordable as long the Navy owns the units, but they do not have deed restrictions). The units at high risk of conversion are in three developments: Torrey Apartments (11 units), 1141 Persimmon (12 units), and Windmill Senior Villas (10 units). These affordable units were developed according to density bonus requirements or through a bond, and all were acquisition or acquisition/rehab projects. None of the owners of these developments have expressed interest in keeping units affordable as of this writing.

RISK	PROJECT NAME / DEVELOPER	AFFORDABILITY EXPIRES	FUNDING SOURCE	LOCATION	TOTAL UNITS	HCDS RESTRICTED UNITS	AFFORDABILITY DESCRIPTION
Low	LYNDEN LN (Hitzke)	15 years - October 2024	NSP	Fallbrook	1	1	1 SFR Unit (50%)
Low	RESAVA LN (Hitzke)	15 years - November 2024	NSP	Valley Center	1	1	1 SFR Unit (50%)
High	KENWOOD AVE (Hitzke)	15 years - November 2024	NSP	Spring Valley	1	1	1 SFR Unit (50%)
High	TOKAJ LN (Hitzke)	15 years - January 2025	NSP	Spring Valley	1	1	1 SFR Unit (50%)
Low	MAPLEVIEW LN (Hitzke)	15 years - April 2025	NSP	Lakeside	1	1	1 SFR Unit (50%)
Low	MADERA (Hitzke)	15 years - May 2025	NSP	Lemon Grove	1	1	1 SFR Unit (50%)
Low	131 E. DOUGHERTY (NCSC)	15 years - August 2025	NSP	Fallbrook	1	1	1 SFR Unit (50%)
Low	ALMOND ST (NCSC)	15 years - September 2024	NSP	Fallbrook	1	1	1 SFR Unit (50%)
Low	233-235 DOUGHERTY (NCSC)	15 years - September 2024	NSP	Fallbrook	1	1	1 SFR Unit (50%)
Low	ALVARADO ST (NCSC)	15 years - November 2024	NSP	Fallbrook	1	1	1 SFR Unit (50%)
Low	KENSINGTON PL (NCSC)	15 years - December 2024	NSP	Bonsall	1	1	1 SFR Unit (50%)
High	CUMBRES RD (NCSC)	15 years - February 2025	NSP	Valley Center	1	1	1 SFR Unit (50%)
Low	DEL CIELO ESTE (NCSC)	15 years - February 2025	NSP	Bonsall	1	1	1 SFR Unit (50%)
Low	OLD STAGE RD (NCSC)	15 years - July 2025	NSP	Fallbrook	1	1	1 SFR Unit (50%)
Mod	1141 PERSIMMON	30 years - September 2022	DENSITY BONUS	El Cajon	45	12	12 Units (50% AMI)
Low	BONITA BLUFFS (US NAVY PROPERTY)	30 years - January 2020	DENSITY BONUS	Spring Valley	75	0	Affordability while the property is owned by the US Navy
Low	WINDMILL SENIOR VILLAS	30 years - November 2030	DENSITY BONUS	Lakeside	27	10	10 Units (50% AMI)
Low	VISTA TERRACE	15 years - August 2028	Project Based Vouchers	Vista	48	35	35 PBV's
Low	COMMUNITY HSNG OF NORTH COUNTY: CHW	20 years - October 2022	SHP	Escondido	14	14	8 permanent supportive housing units for homeless
Low	TORREY APTS	25 years - June 2021	Bond	El Cajon	51	11	38 Units (80%); 10 Units (50%)
					274	96	

Does the availability of housing units meet the needs of the population?

According to Table NA-25.1, a total of 168,682 households in the unincorporated and urban consortium parts of San Diego County are spending at least 30 percent of their income on housing or have negative income. This fits HUD's definition of housing cost burden and represents 44.7 percent of the area's households. 62,733 households, or 16.6 percent of the County's households, are spending more than 50 percent of their income on housing costs. This indicates a severe need for more affordable housing production to increase the supply of housing available to low-income and moderate-income households.

According to the California Housing Partnership's 2019 Housing Needs Report, the San Diego region needs 136,631 more rental homes affordable to extremely low- and very low-income households, as the current inventory is less than 50,000. In September 2018, the County's residential vacancy rate was 3.7 percent, below the state and national averages. The lowest vacancy rate was amongst more affordable units, at 1.5 percent for apartments renting between \$1,200 and \$1,299 a month according to Vantage MarketPoint's annual market report. Note that this data includes units for the entire San Diego County region.

Describe the need for specific types of housing:

Larger, rental units are in short supply throughout the County, as described above. These units are essential to house low-income families, particularly those with children. These unit types are also useful to accommodate the growing residential population trends, such as multi-generational housing and co-housing.

Discussion

See above.

MA-15 Housing Market Analysis: Cost of Housing - 91.410, 91.210(a)

Introduction

The following section provides information on the cost of housing within the County. While some of this data is specific to the urban county, some is based on Countywide data if available. This information is noted where possible.

Table MA-15.1: Cost of Housing

	Base Year: 2009	Most Recent Year: 2015	% Change
Median Home Value	0	0	0%
Median Contract Rent	0	0	0%
	Base Year: 2010	Most Recent Year: 2017	% Change
Median Home Value	\$486,000	\$484,900	-0.2%
Median Contract Rent	\$1,155	\$1,381	19.6%

Data Source: 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

Table MA-15.2: Rent Paid

Rent Paid	Number	%
Less than \$500	11,712	8.1%
\$500-999	28,782	19.9%
\$1,000-1,499	52,172	36.0%
\$1,500-1,999	31,567	21.8%
\$2,000 or more	20,559	14.2%
Total	144,792	100.0 %

Data Source: 2011-2015 ACS

Table MA-15.3: Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	4,984	No Data
50% HAMFI	16,271	8,803
80% HAMFI	69,107	21,266
100% HAMFI	No Data	35,361
Total	90,362	65,430

Data Source: 2011-2015 CHAS

Table MA-15.4: Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	1,257	1,400	1,816	2,612	3,198
High HOME Rent	1,088	1,166	1,402	1,611	1,778
Low HOME Rent	852	913	1,095	1,265	1,411

Data Source: HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

No. According to the table above, there are some 25,000 units affordable to very low-income households, but there are more than 47,000 VLI households, a deficit of more than 22,000 units. While complete data is not available on unit affordability, it is reasonable to assume that there are structural deficiencies across all lower incomes.

How is affordability of housing likely to change considering changes to home values and/or rents?

Residential development in San Diego County has not been able to respond to the significant population and employment growth of the last five years. Increased demand for housing in a tighter market will put pressure on a scarce housing stock, thus leading to even higher home prices and rents.

For sale housing has become increasingly unaffordable to first-time homebuyers, as the median sales price for homes in San Diego County increases steadily. Lack of affordable housing is also a problem for renters. Recent rental and vacancy surveys from the Southern California Rental Housing show vacancy rates well below 5 percent, and in some areas, hover near zero.

Low-income groups and others least able to face the added costs will have additional challenges as prices and rents rise and the affordable housing stock dwindles further. Without programs and policies that incentivize and subsidize housing production throughout the region, an increasing supply of housing that meets the needs of the lowest-income renters and owners will be a challenge.

How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

Table MA-15.4 illustrates the current HUD fair market rents for rental housing, as well as the allowable high and low HOME rents. These rents are the upper limits of rents that can be charged by property owners with units assisted by HUD rental housing programs. As noted elsewhere, rapidly increasing rents in the region's market have widened the gap between HUD FMRs and market rents, creating problems for low-income households seeking units that will accept their HUD voucher for rent assistance.

Discussion

The discussions above emphasize that homes throughout the San Diego region are becoming increasingly more expensive, and the affordability gap is growing wider. Considering the large difference between income and housing costs, there is an extraordinary need for more affordable housing, not just for the lowest-income residents, but also for many moderate-income working families. Overall, there is a strong need for a diverse mixture of new housing stock to serve the needs of the region's population.

MA-20 Housing Market Analysis: Condition of Housing - 91.410, 91.210(a)

Introduction

The County of San Diego's housing stock is aging, leading to further units considered in "substandard condition." Numerous units throughout the region were built prior 1980, commonly necessitating lead-based paint abatement.

Describe the jurisdiction's definition for "substandard condition" and "substandard condition but suitable for rehabilitation":

The HOME Consortium jurisdiction, including the unincorporated area and the Urban County, has a significant number of units built prior to 1980. In addition to potential lead-based paint hazards posed by older units, it can be assumed that many of these units need rehabilitation. The costs of labor and materials continue to increase while incomes fail to keep pace with inflation. Most affected by these conditions are low-income seniors and those with disabilities who do not have the resources, and in many instances, the physical capabilities to maintain their residences. Owners of aging rental units also face challenges when there is insufficient cash flow to enable them to keep abreast of the maintenance and rehabilitation needs of their units.

In County's jurisdiction, as reflected in the chart below, over 50 percent of both owner- and renter-occupied housing units were constructed prior to 1980. Over 70 percent of the housing units in Coronado, Del Mar, Imperial Beach, Lemon Grove, and Solana Beach were constructed before 1980. The HOME Consortium cities, on average, have about 47 percent of their housing units built before 1980; La Mesa exceeding 75 percent; Santee over 60 percent and Encinitas exceeding 50 percent. According to the 2011-2015 ACS, 37 percent of the owner-occupied and 56 percent of the renter-occupied units in the HOME Consortium and Urban County have one or two selected conditions.

Table MA-20.1: Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	82,713	36%	73,178	51%
With two selected Conditions	1,982	1%	7,552	5%
With three selected Conditions	218	0%	409	0%
With four selected Conditions	25	0%	48	0%
No selected Conditions	147,794	64%	63,675	44%
Total	232,732	101 %	144,862	100 %

Data Source: 2011-2015 ACS

Table MA-20.2: Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	37,470	16%	17,459	12%
1980-1999	78,532	34%	50,635	35%
1950-1979	103,940	45%	69,187	48%
Before 1950	12,834	6%	7,574	5%
Total	232,776	101 %	144,855	100 %

Data Source: 2011-2015 CHAS

Most of both owner and rental housing was built during the decades between 1950 and 1980, which means that many of these units – especially those occupied by lower-income households – may be in need of rehabilitation.

Table MA-20.3: Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	116,774	50%	76,761	53%
Housing Units build before 1980 with children present	34,221	15%	15,525	11%

Data Source: 2011-2015 ACS (Total Units) 2011-2015 CHAS (Units with Children present)

Table MA-20.4: Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	Information on this table was not populated from the HUD IDIS system.		
Abandoned Vacant Units			
REO Properties			
Abandoned REO Properties			

Describe the need for owner and rental rehabilitation based on the condition of the jurisdiction's housing.

The HOME Consortium jurisdiction has a significant number of units built prior to 1980. In addition to potential lead-based paint hazards posed by older units, it can be assumed that many of these units need rehabilitation. The costs of labor and materials continue to increase while incomes stagnate, leading to deferred maintenance. Most affected by these conditions are low-income seniors and those with disabilities who do not have the resources, and in many instances, the physical capabilities to maintain

their residences. Owners of aging rental units also may face challenges when there is insufficient cash flow to enable them to keep abreast of the maintenance and rehabilitation needs of their units.

In the Urban County, as reflected in the chart above, over 50 percent of the housing units were constructed prior to 1980. Over 70 percent of the housing units in Coronado, Imperial Beach, Lemon Grove and Solana Beach were constructed before 1980. The HOME Consortium cities also, on average, have over 50 percent of their housing units built before 1980; La Mesa exceeding 80 percent; Encinitas over 50 percent and Santee exceeding 60 percent.

Estimate the number of housing units within the jurisdiction that are occupied by low or moderate income families that contain lead-based paint hazards. 91.205(e), 91.405

According to the 2017 ACS five-year estimates, the HOME Consortia cities have 84,264 and the Urban County cities have 38,281 units constructed before 1980, representing 47 percent and 69 percent of the housing stock, respectively. The County has about 640,251 units built before 1980. It is apparent from the data above that there may be LBP risks to a significant number of households; a sizable number in the unincorporated area totaling more than 70,000 households with incomes below 80 percent AMI, and a combined total estimate of more than 500,000 households earning at or below 80 percent AMI in the region (SANDAG 2018). These households may be more likely to live in older housing with lead-based paint (LBP).

In addition, an average of 33 percent of households in the region have one or more household member under the age of 18, who are particularly vulnerable to LBP hazards. Areas with over 35 percent of households with children under 18 include Lemon Grove, Poway, San Marcos, Vista, and Santee.

Discussion

Please see above.

MA-25 Public And Assisted Housing - 91.410, 91.210(b)

Introduction

The Housing Authority of the County of San Diego (HACSD) owns and operates four public housing developments, all of which are located within the City of Chula Vista. Together, the public housing sites provide 121 units, including a resident-manager site for each property. All four public housing sites are more than 25 years old and each has substantial necessary repairs. The repairs to the buildings include high priority work on windows, fire/health and safety, plumbing, HVAC, walls, and structural components.

Table MA-25.1: Totals Number of Units by Program Type

Program Type	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available	0	94	117	11,764	121	10,869	724	0	50
# of accessible units		13	12		12				
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

The HACSD currently owns and operates four public housing developments – three family developments and one development reserved for senior/disabled residents. There are a total of 121 public housing units in the four developments, which include four units reserved for on- site managers. The four public housing developments are located in the City of Chula Vista.

Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

As outlined above, the HACSD has 117 public housing units available to residents plus four resident-manager units. These units are addressed in the HACSD PHA Plan. The HACSD received a Public Housing Assessment System (PHAS) inspection score of 83 out of a possible 100 points for the fiscal year ending on June 30, 2017. The HACSD continues to improve its Public Housing stock with funding from its Capital Fund Program. The 2019 PHAS score was not yet released at the time of the preparation of the Consolidated Plan.

Table MA-25.2: Public Housing Condition

Public Housing Development	Average Inspection Score
HACSD Public Housing Program (CA108)	83

Describe the restoration and revitalization needs of public housing units in the jurisdiction:

The approximate ages of the HACSD's four developments are: Dorothy Street Manor – approximately 27 years; L Street Manor – approximately 27 years; Towncentre Manor – approximately 35 years; and, Melrose Manor – approximately 34 years. As is the case with complexes of this age, major systems and components begin to meet or exceed their life expectancies and must be restored or replaced at an accelerating rate, which often exceeds the funding available to take the appropriate actions in a timely manner.

In April 2019, Kitchell Development Company conducted a Physical Needs Assessment of the HACSD's public housing. Kitchell determined that approximately \$643,500 was needed to address high priority issues in the four public housing sites including: windows, fire/health and safety, plumbing, HVAC, walls, and structural components.

Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:

The HACSD holds an annual Capital Improvement and Resident Services meeting with public housing residents to elicit information, feedback and recommendations for future capital fund projects and other resident needs. The HACSD works with residents to prioritize resident needs so that funds are directed first to higher priority items with a priority focus on energy efficiency improvements. A contracted property management company is directed to promptly address all needed repairs.

HACSD conducts annual quality control inspections. The HACSD is currently addressing the high priority deficiencies identified in the Physical Needs Assessment. The long-term goal of the HACSD is address all the deficiencies identified in the report, however it is faced with the challenge of securing funding to take the appropriate actions in a timely manner.

Discussion:

As was discussed above, as the HACSD public housing ages; restoration and rehabilitation needs are expected to increase at an accelerating rate. However, income from rents generally remains level, while other sources of income, such as capital funding, do not rise at the same rate as accelerating costs. The HACSD is seeking other options, such as RAD conversion of the public housing units and asset repositioning to fully transition the public housing stock to a Housing Choice Voucher platform. HACSD will work with HUD to consider the best option that will allow these units to remain affordable and at the same time increase the life span of the units by conducting the restoration and rehabilitation.

MA-30 Homeless Facilities and Services - 91.410, 91.210(c)

Introduction

The County administers programs, vouchers, shelters, and permanent housing for individuals experiencing homelessness that tie into the *Live Well San Diego* vision. Additionally, the County supports the Regional Task Force on the Homeless, which has been designated as the region's Continuum of Care (CoC).

Table MA-25.3: Facilities Targeted to Homeless Persons

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year-Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	564	3	818	963	139
Households with Only Adults	1,404	163	1,055	3,214	20
Chronically Homeless Households	0	0	0	597	139
Veterans	16	0	463	2,165	139
Unaccompanied Youth	19	0	75	23	20

Source: RTFH, 2019

Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons.

According to 2-1-1 San Diego, the mainstream services most sought by homeless persons and those at risk of homelessness in 2018 included Housing, Income Support, Employment, and Food. HUD funded homeless programs work to connect persons experiencing homelessness to mainstream benefits, which include: Supplemental Nutrition Assistance Program, Medicare, MediCal, State Children's Health Insurance, Veterans' benefits, Temporary Assistance to Needy Families, or Section 8. This is achieved by offering case management and follow-up, as well as assisting with screenings and referrals.

Additionally, the County of San Diego has developed an initiative called [Project One For All \(POFA\)](#) which provides intensive wrap around services, including mental health counseling and housing, to homeless individuals with serious mental illness. This program aligns with the vision of *Live Well San Diego* of a region that is building better health, living safely, and thriving. It is a coordinated approach that allows for a mechanism for County resources to be matched with individual need. It is a method for cities, local housing authorities, and nonprofits to pair with County resources. POFA includes outreach and engagement, permanent housing, and treatment services for the region's most vulnerable.

The County has also launched the Whole Person Wellness Program, which provides assertive street outreach to Medi Cal or Medi Cal eligible individuals who are homeless and frequent users of emergency services. This program provides outreach and housing location assistance while giving program participants access to behavioral and physical health services to improve their health and increase housing stability. The County currently partners with Exodus Recovery and People Assisting the Homeless (PATH) to address these needs countywide. The teams are comprised of a social worker, peer support specialist, a housing navigator, and assisted by a licensed clinician.

List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.

The RTFH is designated as the CoC by HUD to administer approximately \$24 million annually of Continuum of Care funds. This year the CoC is renewing 55 housing and supportive service projects that serve homeless individuals including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. In addition, the CoC was awarded the HUD Youth Demonstration Grant (YHDP) in the amount of \$7.94 million, which is serving 20 new projects throughout the San Diego region for homeless youth.

The CoC Board has designated seats for mainstream providers (County Department of Health and Human Services Agency, VA, and behavioral health), the Hospital Association, and other program representatives filling Board seats to provide updates on services, community training, and changes in policies. The CoC

conveys the notices and highlights of system or policy changes impacting homeless persons to agencies to ensure current knowledge of benefits and resources. The Board and RTFH CEO foster system coordination; CoC Staff coordinate training; and an Evaluation committee explores homelessness impacts.

Monthly Membership and Board meetings, newsletter releases, updates from 2-1-1, the RTFH website, and CoC email blasts alert the community about new information regarding mainstream benefits for homeless and at-risk persons. Most grantees receive direct notification from public listservs as well. CoC helps monitor agency performance in tracking the provision of assistance. Periodic special training is offered through full membership meetings. Virtually all (99 percent) of CoC-funded providers assist clients with identifying, accessing, and maintaining appropriate mainstream benefits. Case managers work directly and indirectly with mainstream programs to understand benefits. Agencies track referrals to local resources and many staff are SOAR (SSI/SSDI Outreach, Access, and Recovery) trained. CoC agencies and outreach teams also use the 2-1-1 phone line to assist people in accessing current information and applying for mainstream resources.

Providers conduct follow-up with participants during the first year to ensure that mainstream benefits are renewed. Staff in a major hospital and community clinic were cross trained for CES referral. Agencies contracted to provide public education and screening for State or Federal health programs advertise services to or outstation in CoC agencies.

The CoC outreach team networks to reach homeless individuals throughout the county and includes teams from the County Health & Human Services Agency, law enforcement, VA, non-profits, emergency response teams, faith-based organizations, businesses, churches. Providers focus on specific populations (Veterans, Severely Mentally Ill, Youth, Domestic Violence) and tailor outreach to the areas where homeless individuals may be found.

In 2018, the CoC and San Diego Workforce Partnership (SDWP) joined to launch a Rapid Re-housing & Employment (RRH-E) pilot, which seeks increased access to job opportunities and employment income for homeless persons. Designed to serve 300 households over two years, the pilot linked 100 people with 180 referrals after just nine months. Average wages at \$13.30 per hour and solid employee retention increased earned income for clients. RRH-E is based on an industry best practice of directly engaging clients with major employers. "Businesses for Good" link clients to jobs and another venture encourages youth providers to hire youth as employees. RTFH hired two homeless youth and to date, eight new jobs for homeless youth were created within the youth service provider partnerships.

CoC Grantees hold dozens of agreements with employers and employment services. The CoC offers information and support for new/recurring funding to support job services. The collective action of participating agencies, businesses, employers on the Board and the federally funded WFP offers formal MOUs and region-wide strategic initiatives. Consideration is given to overall productivity of youth participating in either work or school. Education and jobs impact future income growth for participants. Jobs that offer safety are promoted for survivors of domestic violence

CoC agencies proactively link clients to mainstream resources and work to identify methods to improve employment outcomes and access to mainstream benefits. Strategies include job support staff;

partnerships with Workforce Investment Act (WIOA)-funded workforce development providers; tangible support for job/training; skills development classes; SSI/SSDI Outreach, Access, and Recovery (SOAR) training; phone enrollment in mainstream benefits; low/no-cost IDs; call-in centers to resolve eligibility issues or benefits denial; and clinics to access VA benefits.

Examples of actions are:

1. CoC Project applicants, including permanent supportive housing projects, hold nearly 20 written agreements with employers, job training programs and economic development. The agreements include private businesses, public entities, staffing and training agencies, and vocational programs.
2. County HHSA is completing year one of a project similar to a sheltered workshop which includes formerly homeless, mentally ill.
3. Urban League and San Diego Youth Services specialized job training for domestic violence, reentry, and special needs population.
4. The RTFH and the Local Initiative Support Corporation (LISC) partnership offers employment training. The RTFH led the way by creating employment opportunities for AmeriCorps and LISC and hired an AmeriCorps service member with lived experience as full-time RTFH staff.

MA-35 Special Needs Facilities and Services - 91.410, 91.210(d)

Introduction

The San Diego region has a growing number of individuals with special needs, including those aged 65 or older, persons with disabilities, and those experiencing HIV/AIDS. For those living with HIV/AIDS, the County of San Diego administers housing programs via HOPWA assistance, which is outlined in the table below.

Table MA-35.1: HOPWA Assistance Baseline Table

Type of HOPWA Assistance	Number of Units Designated or Available for People with HIV/AIDS and their families
TBRA	80
PH in facilities	110
STRMU	N/A
ST or TH facilities	101
PH placement	N/A

Source: HOPWA CAPER and HOPWA Beneficiary Verification Worksheet

Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs.

Supportive housing for the elderly, persons with disabilities, persons with addictions, and those living with HIV/AIDS are designed to allow the individuals to live as independently as possible. Those suffering from substance abuse might require counseling or case management, with a shorter-term rehabilitation. Other more challenging/on-going conditions might require supportive services that include long-term assisted living, as well as transportation and nursing care. Persons living with disabilities (either mental or physical) may require affordable housing with flexible supportive services to help them access and maintain housing and community supports to live independent and dignified lives. These vulnerable populations are more likely to experience housing instability and/or homelessness given their challenges to increase income and potential service needs. Those with intellectual and development disabilities require additional resources towards supportive housing, including house set-asides for people with these disabilities.

Older Adults' Special Needs for Facilities and Services

Older adults have unique supportive housing needs as compared to the general population. According to the best practices recommended by the Corporation for Supportive Housing, older adults need permanent

supportive housing that will promote aging-in-place. Supportive housing for older adults must recognize that older adults are progressing toward increasing physical limitations and increasing dependency.

Supportive housing can promote aging in place by accommodating the following older adult needs:

- **Physically accessible units:** ADA compliant units with physically accessible designs are suited to increasing physical limitations over time.
- **Comprehensive, on-site, geriatric case management:** Providing comprehensive, on-site, geriatric case management may improve health outcomes and quality of life as older adults move toward increasing dependency. Access to on-site case management services is important to remove transportation and accessibility barriers. Older adults also benefit from case managers who specialize in geriatric needs, such as reduction of monthly expenditures and health care costs, connection with Home and Community Based Services (HCBS), Medi-Cal care coordination benefits, and medical and palliative care coordination. Older adults may also need assistance furnishing and moving into a new residence. They benefit from help acclimating to their new neighborhood, including navigation of social services, health clinics, and transportation options.
- **Access to shops, services, and transportation:** Community feedback from Age Well San Diego, the County's age-friendly initiative, highlighted the need for more housing in "mixed-use" villages, where residences were within walking distance to shops and services. For older adults, living near a pharmacy, grocery store, and other supportive services is important, especially when driving is no longer an option. Public transportation access was also a community priority for older adults to access shops and services outside of their neighborhood.
- **Services addressing mental health and social isolation:** Risk of depression may increase as older adults face health challenges and lose functional ability. In San Diego County in 2017, two in five of older adults lived alone (US Census Bureau, 2017 American Community Survey, 1-year estimate), and a national survey of US adults by AARP found that among adults ages 45 and over, 1 in 3 are lonely. A 2012 report found that only two-thirds of San Diego County seniors who needed help for an emotional, mental health, or alcohol/drug problem reported seeing their primary care physician or another professional for their problem.
- **Dementia-friendly services, supports, and housing:** In 2020, an estimated 98,610 San Diegans aged 55 and older will be living with dementia, accounting for 11% of the 55 and older population.⁸ If current trends continue, by 2030 just over 115,000 residents ages 55 and over are projected to be living with some form of dementia.⁹ A livable community for all ages requires appropriate support for individuals living with dementia so they can live as independently as possible.

⁸ County of San Diego Health and Human Services Agency, Public Health Services, Community Health Statistics Unit, 2018. *Alzheimer's Disease and Related Dementias in San Diego County*.

⁹ County of San Diego Health and Human Services Agency, Aging & Independence Services The Alzheimer's Project: San Diego Unites for a Cure and Care, Annual Report April 2018.

- **Language services:** In San Diego County in 2017, almost one in five of older adults (18%) reported that they speak English “less than very well,” as compared to 13% across all age groups (US Census Bureau, 2017 American Community Survey, 1-year estimate). Permanent supportive housing can support older adults who speak limited or no English by providing language services.

Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing

The County’s Behavioral Health Services team conducts Assertive Community Treatment (ACT) and Strengths-Based Case Management in treating its clients. ACT program services include mental health and substance use assessment and treatment, intensive case management, emergency assistance with food and clothing, individual goal planning, independent living skills development, and employment services. SBCM program services include mental health and substance use assessment, group and/or individual counseling, crisis prevention and intervention, rehabilitation, community integration, and linkage/consultation/placement services.

For services within individualized populations, the County offers the following services:

Small Family Homes

Small Family Homes provide 24-hour care in the licensee's family residence for six or fewer children who are mentally disabled, developmentally disabled, or physically handicapped, and who require special care and supervision as a result of such disabilities.

Group Homes

Group Homes are facilities of any capacity and provide 24-hour non-medical care and supervision to children in a structured environment. Group Homes provide social, psychological, and behavioral programs for troubled youth.

Adult Residential Facility

Adult Residential Facilities (ARF) are facilities of any capacity that provide 24-hour non-medical care for adults ages 18 through 59, who are unable to provide for their own daily needs. Adults may be physically handicapped, developmentally disabled, and/or mentally disabled.

Residential Care Facilities for the Elderly

Residential Care Facilities for the Elderly (RCFE) provide care, supervision and assistance with activities of daily living, such as bathing and grooming. They may also provide incidental medical services under special care plans.

The facilities provide services to persons 60 years of age and over and persons under 60 with compatible needs. RCFEs may also be known as assisted living facilities, retirement homes, and board and care homes. The facilities can range in size from fewer than six beds to over 100 beds. The residents in these facilities require varying levels of personal care and protective supervision. Because of the wide range of services offered by RCFEs, consumers should look closely at the programs of each facility to see if the services will meet their needs.

Social Rehabilitation Facility

A Social Rehabilitation Facility is any facility that provides 24-hours-a-day non-medical care and supervision in a group setting to adults recovering from mental illnesses who temporarily need assistance, guidance, or counseling.

Whole Person Wellness

San Diego County's Whole Person Wellness pilot was locally authorized in 2017 and funded through the end of 2020 with a Medi-Cal 1115(a) waiver aimed at transforming and improving quality of care, access and efficiency of health care services for Medi-Cal members. Whole Person Wellness began services in 2018, serving high cost Medi-Cal beneficiaries who are homeless or at risk of homelessness, and have either a serious mental illness, substance use disorder, or chronic physical health condition. Services are designed to coordinate health, behavioral health, and social services to improve health outcomes of pilot participants through intensive, comprehensive care coordination services. The project is aiming to enroll 800 individuals in services during pilot.

Community Care Coordination (C3)

Community Care Coordination (C3) provides comprehensive care coordination, service navigation, and housing assistance to participants that have a serious mental illness, are homeless or at-risk of homelessness, and exiting local jail. The C3 Teams consist of a Case Manager and Peer Support Specialists that provide intensive in-reach engagement activities and case management that begins in a custodial setting and continues for up to twelve months when the participant reenters the community. C3 services include: peer support, immediate housing, housing navigation for permanent housing, transportation, family reunification, and system navigation to link clients to mental health treatment, substance use treatment, healthcare, benefits, and other needed supportive services that improve the client's quality of life, reduce the risk of recidivating, and diminish the impact of untreated mental health, substance use, and untreated health issues.

C3 is currently funded for three years and it began in October 2019. PATH is the contracted service provider and they serve a minimum of 50 participants per year and individuals must be referred directly by the Sheriff's Department or the Office of the Public Defender.

Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)

As part of its HOPWA program, the County offers the following services:

- Housing Information and Referral Services through 2-1-1 San Diego
- Housing Operating Costs – Housing operating costs help provide housing units to clients by supporting projects with funding for maintenance, security, utilities, and other operating expenses.
- Project or Tenant-Based Rental Assistance
- Supportive Services - Examples of supportive services include a meal delivery service, a moving service, and services within housing projects such as case management and meals/nutritional services

- Short-Term Rent, Mortgage Payment or Utility payments

For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))

Santee:

Support service needs in the City of Santee include: elder in-home services, elder care managers, Meals on Wheels, nutrition support and food support, senior center services, case management, in-home supportive services, health advocacy, going outside the home for the disabled and employment support, supplemental SSI, Medicaid, 24-hour round-the-clock support where needed, inpatient care for certain disabilities, residential treatment, alcohol and drug treatment, screening and assessment, medication management, crisis intervention and group and individual therapy, physical, recreational, occupational, speech and respiratory therapies, etc. For persons with AIDS/HIV, important supportive housing services include, but are not limited to dental care, legal services, transportation and rental support, etc.

During the forthcoming year, and the five years covered in the FY 2020-24 City of Santee Consolidated Plan, Santee will:

- Continue to support activities that improve the quality of life for seniors, youth and persons with special needs.
- Continue to explore opportunities for senior service group partnerships and collaboration.
- Allocate a share of HOME funds to a HOME Consortium down payment and closing cost assistance program.
- Collaborate with and offer incentives and regulatory concessions to developers to facilitate the construction or acquisition and rehabilitation of housing for seniors and fund agencies that provide supportive services including meals and case management services to seniors.
- Explore the provision of CDBG resources to non-profit organizations that provide home improvement and repair services to lower-income households, including ADA improvements.

La Mesa:

In the coming year, the City of La Mesa will allocate a share of HOME funds to a HOME Consortium down payment and closing cost assistance program. The City of La Mesa will continue to operate a Rides 4 Neighbors Program and will host an annual Senior Expo that provides information about community resources available to Seniors. The City of La Mesa also recently launched a project called Livable La Mesa through AARP's Livable Communities Initiative, to improve the health and quality of life for older adults. The City will undertake planned accessibility improvements including new and repaired sidewalks and curb ramp upgrades in the coming year.

Encinitas:

The agencies providing services to special needs populations and persons experiencing homelessness in Encinitas have a long history and expertise in providing these services. These include Community Resource Center, Meals on Wheels, San Dieguito Alliance, and Legal Aid Society of San Diego. These organizations, all funded in the past by the City's CDBG program, together serve youth, seniors, lower-income households, homeless residents, and more.

San Marcos:

The activities that the City of San Marcos plans to undertake during the next Consolidated Plan period to address the housing and supportive services of the City's special needs populations are to: continue to commit funding to increase the supply of affordable housing that include special needs units, continue to implement San Marco's Americans with Disabilities Transition Plan to increase access to City facilities, programs and services, continue to affirmatively further fair housing by conducting non-complaint based testing for impediments to fair housing choice, continue to fund North County San Diego's network of homeless shelter providers, the Alliance for Regional Solutions, continue to provide senior nutrition programs and senior community health workshops at the San Marcos Senior Activity Center, and continue to assist 2-1-1 San Diego to increase access to community, health, social and disaster services. The San Marcos Community Foundation (SMCF) will continue to provide grants to local non-profits that assist our special needs populations. Last year, the SMCF granted \$43,073. Agencies that have received funding were: North County Health Services, Interfaith Community Services, Jacobs and Cushman San Diego Food Bank, Feeding San Diego, Meals on Wheels, Fraternity House, Just in Time for Foster Youth, Community Resource Center, Canine Companions for Independence, Special Olympics, Palomar College Foundation, Brother Benno, Casa de Amparo and Coastal Roots Farm.

Carlsbad:

The City of Carlsbad plans to undertake the following activities for the forthcoming year, and the five years covered in the FY 2020-2024 Consolidated Plan:

- Provide direct benefit to lower income persons through the provision or retention of affordable housing units in Carlsbad;
- Provide direct assistance to lower income households to prevent or eliminate residential Building or Municipal Code violations and/or improve the quality of housing units in Carlsbad through residential (rental and/or owner occupied) rehabilitation programs.
- Provide shelter or services to homeless or near homeless persons/families which result in an improved situation through employment, permanent or transitional housing, treatment of mental, or substance abuse problems, etc.;
- Provide assistance to non-profit public service providers who meet the basic needs of lower income residents and residents with special needs. Basic needs are defined as those which provide food, shelter, clothing and, in some cases, health care;
- Provide assistance to organizations administering programs that directly benefit lower income children living in Carlsbad. The programs must provide one or more of the following activities: daycare, after-school care, cultural enrichment, recreation, health

care/immunization or self-improvement. The City may also give priority to single-parent assistance programs such as counseling services; and

- Provide assistance to organizations administering programs that directly benefit low income adults living in Carlsbad. The programs must provide one or more of the following activities for adults: employment services, job training, and educational programs.

Vista:

Support services in the City of Vista include Alpha Project's Homeless Outreach Program, Boys and Girls Club's SMART Moves Gang Prevention Program, City of Vista Senior Center's Nutrition Program, Mama's Kitchen's Home-Delivered Hot Meals Program, Meals on Wheels' Senior Care In-Home Program, North County Lifeline's Communities in Action (youth and emergency services) Program, Operation HOPE's Emergency Shelter and Case Management Program, Palomar Family Counseling Services' Child, Youth and Family Response Program, Vista Community Clinic' Wellness Center and Legal Aid Society of San Diego' Fair Housing Services.

In the forthcoming year, the City of Vista will:

- Oversee compliance of various affordable housing agreements including the groundbreaking of 60 new affordable large family units and grand opening of 81 units of senior affordable housing.
- Waive development impact fees for the first 100 Accessory Dwelling Unit owners who sign 10-year Affordability Covenants.
- Finalize a Strategic Plan to Address Homelessness.
- Continue to support Alliance for Regional Solutions, North County San Diego's collaborative network of homelessness service providers.
- Receive Housing Choice Vouchers (Section 8) through the County of San Diego's voucher program.
- Continue to support the Public Service Providers listed above that improve the quality of life for low-income residents.
- Continue sidewalk improvements in areas with high poverty rates, high population densities, and high pedestrian volumes of those traveling to schools.
- Replace the City's Library roof.

MA-40 Barriers to Affordable Housing - 91.410, 91.210(e)

Describe any negative effects of public policies on affordable housing and residential investment

Based on the previous work of the San Diego's Regional Planning Agency in its [2015 Analysis of Impediments to Fair Housing Choice](#) and recent studies and research regarding housing affordability, the following is a list of barriers to affordable housing in the County:

Financial Resources: Federal resources for programs, such as rental assistance vouchers, do not match the need. As mentioned in the Needs Assessment, the wait time for a rental assistance voucher can be 12 years. CDBG and HOME funds are impactful, but they also fall short in satisfying the demand for affordable housing. More recently, the State has increased its investment to affordable housing, with the 2019 budget containing a \$1.5 billion commitment to housing production.

Vacancy Rates: Low housing vacancy rates and lack of new construction are contributing to higher rents. Senate Bill 828 established that a vacancy rate for a healthy housing market should no less than five percent. As mentioned in the Housing Market Analysis, the County has a vacancy rate around three percent.

Community Opposition: Proposed housing projects, whether affordable or otherwise, often face intense opposition from nearby residents. This "not in my backyard" (NIMBY) sentiment can be rooted in concerns about property values, infrastructure capacity, ambience, the environment, or public health and safety. Either explicitly or implicitly, NIMBY comments can also convey racial, ethnic, or class animus. Some housing developers react to NIMBYism by redesigning proposed projects, offering community amenities, paying for infrastructure improvements, and decreasing residential density. Some projects are blocked altogether, limiting the number of housing opportunities overall and possibly affecting affordability.

Lending and Credit Counseling: Throughout San Diego County, white applicants were noticeably overrepresented in the loan applicant pool, while Hispanics were severely underrepresented. Black and Hispanic applicants also seem to be significantly more likely to receive subprime loans.

Housing Options: Housing options for special needs groups, especially for seniors and persons with disabilities, have improved, but remain limited. Affordable programs and public housing projects have long waiting lists. Additionally, the housing stock has lost multifamily units over time, affecting affordability. The County should work to promote the distribution of affordable housing and a range of housing choices for households with special needs.

Fair Housing Regional Collaboration: Fair housing services focus primarily on outreach and education; less emphasis is placed on enforcement. Rigorous enforcement of fair housing laws is most effective in deterring housing discrimination. However, not enough enforcement activities are pursued. Fair housing service providers should encourage victims to pursue litigation and refer victims to agencies and organizations with the capacity to handle litigation. Also, favorable outcomes in litigation should be publicized to encourage other victims to come forward.

Public Policies: Various land use policies, zoning provisions, and development regulations may affect the range of housing choice available within the County. Several jurisdictions within the county have yet to update their zoning ordinances to address special needs housing, thus adding pressure to surrounding areas. The Turner Center for Housing Innovation has found that maintaining anti-density zoning, such as land use being dominated by single-family detached housing, results in more racially segregated cities and tend to exclude blue collar workers.¹⁰ Jurisdictions in the region should work together to amend the zoning ordinances that reflect the growing needs and expectations of the area.

¹⁰ Jonathan Rothwell, "Land Use Politics, Housing Costs, and Segregation in California Cities," Turner Center for Housing Innovation, September 2019.

MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

Introduction

This section provides insight into the economic development landscape within the County. A discussion of employment trends, industries, business sectors, unemployment, as well as commute time and educational attainment by job type is evaluated in order to determine the economic needs of the County's LMI residents.

Table MA-45.1: Economic Development Market Analysis -- Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	4,098	7,056	2	6	4
Arts, Entertainment, Accommodations	30,197	21,029	14	16	3
Construction	17,237	15,666	8	12	4
Education and Health Care Services	33,893	16,808	16	13	-2
Finance, Insurance, and Real Estate	13,224	7,847	6	6	0
Information	4,909	2,074	2	2	-1
Manufacturing	20,151	14,004	9	11	2
Other Services	9,088	6,268	4	5	1
Professional, Scientific, Management Services	26,086	9,706	12	8	-4
Public Administration	0	0	0	0	0
Retail Trade	27,429	12,603	13	10	-3
Transportation and Warehousing	5,293	2,360	2	2	-1
Wholesale Trade	10,216	4,836	5	4	-1
Total	201,821	120,257	--	--	--

Data Source: 2011-2015 ACS (Workers), 2015 Longitudinal Employer-Household Dynamics (Jobs)

Table MA-45.2: Labor Force

Total Population in the Civilian Labor Force	290,783
Civilian Employed Population 16 years and over	265,065
Unemployment Rate	8.92
Unemployment Rate for Ages 16-24	18.37
Unemployment Rate for Ages 25-65	5.42

Data Source: 2011-2015 ACS

Table MA-45.3: Occupations by Sector

Occupations by Sector	Number of People
Management, business and financial	73,576
Farming, fisheries and forestry occupations	10,194
Service	26,085
Sales and office	63,423
Construction, extraction, maintenance and repair	26,386
Production, transportation and material moving	12,621

Data Source: 2011-2015 ACS

Table MA-45.4: Travel Time

Travel Time	Number	Percentage
< 30 Minutes	160,285	60%
30-59 Minutes	84,131	32%
60 or More Minutes	20,584	8%
Total	265,000	100 %

Data Source: 2011-2015 ACS

Education:

Table MA-45.5: Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	21,132	2,121	14,449
High school graduate (includes equivalency)	45,234	4,855	20,535
Some college or Associate's degree	74,990	6,821	30,993

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Bachelor's degree or higher	77,250	4,147	18,449

Data Source: 2011-2015 ACS

Table MA-45.6: Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	756	2,832	4,343	8,540	5,972
9th to 12th grade, no diploma	6,696	5,942	6,060	9,984	5,090
High school graduate, GED, or alternative	32,658	21,005	15,677	37,119	20,734
Some college, no degree	27,372	23,347	17,425	44,447	20,977
Associate's degree	3,241	7,703	6,544	18,237	7,771
Bachelor's degree	4,243	16,394	15,139	33,987	17,859
Graduate or professional degree	194	4,935	9,410	22,546	14,178

Data Source: 2011-2015 ACS

Table MA-45.7: Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	912,774
High school graduate (includes equivalency)	1,577,184
Some college or Associate's degree	2,087,024
Bachelor's degree	3,022,595
Graduate or professional degree	3,312,685

Data Source: 2011-2015 ACS

Note: The median earnings information shown in the table above are inaccurate, and no additional information is available.

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

The three sectors with the greatest number of jobs in the County are Arts, Entertainment and Accommodations; Education and Health Care; and Construction. However, these figures are slightly different for the sector with the greatest number of workers. There are fewer jobs in several sectors than workers, meaning that workers are commuting to other jurisdictions to work – for example, there are only 6,808 Education and Health Care Services jobs in the County, but 33,893 workers. At the other end of the spectrum, there are more jobs than workers in the Agriculture and Mining sector, demonstrating that

additional people are commuting into the County for work. Overall, there are about 201,800 workers in the County, but just 120,250 jobs.

Table MA 45.4 provides a look at the commuting patterns of the County's workers. Most workers drive less than 30 minutes to their place of employment. Only eight percent of workers in the County drive more than an hour to work. Longer commute times lead to greater transportation costs, more greenhouse gas emissions, and range of health issues.¹¹

In terms of labor force, there is an overall unemployment rate of almost 9 percent in the County, based on ACS 2011-2015, the most recent data available from HUD. However, State Employment Development Department data from July 2019 suggests that the overall unemployment rate is closer to 3 percent for the County as a whole. The following tables illustrates the unemployment rate for available jurisdictions.

Table MA-45.8: Unemployment Rate

URBAN COUNTY	Jul-19
	Unemployment Rate (Estimate)
Coronado	2.5%
Del Mar	1.5%
Imperial Beach	3.4%
Lemon Grove	3.5%
Poway	2.2%
Solana Beach	1.5%
Unincorporated	N/A

HOME CITIES	Jul-19
	Unemployment Rate (Estimate)
Carlsbad	2.6%
Encinitas	2.1%
La Mesa	2.7%
San Marcos	2.8%
Santee	2.5%
Vista	3.1%

Source: California Employment Development Department

This reflects a strong economy in the region overall. When looking at statistics based on educational attainment, it is apparent that the less education one has, the more likely the person is not participating

¹¹ Annette Schaefer, "Commuting Takes Its Toll," Scientific America, October 1, 2005.

in the labor force: for example, 38 percent of people over the age of 16 with a high school diploma or less are not participating in the labor force, whereas only 18 percent of people with a bachelor's degree or higher are not in the labor force. The last table in this segment has skewed data, and therefore was not analyzed.

Describe the workforce and infrastructure needs of the business community:

The San Diego Workforce Partnership (SDWP) is a regional non-profit organization that coordinates job training programs throughout the County that empower job seekers to meet the current and future workforce needs of employers. In 2014, SDWP identified five 'Priority Sectors': Advanced Manufacturing, Clean Energy, Health Care, Information and Communication Technologies, and Life Sciences. SDWP regularly publishes reports that provide the latest data and information regarding these sectors.

By focusing on these sectors, workforce development systems and the community colleges can address what's called the hourglass economy. This consists of many high-wage earners and low-wage earners, but relatively few middle-income earners. The employers in these sectors reported the most significant hiring difficulties is a small applicant pool and insufficient non-technical skills and certifications. Therefore, it is imperative to grow the workforce in the Priority Sectors by expanding skillsets and focusing on individuals who are typically underrepresented.

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

Board Supervisors serve on SANDAG's Board of Directors, which gives the County a voice in regional initiatives and investments. The most significant effort SANDAG is working on is its [5 Big Moves](#), a long-term vision for a bold new transportation system throughout the County. The 5 Big Moves are:

- Complete Corridors
- Transit Leap
- Mobility Hubs
- Flexible Fleets
- Next OS

A redesigned and expansive regional transportation system will undoubtedly bring about economic impacts and effect the workforce and businesses. The County has an expansive transportation network that includes major Interstates, as well as Metropolitan Transit System's trolley service.

The County is also in the process of updating its Housing Element in accordance with the Regional Housing Needs Assessment (RHNA) allocation and methodology approved by the SANDAG Board of Directors in November 2019. RHNA delineates the number of new homes a jurisdiction must plan for based on expected population growth, income distribution, and other factors.

The State Department of Housing and Community Development lauded SANDAG for its allocation methodology. Sixty-five percent of the regional allocation will be distributed to local jurisdictions with access to transit, with the remaining 35 percent based on the total number of jobs in the jurisdiction. There was an additional equity adjustment to ensure low-income housing isn't concentrated in any one jurisdiction.

The methodology resulted in the unincorporated County receiving an estimated allocation of 6,700 homes. The County is not required to build those units, or even ensure they get built. It must simply plan for that many homes, but this can still spur economic development efforts, as homebuilders and businesses can account for growth areas and business opportunities.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

The San Diego Region has a diverse economic base with more than 1.5 million employment opportunities and the lowest unemployment in nine years. Additionally, the San Diego Regional Economic Development Corporation states the regional economy has grown 14.5 percent since 2010 and is seeing an increase in the innovation (also known as knowledge-based) economy. The innovation economy is growing three-times faster than the overall San Diego economy. San Diego has a higher-than-average concentration of Science, Technology, Engineering, and Mathematics (STEM) workers who can be employed in the innovation economy, which translates to higher median earning than other sectors, additionally each job in the innovation economy supports another two jobs in the region.

The County of San Diego's workforce skillset and education highly favors the health care and professional management business sectors of the local economy. Such sectors have continued to see steady and significant growth in the last decade and the workforce has responded accordingly. In 2018, the University of California-San Diego, Sharp Healthcare, the County of San Diego, Scripps Health, and Qualcomm were the top five largest employers in county per the San Diego Business Journal. The region is also seeing rebounding growth in the manufacturing and service sector. The workforce in these sectors, such as construction and food services and hospitality, face significant challenges as the pool of candidates becomes increasingly specialized in other sectors. A challenge the workforce faces relates to the high cost of living, those in San Diego are spending significantly more income on housing cost as compared to peer cities, which creates a local challenge in retaining top talent. On average, 50 percent of college graduates leave the region to find higher wages in other competitive markets.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

The SDWP has five strategic pillars: inclusive business growth, job quality, outcomes-focused funding, population-specific interventions, and 2Gen (multigenerational professional services). These pillars allow SDWP to focus on the region's Priority Sectors:

- Advanced manufacturing

- Energy, construction, and utilities
- Education and human development
- Healthcare
- Information and communication technologies and digital media
- Life sciences and biotechnology
- Public administration

To meet the workforce needs for these sectors, SDWP offers prospective employees career consulting, education and training, paid work experience, access to networks and job leads, and career search tools and workshops. SDWP also conducts regional planning and research and convenes industry stakeholders. The services offered by SDWP can be accessed by residents of Santee and will support desired economic development advancement.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

No.

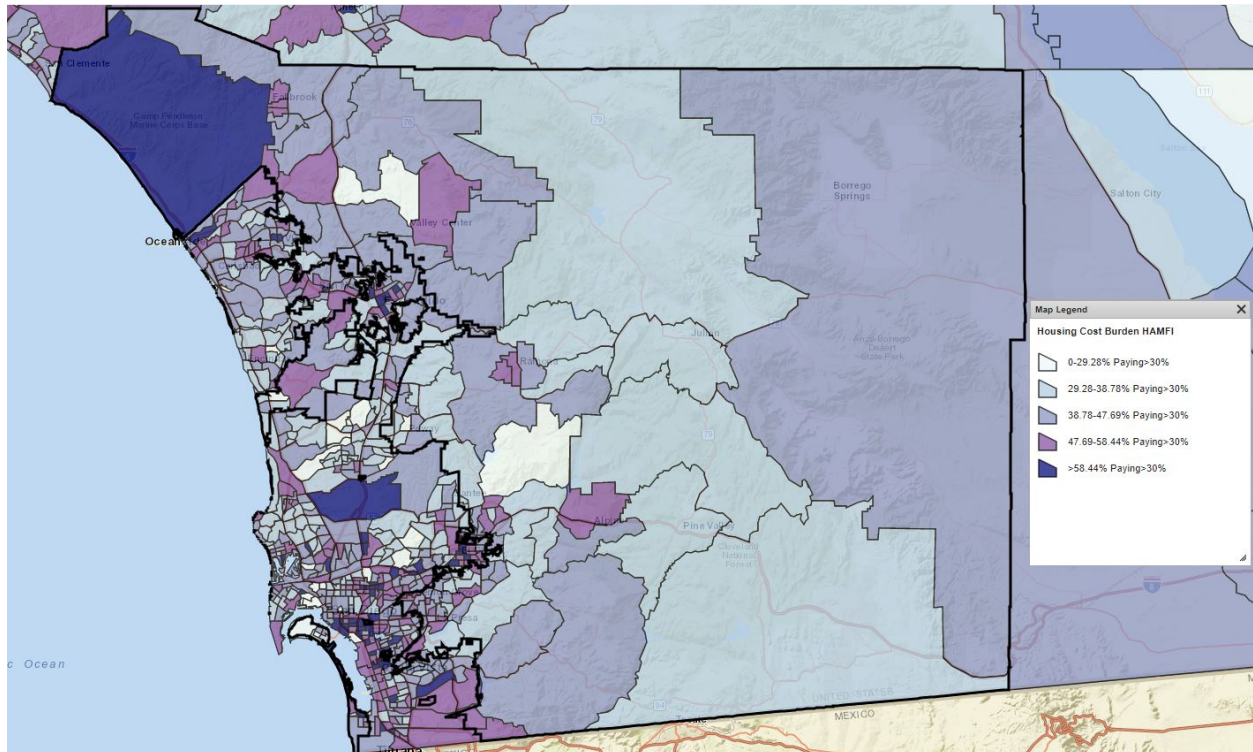
If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

See previous discussions.

Discussion

See previous discussions.

Figure MA-50.2: Percentage of Households with Housing Cost Burden



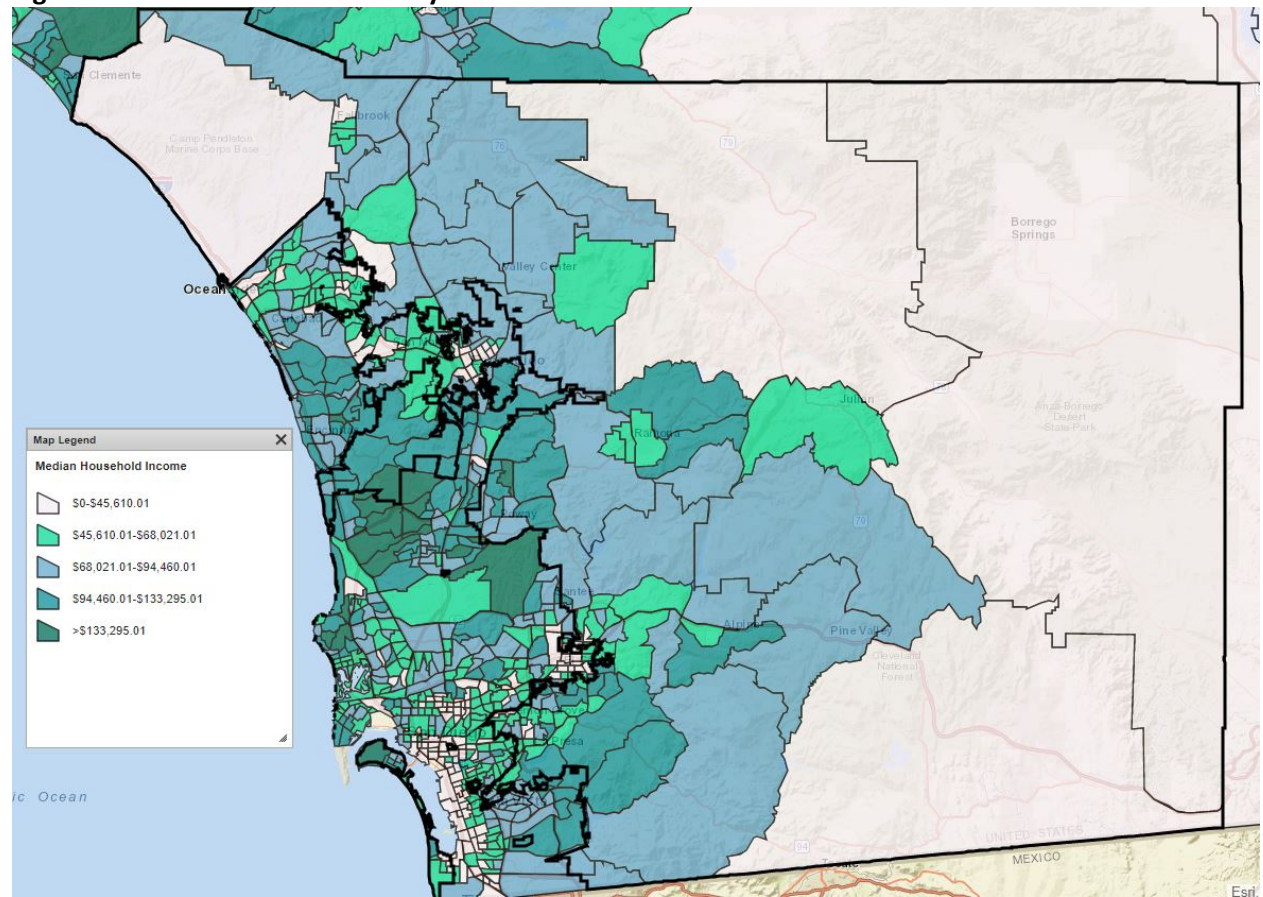
Source: HUD CPD

Most of the census tracts with the highest concentrations of severe housing problems exist within the incorporated municipalities, but the unincorporated county does contain census tracts with concentrated severe housing problems. These areas are on or near borders with incorporated municipalities.

The same is true for housing cost burden. The most impacted census tracts exist within incorporated municipalities, but the county does have many census tracts in which a large share of the population is housing cost burdened. These are concentrated along or near the border with incorporated cities.

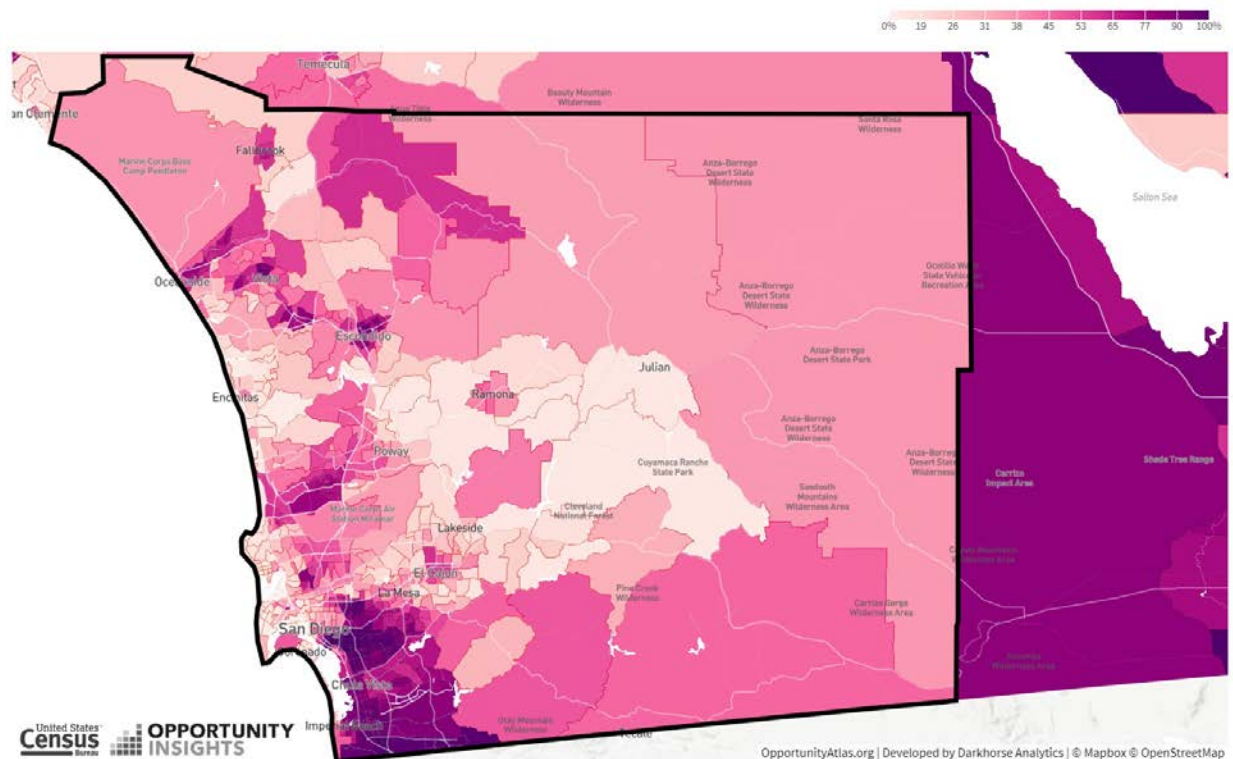
Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

Figure MA-50.3: Median Income by Census Tract



Source: HUD CPD

Figure MA 50.4: Non-White Population by Census Tract



Source: Opportunity Atlas, 2019

As the map above shows, the incorporated municipalities possess higher median incomes and are more racially diverse. According to a SANDAG demographic report, Whites comprise 58 percent of the unincorporated county's population, whereas the entire San Diego region is just 46.9 percent White.¹² Understandably, the County's more diverse census tracts lie along the US-Mexican border, as well as in Imperial Beach and Vista, but those census tracts have lower median incomes.

What are the characteristics of the market in these areas/neighborhoods?

Housing problems and racial/ethnic concentration are predominately found in two cities (Vista and Imperial Beach) and five unincorporated communities (Bonita, Jacumba, Jamul, La Presa, and Potrero). Vista, Imperial Beach, and La Presa are mostly urban in nature.

For example, the median income in Vista is approximately \$23,000 less than that of the overall County median income. The median income in Imperial Beach is even lower. At \$49,950, the city's median income is just 58 percent of the County's median income.

¹² ¹² Annette Schaefer, "Commuting Takes Its Toll," Scientific American

Are there any community assets in these areas/neighborhoods?

Imperial Beach and Vista are well developed cities with community assets such as shopping centers, restaurants, libraries, health facilities, schools, senior and community centers, paved streets and sidewalks. La Presa is less developed but does have some small clusters of commercial areas and most areas have paved sidewalks. Potrero, Bonita and Jacumba have libraries, but except for Bonita, these communities have few paved sidewalks, commercial businesses, and other amenities. Boulevard and Jamul have no libraries, few paved sidewalks, commercial businesses, and other amenities. There are also parts of these rural areas with unpaved privately and publicly owned roads.

Are there other strategic opportunities in any of these areas?

According to the County's General Plan, the strategic opportunities posed by the above discussed semi-rural and rural communities lie in those vast areas of undeveloped lands that buffer unique communities. Strategic opportunities in these areas reside with preserving wildlife and natural resources, and the rural and semirural nature of these communities. The Land Use Element addresses strategic opportunities for urban areas and those areas experiencing urban growth. The Land Use Element indicates strategic opportunities include focusing development in and around existing communities to allow the County to maximize existing infrastructure, provide for efficient service delivery, and strengthen town center areas.

Other possible strategic opportunities include rehabilitating existing older housing stock, streamlining the permitting process to encourage developers and owners to construct rental and owner-occupied housing, and revitalizing aging commercial areas. In addition, strategic opportunities include funding accessibility improvements to public areas, constructing sidewalks and paved streets where none exist; funding the rehabilitation of aging infrastructure, funding new or improved public areas, and funding public facilities that meet accessibility requirements in order to accommodate the future needs of a diverse and aging population.

Finally, it is important that local coordination, input, and approval of California Department of Transportation (Cal-Trans) projects take place to ensure that Cal-Trans roadway, highway, crosswalk, sidewalk, and freeway designs do not detrimentally impact the quality of life, safety, accessibility, and property values of local communities.

MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)

Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.

Consolidated Plans are now required to account for the digital divide and resiliency to natural hazards within the relevant jurisdiction. To address the digital divide, the County included a question in its community needs survey that asked residents what their most critical infrastructure needs are. Approximately nine percent of respondents felt increasing access to broadband internet is a priority need.

2-1-1 received calls from 1,020 clients regarding low-cost internet service providers in 2018. Most commonly these clients were referred to ACCESS from AT&T (ACCESS), San Diego Gas and Electric Company (SDGE), or Cox Connect2Compete (C2C). ACCESS is a low-cost internet service available to residents who participate in the Supplemental Nutrition Assistance Program or receives Supplemental Security Income benefits. SDGE offers a program called California Alternate Rates for Energy, which offers a 30 percent monthly bill discount based on income limits. Cox C2C is a low-cost internet service available to households with children in grades K-12 that participate in the Supplemental Nutrition Assistance Program, the National School Lunch Program, Temporary Assistance for Needy Families, use Tenant-Based or Project-Based Vouchers, use Section 8 Rental Assistance, or live in public housing.

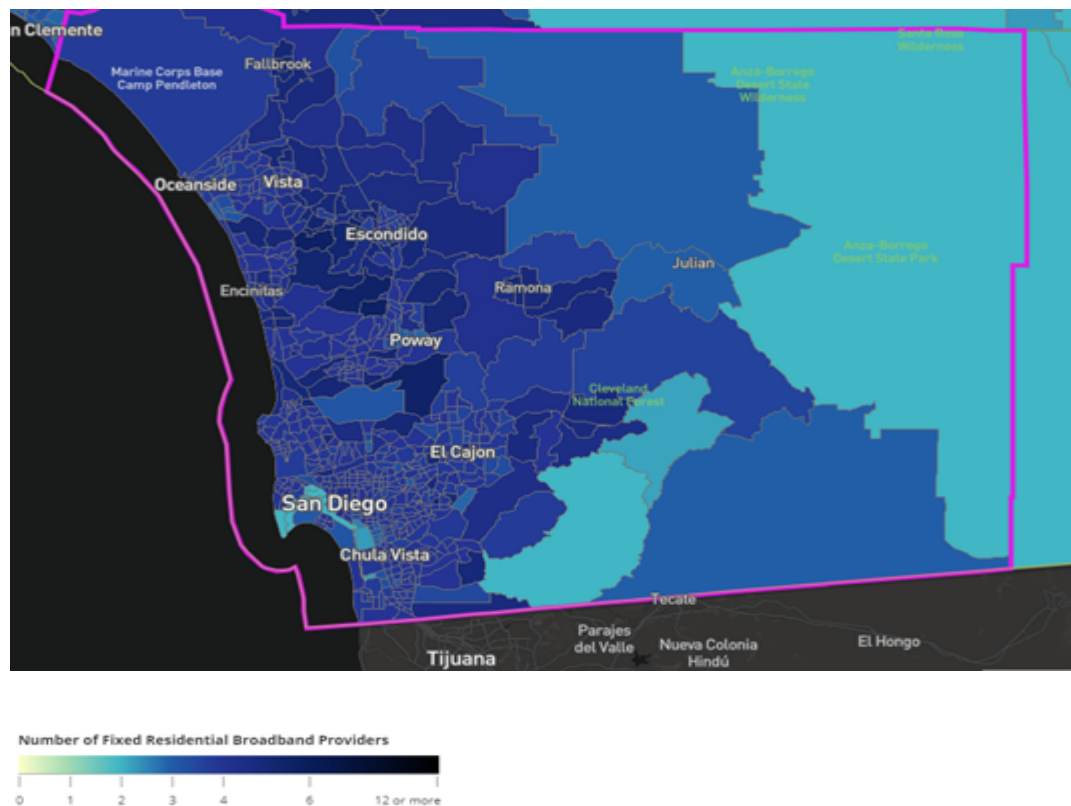
Computers2Kids, a local organization, has partnered with Cox Connect2Compete to help narrow the digital divide by distributing computers to low-income families and include computer and internet literacy training. Of the families who participated in the program, 90 percent of students saw increased test scores. Additionally, Cox Communications has opened a Technology Center at the Payne Family Boys & Girls Club in the southern part of the County. In addition, County libraries provide access to both computers and internet for free and are located throughout the County, including in places with lower access, such as Borrego Springs.

Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.

HUD guidelines require all Consolidated Plans to include a discussion on the broadband needs of the jurisdiction and the prevalence of the digital divide, defined as the gap between households with access to computers and internet on a regular basis and those who do not. In drafting the Consolidated Plan, the County used data from the Federal Communications Commission (FCC) regarding the number of broadband internet service providers in San Diego County and the US Census Bureau's American Community Survey to determine the number of households with and without internet access.

Below is a map showing the County's access to providers offering broadband services. To be considered broadband, a provider must offer speeds of 25Mbps download and 3Mbps upload.

Figure MA-60.1: Access to Broadband Provider Options



Source: FCC Fixed Broadband Deployment

Table MA-60.1: Percent of Population with Broadband Provider Access

	San Diego County	Campo	Alpine	El Cajon	Julian	Borrego Springs	California	Nation-wide
No providers	0%	0%	0%	0%	0%	0%	0%	.06%
1+ providers	100%	100%	100%	100%	100%	100%	100%	99.9%
2+ providers	100%	100%	100%	100%	100%	100%	100%	99.7%
3+ providers	100%	100%	100%	98.2%	100%	.24%	98.13%	93.4%

Source: Fixed Broadband Deployment, Federal Communications Commission (FCC), 2019

Most residents in San Diego County have access to three or more broadband internet providers. This is significant as multiple providers drives competition in the broadband market and pushes rates lower, therefore making them more affordable to LMI households. One area that sees less access to broadband internet in the County is the more rural areas, such as Borrego Springs, where fewer residents have access to more than two providers.

MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)

Describe the jurisdiction's increased natural hazard risks associated with climate change.

Consolidated Plans are now required to account for resiliency to natural hazards within the relevant jurisdiction. Many departments in the County government are involved in resiliency to natural hazards, especially the San Diego County Fire Authority and the Department of Environmental Health. Among other duties, the Environmental Health Department protects public health and safeguards environmental quality, educates the public to increase environmental awareness, and implements and enforces local, state, and federal environmental laws.

Aligning perfectly with HUD's focus on resiliency, the County developed and implemented the County Resilience Program. A main component of the program is a Resilience Review conducted by a Resilience Review Working Group. In January 2019, the Resilience Review Working Group published its first report on wildland fires. This is in response to increasing risk and intensity of wildfires.

Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.

Roughly 91 percent of unincorporated county residents live within Very High Fire Severity Zones compared to the statewide average of 7 percent. Wildfires that occur within Very High Fire Severity Zones threaten over 90,000 residents and approximately \$12 billion to residential and commercial infrastructure. To further the County's focus on natural hazards, its 2019-2024 Strategic Plan highlighted many preparedness and resiliency elements, including the Fire Safety Council of San Diego County, Community Wildfire Protection Plans, Community Emergency Response Teams, San Diego County Spontaneous Volunteer Program, and the Neighborhood Evacuation Team Program.

The Office of Emergency Services also significantly contributes to resiliency to natural hazards. Its Emergency Operations Center (EOC) is a centralized location for multi-agency and multi-jurisdiction response to disasters. In an emergency, the EOC serves as the liaison between local jurisdictions in San Diego County and emergency services at the State and federal levels.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The Strategic Plan outlines the strategies and policies with which the County plans to address the issues and opportunities presented in the Needs Assessment and Market Analysis. Ultimately, the Strategic Plan will help achieve the County's Consolidated Plan goal by guiding investments in the jurisdiction's LMI communities. The goals for the 2020-2024 Consolidated Plan cycle are:

- Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents.
- Prevent and end homelessness through accessible housing and supportive services.
- Enhance community infrastructure and facilities to provide a suitable and sustainable living environment.
- Provide housing and supports services for those living with HIV/AIDS.

These goals, and the funded activities meant to achieve them, align with HUD's approaches to developing viable communities: (1) providing decent housing; (2) providing a suitable living environment; and (3) expanding economic opportunity. They also support the County's *Live Well San Diego* initiative which focuses on programs that:

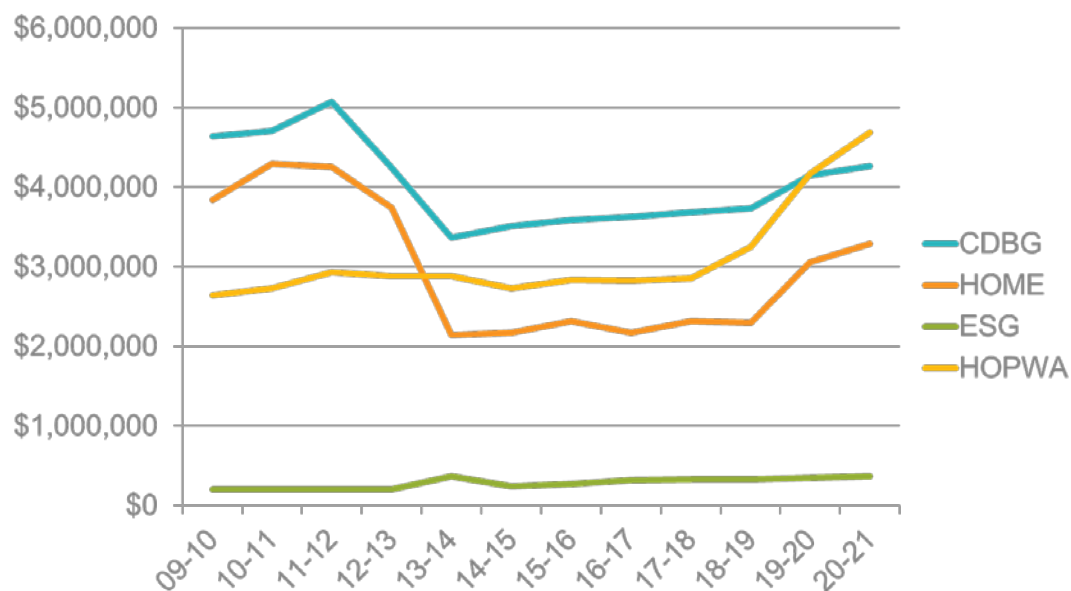
- Allow residents to access their basic needs
- Allow residents to access programs and services that enable them to flourish
- Provide for independent living for residents who are aging and/or have disabilities

Table SP-05.1: CDBG and HOME Funding Changes

Year	CDBG	% Change	HOME	% Change
FY 15/16	\$3,631,629		\$2,169,331	
FY 16/17	\$3,685,803	+1.5%	\$2,315,777	+6.8%
FY 17/18	\$3,731,706	+1.2%	\$2,295,097	-.9%
FY 18/19	\$4,144,285	+11.1%	\$3,287,878	+43.3%
FY 19/20	\$4,150,987	+.16%	\$3,060,621	-6.9%
FY 20/21	\$4,265,959	+2.8%	\$3,286,351	+7.38%
		+17.5%		+51.5%

Source: HUD Funding Actuals

Table SP-05.2: Funding History



Source HUD Funding Actuals

Table SP-05.3: 2015-2019 Allocation Distribution

CDBG	\$19,344,413
Urban Cities	13%
Unincorporated Area	34%
Housing/Related Services	41%
Administration	12%
HOME	\$13,128,704
HOME Consortium (DCCA)	31%
HOME Consortium TBRAs	29%
Housing Development	30%
Administration	10%
ESG	\$1,666,557
Homeless Activities	93%
Administration	7%

Source: Funding Allocation Actuals

Funding for the County's two larger entitlement programs, CDBG and HOME, has increased over the previous Consolidated Plan cycle with net increases of about 17 percent and 51 percent respectively. The County CDBG and HOME funding allocations during this five-year period are reflected in Table SP 05-1. ESG funding has remained relatively flat over the last 10 years and there has been increases in HOPWA funding, specifically within the last five years.

SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

Geographic Area

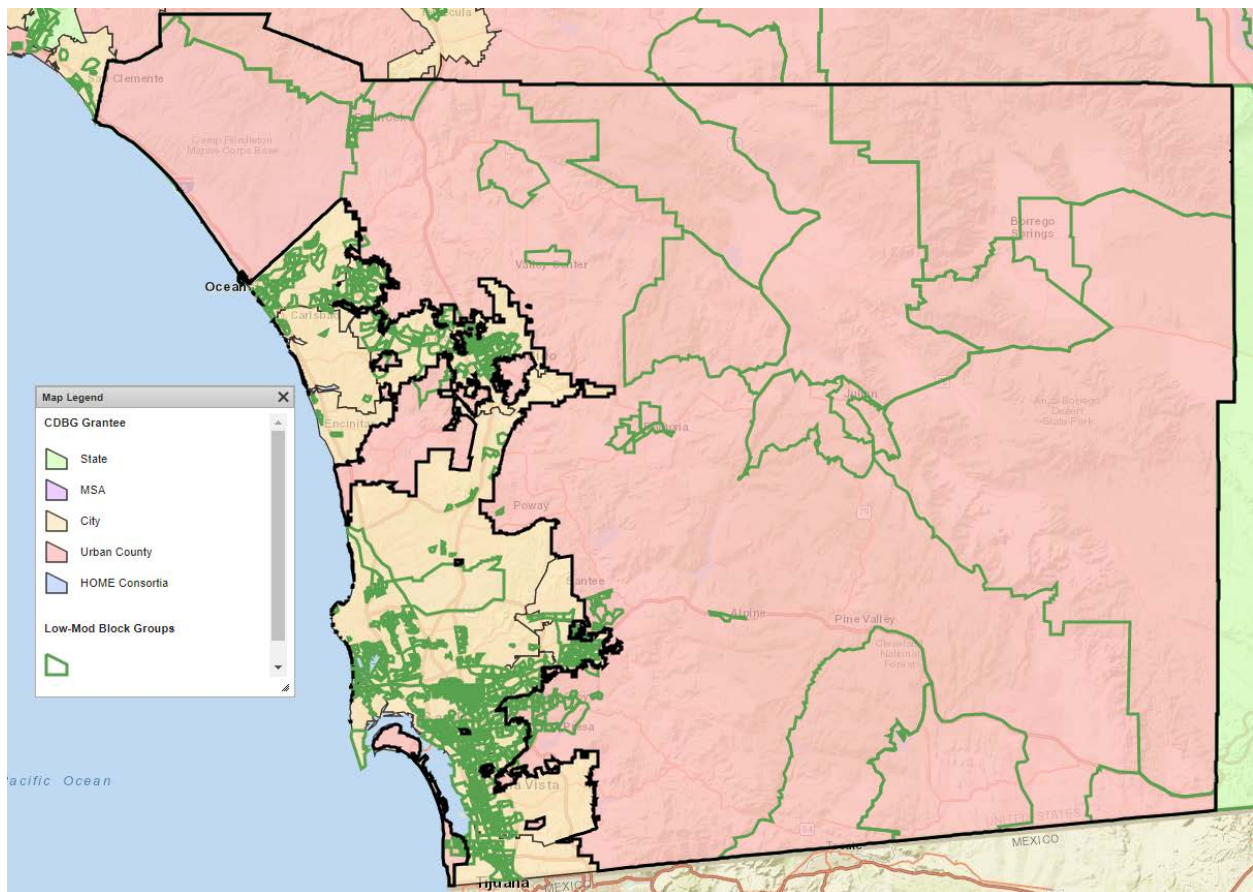
Table 1 - Geographic Priority Areas

Not applicable.

General Allocation Priorities

The County will not be allocating funding on a geographic basis. Funding will be provided to activities and programs based on quality and quantity of applications, as well as their alignment with the Consolidated Plan's priorities and goals. However, some activities must occur within CDBG-eligible block groups. The map below shows the LMI block groups (bounded in green) in the County, of which there are many, that are eligible for place based CDBG activities.

Figure SP-10.1: LMI Block Groups



Source: U.S. Department of Housing and Urban Development

For HUD funding purposes, the areas in the San Diego County are divided into three categories: “Urban County” cities are not large enough to receive CDBG directly. They receive CDBG from the County’s annual allocation. The Urban County also includes the unincorporated areas in the County; “HOME Consortium”

cities receive CDBG, but not HOME funds, directly. These cities are eligible to receive an allocation of HOME funds from the County; and, “Entitlement Community” cities are large enough to receive direct allocations of CDBG and HOME and, as such, do not participate in the County’s Consolidated Plan process. The Consolidated Plan covers the jurisdictions within the County of San Diego Consortium. This includes the areas known as the Urban County and HOME Consortium:

The Urban County – The Urban County is composed of the County unincorporated area and the CDBG participating cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway, and Solana Beach.

The HOME Consortium – The HOME Consortium includes the Urban County and the participating cities of Carlsbad, Encinitas, La Mesa, San Marcos, Santee, and Vista.

Entitlement funds are available throughout the Urban County for eligible CDBG and ESG activities, throughout the County Consortium for eligible HOME activities, and throughout the region for eligible HOPWA and State ESG activities.

The County divides its CDBG allocation into two parts: 1) The first portion is used for affordable housing and homeless assistance activities; 2) The second portion is used for community development improvement projects. The County provides community development improvement CDBG dollars to the unincorporated areas within the County and to the Urban County participating cities for a wide variety of housing and community development activities. The dollars are allocated to the cities based on a formula that accounts for population levels, overcrowding and poverty. The cities receiving the funding manage the completion of their projects.

HOME funds typically support the HOME Consortium-wide tenant-based rental assistance programs, the HOME Consortium-wide homebuyer assistance program and HOME Consortium-wide rental housing development NOFA. ESG funds are available for use in the Urban County and are typically provided through a competitive NOFA process. HOPWA funds are available for use in the entire region and are typically provided through a competitive request for proposals process.

HCDS administers the ESG program within the San Diego Urban County, which includes the unincorporated area of the County and the cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach. ESG funds are made available to local services providers via a Request for Proposals (RFP) process. ESG funds are not provided directly to the participating Urban County cities, but those cities are included in the ESG project service area. The public notification of the ESG RFP is posted on the HCDS website and electronically distributed to Continuum of Care homeless services providers.

SP-25 Priority Needs - 91.415, 91.215(a)(2)

Priority Needs

Table SP-25.1: Priority Needs Summary

1	Name	Affordable housing and services
	Priority Level	High
	Description	• Development of new affordable housing rental units • Preservation of existing affordable homes • Mortgage assistance to LMI first-time homebuyers. • Fair Housing testing and services.
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Victims of Domestic Violence Non-housing Community Development
	Target Area	HOME Consortium Area
	Associated Goals	• Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents. • Prevent and end homelessness through accessible housing and supportive services. • Enhance community infrastructure and facilities to provide a suitable and sustainable living environment.
	Basis for Relative Priority	Affordable housing has been identified as the highest priority based on local housing data and input from community meetings. Additionally, Fair Housing is a requirement of the CDBG program.

2	Name	Services and housing for those experiencing homelessness
	Priority Level	High
	Description	Housing assistance and support services to those experiencing homelessness
	Population	Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse Veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	Target Area	Urban County Area
	Associated Goals	- Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents. - Prevent and end homelessness through accessible housing and supportive services.
	Basis for Relative Priority	In 2019 the RTFH reported a total of 8,102 persons were experiencing homelessness during the PIT. Of those, 4,476 were unsheltered. This funding area was also identified as a top need in the community needs survey. This requires resources, such as permanent and temporary housing to assist those currently experiencing or at-risk of entering homelessness. The County will be working with the CoC, service providers, stakeholders, and other departments to facilitate the project and application process.

3	Name	Public Improvements
	Priority Level	High
	Description	- The jurisdiction requires improvements to sidewalks, streets, and accessible public facilities. - Existing infrastructure is aging and needs rehabilitation or replacement. - Additional public facilities are needed to meet the need of special populations, as well as low-income residents.
	Population	Extremely Low Low Moderate Large Families

		Families with Children Elderly Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Victims of Domestic Violence Non-housing Community Development
	Target Area	Urban County Area
	Associated Goals	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment.
	Basis for Relative Priority	This emerged as a need within the community needs survey. The County will need to invest funding towards rehabilitating the current infrastructure or building new infrastructure to meet community needs related to street improvements, sidewalk improvements, and tree planting/urban greenery.

4	Name	Housing and services for persons with HIV/AIDS
	Priority Level	High
	Description	- Fund affordable housing opportunities - Oversee HIV/AIDS collaborations countywide - Provide support services to allow people with HIV/AIDS to live in the housing of their choice in the community.
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Rural Chronic Homelessness Individuals

		Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Victims of Domestic Violence Non-housing Community Development
	Target Area	Countywide
	Associated Goals	• Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents. • Prevent and end homelessness through accessible housing and supportive services. • Provide housing and supports services for those living with HIV/AIDS.
	Basis for Relative Priority	Housing and supportive services are needed for individuals with HIV/AIDS to thrive within the community. The County will be the alternate grantee for HOPWA and administer these funds throughout the region.

Narrative (Optional)

The County partook in extensive community outreach throughout its jurisdiction by holding 10 community forums, as well as an online survey. It also consulted with numerous stakeholders including the HOME Consortium, San Diego Housing Federation, RTFH, and other internal departments.

HCDS intends to continue its collaborative efforts with County departments, non-profit and for-profit organizations, governmental agencies, state agencies, and other stakeholders to address issues within its jurisdiction and the region. These efforts will include discussions of effective policies and procedures, leveraging of resources, sharing of knowledge and expertise and potential collaborative efforts to address shared community needs.

SP-30 Influence of Market Conditions - 91.415, 91.215(b)

Table SP-30.1: Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	Housing cost burden is the most significant housing problem facing LMI households. As the economy has improved since the 2008 financial crisis, San Diego has experienced strong job growth and low unemployment. Unfortunately, these developments accompanied a surge in housing costs. LMI households have faced increased housing cost burdens, which affects their overall economic stability. With a wait of 10-12 years before qualifying households receive a Housing Choice Voucher, LMI households are at great risk of homelessness. Even with rental vouchers in-hand, LMI renters are experiencing difficulties finding affordable market rate housing or landlords willing to rent to them.
TBRA for Non-Homeless Special Needs	Vulnerable populations of all types face significant barriers to a stable housing situation. For persons living with HIV/AIDS, for example, high housing costs within San Diego County make it difficult to transition program participants from HOPWA funded housing into the private rental market without rental subsidies. This puts those living with HIV/AIDS at a higher risk of becoming homeless. There will also be an increase in the number of those needing services as those living with HIV/AIDS age, placing further strain on the already scarce resources.
New Unit Production	According to the California Department of Housing and Community Development, the County has achieved just 23 percent of its RHNA allocation since 2013 and most of that production has been targeted toward above-moderate-income households. Several factors contribute to this low level of housing production. These include high construction and labor costs, prohibitive fees and permitting processes, and constrictive zoning and building codes. There have also been insufficient public funds to fill the affordability gap by subsidizing new income-restricted housing units. As a response, the County has instituted several changes to spur development, particularly affordable housing development. Ordinances regulating impact fees and accessory dwelling units have been revised and incentives and streamlining for dense, infill, and affordable housing have been implemented.
Rehabilitation	According to the County's Housing Element, about half of the housing stock was built prior to 1980, just two years after lead-based paints were prohibited in residential properties. Rehabilitation is also important for senior populations. By 2030, 21 percent of the County's population will be 65 or older, creating a need for age- and health-appropriate housing. The County's Age Well Action Plan calls for more resources to provide housing opportunities, including remaining in their current home, for seniors.
Acquisition, including preservation	The high cost of housing and land, and the persistent need for affordable rents, lead to insufficient resources to adequately provide enough income-restricted housing. However, the County is committed to identifying affordable housing units nearing the end of their income-restricted affordability terms and leveraging resources to extend that affordability. As a result, the County is investigating several avenues through which to expand the affordable housing stock, including utilizing publicly owned properties.

SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)

Introduction

The County of San Diego anticipates receiving slightly under \$12 million in federal funding through the CDBG, HOME, ESG, and HOPWA programs. The below table details to projected use of these resources.

Table SP-35.1: Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of Consolidated Plan	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	Public Federal	- Acquisition - Admin and Planning - Economic Development - Housing - Public Improvement - Public Services	\$4,265,959	\$500,000	\$500,000	\$5,265,959	\$17,063,836	Up to 20 percent of Program Income will be allocated to CDBG administration. The remaining 80 percent will be returned to the CDBG Housing Development Fund. Exceptions: 1) the Home Repair Program will receive 80 percent of the Program Income it generates, and 2) 100 percent of participating cities' Program Income will be returned to the respective city for use on CDBG eligible activities.

HOME	Public Federal	• Acquisition • Homebuyer assistance • Homeowner rehab • Multifamily rental new construction • Multifamily rental rehab • New construction for ownership • TBRA	\$3,286,351	\$500,000	\$5,700,000	\$9,486,351	\$13,145,404	Up to 10 percent of Program Income will be allocated to HOME administration. The remaining 90 percent will be allocated to HOME Consortium activities.
ESG	Public Federal	• Conversion and rehab for transitional housing • Financial Assistance • Overnight shelter • Rapid re-housing (rental assistance) • Rental Assistance • Services • Transitional housing	\$364,738	\$0	\$0	\$364,738	\$1,458,952	Refer to the Uses of Funds. ESG activities to be funded through Notices of Funding Availability are prioritized for consideration as follows: 1. Emergency Shelters 2. Repaid rehousing for homeless individuals and families 3. Engagement of homeless individuals and families 4. Essential services to shelter residents 5. Homelessness prevention

State ESG	Public State	• Financial assistance • Overnight shelter • Rapid re-housing (rental assistance) • Rental Assistance • Services • Transitional Housing	\$400,700	\$0	\$0	\$400,700	\$1,602,800	Refer to the Uses of Funds. ESG activities to be funded through Notices of Funding Availability are prioritized for consideration as follows: 1. Emergency Shelters 2. Repaid re-housing for homeless individuals and families 3. Engagement of homeless individuals and families 4. Essential services to shelter residents 5. Homelessness prevention
HOPWA	Public Federal	• Housing Assistance • Supportive Services • Information and Referral Services • Emergency Housing	\$4,690,917	\$0	\$1,100,000	\$5,790,917	\$18,763,668	Refer to the Uses of Funds. The City of San Diego's Consolidated Plan outlines the HOPWA activities to be funded.

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

While the CDBG program does not require matching funds, CDBG funds offer excellent opportunities to leverage private, local, state, and other federal funds to allow for the provision of public service activities. The HOME program does require a match, at least a 25 percent on funds spent for affordable housing, as does the ESG program. There must be a 100 percent match with ESG. County HCDS uses federal, State, and local funds, as well as other non-federal resource contributions to housing, to meet its matching requirements.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

As the housing crisis has worsened in California, utilizing publicly owned land for affordable housing development has become an increasingly popular policy solution. In January 2019, Governor Gavin Newsom issued an Executive Order directing State agencies to inventory and assess surplus State properties for their development potential. Unfortunately, the State owns just seven surplus properties, resulting in 25 total acres, in San Diego County (none are in the Urban County). For its part, the County regularly reviews its real estate portfolio and assesses if properties are being put to best use.

Discussion

See above discussion.

SP-40 Institutional Delivery Structure - 91.415, 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

The institutional structure includes a coalition of agencies, local governments, nonprofits, and private entities involved in carrying out a range of housing and supportive services programs. HCDS continues to play a significant role in regional housing and homeless issues and participates in intergovernmental activities that include:

- City/County Reinvestment Task Force;
- San Diego Regional Alliance for Fair Housing;
- Regional Assessment of Impediments to Fair Housing Choice;
- Joint City/County HIV Housing Committee;
- Urban County CDBG Program;
- CoC Governance Board;
- CoC General Membership;
- CoC Governance sub-committee; and
- HOME Consortium.

The allocations to the Urban County cities are awarded by formula and through an application process. Annually, each Urban County city submits CDBG applications for projects it wishes to fund during the next fiscal year. The application provides enough detail to determine if the project is eligible for CDBG funding. HCDS staff evaluates the projects for eligibility and the eligible projects are submitted to the County Board of Supervisors for approval. After approval, subrecipient agreements are executed with the Urban County cities. The Urban County cities are responsible for administering and carrying out the projects in conformance with all CDBG regulations and the subrecipient agreements. HCDS also administers HOME funding on behalf of the HOME Consortium jurisdictions.

Some of these funds are retained by HCDS to administer its own programs, while the remaining funds are awarded to subrecipients, other County departments, developers, nonprofits and contractors. Funds are distributed via annual applications, requests for qualifications/proposals, and notices of funding availability. As outlined in the County's Citizen Participation Plan, HCDS commences the annual award process by notifying the public and other stakeholders and by holding several community meetings in various locations. This process is culminated with a publicly noticed public hearing before the Board of Supervisors.

ESG funding priorities are established through consultation with the CoC. The grants are awarded through a competitive application process, with awards requiring a 100 percent match from subrecipients. HCDS staff evaluates project eligibility for funding. Once approved, implementation agreements are executed.

Table SP-40.1: Institutional Delivery Structure

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
County of San Diego, Housing and Community Development Services	Government Agency	CDBG Administrator Home Administrator ESG Administrator HOPWA Administrator	Unincorporated Area HOME Consortium Urban County
City of Carlsbad	Local Government	HOME Consortium	City of Carlsbad
City of Coronado	Local Government	Urban County Member	City of Coronado
City of Del Mar	Local Government	Urban County Member	City of Del Mar
City of Encinitas	Local Government	HOME Consortium	City of Encinitas
City of Imperial Beach	Local Government	Urban County Member	City of Imperial Beach
City of La Mesa	Local Government	HOME Consortium	City of La Mesa
City of Lemon Grove	Local Government	Urban County Member	City of Lemon Grove
City of Poway	Local Government	Urban County Member	City of Poway
City of San Marcos	Local Government	HOME Consortium	City of San Marcos
City of Santee	Local Government	HOME Consortium	City of Santee
City of Vista	Local Government	HOME Consortium	City of Vista
Regional Task Force on the Homeless	CoC	CoC	Region

Assess of Strengths and Gaps in the Institutional Delivery System

Strengths

- A portion of CDBG funds are available to nonprofits to carry out needed projects in their communities.
- Stakeholders and the public are involved in the CDBG application process.
- The public is given the opportunity, through a series of public meetings, to receive information about the CDBG, HOME and ESG programs, eligible projects and activities, as well as how non-profit organizations may apply for CDBG funds.
- County departments, subrecipients, non-profits, developers, etc. often leverage their awards with their other funding sources.
- Subrecipients awarded CDBG funds attend an annual training to learn about program requirements and receive tools needed to administer their projects.
- Developers, nonprofits and other potential subrecipients are provided technical assistance regarding their proposed projects.

Gaps

- Land use, zoning, permitting, environmental, and other project development issues that slow progress of construction projects, increase project costs, or result in project termination.
- Complexity of program regulations that discourage potential applicants.

- Grantee/subrecipient staff time constraints.
- Limited resources available to smaller non-profits, which can constrain administrative capacity.
- Public and stakeholder apathy

Availability of services targeted to homeless persons and persons with HIV and mainstream service

Table SP-40.2: Homeless Prevention Services Summary

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Counseling/Advocacy	X	X	X
Legal Assistance	X	X	
Mortgage Assistance	X		X
Rental Assistance	X	X	X
Utilities Assistance	X	X	X
Street Outreach Services			
Law Enforcement	X	X	
Mobile Clinics	X	X	X
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X	X	X
Child Care	X	X	
Education	X	X	X
Employment and Employment Training	X	X	X
Healthcare	X	X	X
HIV/AIDS	X	X	X
Life Skills	X	X	X
Mental Health Counseling	X	X	X
Transportation	X	X	X
Other			
Other			

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

Regarding homelessness, chronic homeless, and homelessness prevention, the County will continue to work with homeless service providers to access resource so they can continue to provide shelter, services, and housing to its homeless and at-risk clients. The County's Health and Human Services Agency (HHSA)

and the HCDS are integral to the region achieving its goal of reducing homelessness. These agencies administer the HOME and ESG programs and offer many healthcare services.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

The agencies providing services to special needs populations and persons experiencing homelessness throughout the County have a long history and expertise in providing these services. These include RTFH, Meals on Wheels, Salvation Army, Interfaith Shelter Network, and Legal Aid Society of San Diego. These organizations, all funded in the past by the CDBG program, together serve youth, seniors, lower-income households, homeless residents, and more.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

Exciting opportunities to fill gaps are emerging at the State level. A \$1.5 billion increase in affordable housing investment, along with the Homeless Emergency Aid Program (HEAP), has brought new funding to the housing and homelessness sectors. New financial resources and a more concerted focus on homelessness as an issue can provide local organizations more tools to address homelessness. Continuing its partnership with the CoC and its nonprofit partners, the County will work diligently to fill gaps and reduce homelessness. Through its commitment and dedication, the CoC, along with its supporting agencies, will continue to strategize and implement best practices. Ultimately, this will provide homeless individuals with a home of their own.

SP-45 Goals - 91.415, 91.215(a)(4)

Table SP-45.1: Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents	2020	2024	- Affordable Housing - Housing Services - Special Needs Housing	HOME Consortium Urban County	Affordable housing and supportive services for low-income families and individuals and special needs population	CDBG HOME	- Rental Housing Development: Approximately 100 affordable units - Homebuyers Assistance: Approximately 100 households - Homeowner Rehabilitation: 150 households - Housing Services: 10 Shared Housing clients, 1,250 social service resource referrals and 3,000 Fair Housing resource referrals - Tenant-Based Rental Assistance: Approximately 400 households
2	Prevent and end homelessness through accessible housing and supportive services	2020	2024	- Homeless Shelters - Homeless Prevention - Homeless Services	Urban County	Homeless shelter and services to assist the homeless population and those at risk of homelessness	CDBG ESG	- Homelessness Prevention and Rapid Re-housing: 500 Persons - Emergency Shelter: 2,000 Persons - Homeless Management Information System: 250,000 Client Contacts - Winter Shelter Program: 5,500 Persons/Bed Nights
3	Enhance community infrastructure and facilities to provide a suitable and sustainable	2020	2024	- Public Facilities - Infrastructure - Public Services	Urban County	New public facilities/infrastructure and rehabilitation of aging public facilities/infrastructure	CDBG	Public Improvements, Infrastructure and ADA Projects: 27 projects

	living environment					to serve growing population		
4	Provide housing and support services for those living with HIV/AIDS	2020	2024	• Special Needs Housing • Housing Services	Regional	Housing and Support for Individuals with HIV/AIDS	HOPWA	• Tenant Based Rental Assistance: 400 Households • Permanent Housing: 335 Households • Transitional/Short-Term Housing: 790 • Short Term Rent, Mortgage & Utility Assistance: 1,200 Households • Emergency Housing: 600 Persons • Supportive Services: 2,800 Persons

Goal Descriptions

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

1. **Goal Name:** Increase affordable housing opportunities across the region for low- to moderate-income and special needs residents

Goal Description: Increase the availability of affordable, supportive, and livable housing.

Objectives and Goal Outcome Indicators:

- Rental Housing Development: Approximately 100 affordable units
- Homebuyers Assistance: Approximately 100 households
- Homeowner Rehabilitation: 150 households
- Housing Services: 10 Shared Housing clients, 1,250 social service resource referrals and 3,000 Fair Housing resource referrals
- Tenant-Based Rental Assistance: Approximately 400 households

2. **Goal Name:** Prevent and end homelessness through accessible housing and supportive services

Goal Description: Assist individuals and families to gain stable housing after experiencing homelessness or a housing instability by providing appropriate housing and service solutions grounded in best practices.

Objectives and Goal Outcome Indicators:

- Rental Housing Development: Approximately 100 affordable units
- Homebuyers Assistance: Approximately 100 households
- Homeowner Rehabilitation: 150 households
- Housing Services: 10 Shared Housing clients, 1,250 social service resource referrals and 3,000 Fair Housing resource referrals
- Tenant-Based Rental Assistance: Approximately 400 households

3. **Goal Name:** Enhance community infrastructure and facilities to provide a suitable and sustainable living environment

Goal Description: Support the development of vibrant, equitable, and adaptable neighborhoods by investing in public facilities and critical infrastructure.

Objectives and Goal Outcome Indicators: Public Improvements, Infrastructure and ADA Projects: 27 projects

4. **Goal Name:** Provide housing and support services to those living with HIV/AIDS

Goal Description: Meet the needs of persons with HIV/AIDS and their families through the provision of housing, health, and support services.

Objectives and Goal Outcome Indicators:

- Tenant Based Rental Assistance: 400 Households
- Permanent Housing: 335 Households
- Transitional/Short-Term Housing: 790
- Short Term Rent, Mortgage & Utility Assistance: 1,200 Households
- Emergency Housing: 600 Persons
- Supportive Services: 2,800 Persons

SP-50 Public Housing Accessibility and Involvement - 91.415, 91.215(c)

Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)

Not applicable.

Activities to Increase Resident Involvements

As outlined in the HACSD Annual Plan, offers scholarships to public housing residents who are attending two- or four-year colleges or vocational training. Additionally, HACSD produces monthly public housing resident newsletters that publicize important information of interest to the residents, such as ROSS grant programs, activities and achievements.

HACSD employs a service coordinator to coordinate supportive services and other activities designed to help and encourage the involvement of public housing residents in attaining economic and housing self-sufficiency. The coordinator provides services to residents of the HACSD's 117 rent-restricted public housing units. Services provided, thus far, include assistance in establishing a food delivery program to the senior/disabled complex, disaster preparedness plans, vials of life to record pertinent medical information, resume' building workshops, access to career fairs, community resource guides, resources to provide low cost eyeglasses and assistance with the disability benefits application process.

As discussed in the PHA plan, public housing residents are encouraged to join the residence advisory board (RAB), which meets several times a year. RAB meeting topics included the public housing scholarship program, the public housing budget, fair housing, security deposit and homeless assistance, communication barriers for those with limited English proficiency, family self-sufficiency, the ROSS grant, efforts to end homelessness, and the new on-line application portal.

Is the public housing agency designated as troubled under 24 CFR part 902?

No.

Plan to remove the 'troubled' designation

Not applicable.

SP-55 Strategic Plan Barriers to Affordable Housing - 91.415, 91.215(h)

Barriers to Affordable Housing

As part of the Consolidated Plan process, a regional Analysis of Impediments to Fair Housing Choice (AI) was conducted for all jurisdictions in the County. HCDS is currently in a collaborative process with the San Diego Regional Alliance for Fair Housing (SDRAFFH) to develop the 2020-2024 AI. The AI is a review of barriers that prevent people from choosing their preferred housing, including an assessment of the availability of affordable, accessible housing. MA-40 of this document also addresses barriers to affordable housing. The primary barriers to affordable housing identified in the AI and MA-40 are summarized below.

Funding. The dissolution of redevelopment agencies (RDAs), diminishing HUD budgets, and insufficient State funding all make it difficult to construct enough affordable housing to meet the need for it. As mentioned previously, the State bolstered its investment in housing in 2019, but there is competition for State tax credits, grants, and gap financing and a local source of revenue has not replaced the loss of RDAs.

Development Costs. The cost of developing housing, inclusive of land, material, and labor costs, has outpaced inflation in recent years. Development fees, often referred to as impact fees, also contribute to the increased cost of development and are gaining more attention as a barrier to construction. While the County's fees are not onerous relative to other jurisdictions, and such fees are normal practice across the country, the Turner Center found that, generally, fees in California are especially high. This is due in part to Proposition 13, which caps property tax increases, and the decreased federal investment in housing. These factors compel cities to seek alternative revenue sources, like development fees, for infrastructure and parks.¹³

Zoning. Throughout the country, great attention has been paid to zoning reform. In 2019, both the City of Minneapolis and State of Oregon increased density on all residentially zoned property, in effect eliminating single-family zoning. Many bills that would have a similar impact have been proposed in California in recent years. Increasing residential density – or rather, allowing apartment buildings – in more areas can increase housing affordability by increasing the supply of smaller and thus less expensive homes.

Education and Outreach. Educational opportunities regarding fair housing available to the public are limited, but fair housing education has been identified as an effective strategy for furthering fair housing. Outreach methods should be expanded beyond traditional newspaper and website press releases. Instead, it should utilize diverse neighborhood groups and organizations.

Lending and Credit Counseling. According to the 2015-2020 AI, White applicants in the San Diego region are significantly overrepresented in the loan applicant pool, while Hispanic applicants are underrepresented. Black and Hispanic applicants are more likely to receive subprime loans, as well.

rica, October 1, 2005.

arcia, and Nathaniel Decker, "Residential Impact Fees in California," Turner Center for Housing Innovation, August 5, 2019.

Overconcentration of Housing Choice Vouchers. Geographic differences in housing costs have led to an overconcentration of housing choice vouchers in the cities of El Cajon and National City and an underutilization in other areas. The region aims to combat this overconcentration by promoting the voucher program to property managers and implementing de-concentration policies.

Housing Options for Special Needs. Housing that is accessible for special needs groups, such as seniors or persons with disabilities, is limited. Significant portions of the voucher and public housing waiting lists are disabled or seniors due to these limited options. Universal design principles in new development would allow for more accessible housing options.

Enforcement. Enforcement is a key driver for expanding access to fair housing, but enforcement activities are limited throughout the region. Instead, services tend to focus on outreach and education. A shift to enforcing fair housing could lead to more results.

Racial Segregation and Linguistic Isolation. In the region, approximately 16.3 percent of residents speak English “less than very well” and 5.6 percent live in Racially/Ethnically Concentrated Areas of Poverty. Information about fair housing is less likely to reach residents if they are linguistically isolated. Education and advocacy materials should be disseminated in languages that reflect the demographics of the area.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

The region has identified the following strategies to remove or ameliorate the barriers to affordable housing according to the 2015-2020 AI:

- Ensure ease of access to information about fair housing on websites with links between jurisdictions and contracted service provider.
- Increase knowledge of the process of reporting complaints and access/referral to government entities.
- Continue to utilize SDRAFFH to coordinate and promote outreach and education activities in the region
- Collaborate with the City-County Reinvestment Task Force to monitor lender performance and provide homebuyer education
- Coordinate with the Reinvestment Task Force to receive annual reporting from the Task Force on progress in outreach and education.
- Expand the affordable housing inventory, as funding allows.
- Promote the Housing Choice Voucher program to rental property owners.
- Increase education of Housing Choice Voucher recipients regarding choice and availability.
- Work collaboratively with local housing authorities and affordable housing providers to ensure affirmative fair marketing plans and de-concentration policies are implemented.
- Increase housing options for special needs populations.
- Encourage universal design principles in new housing developments.
- Educate city/county building, planning, and housing staff on accessibility requirements.
- Encourage inter-departmental collaboration.

- Provide press releases to local medias on outcomes of fair housing complaints and litigation.
- Support stronger and more persistent enforcement activity by fair housing service providers.
- Conduct random testing on a regular basis to identify issues, trends, and problem properties.
- Education and outreach activities need to be expanded to have a multi-media coverage, including social media such as Facebook, Twitter, and Instagram, as well as other meeting/discussion forums such as chat rooms and webinars.
- Involve neighborhood groups and other community organizations when conducting outreach and education activities.
- Include fair housing outreach as part of community events.
- Diversify and expand the housing stock to accommodate the varied housing needs of different groups.
- Promote equal access to information for all residents through updated LEP plans that reflect demographic changes to a community.
- Work collaboratively with local housing authorities and affordable housing providers to ensure affirmative fair marketing plans and de-concentration policies are implemented.

SP-60 Homelessness Strategy - 91.415, 91.215(d)

Describe how the jurisdiction's strategic plan goals contribute to:

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The County's primary homelessness program is Project One for All, an effort to provide intensive wraparound services, including mental health counseling and housing, to homeless individuals with serious mental illness. The program has three key components: countywide outreach and engagement, housing, and treatment services. To date, 1,034 homeless individuals have been housed with accompanying treatment and services.

Project One for All unifies many regional entities and assets under a single program. As the Community Information Exchange, 2-1-1 San Diego is the first line in connecting people in need with services and resources and the County's Behavioral Health Services provides well-being through prevention, treatment, and intervention at County-operated facilities throughout the region. Other contributing partners include the San Diego Housing Commission, the County's Psychiatric Emergency Response Team (PERT), and the Mental Health Contractors Association of San Diego County.

Separately, three County representatives serve on RTFH's governance board, including as a Vice-Chair, where HCDS actively engages other jurisdictions and partners around issues related to homelessness. The County also funds the Homeless Management Information System (HMIS), a key piece to the assessment of client needs and coordination of services.

Furthermore, the County supports and participates in RTFH's annual Point-in-Time (PIT) count that assesses the extent of homelessness throughout the region on a single night. In 2019, 446 County employees participated in the PIT count. Finally, HCDS provides ESG funding for street outreach activities.

Addressing the emergency and transitional housing needs of homeless persons

HCDS does not directly administer emergency or transitional housing, but it does fund the winter shelter voucher program through the CDBG and ESG programs. This funding is distributed to shelter operators both by the County itself and the Urban County jurisdictions.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again.

The County is one of four in California that automatically receives No Place Like Home (NPLH) program funding from the State. NPLH is for developing multifamily rental housing for individuals and their families

with serious mental disorder who are experiencing or at-risk of homelessness. The County is expected receive an estimated \$125 million through 2023-2024, offering an unprecedented opportunity to construct permanent supportive housing.

The Homeless Housing Assistance and Prevention Program (HHAPP) is another new funding source available to the County. Over \$10 million will be distributed to RTFH, \$9.4 million to the County, and \$21.3 million to the City of San Diego. A minimum of eight percent of funding must be used to address the needs of youth experiencing homelessness and up to five percent of funding may be used for planning and Coordinated Entry System and HMIS development. No more than seven percent of allocated funds, excluding staffing and other costs necessary to fulfill program activities, should be used to administer the program

NPLH and HHAPP augment longstanding sources of funding for permanent housing. These include HOME, CDBG, federal and State Low Income Tax Credits, and rental assistance vouchers. The County will continue administering these resources to increase the amount of housing opportunities throughout the region.

Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs

Through RTFH, the County's Health and Human Services Agency (HHSA) participates in the Youth Homeless Demonstration Program (YHDP), an innovative \$7.94 million grant from HUD to prevent and reduce youth homelessness. The grant is tailored to provide a wide range of services, including rapid re-housing, supportive services connect to permanent housing, transitional housing, host homes, and prevention and diversion.

Inspired by its successful *Live Well San Diego* initiative, which establishes a vision of supporting residents to be healthy, safe, and thriving, the County developed Age Well San Diego. Age Well unites the County, the San Diego Foundation, AARP, and numerous community partners to communities throughout San Diego better places to age across the lifespan.

Housing is a core tenant of Age Well, which adopts the following relevant goals:

1. Implement zoning ordinances and design requirements that create accessible, mixed-use villages with a variety of housing types services.
2. Implement policies and programs to prevent and overcome homelessness.
3. Institutionalize a coordinated approach to creating and financing affordable housing stock.
4. Develop comprehensive supports associated with housing for successfully aging in community.

SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

The County administers the Childhood Lead Poisoning Prevention Program (CLPPP) that seeks to eliminate childhood lead poisoning from lead-based paint (LBP) by providing nurse case management for lead-poisoned children and identifying and eliminating sources of lead exposure. Services provided include nursing, case management for children, as well as education to health care providers, communities and families.

HCDS will continue to maintain policies and procedures to increase access to housing without LBP hazards. Funding is not provided until it is determined properties are free of LBP hazards. Types of properties covered include: a) federally-owned housing being sold; b) housing receiving a federal subsidy that is associated with the property, rather than with the occupants (project-based assistance); c) public housing; d) housing occupied by a family (with a child) receiving a tenant-based subsidy (such as a voucher or certificate); e) multifamily housing for which mortgage insurance is being sought; and, f) housing receiving federal assistance for rehabilitation, reducing homelessness, and other special needs.

Types of housing not covered include: a) housing built since January 1, 1978, when lead paint was banned for residential use; b) housing exclusively for seniors or people with disabilities, unless a child under age six is expected to reside there; c) zero-bedroom dwellings, including efficiency apartments, single-room occupancy housing, dormitories or military barracks; d) property that has been found to be free of lead-based paint by a certified lead-based paint inspector; e) property where all lead-based paint has been removed; f) unoccupied housing that will remain vacant until it is demolished; g) non-residential property; h) any rehabilitation or housing improvement that does not disturb a painted surface; and, i) emergency homeless assistance, unless the assistance lasts more than 100 days, in which case the rule does apply.

These policies and procedures include a matrix outlining LBP reduction requirements by type of housing and/or amount of funding and/or type of activities being funded. These requirements may include one or more of the following activities as mandated under federal regulations:

- Provision of pamphlet
- Risk assessment
- Interim controls
- Notice to occupants
- Ongoing LBP maintenance and reevaluation
- Response to EBL child
- Visual assessment
- Paint stabilization
- LBP inspection
- Paint testing of surfaces to be disturbed
- Safe work practices in rehabilitation
- Repair disturbed paint

- Notice to occupants.

Generally, lead paint assessments are conducted on all units built prior to 1978 prior to the approval of program funding that involves acquisition and/or rehabilitation. If the risk assessment finds the presence of LBP hazards, prior to approval of funding, mitigation of those hazards must take place and then a clearance test must be performed on the properties to ensure they are free of lead hazards.

For rental assistance benefits to be provided, all units are inspected and if built prior to 1978, the inspections must include an evaluation for lead-based paint hazards. If it is determined that lead-based paint hazards may be present in units being evaluated for rental assistance, testing and/or the abatement of lead-based paint hazards must be completed prior to the approval of rental assistance.

How are the actions listed above related to the extent of lead poisoning and hazards?

The potential for LBP hazards posed by the conditions of older housing units is a concern. As reflected in the following chart, out of 211 CLPPP cases between 2013 and 2017, 28 had paint as a probable source of exposure¹⁴.

There is a significant number of housing units in the San Diego County jurisdiction that may pose LBP hazards. The housing units in the region as well as in the Urban County and HOME Consortium cities that were built before 1980 are as follows:

Table SP-65.01: Percentage of Housing Stock Built Prior to 1980

Urban County	%	HOME Consortium	%	Region	%
Coronado	72.4	Carlsbad	32.0	All County	53.5
Del Mar	75.2	Encinitas	55.7		
Imperial Beach	73.3	La Mesa	76.7		
Lemon Grove	80.4	San Marcos	30.3		
Poway	55.9	Santee	61.2		
Solana Beach	69.5	Vista	43.2		

Source: American Community Survey, 2013-2017

Additionally, CLPPP has identified zip codes within the following areas as High Risk or Very High Risk for lead exposure: Alpine, Campo, La Mesa, Lemon Grove, Spring Valley, El Cajon, Lakeside, Santee, Carlsbad, Del Mar, Encinitas, Solana Beach, Vista, Borrego Springs, Fallbrook, Pala, Poway, Ramona, San Marcos, Valley Center, Bonita, Imperial Beach, Lincoln Acres, and Coronado. However, the County is moving away from using the current data to identify High Risk areas as it is outdated.

An important method for mitigating LBP risks is modernizing the housing stock. This mean producing new affordable units that will increase access to housing without lead-based paint hazards. This is a slow process, however, so the County's HHSA leans on its CLBPP to mitigate current LBP risks.

¹⁴<https://www.sandiegocounty.gov/content/dam/sdc/hhsa/programs/phs/Epidemiology/CLPPP/SD%20CLPPP%20by%20Source.pdf>

How are the actions listed above integrated into housing policies and procedures?

The actions above are included in the following types of HCDS documents: Desk Procedures (7/2016) of the Home Repair Program; CDBG Program Guidelines (7/2011); HACSD Administrative Plan updated annually (HCV Administrative Plan and TBRA Administrative Plans), contracts, agreements, memorandums of understanding/agreement, Notices of Funding Availability, project checklists; and, HUD regulations, manuals, guidebooks and checklists.

SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

The County's has established strategic goals, policies, programs, and services that directly or indirectly assist families in poverty to improve their economic circumstances and become financially independent. A program with direct anti-poverty relevance is the County's Community Action Partnership (CAP). As a part of HHSA's Office of Strategy and Innovation, it partners with the Office of Refugee Coordination empower economically disadvantaged individuals and families to achieve the vision of *Live Well San Diego*. The program focuses on families at or below the Federal Poverty Line and work-ready refugee families who have been in the country for 60 months or less.

The County administers many other programs that help reduce and prevent poverty. These include but are not exclusive to:

- CalFresh (food stamps)
- CalWORKs
- Cash Assistance Program for Immigrants
- Child Welfare Services
- First 5 Commission of San Diego
- Medi-Cal
- Veterans Services

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan?

Each of the programs and resources listed above complements the resources offered by HCDS, and as addressed previously, HCDS collaborated with many County Departments, service providers, and stakeholders to develop this Consolidated Plan. Every entity strives to empower lower-income residents so they can achieve stability and financial independence. HCDS has developed its Consolidated Plan strategic goals in conjunction, conformance, and in coordination with the County's mission, goals and initiatives.

SP-80 Monitoring - 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

HCDS's Compliance and Monitoring team conducts a yearly risk assessment prior to the commencement of the upcoming fiscal year. The risk assessment process begins with a review of factors such as a contractor or subrecipient being new to federal programs, turnover in key staff positions, past compliance or performance problems, undertaking multiple federally funded activities for the first time and not submitting timely reports.

HCDS develops a monitoring plan as a result of the risk assessment process, which includes a combination of desk and on-site monitoring. Federal programs monitored include CDBG, HOME, HOPWA, ESG, in addition to local programs such as Density Bonus. HCDS ensures long term compliance with program requirements by providing monitoring result letters to the contractors and subrecipients. Corrective action measures are implemented with proof of satisfactory completion necessary to close out the annual monitoring process. These actions are undertaken to ensure overall compliance during the affordability period and/or are undertaken to ensure compliance during the contract term

First Program Year
Fiscal Year 2020-21
Annual Plan

First Program Year (2020-21) Annual Plan Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c) (1,2)

Introduction:

This Annual Plan represents Fiscal Year (FY) 2020-21 for the County Consortium. The County's Consortium includes the Urban County (composed of the unincorporated area and the Community Development Block Grant Program participating cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach) and the HOME Consortium participating cities of Carlsbad, Encinitas, La Mesa, San Marcos, Santee and Vista. Additional information is provided on the attached Annual Plan.

HCDS is a recipient of federal CDBG, HOME and ESG funding. HOPWA funding is awarded to the largest jurisdiction within the County (in this case, the City of San Diego). The City of San Diego has designated the County as an Alternate Grantee to administer the HOPWA Program for the region. HCDS also administers the State ESG Program on behalf of the State. The sections of the Annual Plan that detail the proposed use of HOME funds cover the HOME Consortium. The sections of the Annual Plan that detail the proposed use of CDBG and ESG funds cover the Urban County. The County's FY 2020-21 CDBG, HOME, ESG, State ESG and HOPWA entitlements total \$13,008,665, as follows:

CDBG	\$4,265,959
HOME	\$3,286,351
ESG	\$364,738
State ESG	\$400,700
HOPWA	\$4,690,917

Within each entitlement funding source, allocation priorities are as follows:

CDBG Fiscal Year 2020-21 Allocation Priorities	
Participating Cities	\$504,377
Unincorporated Area	\$2,386,186
Urban County-Community Development Projects - Subtotal	\$2,890,563
Housing Projects	\$541,231
Planning Projects	\$134,165
Administration	\$700,000
Total	\$4,265,959

HOME Fiscal Year 2020-21 Allocation Priorities	
HOME Consortium Down Payment and Closing Costs Assistance	\$1,157,716

Emancipated Foster Youth Tenant-Based Rental Assistance Program	\$400,000
Family Reunification Tenant-Based Rental Assistance Program	\$800,000
Persons Experiencing Homelessness Tenant-Based Rental Assistance Program	\$100,000
Housing Development Program	\$500,000
Administration	\$328,635
Total	\$3,286,351

ESG Fiscal Year 2020-21 Allocation Priorities	
ESG Program Activities	\$337,383
Administration	\$27,355
Total	\$364,738

State ESG Fiscal Year 2020-21 Allocation Priorities	
ESG Program Activities	\$389,424
Administration	\$11,276
Total	\$400,700

HOPWA Fiscal Year 2020-21 Allocation Priorities	
HOPWA Program Activities	\$4,550,190
Administration	\$140,727
Total	\$4,690,917

Anticipated resources:

Pro-gram	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan	Narrative Description
			Annual Allocation	Program Income	Prior Year Resources	Total		
CDBG	Public - federal	- Acquisition - Admin and Planning - Economic Development - Housing - Public Improvement - Public Services	\$4,265,959	\$500,000	\$500,000	\$5,265,959	\$17,063,836	Up to 20 percent of Program Income will be allocated to CDBG Administration. The remaining 80 percent will be returned to the CDBG Housing Development Fund. Exceptions: 1) the Home Repair Program will receive 80 percent of the Program Income it generates, and 2) 100 percent of participating cities' Program Income will be returned to the respective city for use on CDBG eligible activities.
HOME	Public - federal	- Acquisition - Homebuyer assistance - Homeowner rehab - Multifamily rental new construction - Multifamily rental rehab - New construction for ownership - TBRA	\$3,286,351	\$500,000	\$5,700,000	\$9,486,351	\$13,145,404	Up to 10 percent of Program Income will be allocated to HOME administration. The remaining 90 percent will be allocated to HOME Consortium activities.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan	Narrative Description
			Annual Allocation	Program Income	Prior Year Resources	Total		
ESG	Public - federal	- Conversion and rehab for transitional housing - Financial Assistance - Overnight shelter - Rapid re-housing (rental assistance) - Rental Assistance - Services - Transitional housing	\$364,738	\$0	\$0	\$364,738	\$1,458,952	Refer to the Uses of Funds. ESG activities to be funded through Notices of Funding Availability are prioritized for consideration as follows: 1. Emergency Shelters; 2. Rapid re-housing for homeless individuals and families; 3. Engagement of homeless individuals and families; 4. Essential services to shelter residents; - and, 5. Homelessness prevention.
State ESG	Public – federal	- Financial Assistance - Overnight shelter - Rapid re-housing (rental assistance) - Rental Assistance - Services - Transitional housing	\$400,700	\$0	\$0	\$400,700	\$1,602,800	Refer to the Uses of Funds. ESG activities to be funded through Notices of Funding Availability are prioritized for consideration as follows: 1. Emergency Shelters; 2. Rapid re-housing for homeless individuals and families; 3. Engagement of homeless individuals and families; 4. Essential services to shelter residents; - and, 5. Homelessness prevention.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan	Narrative Description
			Annual Allocation	Program Income	Prior Year Resources	Total		
HOPWA	Public - federal	- Housing Assistance - Supportive Services - Information and Referral Services - Emergency Housing	\$4,690,917	\$0	\$1,100,000	\$5,790,917	\$18,763,668	Refer to the Uses of Funds. The City of San Diego's Consolidated Plan outlines the HOPWA activities to be funded.

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied:

In addition to HUD entitlement funds, resources include the following:

Federal Programs:

Rental Assistance Program (Section 8): The Section 8 Rental Assistance Program provides rent subsidy payments for very-low income households in privately-owned rental housing units.

HUD Veterans Affairs Supportive Housing (HUD-VASH): The Housing Authority of the County of San Diego (HACSD) administers federal housing vouchers from the HUD Veterans Affairs Supportive Housing (VASH) Program in order to house homeless veterans in the HACSD's jurisdiction. The HUD-VASH program provides rent subsidy payments for homeless veteran households in privately-owned rental housing units.

Low-Income Housing Tax Credits (LIHTC): Federal and state tax credits are used by developers of multi-family housing who reserve a portion of each development for moderate, low- and very-low income households at affordable rents. Over the years, several non-profit organizations, assisted by the County through HUD Program funds, have received LIHTC funds. The 4 percent and 9 percent LIHTC is one of the principal sources of funding for the construction and rehabilitation of affordable rental homes.

Capital Fund: This is a grant program for housing authorities that own or operate public housing units. The grant is based on a physical needs assessment of the agency's public housing. Funds are available for use on non-routine needed repairs and replacement of physical systems, improvements to meet HUD modernization, energy conservation, or to achieve the long-term viability of the public housing units.

State Programs:

Mortgage Credit Certificate (MCC) Program: The MCC tax credit is a federal tax credit that can reduce

potential federal income tax liability, creating additional net spendable income which borrowers may use toward their monthly mortgage payments.

California Department of Housing and Community Development (State HCD): State HCD administers several programs that provide funds that can be combined with other federal and local funds to support affordable housing.

State ESG Program: Continuing program to be administered by HCDS in 2020. Funds in the amount of \$450,000 are estimated to be made available to be spent on ESG eligible activities in the CoC Service Area. This funding is a combination of State ESG (funds made available by the State of California) and HUD State ESG funds (funds made available by HUD to the State of California).

CalHome Program: These funds supplement the County's HOME funds and are disbursed in conjunction with the County's Down Payment and Closing Costs Assistance Program. New CalHome funds were not made available from the State in FY 2018-19 and it has not been determined if new funds will be available in the future. Funds received from the repayment of previous CalHome loans are held in a reuse account and used to fund future CalHome loans.

California Emergency Solutions and Housing (CESH) Program: The CESH Program provides funds for a variety of activities to assist persons experiencing or at risk of homelessness as authorized by SB 850. State HCD administers the CESH Program with funding received from the Building Homes and Jobs Act Trust Fund (SB 2). The County anticipates implementing the CESH Program locally in Fiscal Year 2020.

No Place Like Home (NPLH) Program: The NPLH Program dedicates up to \$2 billion in bond proceeds to invest in the development of permanent supportive housing for persons who are in need of mental health services and are experiencing homelessness, chronic homelessness, or who are at risk of chronic homelessness. The bonds are repaid by funding from the Mental Health Services Act (MHSA). The County anticipates receiving up to \$128 million over the next four years. It is anticipated that over 500 units will be created under the NPLH Program.

Local Programs:

County Density Bonus Programs: To encourage the development of housing affordable to lower income households and special needs households, Planning & Development Services (PDS) provides development incentives such as density bonuses and expedited permit processing for affordable housing developments. Specifically, Housing Element Implementing Programs, 3.1.5 (Second Units), 3.1.6 (Mobile and Manufactured Homes), 3.2.1 (Density Bonus Incentives), and 3.3.4 (Development Standards for Housing for Seniors and Persons with Disabilities), promote suitable and affordable housing development. Furthermore, the Zoning Ordinance specifically describes the Density Bonus Program and the incentives available for affordable housing in Section 6350. The expedition of permit processing for Lower Income Housing Developments is also encouraged through Board Policy A-68.

Innovative Housing Trust Fund (IHTF): The IHTF is a local investment of \$50 million (two infusions of \$25 million each) to be used to increase the region's inventory of affordable housing for low-income residents and provide options for people experiencing homelessness. HHSA issued a Notice of Funding Availability (NOFA) seeking applications that would leverage other funding resources to facilitate the construction, acquisition, rehabilitation and/or loan repayment of affordable multi-family rental housing for extremely low, very low, and low-income households. To date, 10 developments have been conditionally awarded \$25 million in IHTF funds and are expected to support the creation of over 750 units. The second infusion of \$25 million is anticipated to create over 500 new affordable housing units.

Surplus Property: The San Diego County Board of Supervisors has directed staff to review the County's potentially excess property to determine appropriateness for the development of affordable housing. Staff has identified eleven properties as potentially excess to the County's foreseeable needs, for evaluation of affordable housing. Of these 11 properties, three are currently four in predevelopment stages of affordable housing.

Private Resources/Financing Programs:

Conventional Lending Industry: Banks participate in providing conventional loans to support development of affordable rental units. Banks are also active in providing first-time homebuyer assistance in conjunction with state and federal programs.

HOME-25 percent Match Requirement:

HCDS uses State CalHome funds and other state and local resource contributions to housing pursuant to the HOME matching requirements at 24 CFR 92.220.

ESG-100 percent Match Requirement:

Expected match resources include: Revenue from ESG selected provider (estimated at \$337,383).

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan:

The County's Department of Parks and Recreation administers over 51,000 acres of publicly owned parkland and more than 360 miles of trails that are used to provide educational, recreational, and personal enrichment services and opportunities to low-income families, seniors and special needs populations. The San Diego County Fire Authority oversees the operation of 41 fire stations that are vital to ensuring optimal fire-fighting capabilities to vast back-country areas, much of which is publicly owned and not subject to development. Over the past four years, the Fire Authority has completed fifteen fire station construction projects that improve the fire agencies' ability to provide emergency services. The County library system is comprised of 33 libraries, two mobile libraries, as well as four Library-to-Go kiosks. Many of these libraries are situated on publicly owned properties. The County libraries provide educational opportunities, health and fitness opportunities, "Cool Zones" for seniors and others during the hot

months, book delivery services for home-bound seniors, as well as many social enrichment activities for low-income families, seniors and special needs groups. HHSA operates numerous resource offices and other facilities that provide services to low-income persons and families, seniors and special needs populations.

Discussion:

The County of San Diego uses numerous resources to leverage federal entitlement funds through state and local programs, private resources, and public facilities and properties.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3) &(e)

Goals summary information:

Goal Name	Start Year	End Year	Category	Geo-graphic Area	Needs Addressed	Funding	Goal Outcome Indicator
Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents	2020	2024	Affordable Housing Non-Homeless Special Needs	Consortium Area	Affordable Housing and Services	CDBG HOME	Decent Housing and Suitable Living Environment Rental Housing Development: Approximately 100 affordable units Homebuyers Assistance: Approximately 100 households Homeowner Rehabilitation: 150 households Housing Services: 10 Shared Housing clients, 1,250 social service resource referrals and 3,000 Fair Housing resource referrals Tenant-Based Rental Assistance: Approximately 400 households
Enhance community infrastructure and facilities to provide a suitable and sustainable living environment	2020	2024	Non-Housing Community Development	Urban County Area	Public Improvements	CDBG	Suitable Living Environment Public Improvements, Infrastructure and ADA Projects: 27 projects
Prevent and end homelessness through accessible housing and supportive services	2020	2024	Homeless	Urban County Area	Homeless Shelters and Services	CDBG ESG	Suitable Living Environment Homelessness Prevention and Rapid Rehousing: 500 Persons Emergency Shelter: 2,000 Persons Homeless Management Information System: 250,000 Client Contacts Winter Shelter Program: 5,500 Persons/Bed Nights
Provide housing and supports services for those living with HIV/AIDS	2020	2024	Special Needs Housing Housing Services	Regional	Housing and Support for Individuals with HIV/AIDS	HOPWA	Decent Housing and Suitable Living Environment Tenant Based Rental Assistance: 400 Households Permanent Housing: 335 Households Transitional/Short-Term Housing: 790 Short Term Rent, Mortgage & Utility Assistance: 1,200 Households Emergency Housing: 600 Persons Supportive Services: 2,800 Persons

Table 6 – Goals Summary

Goal descriptions:

1	Goal Name	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Goal Description	In FY 2020-21, funds are being set aside for affordable housing and supportive services for low-income families and individuals and special needs populations
2	Goal Name	Prevent and end homelessness through accessible housing and supportive services
	Goal Description	In FY 2020-21, funds are being directed to a homeless shelter and services to assist the homeless population and those at risk of homelessness
3	Goal Name	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Goal Description	Public improvement projects supported in FY 2020-21 include new public facilities/infrastructure and rehabilitation of aging public facilities/infrastructure to serve growing a population
4	Goal Name	Provide housing and support services for those living with HIV/AIDS
	Goal Description	In FY 2020-21, funds are being directed to special needs housing and associated housing services for persons living with HIV/AIDS and their families

Projects

AP-35 Projects - 91.420, 91.220(d)

Introduction:

The County's Consolidated Plan covers the period of July 1, 2020 through June 30, 2025. The FY 2020-24 Annual Plan is the first annual plan during the current Consolidated Plan period. As outlined in the Participation section of this Consolidated Plan, County HCDS took several actions in order to maximize citizen participation in the development of the FY 2020-21 Annual Plan.

Recommended FY 2020-21 projects are listed on the following table.

#	Project Name
1	2020-21 Lamar Park- ADA Fitness Path Connection and Lighting
2	2020-21 Ramona – D Street Sidewalk
3	2020-21 Spring Valley – Birch Street Sidewalks
4	2020-21 Lakeside – Lakeshore Drive at Channel Road Sidewalk
5	2020-21 Fallbrook – West Alvarado Street Sidewalk Improvements
6	2020-21 Fallbrook – Ammunition Road – Missing Sidewalk
7	2020-21 Fallbrook – West Aviation Road - Sidewalk
8	2020-21 CDBG Planning and Administration
9	2020-21 Urban County - Live Well San Diego - Home Repair Program
10	2020-21 Regional - Fair Housing Program
11	2020-21 Housing Development Fund
12	2020-21 City of Coronado – Emergency Backup Generator
13	2020-21 City of Imperial Beach – ADA Pedestrian Ramps
14	2020-21 City of Lemon Grove – Street Improvements and ADA Ramps
15	2020-21 City of Poway - 211 San Diego
16	2020-21 City of Poway - North County Bridge to Housing Network Shelter Program
17	2020-21 City of Poway - ADA Barrier Removal Project at Lake Poway
18	2020-21 City of Poway - HomeShare Community Connections Program
19	2020-21 City of Solana Beach – ADA Curb Ramps
20	2020-21 Regional - Community Revitalization Committees
21	2020-21 Regional – Safe Housing Coordinator
22	2020-21 Regional – City/County Reinvestment Task Force
23	2020-21 Regional – San Diego County HMIS System
24	2020-21 Borrego Springs – Senior Center
25	2020-21 Fallbrook – North County Boys and Girls Club ADA Ramp
26	2020-21 Ramona – Food and Clothes Closet – Solar Panels
27	2020-21 Regional - Court Appointed Special Advocate (CASA) Program
28	HOME - San Diego County Consortium Downpayment and Closing Costs Program

#	Project Name
29	HOME - Program Administration
30	HOME - Housing Development Fund
31	HOME - Emancipated Foster Youth Tenant Based Rental, Security and Utility Deposit Assistance Program
32	HOME - Family Reunification Tenant Based Rental, Security and Utility Deposit Assistance Program
33	HOME - Persons Experiencing Homelessness Tenant Based Rental Assistance Program
34	FY 2020-21 ESG Program
35	FY 2020-21 HOPWA Program

Table 7 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs:

CDBG funds are used to develop viable communities by providing safe and affordable housing, suitable living environments, and expanded economic opportunities.

As discussed previously, in order to develop recommendations, proposals were solicited from CDBG participating cities, residents, community groups, and County departments. CDBG cities also carried out their own public notice and participation processes and forwarded proposals for eligibility confirmation and approval. Eligible requests were referred to County departments for feasibility, cost estimates and, if appropriate, submission of department applications. Proposal review occurred in accordance with HUD requirements and Board approved policies and practices.

Recognizing that resources are limited to help the underserved, HCDS targets CDBG, HOME and ESG funds to meet gaps in service and housing. CDBG funds support public facility improvements, supportive services and housing for very-low income and special needs populations.

HOME Consortium funds are used for:

- Homebuyer Assistance.
- Acquisition, rehabilitation, or construction of affordable housing.
- Tenant-based rental assistance (TBRA).

As noted in the 2020-24 Consolidated Plan rental gaps analysis, the County has a significant unmet need in the provision of affordable rental units to extremely low-income, very low-income and special needs populations. HCDS offers HOME TBRA to help reduce those gaps.

ESG funds are used to: engage homeless on the street; improve the number and quality of shelters; operate shelters; provide essential services; rapidly re-house; and, prevent homelessness.

HCDS consults with the RTFH serving as the CoC in establishing ESG program prioritization and use, performance standards, evaluating outcomes and developing policies and procedures for the Homeless Management Information System (HMIS). ESG funds support projects within or serving the Urban County

and are made available via a Notices of Funding Availability (NOFA) process. NOFA solicitation includes placement on the HCDS website and distribution to CoC providers. The obstacles facing the homeless population closely mirror obstacles to obtaining affordable housing in the San Diego region, yet in many ways the need is greater. The 2019 Point-in-Time count found 8,102 homeless persons with 4,476 unsheltered and 3,626 sheltered. There was a 10 percent decrease in the number of unsheltered homeless and a one percent increase in persons staying in shelters from 2018 to 2019.

HOPWA funds are used to assist persons with HIV/AIDS and their families through the following activities: housing, supportive services, housing information services, technical assistance, and administrative expenses. HCDS consults with stakeholders in determining HOPWA allocation priorities. HCDS will be administering the HOPWA program as the Alternate Grantee of the City of San Diego, the current HOPWA grantee.

State ESG funds are used to provide funding for persons experiencing homelessness or at risk of homelessness through the following activities: Emergency Shelter, Rapid Rehousing Assistance and the Homeless Management Information System (HMIS).

Project Summary

AP-38 Project Summary

Project summary information:

1	Project Name	2020-21 Lamar Park – ADA Fitness Path Connection and Lighting
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$142,000
	Description	The completion of an ADA path through the entire perimeter of Lamar Park and the provision of shade areas.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 9,290 persons and families, of which 60.23% are low to moderate income, will be served by this activity.
	Location Description	3180 Bancroft Dr. Spring Valley, 91977
2	Planned Activities	Funds requested for the addition of an ADA pathway that will provide access to the entire Lamar Park perimeter and the provision of shade areas that are necessary when summer temperatures soar and tree shade is valued as an ideal micro-climate. This project supplements funding to previously approved activity, IDIS 3177.
	Project Name	2020-21 Ramona – D Street Sidewalks
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$290,000
	Description	Funds requested for the design and construction of street sidewalk and ADA ramps.
	Target Date	6/30/2021

	Estimate the number and type of families that will benefit from the proposed activities	This project will benefit approximately 3,630 individuals and families, of which 59.78% are low to moderate income.
	Location Description	North Side of D Street from 11h Street to 12th Street, Ramona, CA
	Planned Activities	Funds requested for the design and construction of 520 feet of concrete sidewalk and two ADA compliant pedestrian ramps in the north side of D Street from 11 th Street to 12 th Street in Ramona. This project supplements funding to previously approved activity, IDIS 3178.
3	Project Name	2020-21 Spring Valley – Birch Street Sidewalks
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$225,000
	Description	The design and construction of approximately 275 feet of concrete sidewalk on the north side of Birch Street leading up to Sweetwater Lane.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	This project will provide ADA compliant ramps and drainage improvements that will benefit approximately 7,940 individuals and families, of which 5,400 are low to moderate income, living in the Spring Valley community.
	Location Description	9024 Birch Street, Spring Valley, CA 91977
	Planned Activities	Funds requested for the design and construction of approximately 275 feet of concrete sidewalk on the north side of Birch Street leading up to Sweetwater Lane. The project includes construction of two ADA compliant pedestrian ramps and minor drainage improvements. This project supplements funding to previously approved activity, IDIS 3180.
4	Project Name	2020-21 Lakeside – Lakeshore Drive at Channel Road Sidewalk Improvements
	Target Area	Urban County Area

	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$364,000
	Description	Design and construct concrete sidewalk on the north side of Lakeshore Drive from Channel Road to Laurel Street in Lakeside.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	This project will benefit approximately 9,190 individuals and families, of which 5,080 are low to moderate income, living in the Lakeside community.
	Location Description	12325-12367 Lakeshore Drive, Lakeside, CA 92040
	Planned Activities	Funds requested will be used to design and construct a concrete sidewalk on the north side of Lakeshore Drive from Channel Road to Laurel Street in Lakeside. This project supplements funding to previously approved activity, IDIS 3181.
5	Project Name	2020-21 Fallbrook – West Alvarado Road Sidewalk Improvements
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$285,000
	Description	Funds requested for the design and construction of approximately 450 feet of sidewalk.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	This project will benefit approximately 7,905 individuals and families, of which 5,580 are low to moderate income, living in the Fallbrook community.
	Location Description	229 to 111 West Alvarado Street, Fallbrook, CA 92028

	Planned Activities	Funds requested for the design and construction of approximately 450 feet of sidewalk. Construction will be for curb, gutter, sidewalk and pedestrian ramps. This project supplements funding to previously approved activity, IDIS 3184.
6	Project Name	2020-21 Fallbrook – Ammunition Road – Missing Sidewalk
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$240,000
	Description	Funds requested for the completion of the design and construction of approximately 230 feet of sidewalk and ADA compliant pedestrian ramps.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	This project will benefit approximately 7,735 individuals and families, of which 6,250 are low to moderate income, living in the Fallbrook community.
	Location Description	410-420 Ammunition Road, Fallbrook, CA 92028
	Planned Activities	Funds requested for the completion of the design and construction of approximately 230 feet of sidewalk and ADA compliant pedestrian ramps. This project supplements funding to previously approved activity, IDIS 3185.
7	Project Name	2020-21 Fallbrook – West Aviation Road Sidewalk
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$355,000
	Description	Funds requested for the design and construction of approximately 600 feet of sidewalk improvements along the north side of West Aviation Road between South Mission Road and South Main Avenue.
	Target Date	6/30/2021

	Estimate the number and type of families that will benefit from the proposed activities	This project will benefit approximately 9,215 individuals and families, of which 6,730 are low to moderate income, living in the Fallbrook community.
	Location Description	27 West Aviation Road to 945 South Main Avenue, Fallbrook, CA 92028
	Planned Activities	Funds requested for the design and construction of approximately 600 feet of sidewalk improvements along the north side of West Aviation Road between South Mission Road and South Main Avenue. Improvements include construction of curb, gutter, sidewalk and pedestrian ramps. This project supplements funding to previously approved activity, IDIS 3186.
8	Project Name	2020-21 CDBG Planning and Administration
	Target Area	Urban County Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	CDBG: \$700,000
	Description	To support coordination with participating cities, program planning and management, regulatory compliance monitoring, and other administrative activities associated with the operation of the Urban County CDBG program.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Program funds support administrative costs.
	Location Description	Program staff is located at 3989 Ruffin Road, San Diego.
	Planned Activities	To support coordination with participating cities, program planning and management, regulatory compliance monitoring, and other administrative activities associated with the operation of the Urban County CDBG program.
9	Project Name	2020-21 Urban County - Live Well San Diego - Home Repair Program
	Target Area	Urban County Area

	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	CDBG: \$326,090
	Description	Continued funding to support a County-administered program that provides home repair loans and grants for critical health and safety improvements, ADA and accessibility improvements, including improvements that support aging in place and other necessary rehabilitation to the residences of low-income homeowners and mobile home owners living in the Urban County. This program supports independent living for the elderly/disabled.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 30 households will be provided rehabilitation assistance.
	Location Description	Homes must be located within the Urban County.
	Planned Activities	Continued funding for a County administered program that provides home repair loans or grants to low-income homeowners, including mobile homeowners, in the Urban County.
10	Project Name	2020-21 Regional - Fair Housing Program
	Target Area	Urban County Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	CDBG: \$100,835
	Description	HUD required fair housing program for CDBG entitlement jurisdiction. The Urban County Fair Housing Program has historically been administered and operated through a contract with a fair housing provider.
	Target Date	6/30/2021

	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 600 individuals will be assisted.
	Location Description	Fair housing services support the CDBG Urban County, including fair housing testing.
	Planned Activities	HUD requires CDBG entitlement jurisdictions to have a fair housing program. The Urban County Fair Housing Program has for many years been administered and operated through contracts with fair housing providers. The current contract is with Legal Aid Society of San Diego. The program includes: 1) fair housing education; 2) maintenance of a fair housing website; 3) dissemination of news articles/releases; 4) outreach through brochures and participation in regional fair housing activities/events; 5) fair housing testing; and, 6) maintenance of a fair housing complaint/referral hotline.
11	Project Name	2020-21 Housing Development Fund
	Target Area	Urban County Area
	Goals Supported	Housing & Services-Affordable, Livable, Supportive
	Needs Addressed	Affordable Housing and Services
	Funding	CDBG: \$13,471
	Description	Funding for affordable housing construction, acquisition, rehabilitation, housing site improvements, pre-development costs and other housing related activities.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Affordable housing construction, acquisition, rehabilitation, housing site improvements, pre-development costs and other CDBG eligible activities.
	Location Description	Locations to be determined once a project is identified.
	Planned Activities	To support the development of affordable housing for lower-income and special needs persons, such as acquisition, rehabilitation, housing site improvements, pre-development costs and other CDBG eligible activities. Funding will be added to the CDBG Housing Development fund from projects which are cancelled, realize cost savings, from reimbursements of advances or when program income is received.

12	Project Name	2020-21 City of Coronado – Emergency Backup Generator
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$75,652
	Description	Purchase and installation of backup generator for the Spreckels Center to benefit senior activities
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	According to the 2010-14 American Community Survey (ACS), 4,136 residents (or 17% of Coronado's population) are 65 years or older. 31% of residents aged 65 and over (1,282 residents of 4,136) have a sensory, physical, cognitive, self-care, go outside home or employment disability.
	Location Description	640 Orange Avenue, Coronado, CA 92118
	Planned Activities	Purchase and installation of backup generator for the Spreckels Center to benefit senior activities.
13	Project Name	2020-21 City of Imperial Beach – ADA Pedestrian Ramps
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$113,398
	Description	Design and construction of up to thirty-three ADA compliant curb ramps on two City of Imperial Beach streets.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Based on the most recent data provided by HUD, the City of Imperial Beach has an estimated 4,915 disabled persons.
	Location Description	Various addresses within Grove and Iris Ave., Imperial Beach, CA 91932
	Planned Activities	Design and construction of up to thirty-three ADA compliant curb ramps on two City of Imperial Beach streets.

14	Project Name	2020-21 City of Lemon Grove – Street Improvements and ADA Ramps
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public facilities and Infrastructure
	Funding	CDBG: \$105,980
	Description	Design and construction of three street rehabilitation projects: 1. Crane Street (Golden Avenue to cul-de-sac), 2. Golden Avenue (Acacia Street to Kempf Street) and ADA pedestrian curb ramps city-wide.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	This project will benefit 21,940 individuals and families, of which 11,870 are low to moderate income, in the City of Lemon Grove.
	Location Description	Crane Street (Golden Avenue to cul-de-sac) and Golden Avenue (Acacia Street to Kempf Street).
15	Project Name	2020-21 City of Poway - 211 San Diego
	Target Area	Urban County Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	CDBG: \$17,523
	Description	Funds requested to support social service case management and referrals to affordable housing for low-income Poway residents.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 700 residents of the City of Poway who are currently or at risk of being homeless and other caller identified needs.
	Location Description	City of Poway

	Planned Activities	2-1-1 San Diego offers over 6,000 community, health, disaster services, community connections and referrals in more than 200 languages via the phone and internet. CDBG funds will be used exclusively for those callers who identify themselves as residents of the City of Poway.
16	Project Name	2020-21 City of Poway - North County Bridge to Housing Network Shelter Program
	Target Area	Urban County Area
	Goals Supported	Prevent and end homelessness through accessible housing and supportive services
	Needs Addressed	Homeless Shelters and Services
	Funding	CDBG: \$20,835
	Description	The North County Bridge to Housing Network Shelter Program provides a comprehensive shelter system which serves approximately 1,000 homeless individuals and families in the San Diego North County region.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 1,000 homeless individuals and families in San Diego North County region will be served.
	Location Description	San Diego-North County Region
17	Planned Activities	Approximately 1,000 homeless individuals and their families will be provided services that include sheltering, case management, behavioral health assessments, meals, substance use detox services, and access to social service assistance.
	Project Name	2020-21 City of Poway - ADA Barrier Removal Project at Lake Poway
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$106,226
	Description	Funds requested for accessibility improvements to path of travel, accessible parking stall construction, including striping and asphalt work, and construction of accessible picnic areas at Lake Poway Park.
	Target Date	6/30/2021

	Estimate the number and type of families that will benefit from the proposed activities	All residents of the City of Poway will be served, specifically those with accessibility needs.
	Location Description	Lake Poway, 14644 Lake Poway Road, Poway, CA 92064
	Planned Activities	Funds requested for accessibility improvements to path of travel, accessible parking stall construction, including striping and asphalt work, and construction of accessible picnic areas at Lake Poway Park.
18	Project Name	2020-21 City of Poway - HomeShare Community Connections Program
	Target Area	Urban County Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	CDBG: \$16,835
	Description	Funds requested to provide in-person resource and referral navigation services to no/low income City of Poway senior and disabled persons.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 100 individuals will receive social service referrals/assistance and two new shared housing matches will be provided to the community and identifying five new providers and five new home seekers.
	Location Description	Program services are provided at 13325 Civic Center Dr. in the City of Poway
	Planned Activities	Funds requested to provide in-person resource and referral navigation services to no/low income City of Poway senior and disabled persons. In addition, the program will provide affordable housing options, access to in-person care coordination and transportation services. The HomeShare component of the program is a roommate matching service where homeowners share their home with participants seeking alternative affordable housing options through affordable rents or service exchange.
19	Project Name	2020-21 City of Solana Beach – ADA Curb Ramps
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment

	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$47,928
	Description	Funds requested to construct ADA pedestrian curb ramps to meet ADA standards at ten street intersections.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	The target populations are residents and visitors with disabilities in the City of Solana Beach using public street sidewalks.
	Location Description	Ten separate locations: 1. San Mario Santa Petra NW/SW; 2. Santa Victoria Santa Luisa NW/NE/SW/SE; 3. Santa Victoria Santa Rufina NW/NE/SW/SE; 4. Santa Victoria Santa Helena (509) NE; 5. Lomas Santa Fe Dr Solana Hills Dr SW; 6. Lomas Santa Fe Dr Highland Dr NW; 7. Lomas Santa Fe Dr Rios Ave SW; 8. South Sierra Ave Linda Mar NW/NE; 9. 503 South Sierra Ave mid-block crossing east side; 10. Stevens Ave Stevens Ave West NW
	Planned Activities	Funds requested to construct ADA pedestrian curb ramps to meet ADA standards at eight street intersections.
20	Project Name	2020-21 Regional - Community Revitalization Committees
	Target Area	Urban County Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	CDBG: \$10,835
	Description	Funding for the coordination and administration of community revitalization committees in Alpine, Borrego Springs, Fallbrook, Lakeside, Ramona, Spring Valley, Valley Center and the "Back Country" and Rural Northeast areas.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Regional benefit to those persons living in a County Neighborhood Revitalization Area(s).

	Location Description	Alpine, Borrego Springs, Fallbrook, Lakeside, Ramona, Spring Valley, Valley Center and the “Back Country” and Rural Northeast areas.
	Planned Activities	Funding for the coordination and administration of community revitalization committees in Alpine, Borrego Springs, Lakeside, Ramona, Spring Valley, Valley Center, and the “Back Country” and Rural Northeast areas. Committees in these areas are focused on community-based efforts that improve the life and economic conditions in these communities.
21	Project Name	2020-21 Regional – Safe Housing Coordinator
	Target Area	Urban County Area
	Goals Supported	Prevent and end homelessness through accessible housing and supportive services
	Needs Addressed	Homeless Shelters and Services to assist the homeless population and those at risk of homelessness
	Funding	CDBG: \$51,000
	Description	Funding is requested to support staffing to seek funding opportunities for development preservation of affordable housing for special-needs populations served by the County Health and Human Services Agency (HHSA), Public Safety Group, Housing and Community Development Services, and Housing Authority of the County of San Diego. These funds support the preparation of the annual regional multi-agency HUD Continuum of Care grant application. Continuum of Care funds assist homeless persons and families. Since 2001, the Safe Housing Coordinator position has been supported with CDBG, HHSA, and Public Safety funds.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Program funds support administrative costs.
	Location Description	Program staff is located at 3989 Ruffin Road, San Diego.

	Planned Activities	Funding is requested to support staffing to seek funding opportunities for development preservation of affordable housing for special-needs populations served by the County Health and Human Services Agency (HHSA), Public Safety Group, Housing and Community Development Services, and Housing Authority of the County of San Diego. These funds support the preparation of the annual regional multi-agency HUD Continuum of Care grant application. Continuum of Care funds assist homeless persons and families. Since 2001, the Safe Housing Coordinator position has been supported with CDBG, HHSA, and Public Safety funds.
22	Project Name	2020-21 Regional – City/County Reinvestment Task Force
	Target Area	Urban County Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	CDBG: \$72,330
	Description	Funding for staff costs associated with directing, planning and implementing the Reinvestment Task Force.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Program funds support planning activities and staffing costs.
	Location Description	Program staff is located at 1122 Broadway, San Diego.
23	Planned Activities	Funds are requested for the continuation of County CDBG funding for staff costs associated with directing and implementing the Reinvestment Task Force, a joint agency established by the City and County of San Diego to monitor, encourage, and develop strategies for lending in lower-income communities, in compliance with the federal Community Reinvestment Act. The Reinvestment Task Force monitors banking policies and practices in the region and formulates, in partnership with the community and lenders, specific reinvestment strategies.
	Project Name	2020-21 Regional – San Diego County HMIS System
	Target Area	Urban County Area
	Goals Supported	Prevent and end homelessness through accessible housing and supportive services

	Needs Addressed	Homeless Shelters and Services
	Funding	CDBG: \$100,835
	Description	The San Diego County Regional Task Force on the Homeless (RTFH) develops policies and programs to improve conditions for the homeless. The RTFH also collects and provides updated information on the homeless population and offers technical assistance to organizations and local jurisdictions regarding the needs of the homeless population. The RTFH relies on financial support from a variety of public and private agencies. Funds are requested to support a portion of RTFH Homeless Management Information System (HMIS) staff costs associated with training and technical support services.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 55,000 clients will be in the HMIS database.
	Location Description	Program services are administered at 4699 Murphy Canyon Road, San Diego.
	Planned Activities	Funds are requested to support a portion of RTFH Homeless Management Information System (HMIS) staff costs associated with training and technical support services.
24	Project Name	2020-21 Borrego Springs – Senior Center – Meals Program
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$30,835
	Description	Funds requested to supplement the cost of a senior meal program.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 78 seniors will receive prepared meals three to five times per week.

	Location Description	Program services are provided at 580, Circle J Drive at Cahuilla, Borrego Springs, CA 92004
	Planned Activities	Funds requested to provide high quality nutritional assistance to the senior citizens of Borrego Springs and the surrounding area. The Borrego Springs Senior Center provides meals three days a week and homebound meals five days a week, delivered by volunteers.
25	Project Name	2020-21 Fallbrook – Boys and Girls Club of North County – ADA Ramp
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$190,108
	Description	Funding for the design and construction of an ADA ramp at the Boys and Girls Club of North County facility. This project will increase access by individuals with disabilities by creating a new, accessible entrance into the program facility.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 2,000 youths and their families, who live in a primarily low to moderate income community, will be served by the Boys and Girls Club of North County.
	Location Description	445 E. Ivy Street, Fallbrook, CA 92028
	Planned Activities	Funding for the design and construction of a new ADA ramp at the Boys and Girls Club of North County facility. CDBG funds will be used to complete this project and make the facility more accessible to the youth and families in the community.
26	Project Name	2020-21 Ramona – Food and Clothes Closet – Solar Panels
	Target Area	Urban County Area
	Goals Supported	Enhance community infrastructure and facilities to provide a suitable and sustainable living environment
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$163,408

	Description	Funding for the installation of a solar system to reduce the utilities cost for the Ramona Food and Clothes Closet operations. This project will enable more financial assistance to be provided to the community in the form of food, clothes and other emergency aid.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 7,000 individuals will be assisted with food and nutrition services in the community of Ramona.
	Location Description	773 Main Street, Ramona, CA 92065
	Planned Activities	Funding for the installation of a solar system to reduce the utilities cost for the Ramona Food and Clothes Closet operations. This project will enable more financial assistance to be provided to the community in the form of food, clothes and other emergency aid.
27	Project Name	2020-21 Court Appointed Special Advocate (CASA) Program
	Target Area	Urban County Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	CDBG: \$100,835
	Description	Funds requested to provide funding for program costs associated with providing CASA volunteers to advocate for approximately 50 abused and neglected foster youth who reside in the unincorporated areas of San Diego County.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 50 abused and neglected foster youth who reside in the unincorporated areas of San Diego County will be assisted.
	Location Description	Program services are provided at 2851 Meadow Lark Drive, San Diego, CA 92123

	Planned Activities	Funds requested to provide funding for program costs associated with providing CASA volunteers to advocate for approximately 50 abused and neglected foster youth who reside in the unincorporated areas of San Diego County.
28	Project Name	HOME - San Diego County Consortium Downpayment and Closing Costs Program
	Target Area	Consortium Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Supportive Services
	Funding	HOME: \$1,157,716
	Description	The HOME Consortium Homebuyer Downpayment and Closing Cost Assistance (DCCA) Program offers low interest deferred payment loans of HOME funds or a combination of HOME and CalHome Funds (when available), at up to 17% of the home purchase price, for low-income first-time homebuyers. The total gross annual income of the household must not exceed 80% of the San Diego County Area Median Income (AMI) as most recently published by the U.S. Department of Housing and Urban Development. Eligible homes must be located in the HOME Consortium Area. The loan funds may be used to assist with down payment and closing costs on the purchase of a new or re-sale home. The San Diego Housing Commission administers the program on behalf of the San Diego HOME Consortium. It is estimated that approximately 20 homebuyer closings will take place in FY 2020-21. Therefore, it is recommended that \$1,157,716 be allocated to this project.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that up to 20 low to moderate income households will be assisted.
	Location Description	Home purchases must be located in an unincorporated area of San Diego County or within the cities of Carlsbad, Encinitas, La Mesa, San Marcos, Santee, Vista, Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway or Solana Beach.

	Planned Activities	The HOME Consortium Homebuyer Downpayment and Closing Cost Assistance (DCCA) Program offers low interest deferred payment loans of HOME funds or a combination of HOME and CalHome Funds (when available), at up to 17% of the home purchase price, for low-income first-time homebuyers. The total gross annual income of the household must not exceed 80% of the San Diego County Area Median Income (AMI) as most recently published by the U.S. Department of Housing and Urban Development. Eligible homes must be located in the HOME Consortium Area. The loan funds may be used to assist with down payment and closing costs on the purchase of a new or re-sale home. The San Diego Housing Commission administers the program on behalf of the San Diego HOME Consortium. It is estimated that approximately 20 homebuyer closings will take place in FY 2020-21. Therefore, it is recommended that \$1,200,000 be allocated to this project.
29	Project Name	HOME - Program Administration
	Target Area	Consortium Area
	Goals Supported	Housing & Services-Affordable, Livable, Supportive
	Needs Addressed	Affordable Housing and Services
	Funding	HOME: \$328,635
	Description	The recommended funding provides for the management and administration of the HOME Consortium Program. HOME management/administrative expenses are limited to 10 percent of the HOME entitlement. The HOME Consortium includes the CDBG Urban County (unincorporated area, cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach); and, the HOME Consortium cities (Carlsbad, Encinitas, La Mesa, San Marcos, Santee and Vista).
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Program staff is located at 3989 Ruffin Road, San Diego.
	Planned Activities	Administration of the HOME Consortium Program
30	Project Name	HOME - Housing Development Fund
	Target Area	Consortium Area

	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Services
	Funding	HOME: \$500,000
	Description	Affordable housing development, including predevelopment, housing site improvements and other activities.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that funding will be provided for the construction or rehabilitation of 20 new affordable housing units.
	Location Description	Housing development funds may be used to support affordable housing development within the HOME Consortium.
	Planned Activities	Continued funding for affordable housing development, including predevelopment, housing site improvements, and other activities to encourage affordable housing for lower-income persons and families. The County Housing and Community Development Services (HCDS) awards funds during the year via a Notice of Funding Availability (NOFA) process. Proposals to develop, expand or supplement housing for lower-income persons/families, including special needs populations, will be funded. For FY 2020-21 funds, HCDS expects to fund affordable housing development proposals received through the NOFA process.
31	Project Name	HOME - Emancipated Foster Youth Tenant Based Rental, Security and Utility Deposit Assistance Program
	Target Area	Consortium Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Services
	Funding	HOME: \$400,000

	Description	The Emancipated Foster Youth Tenant-Based Rental Assistance (TBRA) Program is a transitional housing program, operated as a collaborative effort of the County Health and Human Services Agency, Housing Authority of the County of San Diego, and County Housing and Community Development Services. The program provides rental subsidy assistance, security and utility deposit assistance and non-mandatory case management services for up to 24 months to foster youth between the ages of 18 through 24 who are experiencing difficulty in accessing independent housing. Candidates 18 through 23 years of age may be admitted to the program and receive assistance until one of two events occurs - they receive 24 months of assistance or they reach their 25th birthday. HOME funding supports the rental assistance component of the program. HOME has funded the Emancipated Foster Youth TBRA Program since 2002. Continued funding will assist approximately 40 beneficiaries in FY 2020-21.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated approximately 40 youth will be served annually.
	Location Description	TBRA assistance is provided within the HOME Consortium.
	Planned Activities	The Emancipated Foster Youth Tenant-Based Rental Assistance (TBRA) Program, is a transitional housing program, operated as a collaborative effort of the County Health and Human Services Agency, Housing Authority of the County of San Diego, and County Housing and Community Development Services. The program provides rental subsidy assistance, security and utility deposit assistance and non-mandatory case management services for up to 24 months to foster youth between the ages of 18 through 24 who are experiencing difficulty in accessing independent housing. Candidates 18 through 23 years of age may be admitted to the program and receive assistance until one of two events occurs - they receive 24 months of assistance or they reach their 25th birthday. HOME funding supports the rental assistance and security and utility deposit components of the program. HOME has funded the Emancipated Foster Youth TBRA Program since 2002. Continued funding will assist approximately 40 beneficiaries in FY 2020-21.

32	Project Name	HOME - Family Reunification Tenant Based Rental, Security and Utility Deposit Assistance Program
	Target Area	Consortium Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Services
	Funding	HOME: \$800,000
	Description	The Family Reunification Tenant-Based Rental Assistance (SAT TBRA) Program provides rental assistance and security and utility deposit assistance to families participating in SAT. The program is operated as a collaborative effort of the County Health and Human Services Agency, the Housing Authority of the County of San Diego, and the County Housing and Community Development Services. It has been an integral component of the Juvenile Dependency Court's Recovery Project. Eligible participants must have an active Juvenile Dependency Court case and at least three months of documented sobriety. In addition, to be eligible, the lack of adequate housing must be documented to be a significant barrier to the return of the children to the family. Non-mandatory case management services and treatment supervision are provided as program support. HOME funding has been approved for this TBRA program since 2004. It is estimated that with continued funding, approximately 40 families will be assisted in FY 2020-21.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that approximately 40 families will be served.
	Location Description	TBRA assistance, utility and security deposit assistance is provided within the HOME Consortium.

	Planned Activities	The Family Reunification Tenant-Based Rental Assistance (SAT TBRA) Program provides rental assistance and security and utility deposit assistance to families participating in SAT. The program is operated as a collaborative effort of the County Health and Human Services Agency, the Housing Authority of the County of San Diego, and the County Housing and Community Development Services. It has been an integral component of the Juvenile Dependency Court's Recovery Project. Eligible participants must have an active Juvenile Dependency Court case and at least three months of documented sobriety. In addition, to be eligible, the lack of adequate housing must be documented to be a significant barrier to the return of the children to the family. Non-mandatory case management services and treatment supervision are provided as program support. HOME funding has been approved for this TBRA program since 2004. It is estimated that with continued funding, approximately 40 families will be assisted in FY 2020-21.
33	Project Name	HOME - Persons Experiencing Homelessness Tenant Based Rental Assistance Program
	Target Area	Consortium Area
	Goals Supported	Increase affordable housing opportunities across the region for low-to moderate-income and special needs residents
	Needs Addressed	Affordable Housing and Services
	Funding	HOME: \$100,000
	Description	Funding for a tenant-based rental assistance program for persons experiencing homelessness.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Funding will assist approximately 50 beneficiaries in FY 2020-21.
	Location Description	San Diego County Region

	Planned Activities	The Persons Experiencing Homelessness Tenant-Based Rental Assistance (TBRA) Program is a transitional housing program, operated as a collaborative effort of the County Health and Human Services Agency, Housing Authority of the County of San Diego, and County Housing and Community Development Services. The program provides rental subsidy assistance for up to 24 months to persons experiencing homelessness and who are experiencing difficulty in accessing independent housing. Candidates who are experiencing homelessness may be admitted to the program and receive assistance until one of two events occurs - they receive 24 months of assistance or they obtain another form of permanent housing. HOME funding will support the rental assistance component of the program. HOME has funded similar TBRA Programs since 2002. Funding will assist approximately 50 beneficiaries in FY 2020-21.
34	Project Name	FY 2020-21 ESG Program
	Target Area	Urban County Area
	Goals Supported	Prevent and end homelessness through accessible housing and supportive services
	Needs Addressed	Homeless Shelters and Services
	Funding	ESG: \$364,738
	Description	2020-21 ESG funds will be used to engage homeless individuals and families living on the street; improve the number and quality of emergency shelters for homeless individuals and families; help operate these shelters; provide essential services to shelter residents; rapidly re-house homeless individuals and families; prevent families and individuals from becoming homeless and for program administration and data collection through HMIS.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 400 homeless or at-risk of homelessness persons will be served with ESG funds.
	Location Description	ESG activities are located within or serve the Urban County.

	Planned Activities	2020-21 ESG funds will be used to engage homeless individuals and families living on the street; improve the number and quality of emergency shelters for homeless individuals and families; help operate these shelters; provide essential services to shelter residents; rapidly re-house homeless individuals and families; prevent families and individuals from becoming homeless and for program administration and data collection through HMIS.
35	Project Name	FY 2020-21 HOPWA Program
	Target Area	San Diego County
	Goals Supported	Provide housing and support services for those living with HIV/AIDS
	Needs Addressed	Special needs housing and services
	Funding	HOPWA: \$4,690,917
	Description	2020-21 HOPWA funds will be used to provide housing and support services for Individuals with HIV/AIDS as well as program administration.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 1,225 individuals with HIV/AIDS will be served with HOPWA funds.
	Location Description	HOPWA activities are located within or serve San Diego County.
	Planned Activities	2020-21 HOPWA funds will be used to provide tenant based rental assistance, permanent housing, transitional-short term housing, short term mortgage and utility assistance, emergency housing and supportive services. Additionally, HOPWA funds will also be used to fund grantee program administration costs.

Geographic Distribution

AP-50 Geographic Distribution - 91.420, 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed:

Not applicable. The County has not designated specific geographic areas within its jurisdiction to target or direct assistance. Entitlement funds are available throughout the Urban County for eligible CDBG and ESG activities, throughout the Consortium for eligible HOME activities and throughout the region for eligible HOPWA and State ESG activities.

Geographic Distribution

Target Area	Percentage of Funds
N/A	N/A

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically:

Not applicable.

Discussion: Please see the discussion above.

Affordable Housing

AP-55 Affordable Housing - 91.420, 91.220(g)

Introduction:

The County employs a comprehensive strategy to promote affordable housing for a variety of households. Households assisted through County programs include homeless, non-homeless and special needs households. The County also funds specialized programs that focus on homeless families that provide short, medium-term rental or overnight shelter assistance. These programs are discussed further in AP-65. A detailed discussion of how HUD entitlements will be used to support affordable housing needs is provided in AP-20, with the number of households to be assisted itemized by program activity.

Discussion

As referenced above, the County of San Diego remains committed to improving the availability of affordable housing options in the region. In addition to its HUD entitlement programs, the County is committing up to \$50 million in local funds to fund the Innovative Housing Trust Fund (IHTF). The IHTF will be used to increase the region's inventory of affordable housing for low-income residents and provide options for people experiencing homelessness. The County also is actively exploring excess property to determine appropriateness for the development of affordable housing.

One Year Goals for the Number of Households to be Supported (only includes HUD funded, not local or State)	
Homeless	50
Non-Homeless	80
Special-Needs	80
Total	210

Table 5 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported (only includes HUD funded, not local or State)	
Rental Assistance	130
The Production of New Units	20
Rehab of Existing Units	40
Acquisition of Existing Units	20
Total	210

Table 6 - One Year Goals for Affordable Housing by Support Type

Public Housing

AP-60 Public Housing - 91.420, 91.220(h)

Introduction:

The HACSD owns and administers four public housing rental complexes located in the City of Chula Vista, totaling 121 units, which include four units (one for each complex) set aside for managers. These units are available to low-income families, senior citizens, and/or disabled persons:

- *Dorothy Street Manor (22 family units located in Chula Vista)*
- *L Street Manor (16 family units located in Chula Vista)*
- *Melrose Manor Apartments (24 family units located in Chula Vista)*
- *Towncentre Manor (59 senior units located in Chula Vista)*

Actions planned during the next year to address the needs to public housing:

HACSD expects to receive approximately \$250,000 in Capital Funds in FY 2020-21 for the modernization and operation of the four public housing developments in the City of Chula Vista. HACSD plans to utilize the funds for common area floor covering replacement at Towncentre Manor and hardscape/parking lot improvements at Dorothy Street Manor.

Actions to encourage public housing residents to become more involved in management and participate in homeownership:

In 2002, the HACSD established a Public Housing Resident Advisory Board (RAB) for the four public housing developments. The RAB meets twice a year to discuss HACSD program issues and recommendations, as well as public housing capital plans. The RAB is comprised of public housing and Section 8 Housing Choice Voucher Program participants. In addition to the RAB meetings, a special capital plan meeting open to all public housing residents is held once a year. The HACSD currently has two tenant commissioners (appointed on April 30, 2019), who are participants of the Section 8 Housing Choice Voucher Program. The two tenant commissioners each serve two-year terms on the HACSD Board of Commissioners.

Since 2003, the HACSD has been awarded several Resident Opportunities and Self- Sufficiency (ROSS) grants providing families, seniors and persons with disabilities with employment, education and support services that foster dignity, promote independent living, coordinate life skills workshops, improve financial literacy, encourage education, training and self-sufficiency. The last ROSS grant was awarded in August 2012. The 3-year grant funded a service coordinator staff who organized supportive services and other activities designed to help public housing residents attain economic and housing self-sufficiency, including the potential for homeownership. The program provided supportive services to families residing in the four public housing developments. Program services included individual case management meetings, referrals to local resources and educational planning. The HACSD does not currently have a ROSS grant but continues to look for opportunities to provide services to the residents.

The HACSD did not offer scholarships to public housing residents this past year.

The Consortium's First-Time Homebuyer Program is available to qualified residents of public housing and other low-income residents. HOME funds that are used for this program are intended to provide homeownership assistance for such residents, tenants and families. The homebuyer education component of the program helps assisted families to attain and maintain homeownership.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance:

Not applicable.

Discussion:

Please see discussion above.

Homeless and Other Special Needs Activities

AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)

Introduction:

The County has consistently served as a key regional leader with the Regional Task Force on the Homeless (RTFH), serving on the CoC Board. Three of the 31 occupied seats are filled by County representatives. States, local governments, private non-profit organizations, and other eligible applicants compete for HUD grant funds through a national selection process. Eligible activities include leasing of facilities to serve the homeless, operating costs, supportive services, planning and coordinated entry. Certain activities require local matching funds. Grants are competitive and applications must meet strict HUD requirements. In the 2019 HUD NOFA funding cycle, the RTFH received \$21 million, this includes funding for three new projects. Awards funded 46 programs including one planning grant.

Describe the jurisdiction's one-year goals and actions for reducing and ending homelessness including reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs:

County of San Diego Health and Human Services Agency (HHS) provides a broad range of health and social services, promoting wellness, self-sufficiency, and a better quality of life for all individuals and families in San Diego County, especially the most vulnerable populations such as those experiencing homelessness. HHS integrates health and social services through a unified service-delivery system. This system is evidence based with services delivered in a trauma informed and outcome-driven fashion.

HHS's integrated approach addresses the whole person, taking into account the individual's needs in all areas of life and providing the applicable services. These integrated programs include: Psychiatric Emergency Response Teams (PERT) to provide mental health supports to unsheltered homeless on the streets; enhanced mental health treatment programs through outpatient clinics, Assertive Community Treatment (ACT) and Strength Based Case Management (SBCM) Services; rental assistance and landlord incentives to provide permanent housing subsidies to those experiencing homelessness; and acquisition and rehabilitation of affordable housing to ensure the development of new permanent resources.

The County will continue its work with the RTFH to create regional, collaborative approaches to connect the most acute homeless residents with the housing and services that fit their individual needs through the implementation of a Coordinated Entry System (CES).

The RTFH Governance Board acts on behalf of the CoC and represents relevant stakeholders, including multiple County representatives. The Board is responsible for regional planning, performance monitoring, fundraising and establishing policies. Current RTFH strategic objectives include: work collaboratively with all cities throughout the San Diego region to coordinate efforts, prioritize funding and address needs including: reduce entries into homelessness through prevention and diversion resources; increase the percentage of people who move into stable permanent housing; shorten the time between assessment and placement into permanent housing; and reduce re-entries and returns to homelessness.

Addressing the emergency shelter and transitional housing needs of homeless persons:

HCDS funds the hotel voucher program and provides funding for emergency shelters and homelessness prevention and rapid rehousing programs.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again:

The County participates in the regional Coordinated Entry System (CES). The CES streamlines access to permanent housing in an effective manner by prioritizing the most vulnerable individuals and families. HCDS serves on the Governance Board. In addition, HCDS plays a key role in Project One for All (POFA), a County effort to house seriously mentally ill persons experiencing homelessness. POFA is a partnership between Behavioral Health Services, HCDS, local non-profits, Cities, Police Department Homeless Outreach Teams and other stakeholders.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs:

Viable employment opportunities are central to the prevention of homelessness. Local agencies, governments and higher education institutions coordinated training and employment services, including services for the general homeless, veterans, youth and disabled. Various one-stop centers offer free training and job placement. Many agencies provided job assistance to the homeless through coordinated case management.

Housing Authorities played a pivotal role assisting with housing challenges by providing rental assistance, first-time homebuyer programs and housing rehabilitation. Section 8 Programs and special-needs TBRA Programs linked individuals and families to various supportive programs and resources. Numerous pamphlets and information sheets were distributed to individuals and agencies that serve the homeless. This assisted in the prevention of homelessness by providing reliable resources for securing housing opportunities.

Efforts to develop comprehensive policies and plans for discharge from public systems of care are being pursued strategically and include:

Foster Care

The Foster Care System discharge planning protocol included the following:

- A Transitional Independent Living Plan (TILP) is developed for each youth at the age of 16 and is updated, at minimum, bi-annually.
- Assessment of needs is completed using the Child and Adolescent Needs and Strengths (CANS) assessment, at minimum, bi-annually.
- Convening of Child and Family Team (CFT) meetings to discuss needs, services, and supports with the youth and their support network.
- Review of reports about the youth's dependency case, including family and placement histories and the whereabouts of any siblings who are in the juvenile court;
- Anticipated termination date of court jurisdiction;
- Assessment of health care plans (if not already covered by Medi-Cal);
- Preparation of a legal document portfolio: Social Security card, birth certificate, driver's license and/or DMV I.D. card, copies of parent(s) death certificate(s), and proof of citizenship/residence status;
- Creation of a housing plan including referral to transitional housing or assistance in securing other housing;
- Employment or other financial support plans, and;
- Educational/vocational plans including financial aid, where appropriate.
- Provide referrals to services and supports which help youth to remove barrier to self-sufficiency (e.g. mental health, substance use, work readiness, etc.)

The Department of Social Services, Independent Living Program Policy Unit, Child and Youth Permanency Branch protocol contains the process identified by the State. When appropriate, youth exit foster care with assistance. Independent living skills and subsidized housing programs assist transition-age youth.

Health Care

HHSA's Integrative Services Division was created to establish connections and seamless approaches between and among all the County's departments and the community to address homelessness throughout the region. Integrative Services works across health, public safety and homeless service systems to establish integrated housing and service delivery structures, through community partnerships and linking the various components of the County system to empower individuals and families to economically thrive, become healthy, and housed.

HHSA's Integrative Services Division works closely with healthcare partners to weave health and solutions to homelessness together for a comprehensive person-centered approach. The Whole Person Wellness project provides intensive wrap-around care coordination and assists people in accessing services and housing for individuals who are high utilizers of public systems and homeless. This project works closely

with the Medi-Cal Managed Care Plans and hospitals, to reduce the number of emergency department admissions and inpatient hospitalizations of high utilizers who are experiencing homelessness.

Behavioral Health

Behavioral Health Services (BHS) are funded through the Mental Health Services Act (MHSA) which has provisions to serve homeless persons with serious mental illness who may have a co-occurring disorder. Treatment and an array of supportive housing services are provided in Full-Service Partnerships/Assertive Community Treatment (FSP/ACT) programs, strength-based case management programs and outpatient mental health clinics. Supportive housing includes; short term, transitional and permanent supported housing. In addition, homeless person can access multiple BHS services to include Mental Health Services, Alcohol and Drug Services, Emergency Services, Acute Care and Long-Term Care. Since April of 2016, BHS began implementation of POFA which is a homeless initiative for persons with serious mental illness. This program is a countywide initiative that provides treatment and housing supports to approximately 1,250 homeless persons with serious mental illness. Treatment services are paired with housing subsidies from different housing entities to include HCDS.

Corrections

HCDS collaborates with the San Diego Sheriff's Department (SDSD) in providing housing information in the community. SDSD has Correctional Counselors and Mental Health Clinicians who provide reentry information to inmates upon release which includes housing, medical, mental health and substance abuse treatment in the community. During the booking process when people are admitted to the detention facilities, housing questions are asked, and the data is collected. SDSD staff also encourage people to use 211 as an information source when they are in the community and link, coordinate and connect people in custody to community partners who have access to housing resources prior to release. SDSD participates in the homeless Point in Time Count to survey the inmates who are in jail.

HHSA's Integrative Services Division works closely with public safety partners in the implementation of Community Care Coordination (C3). The C3 project provides intensive care coordination and housing navigation to people who are frequently incarcerated, homeless, and have a serious mental illness. The goals of the project are to increase the number of days the population is in the community, house them, and to connect them to appropriate physical and behavioral health services to meet their needs.

Discussion:

Please refer to the above discussion and the Consolidated Plan.

Barriers to Affordable Housing

AP-75 Barriers to affordable housing - 91.420, 91.220(j)

Introduction:

As noted previously and in the Consolidated Plan, the most evident market constraints on the provision of adequate and affordable housing are land costs, construction costs, and access to financing.

Actions planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment:

The County and individual cities have little influence over market constraints but can provide incentives or assistance to overcome the impacts of market constraints. Major governmental constraints to affordable housing development include land use policies governed by the Land Use Element of each jurisdictions' General Plan; zoning and development codes; development and planning fees imposed by the County and individual cities; and, growth management policies.

The County's Housing Element was adopted by the Board of Supervisors on April 24, 2013, pursuant to State Housing Element Law. This Housing Element was written to provide long-range policy direction consistent with the General Plan Planning Horizon, combined with short-term implementation of programs for the current housing element cycle. The County's 2011 General Plan update provided for the adoption of zoning to implement the land use designations assigned by the Housing Element. The Housing Element is a dynamic document that is reviewed annually and periodically updated to respond to changing community needs. The last update to the Housing Element took place in April 2017.

The County's Housing Element contains an inventory of vacant residential sites in the unincorporated area, along with the property's assigned density and zoning. The Housing Element shows that there is adequate housing capacity to meet the unincorporated County's share of the Regional Housing Needs Allocation (RHNA).

As part of the update to the General Plan, new direction in land use policies adds flexibility to existing regulations. The flexibility applies to projects located in "Village" areas, where developers strive to achieve maximum yield. The Housing Element supports density bonus programs, as well as mechanisms to promote the production of housing for lower-income, moderate-income and special-needs populations, which includes alternative affordable housing options, such as the development of farm worker housing, second dwelling units, manufactured or mobile homes, shared housing and employee workforce housing.

Housing Element Goals include the following:

- Housing Development and Variety of Housing, Tenancy Types and Prices.
- Neighborhoods that Respect Local Character.
- Housing Affordability for all Economic Segments.
- Affordable Housing Preservation.
- (Limit) Governmental Constraints.
- Delivery of Housing Services.

Another barrier to affordable housing is the high median area purchase price for housing in the San Diego County region. Annually HUD releases sale price limits establishing a purchase price limit for affordable housing assisted with HOME funds. On March 21, 2019, HUD released an adjusted sales price limit of \$466,000 for 2019/2020. In compliance with HOME regulations, on August 23, 2019, County HCDS obtained approval from HUD to use a higher adjusted median area purchase price limit of \$574,750 for detached units in San Diego County.

This approved request will allow HCDS to assist persons participating in the San Diego County Consortium Downpayment/Closing Costs Assistance program to purchase a home at a price which is more in standard with recent housing sales, as determined by a recent market analysis conducted by HCDS.

Discussion:

The County will continue to collaborate with non-profit organizations in the development of affordable housing. In order to achieve this objective, County Housing Element policies have been recommended to make financial resources available to non-profit entities. The 2013-20 Housing Element can be obtained from the County's Department of Planning and Development Services' website at <http://www.co.san-diego.ca.us/pds/generalplan.html>.

In 2015, the County updated its expedited permitting policy (A-68) to encourage affordable housing development by providing expedited permitting for eligible developments that provide housing units that are affordable to those earning 80 percent or below the Area Median Income. In early 2019, the County took additional steps to increase the supply of affordable housing by implementing planning and land use updates that streamline the permitting process and increase incentives for the development of affordable housing. This includes expanding the existing density bonus program to developments that reserve units for lower income households regardless of a request for additional density and an update to accessory dwelling unit (ADU) zoning ordinance regulations which waives various permit and impact fees and streamlines permit processing with the County's Planning and Development Services Department.

To improve access to financing for affordable housing developments, the County has taken an innovative approach. The old way of receiving and spending federal money has now been coupled with increased State and Local funds. Two relatively new funding sources are the State's No Place Like Home (NPLH) funds and the County's own Innovative Housing Trust Fund (IHTF). IHTF and NPLH funds place affordability restrictions on units in the region with relatively small development costs. Project readiness is of most importance. This is efficient for the County, since we are joining forces with developers that may be close

to finalizing their financing structure and just need a small amount of funding to meet their total costs. On top of these new opportunities to develop more affordable units, the County's current inventory of excess properties were accessed for possible use as affordable units. This dynamic multifaceted approach allows the County to leverage funds, partner with private entities and make fiscally sound choices when working on affordable housing developments.

Other Actions

AP-85 Other Actions - 91.420, 91.220(k)

Introduction:

This section discusses HCDS's efforts in addressing underserved needs, expanding and preserving affordable housing, reducing lead-based paint hazards and developing institutional structure for delivering housing and community development activities.

Actions planned to address obstacles to meeting underserved needs:

CDBG funds have been primarily used to address public facility deficiencies in lower-income neighborhoods and for services related to housing and homelessness support/prevention. Proposals for community improvements are received from citizens, community-based organizations and County departments. The highest priority proposals are recommended for inclusion in the Annual Plan. The County facilitates community revitalization meetings on a regular basis to discuss community needs and problem-solve their resolutions. In addition, HCDS's annual community meeting and interactive presentations offer residents the opportunity to submit requests for public improvements to be funded through the CDBG program. The main obstacle to meeting all the identified community needs is limited funding. Given the funding challenge, HCDS plans to continue the above actions in order to best address underserved needs. CDBG funds will continue to support the County's vision of *Live Well San Diego*.

Actions planned to foster and maintain affordable housing:

In addition to funding rental housing and homeownership programs, HCDS funds various housing programs that are designed to maintain low-income families, seniors and disabled persons in their homes. CDBG and HOME funds are the primary source of funds for these program activities. The Urban County Home Repair Program provides low interest deferred loans and grants to low-income homeowners and mobile homeowners for comprehensive home repairs related to the health and safety of the homeowner. This program helps to maintain and upgrade the housing stock. HCDS will continue its efforts to upgrade and preserve existing affordable housing stock through its rehabilitation and rental housing development activities. The Innovative Housing Trust Fund, excess County land, and the No Place Like Home and California Emergency Solutions Housing Programs are local and state funded programs that will also foster and maintain affordable housing for low income individuals and families, and persons experiencing or at risk of homelessness, including those with serious mental illness

Actions planned to reduce lead-based paint hazards:

HCDS continues to support lead-based paint hazard control efforts in compliance with lead-based paint reduction requirements in all housing activities covered by Sections 1012 and 1013 of the Residential Lead-Based Paint Hazard Reduction Act of 1992, as well as the Lead-Safe Housing Rule under 24 CFR Part 35. During the years since the regulations took effect, the Urban County Home Repair Program and HCDS's Affordable Housing Development Program have carried out lead assessment and reduction

practices as required. Any property built prior to 1978 must undergo lead paint testing and, if lead hazards are found, those hazards must be eliminated as a requirement for participation in the programs.

Actions planned to reduce the number of poverty-level families:

The HACSD administers a Family-Self-Sufficiency (FSS) Program for Housing Choice Voucher Program participants. Participating families sign five-year contracts of participation and work with program staff to develop employment-related goals. As the families achieve their goals, increase their incomes and pay more of their rents, the HACSD saves money by subsidizing less rent. The savings are set aside in escrow accounts for the families. If the families reach their goals, they are eligible to receive that money. Participating families receive referrals and resource information to assist them in meeting their goals. The FSS Program also offers scholarships to participants who are attending two- or four-year colleges, participating in vocational training or working toward their GEDs. In FY 2019-20, 68 families were actively participating in the FSS program. Nine families successfully met their goals in FY 2019-20 and received an average escrow payout of \$9,000.

The HACSD offers scholarships to FSS program participants who are attending two- or four-year colleges or vocational training. For school year 2019-20, 5 students received a total of \$5,000 in scholarships. It is estimated that 8 students will receive scholarships in FY 2020-21.

HCDS is committed to continuing its Urban County Home Repair Program, which assists low-income homeowners with health and safety repairs to their residences. This program provides assistance to homeowners, many living in poverty, to help enable them to remain in their homes. While this program does not directly increase incomes, it contributes additional resources necessary for stable housing, which is often critical in allowing low-income families to seek educational and employment opportunities vital in attaining economic self-sufficiency.

HCDS is committed to continuing its tenant-based rental assistance programs to assist, in partnership with Health and Human Services Agency (HHSA), foster youth who are aging out of the system and families who have developed the necessary skills and stability to reunite with their children and maintain stable households. Also, HCDS intends to continue to fund the Hotel/Motel Voucher Program, which provides temporary shelter during times of inclement weather and offers services to achieve stability and permanent housing.

Actions planned to develop institutional structure:

The institutional structure identified in the Consolidated Plan includes a coalition of various agencies of local government, non-profits and private entities involved in carrying out a range of housing and supportive services programs. HCDS continues to play a significant role in regional housing and homeless issues. HCDS participates in intergovernmental activities that include the Regional Task Force on the Homeless (RTFH), City/County Reinvestment Task Force, San Diego Regional Alliance For Fair Housing, Regional Affirmatively Furthering Fair Housing (AFFH) (formerly Assessment of Impediments to Fair Housing Choice), Joint City/County HIV Housing Committee, HIV Planning Council, Urban County CDBG

Program, RTFH Governance Board, RTFH general membership, RTFH Governance sub-committee, and HOME Consortium. HCDS will continue to work with partner agencies to address the region's issues.

Actions planned to enhance coordination between public and private housing and social service agencies:

As discussed above, HCDS participates in various intergovernmental activities that include multiple partnerships. HCDS plans to continue the coordination efforts in FY 2020-21.

Discussion:

Refer to the Consolidated Plan and the discussions above.

AP-90 Program Specific Requirements - 91.420, 91.220(l) (1,2,4)

Introduction:

Please refer to the sections below and the Consolidated Plan.

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified previously in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed (estimate)	\$500,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	\$500,000

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Plan.	Years Covered 2020-2024 80% LMI benefit

HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205:

HCDS does not use HOME funds in any other manner than described in 24 CFR Part 92.205.

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254:

The HOME Consortium homebuyer program uses the recapture option, in accordance with the requirements of 24 CFR 92.254 of the HOME Regulations.

Recapture Requirements:

If the housing does not continue to be the principal residence of the homebuyer for the duration of the period of affordability, the County HOME Consortium may recapture the entire amount of HOME assistance from the homebuyer, subject to the limitation that when the recapture requirement is triggered by a sale (voluntary or involuntary) of the property, and there are no net proceeds, or the net proceeds are insufficient to repay the HOME funds due, the Consortium can only recapture what is available from net proceeds. The net proceeds are calculated as the sales price minus superior loan repayments (other than HOME funds) and any closing costs. The property will no longer be subject to the affordability requirements after the Consortium has recaptured the HOME funds in accordance with the 24 CFR 92.254(5)(ii).

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4):

See discussion above.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b):

The following are conditions under which the HOME Consortium will refinance existing debt secured by multi-family housing that is being rehabilitated with HOME funds:

- a. Residential rehabilitation shall be the primary eligible activity for refinance consideration. The required minimum ratio between rehabilitation and refinancing is 1.05.

- b. Management practices shall be reviewed to demonstrate that disinvestments in the property have not occurred, that the long-term needs of the project can be met, and that the feasibility of serving the targeted population over an extended affordability period can be demonstrated.
- c. New investment shall be made to maintain current affordable units or to create additional affordable units.
- d. The Program statutory minimum period of affordability shall be those imposed in accordance with 24 CFR 92.252 of the HOME Regulations. The County typically imposes an extended period of affordability and program compliance period to a total of 55 years.
- e. The investment of HOME funds shall be within the geographic area of the HOME Consortium. However, HOME funds could be used outside the geographic area of the Consortium if it can be demonstrated that there is a regional benefit to residents of the Consortium.
- f. HOME funds cannot be used to refinance multi-family loans made or insured by any federal program, including the CDBG Program.

Emergency Solutions Grant (ESG)

1. Include written standards for providing ESG assistance (may include as attachment):

In cooperation with the Regional Task Force on the Homeless (RTFH), HCDS developed standard policies and procedures for evaluating eligibility for assistance under the ESG program in accordance with HUD ESG regulations. Published in October 2013 and updated in 2019, the ESG policies and procedures guide is available upon request. Also, please refer to the attached Annual Plan Supplement.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system:

The San Diego ESG entitlement area, “ESG Area”, including the County, works diligently to manage all resources in the most effective and efficient manner. Because the ESG Area coordinates efforts with the RTFH, ESG programs leverage resources of various transitional housing, emergency shelter and supportive services providers from throughout the region. Additionally, the ESG Areas and RTFH have established working relationships with County HHSA, which administers state funded public benefits; the Veterans Administration, which jointly administers VASH Vouchers with local Housing Authorities; and, many other services. Coordinated efforts include a wide variety of homeless services agencies that are members of the RTFH, public housing authorities, and County HHSA (public benefits, homeless prevention services, healthcare, outreach education and referral, social services, case management and Mental Health Services Act resources).

By coordinating with these agencies and many others, the ESG Area works to address the needs of the clients. Under HEARTH, ESG programs must participate in the coordinated assessment system as established by the local CoC. The use of a community/county-wide system will allow the ESG Area and local service providers to reduce and hopefully prevent the incidences of homelessness in the region.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations):

HCDS administers the ESG program within the Urban County. ESG funds are made available to local service providers, via a Request for Proposals (RFP) process. ESG funds are not provided to the participating cities within the Urban County, but those cities are covered as part of the ESG project service area. The public notification of the RFP is placed on the HCDS website and electronically distributed to the RTFH homeless service providers.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG:

The County does not have homeless or formerly homeless people on its Board of Supervisors. However, HCDS consults with the RTFH Board which has a formerly homeless individual as a member. Subcontractors who run shelters and the rapid re-housing program have formerly homeless individuals in their organizations who help shape policies and make decisions about services and programs that receive ESG funding.

5. Describe performance standards for evaluating ESG:

HCDS collaborates with the RTFH and other local ESG entitlement jurisdictions to continue and build upon the assessment and evaluation instruments developed by the region for the previously funded Homeless Prevention and Rapid Re-housing Program (HPRP). The RTFH, as the CoC entity, is responsible for assisting with the evaluation of ESG project performance.

HCDS monitors grant activities to ensure compliance with program requirements by conducting onsite monitoring visits and desk reviews in conformance with HUD monitoring guidelines. All ESG contracts specify reporting requirements. Quarterly and Annual Progress Reports that include project accomplishments, expenditures, anticipated goals and accomplishments, activities underway, information on families assisted and project outcomes are reviewed to ensure programs are producing effective measurable results and to ensure compliance with program regulations. In addition, HCDS provides ongoing technical assistance throughout the year.

Discussion:

Please refer to the Consolidated Plan and the sections above.

Program Fiscal Year 2020-21

Annual Plan Supplement

Year 1

Recommended Projects

Annual Plan Proposals Summary

COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM

URBAN COUNTY CITIES

Page	<u>City of Coronado</u>	
2-15	City of Coronado – Emergency Back Up Generator	\$75,652
	<u>City of Del Mar</u>	
2-15	City of Del Mar – Reimbursement for 2017-18 ADA Improvements Advance*	\$13,471
	<u>City of Imperial Beach</u>	
2-16	City of Imperial Beach – ADA Pedestrian Ramps	\$113,398
	<u>City of Lemon Grove</u>	
2-16	City of Lemon Grove – Street Improvements and ADA Ramps	\$105,980
	<u>City of Poway</u>	
2-17	City of Poway – HomeShare and Community Connections Program	\$16,835
2-17	City of Poway - Lake Poway Recreational Park - ADA Barrier Removal Project	\$106,226
2-18	City of Poway - North County Bridge to Housing Network Shelter Program	\$20,835
2-19	City of Poway – 2-1-1 San Diego	\$17,523
	City of Poway Total	\$161,419
	<u>City of Solana Beach</u>	
2-19	City of Solana Beach –ADA Curb Ramps	\$47,928
	TOTAL PARTICIPATING CITIES	\$517,848

*City of Del Mar reimbursements will be distributed to the Housing Development Fund, where the advance originated.

Recommended Projects

UNINCORPORATED AREA

Page	<u>Spring Valley</u>	
2-20	Spring Valley – Lamar Park – ADA Fitness Path Connection and Lighting	\$142,000
	<u>Spring Valley</u>	
2-20	Spring Valley – Birch Street Sidewalks	\$225,000
	<u>Lakeside</u>	
2-21	Lakeside – Lakeshore Drive at Channel Road Sidewalk	\$364,000
	<u>Ramona</u>	
2-21	Ramona – D Street Sidewalk – From 11 th to 12 th Street Project	\$290,000
	<u>Ramona</u>	
2-22	Ramona – Food and Clothes Closet – Solar Panels	\$163,408
	<u>Fallbrook</u>	
2-22	Fallbrook – West Alvarado Street Improvements	\$285,000
	<u>Fallbrook</u>	
2-23	Fallbrook – Ammunition Road – Missing Sidewalks	\$240,000
	<u>Fallbrook</u>	
2-23	Fallbrook – West Aviation Road – Sidewalk Improvements	\$355,000
	<u>Fallbrook</u>	
2-24	Fallbrook – Boys and Girls Club of North County – ADA Ramp	\$190,108
	<u>Borrego Springs</u>	
2-24	Borrego Springs – Senior Center – Senior Meals Program	\$30,835

Recommended Projects

REGIONAL PROJECTS WITH BENEFIT TO UNINCORPORATED AREA

Page	<u>Regional</u>	
2-25	Regional – Court Appointed Special Advocate (CASA) Program	\$100,835
	<u>Regional</u>	
2-25	Regional – City/County Reinvestment Task Force	\$72,330
	TOTAL UNINCORPORATED AREA	\$2,458,516
	TOTAL CITIES/UNINCORPORATED AREA	\$2,976,364

Recommended Projects

HOUSING PROJECTS

Page	<u>Regional/Urban County</u>	
2-26	Regional - Fair Housing Program Education	\$100,835
2-27	Regional - San Diego County HMIS System	\$100,835
2-27	Regional - Housing Development Fund*	\$0
2-28	Regional – Community Revitalization Committees	\$10,835
2-28	Regional - Safe Housing Coordinator	\$51,000
2-29	Urban County - Home Repair Program	\$326,090
TOTAL HOUSING PROJECTS		\$589,595
2-30	CDBG Planning and Administration	\$700,000
TOTAL CDBG GRANT ENTITLEMENT		\$4,265,959

CATEGORIES OF PROJECTS

<i>Public/Facility Improvements</i>	\$2,703,700
<i>Public Services</i>	\$388,533
<i>Housing</i>	\$326,090
<i>Planning and Administration</i>	\$834,165
<i>Other - Reimbursement</i>	\$13,471
TOTAL	\$4,265,959

*The Housing Development Fund originated a FY 2017-2018 advance for the City of Del Mar and will receive a disbursement of \$13,471, as shown on page 2-3.

Recommended Projects

ESTIMATED CDBG PROGRAM INCOME

City of Poway Residential Rehabilitation Reconveyances	\$25,000
County Home Repair Program	\$200,000
Miscellaneous Program Revenue	\$275,000
TOTAL	\$500,000

ESTIMATED CDBG PROGRAM REVENUE DISTRIBUTION

City of Poway	\$25,000
County's Housing Development Fund	\$220,000
County Home Repair Program	\$160,000
CDBG Management/Administration	\$95,000
TOTAL	\$500,000

Recommended Projects

CDBG PROGRAM MODIFICATIONS

CDBG SUPPLEMENTAL ACTIVITY FUNDING

City of Solana Beach – FY 2020-21 ADA Curb Ramps	\$7,500
City of Poway – FY 2020-21 Lake Poway Recreational Park ADA Barrier Removal Project	\$4,697
City of Lemon Grove – FY 2020-21 Street Improvements and ADA Ramps	\$53,095
TOTAL	\$65,292

SOURCE OF CDBG FUNDS

City of Solana Beach – FY 2017-2018 CDBG allocation-Reallocation	\$7,500
City of Poway – FY 2018-19 ADA Improvements-Reallocation	\$4,697
City of Lemon Grove – FY 2018-19 Street Rehabilitation and ADA Ramps-Reallocation	\$53,095
TOTAL	\$65,292

Recommended Projects

HOME INVESTMENT PARTNERSHIP PROGRAM (HOME)

HOME CONSORTIUM PROGRAMS

Page

2-31	HOME – San Diego County Consortium Downpayment/Closing Costs Assistance	\$1,157,716
2-32	HOME – Emancipated Foster Youth TBRA, Security/Utility Deposit Assistance	\$400,000
2-32	HOME – Family Reunification TBRA and Security/Utility Deposit Assistance	\$800,000
2-33	HOME – Persons Experiencing Homelessness TBRA	\$100,000
2-34	HOME – Housing Development Program	\$500,000
2-34	HOME - County Program Administration	\$328,635
TOTAL HOME ENTITLEMENT		<u>\$3,286,351</u>

ESTIMATED HOME PROGRAM REVENUE

HOME - Homebuyer Downpayment and Closing Costs Assistance Program Reconveyances	\$70,000
HOME - Housing Development Reconveyances	\$400,000
Consortium Cities Reconveyances	\$30,000
TOTAL	<u>\$500,000</u>

ESTIMATED HOME PROGRAM EXPENDITURES

HOME Consortium Activities	\$460,000
HOME - Administration	\$40,000
TOTAL	<u>\$500,000</u>

Recommended Projects

EMERGENCY SOLUTIONS GRANT (ESG) PROGRAM

Page

2-36	Emergency Solutions Grant – Projects	\$337,383
2-36	Emergency Solutions Grant - Program Administration	\$27,355

TOTAL FY 2020-21 ESG ENTITLEMENT	<u>\$364,738</u>
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STATE EMERGENCY SOLUTIONS GRANT (ESG) PROGRAM

Page

2-38	State ESG Projects	\$389,424
2-38	State ESG - Program Administration	\$11,276

TOTAL FY 2020-21 STATE ESG ENTITLEMENT	<u>\$400,700</u>
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Recommended Projects

HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS (HOPWA) PROGRAM

San Diego County

Page	<u>HOPWA Projects</u>	
2-39	Townspeople-Emergency Housing	\$392,425
2-39	Townspeople-Housing Operations	\$192,299
2-39	Townspeople-Supportive Services	\$174,319
2-39	Fraternity House Inc.	\$71,953
2-39	Fraternity House Inc.	\$568,693
2-39	Fraternity House Inc.	\$140,203
2-40	St. Vincent de Paul Village-Housing Operations	\$670,694
2-40	St. Vincent de Paul Village-Transitional Housing	\$928,782
2-40	Stepping Stone of San Diego-Housing Operations	\$260,188
2-40	Stepping Stone of San Diego-Supportive Services	\$210,488
2-40	Being Alive San Diego-Moving Services	\$130,599
2-40	Being Alive San Diego-Housing Stabilization	\$100,772
2-40	Mamas Kitchen	\$182,572
2-40	2-1-1 San Diego-Information and Referral	\$97,790
2-40	South Bay Community Services	\$28,807
2-40	County of San Diego Housing Authority-TBRA	\$354,606
2-41	County of San Diego HCDS – Resource Identification	\$45,000
TOTAL PROJECTS		<u>\$4,550,190</u>

Recommended Projects

2-41	HOPWA Program Administration	\$140,727
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TOTAL HOPWA ENTITLEMENT	<u><u>\$4,690,917</u></u>
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HOPWA GRANT FUNDING REALLOCATION

Prior Year FY 2019-20 HOPWA Grant Funds	\$1,100,000
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TOTAL	<u><u>\$1,100,000</u></u>
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SOURCE OF HOPWA GRANT FUNDS

Prior Year FY 2019-20 HOPWA Grant Funds	\$1,100,000
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TOTAL	<u><u>\$1,100,000</u></u>
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Alternative Projects

ALTERNATIVE CDBG PROJECTS

Page	<u>Lincoln Acres</u>	
2-43	32 nd Street to Cypress Street – Design and Construction of Sidewalk	\$520,000
	<u>Spring Valley</u>	
2-43	Bancroft Drive to Valencia Street – Design and Construction of Sidewalk	\$747,000
	<u>Fallbrook</u>	
2-44	East Alvarado Street Sidewalk Improvements – Design and Construction	\$500,000
	<u>Ramona</u>	
2-44	D Street Sidewalk – Missing Sidewalks	\$420,000
	<u>Warner Springs</u>	
2-45	Water Tank – Replacement of Two Water Tanks	\$342,000
	<u>Fire Authority</u>	
2-45	Rural Northeast – Solar Panels for Fire Stations	\$149,000
2-46	Boulevard – Extractor and Commercial Dryer	\$33,000

Alternative Projects

Regional

2-46	Urban County – Down Payment and Closing Costs Assistance Program	\$1,000,000
2-47	Urban County – Housing Authority of the County of San Diego – Public Housing	\$1,000,000
TOTAL		<u>\$4,911,000</u>

Recommended Projects

COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROJECTS

1. City of Coronado – Emergency Back Up Generator \$75,652

Summary: Funding for the purchase and installation of backup generator for the Spreckels Center to benefit senior activities.

Location: 640 Orange Avenue, Thomas Brothers Map: N/A
Coronado, CA 92118

Eligibility Citation: 24 CFR 570.201(c) Public Facilities and Improvements – Senior Centers

National Objective: Low-moderate income limited clientele – Elderly Invidivdauls (24 CFR 570.208 (a) (2) (i) (A))

Eligibility Calculation: N/A - Limited Clientele

Estimated Completion: June 30, 2021

Community Support: Coronado City Council

Comments: Funds requested for the purchase and installation of backup generator for the Spreckels Center to benefit senior activities Therefore, it is recommended that up to \$75,652 including \$3,408 for required environmental review, be allocated this project.

2. City of Del Mar - Reimbursement \$13,471

Summary: Funding to reimburse an advance to the City of Del Mar for ADA improvements at Stratford Court and Coast Boulevard to eliminate architectural barriers.

Location: N/A Thomas Brothers Map: N/A

Eligibility Citation: N/A

National Objective: N/A

Eligibility Calculation: N/A

Estimated Completion: N/A

Community Support: N/A

Comments: In FY 2017-18, the City of Del Mar was allocated \$61,651 to carry out ADA improvements at Stratford Court and Coast Boulevard. These funds included \$14,507, including \$2,721 for required environmental review and an advance of \$47,144 from Del Mar's estimated FY 2018 through 2021 CDBG allocation. Therefore, it is recommended that \$13,471 be returned to the CDBG Housing Development fund and be allocated as partial payment

Recommended Projects

of Del Mar's FY 2017-18 CDBG advance. The City of Del Mar has \$9,453 of its advance remaining to be paid back to the CDBG Housing Development fund.

3. *City of Imperial Beach –ADA Pedestrian Ramps* \$113,398

Summary: Funding for the design and construction of up to thirty-three ADA compliant curb ramps on two City of Imperial Beach streets.

Location: Various addresses within Thomas Brothers Map: N/A
Grove and Iris Avenue,
Imperial Beach, CA 91932

Eligibility Citation: 24 CFR 570.201(c) Public Improvements – Removal of Architectural Barriers

National Objective: Low-moderate income limited clientele - Persons with Disabilities (24 CFR 570.208 (a) (2) (ii) (A))

Eligibility Calculation: N/A - Limited Clientele

Estimated Completion: June 30, 2021

Community Support: Imperial Beach City Council

Comments: Funds requested for the design and construction of up to thirty-three ADA compliant curb ramps on two City of Imperial Beach streets. Therefore, it is recommended that up to \$113,398 including \$3,408 for required environmental review be allocated to this project.

4. *City of Lemon Grove - Street Improvements and ADA Ramps* \$105,980

Summary: Funding for the design and construction of three street rehabilitation projects: 1. Crane Street (Golden Avenue to cul-de-sac), 2. Golden Avenue (Acacia Street to Kempf Street) and ADA pedestrian curb ramps city-wide.

Location: Crane Street (Golden Avenue to Thomas Brothers Map: 1270
cul-de-sac) and Golden Avenue
(Acacia Street to Kempf Street).

Eligibility Citation: 24 CFR 570.201(c) Public Improvements – Streets and Sidewalks

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1) (i))

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 138.01 2 and 3; 138.02 1 and 2; 140.01 1, 2, 3 and 4; 140.02 2; 143.00 2; 143.00 2; 144.00 1 and 2; 146.02 2 and 3; Low-Moderate Income (LMI) Population 11870; Total Population 21940; 54.10% LMI

Estimated Completion: June 30, 2021

Recommended Projects

Community Support: Lemon Grove City Council

Comments: Funds requested for the design and construction of three street rehabilitation projects: 1. Crane Street (Golden Avenue to cul-de-sac), 2. Golden Avenue (Acacia Street to Kempf Street) and ADA pedestrian curb ramps city-wide. Therefore, it is recommended that \$105,980, including \$3,408 for environmental review, and a reallocation from the 2018-19 City of Lemon Grove completed Street Rehabilitation and ADA Pedestrian Ramps project, \$53,095, for a total award of \$159,075.

5. City of Poway - HomeShare Community Connections Program \$16,835

Summary: Funds requested to support social service case management and referrals to affordable housing for low-income Poway residents.

Location: City of Poway Thomas Brothers Map: N/A

Eligibility Citation: 24 CFR 570.201(e) Public Services - Housing

National Objective: Low-moderate income limited clientele (24 CFR 570.208 (a) (2) (i) (B))

Eligibility Calculation: Limited Clientele

Estimated Completion: June 2021

Community Support: Poway City Council

Comments: Funds requested to provide resource navigation services to at least 100 individuals annually and 2 new shared housing matches. The program serves low-income, seniors and/or persons with disabilities who reside in Poway and includes a shared housing component in which homeowners are compensated for sharing their homes through the payment of affordable rents or the provision of services such as cooking, cleaning, gardening, transportation, running errands, or other assistance. Participants must complete a thorough screening process and background check prior to entering into a HomeShare agreement. Additionally, the program provides assistance with obtaining affordable housing, emergency shelter, food, transportation, long-term transitional care, in-home support, adaptive equipment, employment, access to benefit programs, or other needed assistance. Therefore, it is recommended that up to \$16,835, including \$835 for required environmental review, be allocated to this project.

6. City of Poway - Lake Poway Recreational Park - ADA Barrier Removal Project \$106,226

Summary: Funds requested for accessibility improvements to path of travel, accessible parking stall construction, including striping and asphalt work, and construction of accessible picnic areas at Lake Poway Park.

Recommended Projects

Location: 14644 Lake Poway Road, Poway Thomas Brothers Map: 1170-H4

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Removal of Architectural Barriers

National Objective: Low-moderate income limited clientele - Persons with Disabilities (24 CFR 570.208 (a) (2) (ii) (A))

Eligibility Calculation: N/A- Limited Clientele

Estimated Completion: June 2021

Community Support: Poway City Council

Comments: Funds requested for accessibility improvements to path of travel, accessible parking stall construction, including striping and asphalt work, and construction of accessible picnic areas at Lake Poway Park. Therefore, it is recommended that up to \$106,226, including \$3,408 for required environmental review, be allocated to this project. In addition, the City of Poway has requested that \$4,697 in remaining funds from its prior year 2018-19 ADA project be reallocated to this project for total CDBG funding of up to \$110,923.

7. City of Poway - North County Bridge to Housing Network Shelter Program \$20,835

Summary: Funds requested for the operation of a North County Regional Winter Shelter Program to provide shelter for homeless persons during the winter months at various shelters in the North County region.

Location: Regional - North County Thomas Brothers Map: N/A

Eligibility Citation: 24 CFR 570.201 (e) Public Services - Housing

National Objective: Low-moderate income limited clientele - Homeless (24 CFR 570.208 (a) (2) (i) (A))

Eligibility Calculation: N/A - Limited Clientele

Estimated Completion: June 2021

Community Support: Poway City Council

Comments: Funds requested to support a comprehensive shelter system from November through the end of March for homeless persons in the San Diego North County region. Program services include sheltering, case management, behavioral health assessments, meals, substance use detox services, and access to other social service assistance; with an expanded focus to bridge each homeless individuals and families out of homelessness and into permanent supportive housing. The program utilizes the HMIS database to track client data. Approximately nine cities participate in this program. Poway's contribution to this program is a pro-rata share based on population. Therefore, it is

Recommended Projects

recommended that up to \$20,835, including \$835 for required environmental review, be allocated to this project.

8. City of Poway – 2-1-1 San Diego \$17,523

Summary: Funds requested to provide funding for 2-1-1 San Diego, exclusively for callers who identify themselves as a resident of Poway.

Location: City of Poway Thomas Brothers Map: N/A

Eligibility Citation: 24 CFR 570.201 (e) Public Services - Housing

National Objective: Limited Clientele - Low-moderate-income (24 CFR 570.208 (a) (2) (i) (B))

Eligibility Calculation: N/A - Limited Clientele

Estimated Completion: June 2021

Community Support: Poway City Council

Comments: Funds requested to provide funding for 2-1-1 San Diego, exclusively for callers who identify themselves as a resident of Poway. Services to be provided include assistance in applying for social service programs, such as CalFresh, Medi-Cal and Covered California. Additionally, offering resources and referrals for critical services to the members of the military, veterans, and their families that include behavioral health, financial and community support. Therefore, it is recommended that up to \$17,523, including \$835 for required environmental review, be allocated to this project.

9. City of Solana Beach – ADA Curb Ramps \$47,928

Summary: Funds requested to construct ADA pedestrian curb ramps to meet ADA standards at ten street intersections.

Location: Solana Beach, CA various Thomas Brothers Map: 1167 and 1187

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Removal of Architectural Barriers

National Objective: Low-moderate income limited clientele - Persons with Disabilities (24 CFR 570.208 (a) (2) (ii) (A))

Eligibility Calculation: N/A

Estimated Completion: June 2021

Community Support: Solana Beach City Council

Comments: Funding to construct and install ADA pedestrian curb ramps at multiple street intersections in the City of Solana Beach. Funding for this ADA pedestrian ramps project includes \$47,928 (including \$3,408 required for environmental review) and a

Recommended Projects

reallocation of \$7,500 in Solana Beach's cancelled FY 2017-18 CDBG project, for a total award of \$55,428.

10. Spring Valley – Lamar Park – ADA Fitness Path Connection and Lighting \$142,000

Summary: The completion of an ADA path through the entire perimeter of Lamar Park and the provision of shade areas.

Location: 3180 Bancroft Dr. Spring Valley, CA 91977 Thomas Brothers Map: 1271-A6

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Parks

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (2))

Eligibility Calculation: Census Tract (CT) Block Group (BG): CT/BG 138.02 2; 138.01 1, 2 and 3; 137.02 2 and 3; Low-Moderate Income Population 5595; Total Population 9290; 60.23% LMI

Estimated Completion: June 2021

Community Support: Spring Valley Planning Group

Comments: Funds requested for the addition of an ADA pathway that will provide access to the entire Lamar Park perimeter and the provision of shade areas that are necessary when summer temperatures soar and tree shade is valued as an ideal micro-climate. This project supplements funding to previously approved activity, IDIS 3177. Therefore, it is recommended that up to \$142,000 be allocated to this project.

11. Spring Valley – Birch Street Sidewalks \$225,000

Summary: The design and construction of approximately 275 feet of concrete sidewalk on the north side of Birch Street leading up to Sweetwater Lane.

Location: 9024 Birch Street, Spring Valley, CA 91977 Thomas Brothers Map: N/A

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1) (i))

Eligibility Calculation: Census Tract (CT) Block Group (BG): CT/BG 139.07 1 and 2; 139.08 2; Low-Moderate Income Population 5400; Total Population 7940; 68.01% LMI

Estimated Completion: June 2021

Community Support: Spring Valley Planning Group

Comments: Funds requested for the design and construction of approximately 275 feet of concrete sidewalk on the north side of Birch Street leading up to Sweetwater Lane. The project

Recommended Projects

includes construction of two ADA compliant pedestrian ramps and minor drainage improvements. This project supplements funding to previously approved activity, IDIS 3180. Therefore, it is recommended that up to \$225,000 be allocated to this project.

12. Lakeside – Lakeshore Drive at Channel Road Sidewalk \$364,000

Summary: Design and construct concrete sidewalk on the north side of Lakeshore Drive from Channel Road to Laurel Street in Lakeside.

Location: 12325-12367 Lakeshore Drive, Thomas Brothers Map: N/A
Lakeside, CA 92040

Eligibility Citation: 24 CFR 570.201(c) Public Improvements – Sidewalks

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1) (ii))

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 167.02 1; 168.04 2, 3 and 4; 169.01 4;
Low-Moderate Income Population 5080; Total Population 9190; 55.28% LMI

Estimated Completion: June 2021

Community Support: Lakeside Community Planning Group

Comments: Funds requested will be used to design and construct a concrete sidewalk on the north side of Lakeshore Drive from Channel Road to Laurel Street in Lakeside. This project supplements funding to previously approved activity, IDIS 3181. Therefore, it is recommended that up to \$364,000 be allocated to this project.

13. Ramona – D Street Sidewalk- From 11th to 12th Street Project \$290,000

Summary: Funds requested for the design and construction of street sidewalk and ADA ramps.

Location: North Side of D Street from 11^h Street to 12th Street, Ramona, CA Thomas Brothers Map: 1152-G6

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1) (ii))

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG ; 208.06 1, 2 and 3; 208.09 1, 2 and 3;
Low-Moderate Income Population 7660; Total Population 14005; 54.69% LMI

Estimated Completion: June 2021

Community Support: Ramona Community Planning Group and Ramona Revitalization Committee

Recommended Projects

Comments: Funds requested for the design and construction of 520 feet of concrete sidewalk and two ADA compliant pedestrian ramps in the north side of D Street from 11th Street to 12th Street in Ramona. This project supplements funding to previously approved activity, IDIS 3178. Therefore, it is recommended that up to \$290,000 be allocated to this project.

14. Ramona – Food and Clothes Closet – Solar Panels \$163,408

Summary: Funding for the installation of a solar system to reduce the utilities cost for the Ramona Food and Clothes Closet operations.

Location: 773 Main Street, Ramona, CA 92065 Thomas Brothers Map: N/A

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Facilities

National Objective: Low-moderate income limited clientele – Elderly Persons (24 CFR 570.208 (a) (2) (i) (B))

Eligibility Calculation: N/A – Limited Clientele

Estimated Completion: June 2021

Community Support: Ramona Chamber of Commerce, Ramona Senior Center, North County Health Services

Comments: Funding for the installation of a solar system to reduce the utilities cost for the Ramona Food and Clothes Closet operations. This project will enable more financial assistance to be provided to the community in the form of food, clothes and other emergency aid. Therefore, it is recommended that up to \$163,408, including \$3408 for required environmental review, be allocated to this project.

15. Fallbrook – West Alvarado Street Improvements \$285,000

Summary: Funds requested for the design and construction of approximately 450 feet of sidewalk.

Location: 229 to 111 West Alvarado Street, Fallbrook, CA 92028 Thomas Brothers Map: 1027-F2

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1) (ii))

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 189.03 3 and 4; 189.04 1, 2 and 4; Low-Moderate Income Population 5580; Total Population 7905; 70.59% LMI

Recommended Projects

Estimated Completion: June 2021

Community Support: Fallbrook Community Planning Group

Comments: Funds requested for the design and construction of approximately 450 feet of sidewalk. Construction will be for curb, gutter, sidewalk and pedestrian ramps. This project supplements funding to previously approved activity, IDIS 3184. Therefore, it is recommended that up to \$285,000 be allocated to this project.

16. Fallbrook – Ammunition Road – Missing Sidewalks \$240,000

Summary: Funds requested for the completion of the design and construction of approximately 230 feet of sidewalk and ADA compliant pedestrian ramps.

Location: 410-420 Ammunition Road, Thomas Brothers Map: 1027-F4
Fallbrook, CA 92028

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1) (ii))

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 189.05 1 and 2; 189.06 1 and 2; Low-Moderate Income Population 6250; Total Population 7735; 80.80% LMI

Estimated Completion: June 2021

Community Support: Fallbrook Community Planning Group

Comments: Funds requested for the completion of the design and construction of approximately 230 feet of sidewalk and ADA compliant pedestrian ramps. This project supplements funding to previously approved activity, IDIS 3185. Therefore, it is recommended that up to \$240,000 be allocated to this project.

17. Fallbrook – West Aviation Road –Sidewalk Improvements \$355,000

Summary: Funds requested for the design and construction of approximately 600 feet of sidewalk improvements along the north side of West Aviation Road between South Mission Road and South Main Avenue.

Location: 27 West Aviation Road to 945 Thomas Brothers Map: 1027-F3
South Main Avenue, Fallbrook, CA
92028

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1) (ii))

Recommended Projects

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 189.05 1, 2 and 3; 189.06 1; Low-Moderate Income Population 6730; Total Population 9215; 73.03% LMI

Estimated Completion: June 2021

Community Support: N/A

Comments: Funds requested for the design and construction of approximately 600 feet of sidewalk improvements along the north side of West Aviation Road between South Mission Road and South Main Avenue. Improvements include construction of curb, gutter, sidewalk and pedestrian ramps. This project supplements funding to previously approved activity, IDIS 3186. Therefore, it is recommended that up to \$355,000 be allocated to this project.

18. Fallbrook – Boys and Girls Club of North County – ADA Ramp \$190,108

Summary: Funding for the design and construction of an ADA ramp at the Boys and Girls Club of North County facility. This project will increase access by individuals with disabilities by creating a new, accessible entrance into the program facility.

Location: 445 E. Ivy Street, Fallbrook, CA 92028 Thomas Brothers Map: 1027

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Facilities

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1) (ii))

Eligibility Calculation: N/A – Limited Clientele

Estimated Completion: June 2021

Community Support: N/A

Comments: Funding for the design and construction of a new ADA ramp at the Boys and Girls Club of North County facility. CDBG funds will be used to complete this project and make the facility more accessible to the youth and families in the community. Therefore, it is recommended that up to \$190,108, including \$3408 for required environmental review, be allocated to this project.

19. Borrego Springs – Senior Center – Senior Meals Program \$30,835

Summary: Funds requested to supplement the cost of a senior meal program.

Location: Program services are provided at 580, Circle J Drive at Cahuilla, Borrego Springs, CA 92004 Thomas Brothers Map: N/A

Recommended Projects

Eligibility Citation: 24 CFR 570.201 (e) Public Services – Meals for Elderly Persons

National Objective: Low-moderate income limited clientele – Elderly Persons (24 CFR 570.208 (a) (2) (i) (A))

Eligibility Calculation: N/A – Limited Clientele

Estimated Completion: June 2021

Community Support: N/A

Comments: Funds requested to provide high quality nutritional assistance to the senior citizens of Borrego Springs and the surrounding area. The Borrego Springs Senior Center provides meals three days a week and homebound meals five days a week, delivered by volunteers. Therefore, it is recommended that up to \$30,835, including \$835 for required environmental review, be allocated to this project.

20. Regional – Court Appointed Special Advocate (CASA) Program \$100,835

Summary: Funds requested to provide funding for program costs associated with providing CASA volunteers to advocate for approximately 50 abused and neglected foster youth who reside in the unincorporated areas of San Diego County.

Location: Program services are provided at 2851 Meadow Lark Drive, San Diego, CA 92123 Thomas Brothers Map: N/A

Eligibility Citation: 24 CFR 570.201 (e) Public Services – Abused Children

National Objective: Low-moderate income limited clientele – Abused Children (24 CFR 570.208 (a) (2) (i) (A))

Eligibility Calculation: N/A – Limited Clientele

Estimated Completion: June 2021

Community Support: N/A

Comments: Funds requested to provide funding for program costs associated with providing CASA volunteers to advocate for approximately 50 abused and neglected foster youth who reside in the unincorporated areas of San Diego County. Therefore, it is recommended that up to \$100,835, including \$835 for required environmental review, be allocated to this project.

21. Regional - City/County Reinvestment Task Force \$72,330

Summary: Funding for staff costs associated with directing and implementing the Reinvestment Task Force.

Recommended Projects

contracts with fair housing providers. The program may include: 1) fair housing education; 2) maintenance of a fair housing website; 3) dissemination of news articles/releases; 4) review, consultation and approval of developers' fair housing marketing plans; 5) outreach through brochures and participation in regional fair housing activities/events; 6) fair housing testing; and, 7) maintenance of a fair housing complaint/referral hotline. Therefore, it is recommended that up to \$100,835, including \$835 for required environmental review, be allocated for the continuation of this project.

23. Regional - San Diego County HMIS System \$100,835

Summary: Funds are requested to support a portion of RTFH Homeless Management Information System (HMIS) staff costs associated with training and technical support services.

Location: Regional Thomas Brothers Map: N/A

Eligibility Citation: 24 CFR 570.201 (e) Public Services - Housing

National Objective: Low-moderate-income limited clientele - (24 CFR 570.208 (a) (2))

Eligibility Calculation: N/A - Limited Clientele

Estimated Completion: June 2021

Community Support: 211 San Diego, Interfaith Community Services, Alliance Winter Shelter, Alpha Project for the Homeless, Interfaith Shelter Network, Jacob's Center, Jewish Family Services of San Diego, among others.

Comments: The San Diego County Regional Task Force on the Homeless (RTFH) develops policies and programs to improve conditions for the homeless. The RTFH also collects and provides updated information on the homeless population and offers technical assistance to organizations and local jurisdictions regarding the needs of the homeless population. The RTFH relies on financial support from a variety of public and private agencies. Funds are requested to support a portion of RTFH Homeless Management Information System (HMIS) staff costs associated with training and technical support services. Therefore, it is recommended that up to \$100,835, including \$835 for required environmental review, be allocated to support a portion of the project.

24. Regional - Housing Development Fund \$0

Summary: Funding for affordable housing construction, acquisition, rehabilitation, housing site improvements, pre-development costs and other CDBG eligible activities.

Location: Regional Thomas Brothers Map: Various

Eligibility Citation: 24 CFR 570.202 Rehabilitation/Preservation

National Objective: Low-moderate income housing benefit (24 CFR 570.208 (a) (3))

Recommended Projects

Eligibility Calculation: N/A - Housing Benefit

Estimated Completion: June 2021

Community Support: N/A

Comments: To support the development of affordable housing for lower-income and special needs persons, such as construction, acquisition, rehabilitation, housing site improvements, pre-development costs, other housing activities, including staff costs, senior centers and other CDBG eligible activities. Funding will be added to the CDBG Housing Development fund from projects which are cancelled, realize cost savings, from reimbursements of advances or when program income is received.

25. Regional – Revitalization Committees \$10,835

Summary: Funding for coordination and administration of community revitalization committees in Alpine, Borrego Springs, Fallbrook, Lakeside, Ramona, Spring Valley, Valley Center and other communities in the “Back Country” and Rural Northeast areas.

Location: Regional Thomas Brothers Map: Various

Eligibility Citation: 24 CFR 570.206 (a) Program Administration

National Objective: N/A

Eligibility Calculation: N/A – Planning and Administration

Estimated Completion: June 2021

Community Support: N/A

Comments: On February 20, 1996, the Board of Supervisors activated the Community Revitalization Program. The objective of this program is to allow all sectors of the community, including residents, business, non-profit organizations, Chambers of Commerce and Community Planning Groups to come together with staff from County departments and other public agencies to identify and address issues that impact the quality of life and economic vitality of the community. Therefore, it is recommended that up to \$10,835, including \$835 for required environmental review, be allocated to support the continuation of this program.

26. Regional - Safe Housing Coordinator \$51,000

Summary: Partial funding to provide support staff for the development and/or preservation of affordable housing for lower-income and special needs persons, to coordinate program design, and to provide housing expertise to County departments including, but not limited to, County Probation and the Health and Human Services Agency – Child Welfare Services.

Comments:	Funding is requested to provide support staff for the development and/or preservation of affordable housing for lower-income and special-needs populations served by the County agencies and departments such as the Health and Human Services Agency (HHS), Public Safety Group, Housing and Community Development Services, and Housing Authority of the County of San Diego. These funds support the preparation of the annual regional multi-agency HUD Continuum of Care grant application. Continuum of Care funds assist homeless persons and families. Since 2001, the Safe Housing Coordinator position has been supported with CDBG, HHS, and Public Safety funds and it is recommended that up to \$51,000 be awarded for continued funding, including \$835 for required environmental review, to support a portion of the project.
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Summary: Funding to support a County-administered program that provides home repair loans for critical health and safety improvements, ADA and accessibility improvements, including improvements that support aging-in-place, and other necessary rehabilitation to the residences of low-income homeowners and mobile home owners residing in the Urban County.

Comments:	Continued funding to support a County-administered program that provides home repair loans for critical health and safety improvements, ADA and accessibility improvements, including improvements that support aging-in-place, and other
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Recommended Projects

necessary rehabilitation to the residences of low-income homeowners and mobile home owners residing in the Urban County. This program supports independent living for the elderly/disabled. Therefore, it is recommended that up to \$326,090, including \$835 for required environmental review, be allocated for continued program funding.

28. CDBG Planning and Administration \$700,000

Summary: Planning and administration activities associated with the operation of the Urban County CDBG Program.

Location: Regional

Eligibility Citation: 24 CFR 570.206 (a) Program Administration

National Objective: N/A

Eligibility Calculation: N/A - Planning and Administration

Estimated Completion: June 2021

Community Support: N/A

Comments: Funds requested to support coordination with participating cities, program planning and management, regulatory compliance monitoring, and other administrative activities associated with the operation of the Urban County CDBG program. Total CDBG planning and administration activities are limited by CDBG regulations to 20 percent of grant funds. Therefore, it is recommended that up to \$700,000, including \$835 for required environmental review, be allocated for CDBG planning and administration.

Recommended Projects

HOME INVESTMENT PARTNERSHIP PROJECTS

29. HOME - San Diego County Consortium Downpayment and Closing Costs Assistance Program \$1,157,716

Summary: Continued funding for the HOME Consortium Homebuyer Downpayment and Closing Costs Assistance Program that provides financial assistance to qualified low-income homebuyers whose household incomes are at or below 80 percent of the Area Median Income.

Location: HOME Consortium Area - CDBG Urban County (unincorporated area, cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach); HOME Consortium Cities (Carlsbad, Encinitas, La Mesa, San Marcos, Santee and Vista) Thomas Brothers Map: Various

Eligibility Citation: 92.205 (a) (1)

National Objective: Low-Mod Income Housing

Eligibility Calculation: N/A

Estimated Completion: June 2021

Community Support: N/A

Comments: The HOME Consortium Homebuyer Downpayment and Closing Cost Assistance (DCCA) Program offers low-interest deferred payment loans of HOME funds or a combination of HOME and CalHome Funds (when available), not to exceed 17% per downpayment loan and 4% or \$10,000, whichever is less, for closing costs loans for low-income first-time homebuyers. The total gross annual income of the household must not exceed 80% of the San Diego County Area Median Income (AMI) as most recently published by the U.S. Department of Housing and Urban Development. Eligible homes must be located in the HOME Consortium Area. The loan funds may be used to assist with down payment and closing costs on the purchase of a new or re-sale home. The San Diego Housing Commission administers the program on behalf of the San Diego HOME Consortium. It is estimated that approximately 20 homebuyer closings will take place in FY 2020-21. Therefore, it is recommended that up to \$1,200,000 be allocated to support this program.

Recommended Projects

30. HOME - Emancipated Foster Youth Tenant-Based Rental, Security and Utility Deposit Assistance Program \$400,000

Summary: Continued funding for a tenant-based rental assistance program to include a security and utility deposit assistance component for emancipated foster youth.

Location: San Diego County Region Thomas Brothers Map: Various

Eligibility Citation: 92.205 (a) (1)

National Objective: Low-Mod Income Housing

Eligibility Calculation: N/A

Estimated Completion: June 2021

Community Support: N/A

Comments: The Emancipated Foster Youth Tenant-Based Rental Assistance (TBRA) Program is a transitional housing program, operated as a collaborative effort of the County Health and Human Services Agency, Housing Authority of the County of San Diego, and County Housing and Community Development Services. The program provides rental subsidy assistance and non-mandatory case management services for up to 24 months to foster youth between the ages of 18 and 24 who are experiencing difficulty in accessing independent housing. Candidates 18 through 23 years of age may be admitted to the program and receive assistance until one of two events occurs - they receive 24 months of assistance or they reach their 25th birthday. HOME funding supports the rental assistance component of the program. HOME has funded the Emancipated Foster Youth TBRA Program since 2002. Continued funding will assist approximately 40 beneficiaries in FY 2020-21. Therefore, it is recommended that up to \$400,000 be allocated to support this program.

31. HOME - Family Reunification Tenant-Based Rental, Security and Utility Deposit Assistance Program \$800,000

Summary: Continued funding for a tenant-based rental assistance program to include a security and utility deposit assistance component for families participating in the County's Substance Abuse Treatment (SAT) Program.

Location: San Diego County Region Thomas Brothers Map: Various

Eligibility Citation: 92.205 (a) (1)

National Objective: Low-Mod Income Housing

Eligibility Calculation: N/A

Estimated Completion: June 2021

Community Support: N/A

Recommended Projects

Comments: The Family Reunification Tenant-Based Rental Assistance (TBRA) provides rental assistance to families participating in SAT. The program is operated as a collaborative effort of the County Health and Human Services Agency, the Housing Authority of the County of San Diego, and the County Housing and Community Development Services. It has been an integral component of the Juvenile Dependency Court's Recovery Project. Eligible participants must have an active Juvenile Dependency Court case and at least three months of documented sobriety. In addition, to be eligible, the lack of adequate housing must be documented to be a significant barrier to the return of the children to the family. Non-mandatory case management services and treatment supervision are provided as program support. HOME funding has been approved for this TBRA program since 2004. It is estimated that with continued funding, approximately 40 families will be assisted in FY 2020-21. Therefore, it is recommended that up to \$800,000 be allocated to support this program.

32. HOME – Persons Experiencing Homelessness Tenant Based Rental Assistance Program \$100,000

Summary: Continued funding for a tenant-based rental assistance for persons experiencing homelessness.

Location: San Diego County Region Thomas Brothers Map: Various

Eligibility Citation: 92.205 (a) (1)

National Objective: Low-Mod Income Housing

Eligibility Calculation: N/A

Estimated Completion: June 2021

Community Support: N/A

Comments: The Persons Experiencing Homelessness Tenant-Based Rental Assistance (TBRA) Program is a transitional housing program, operated as a collaborative effort of the County Health and Human Services Agency, Housing Authority of the County of San Diego, and County Housing and Community Development Services. The program provides rental subsidy assistance for up to 24 months to persons experiencing homelessness and who are experiencing difficulty in accessing independent housing. Candidates who are experiencing homelessness may be admitted to the program and receive assistance until one of two events occurs - they receive 24 months of assistance or they obtain another form of permanent housing. HOME funding will support the rental assistance component of the program. HOME has funded similar TBRA Programs since 2002. It is recommended that up to \$100,000 be allocated to support this program.

Recommended Projects

33. HOME - Housing Development Program \$500,000

Summary: Affordable housing development, including predevelopment, housing site improvements and other activities.

Location: HOME Consortium Area - CDBG Thomas Brothers Map: Various
Urban County (unincorporated area, cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach); HOME Consortium Cities (Carlsbad, Encinitas, La Mesa, San Marcos, Santee and Vista)

Eligibility Citation: 92.205 (a)

National Objective: Low-Mod Income Housing

Eligibility Calculation: N/A

Estimated Completion: June 2021

Community Support: N/A

Comments: Continued funding for affordable housing development, including predevelopment, housing site improvements, and other activities to encourage affordable housing for lower-income persons and families. The County Housing and Community Development Services awards funds during the year via a Notice of Funding Availability (NOFA) process. Proposals to develop, expand or supplement housing for lower-income persons/families, including special needs populations, will be considered for funding approval. Therefore, it is recommended that up to \$500,000 be allocated to support housing development activities to be identified through the NOFA process.

34. HOME - County Program Administration \$328,635

Summary: Funding for the management and administration of the HOME Consortium Program.

Location: N/A Thomas Brothers Map: N/A

Eligibility Citation: 92.207

National Objective: N/A

Eligibility Calculation: N/A

Estimated Completion: June 2021

Community Support: N/A

Recommended Projects

Comments: The recommended funding provides for the management and administration of the HOME Consortium Program. HOME management/administrative expenses are limited to 10 percent of the HOME entitlement. The HOME Consortium includes the CDBG Urban County (unincorporated area, cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach); and, the HOME Consortium cities (Carlsbad, Encinitas, La Mesa, San Marcos, Santee and Vista). Therefore, it is recommended that up to \$328,635 be allocated to support HOME Urban County program administration.

Recommended Projects

EMERGENCY SOLUTIONS GRANT (ESG) PROJECTS

ESG Projects

\$337,383

Summary: Funding for projects that engage homeless individuals and families living on the street; improve the number and quality of emergency shelters for homeless individuals and families; help operate emergency shelters; provide essential services to shelter residents; rapidly re-house homeless individuals and families; and prevent families/individuals from becoming homeless.

Location: San Diego County Thomas Brothers Map: Various

Activity Eligibility: Eligible ESG Activities under 24 CFR Part 576

Program Benefit: Low-Income

Comments: Based on the FY 2020-21 ESG allocation of \$364,738, the following projects are recommended for funding. In addition, up to \$254,612 in prior year ESG funds are requested to supplement funding to FY 2020-21 ESG projects below. The contracting process is underway as of the publication of the 2020-21 Annual Plan and it is expected that one additional ESG contract will be executed in FY 2020-21.

35. Interfaith Shelter Network of San Diego \$61,498

Summary: Funding for a Rotational Shelter Program during the winter season (October to May) for homeless individuals and families.

36. The Salvation Army \$149,493

Summary: Funding for Salvation Army's Door of Hope, Haven Interim Housing which provides shelter by offering housing for women and children and single women who are experiencing homelessness.

37. Housing Authority of the County of San Diego \$126,392

Summary: Funding for a Security Deposit Assistance Program. The Security Deposit Program provides security deposit assistance to eligible Section 8 Housing Choice Voucher households whose incomes are at or below 30% of the area median income, are currently homeless or at risk of homelessness, and are originating from the Urban County. In addition, it is recommended that up to \$254,612 in prior years funds be reallocated to this program, for a total recommended funding of up to \$381,004.

38. Emergency Solutions Grant - Program Administration \$27,355

Summary: Funding for Emergency Solutions Grant Program management and administration.

Comments: It is recommended that up to \$27,355 be allocated for Emergency Solutions Grant (ESG) program management and administration. Administrative funding is limited to 7.5 percent of the ESG allocation.

Recommended Projects

Additional ESG Information

Continuum of Care:

The Regional Task Force on the Homeless (RTFH) serves as the Continuum of Care entity in San Diego County. The County of San Diego consults with the RTFH in coordinating prioritization and use of ESG funds, developing performance standards, and evaluating outcomes of activities assisted by ESG funds.

Written Standards:

In cooperation with the RTFH, HCDS developed standard policies and procedures for evaluating eligibility for assistance under the ESG program in accordance with HUD ESG regulations. Published in October 2013, the ESG policies and procedures guide is available upon request.

The San Diego ESG entitlement area, "ESG Area," including the County, works diligently to manage all resources in the most effective and efficient manner. Because the ESG Area coordinates efforts with the RTFH, ESG programs leverage resources of various transitional housing, emergency shelter, and supportive services providers throughout the region. Additionally, the ESG Areas and RTFH have established working relationships with the County Health and Human Services Agency (HHS), which administers state-funded public benefits; the Veterans Administration VASH Voucher Program jointly with local housing authorities; and many other services. Coordinated efforts include a wide variety of homeless service agencies that are members of the RTFH, public housing authorities, and County HHS (public benefits, homeless prevention services, healthcare, outreach, education and referral; social services, case management, and Mental Health Service Act resources). By coordinating with these agencies and many others, the ESG Area works to address all of the needs of the clients. Under the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act of 2009, ESG programs must participate in a coordinated assessment system established by the local Continuum of Care. The use of a community/county-wide system allows the ESG Area and local service providers to reduce, with the overall goal to prevent, incidences of homelessness in the region.

HCDS administers the ESG program within the San Diego Urban County, which includes the unincorporated area of the County and the cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach. ESG funds are made available to local services providers via a Notice of Funding Availability (NOFA) process. ESG funds are not provided directly to the participating Urban County cities, but those cities are included in the ESG project service area. The public notification of the ESG NOFA is posted on the HCDS website and electronically distributed to Continuum of Care homeless services providers.

The County of San Diego collaborates with the RTFH and other local ESG entitlement jurisdictions to continue and build upon the assessment and evaluation instruments developed by the region for the previously funded Homeless Prevention and Rapid Re-housing Program (HPRP). The RTFH, as the Continuum of Care entity, is responsible for assisting with the evaluation of ESG project performance. HUD monitors grant activities to ensure compliance with program requirements by conducting onsite monitoring visits and desk reviews in conformance with HUD monitoring guidelines. All ESG contracts specify reporting requirements. Quarterly and annual progress reports include project accomplishments, activities underway; information on families assisted, and project outcomes. These reports are reviewed to ensure programs are producing effective measurable results and are in compliance with program regulations. HCDS provides ongoing technical assistance throughout the year.

Recommended Projects

STATE OF CALIFORNIA - EMERGENCY SOLUTIONS GRANT (ESG) PROJECTS

State of California – ESG Projects

\$389,424

Summary: Funding for projects that engage homeless individuals and families living on the street; improve the number and quality of emergency shelters for homeless individuals and families; help operate emergency shelters; provide essential services to shelter residents; rapidly re-house homeless individuals and families; and prevent families/individuals from becoming homeless.

Location: San Diego County Thomas Brothers Map: Various

Activity Eligibility: Eligible State ESG Activities under 24 CFR Part 576

Program Benefit: Low-Income

Comments: Based on the estimated FY 2020-21 State ESG allocation of \$454,431, the following projects are recommended for funding.

39. 2020 ESG Projects

\$389,424

Summary: Funding for grant year 2020 Emergency Solutions Grant program activities that provide funding for projects that engage homeless individuals and families living on the street; improve the number and quality of emergency shelters for homeless individuals and families; help operate emergency shelters; provide essential services to shelter residents; rapidly re-house homeless individuals and families; and prevent families/individuals from becoming homeless. Provider(s) will be selected through a Notice of Funding Availability (NOFA) process.

40. State ESG - Program Administration

\$11,276

Summary: Funding for the State ESG Program management and administration.

Comments: It is recommended that up to \$11,276 be allocated for State ESG program management and administration. Administrative funding is set by the State of California, Department of Housing and Community Development and is part of the State ESG allocation.

Recommended Projects

HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS (HOPWA) PROJECTS

HOPWA Projects

\$4,690,917

Summary: Funding for projects providing housing and associated services for persons living with HIV/AIDS and their families.

Location: San Diego County

Activity Eligibility: Eligible HOPWA Activities under 24 CFR Part 574

Program Benefit: Low-Income

Comments: Based on the FY 2020-21 HOPWA allocation of \$4,690,917, the following projects are recommended for funding. In addition, up to \$1,100,000 in prior year HOPWA funds are requested to supplement funding to FY 2020-21 HOPWA projects below.

41. Townspeople \$392,425

Summary: Funding to provide emergency housing to at least 120 individuals/families for up to 30 days.

42. Townspeople \$192,299

Summary: Funding for the housing operations of permanent housing units located at Wilson Avenue Apartments, 34th Street Apartments, 51st Street Apartments and Vista del Puente Apartments.

43. Townspeople \$174,319

Summary: Funding to provide supportive services to residents of permanent housing units located at Wilson Avenue Apartments, 34th Street Apartments, 51st Street Apartments and Vista del Puente Apartments.

44. Fraternity House, Inc. \$71,953

Summary: Funding for the housing operations of a residential care facility for the chronically ill.

45. Fraternity House, Inc. \$568,693

Summary: Funding to provide supportive services at a residential care facility for the chronically ill.

46. Fraternity House, Inc. \$140,203

Summary: Funding for the housing operations of independent living housing units for the chronically ill who no longer need 24-hour care.

Recommended Projects

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| 47. | <u>St. Vincent de Paul Village, Inc.</u> | \$670,694 |
| Summary: Funding for the housing operations of a transitional housing program for ambulatory self-sufficient individuals/families. | | |
| 48. | <u>St. Vincent de Paul Village, Inc.</u> | \$928,782 |
| Summary: Funding to provide supportive services at a transitional housing program for ambulatory self-sufficient individuals/families. | | |
| 49. | <u>Stepping Stone of San Diego</u> | \$260,188 |
| Summary: Funding for the housing operations of a transitional housing program for ambulatory self-sufficient individuals/families. | | |
| 50. | <u>Stepping Stone of San Diego</u> | \$210,488 |
| Summary: Funding to provide supportive services at a transitional housing program for ambulatory self-sufficient individuals/families. | | |
| 51. | <u>Being Alive San Diego</u> | \$130,599 |
| Summary: Funding for a moving service program to help individuals/families increase housing stabilization. | | |
| 52. | <u>Being Alive San Diego</u> | \$100,772 |
| Summary: Funding for an emergency utility payment program to help individuals/families increase housing stabilization. | | |
| 53. | <u>Mama's Kitchen</u> | \$182,572 |
| Summary: Funding for a HOPWA nutrition Project to provide home-delivered meals. | | |
| 54. | <u>2-1-1 San Diego</u> | \$97,790 |
| Summary: Funding to provide information and referral services for callers seeking housing and supportive services. | | |
| 55. | <u>South Bay Community Services</u> | \$28,807 |
| Summary: Funding to provide case management and supportive services to the residents of La Posada Project. | | |
| 56. | <u>County of San Diego Housing Authority-TBRA</u> | \$354,606 |
| Summary: Funding to provide up to 80 rent subsidies for individuals/families through the Tenant-Based Rental Assistance (TBRA) Program. In addition, it is recommended that up to | | |

Recommended Projects

\$1,100,000 in prior years funds be reallocated to this program, for a total recommended funding of up to \$1,454,606.

57. County of San Diego Housing and Community Development Services- Resource Identification \$45,000

Summary: Funding to coordinate and develop housing assistance resources for eligible persons including conducting preliminary research and making expenditures necessary to determine the feasibility of specific housing related activities.

58. County of San Diego Housing and Community Development Services- Administration \$140,727

Summary: Management and administrative activities associated with the operations of the HOPWA program.

Comments: HOPWA funds are earmarked for activities that assist persons living with HIV/AIDS and their families. Grantee administrative funds are limited to three percent of their HOPWA entitlement.

Alternative CDBG Projects

Alternative Projects

ALTERNATIVE CDBG PROJECTS

1. Lincoln Acres – 32nd Street to Cypress Street – Design and Construction of Sidewalk \$520,000

Summary: The design and construction of approximately 581 feet of concrete sidewalk and four ADA compliant pedestrian ramps on the north side of East 32nd from 75 feet east of Olive Street to Cypress in the community of Lincoln Acres.

Location: East 32nd Street, Lincoln Acres, Thomas Brothers Map: N/A
91950

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit - 24 CFR 570.208 (a) (1)

Eligibility Calculation: Census Tract (CT) Block Group (BG): CT/BG 122.00 1 and 2; Low-Moderate Income Population 2070; Total Population 3440; 60.17% LMI

Estimated Completion: June 2021

Community Support: Project will be presented to local Community Planning Group

Comments: Funds requested for the design and construction of concrete sidewalk and four ADA compliant pedestrian ramps on the north side of Olive Street to Cypress in the Community of Lincoln Acres. It is recommended that this project be listed as alternative.

2. Spring Valley-Bancroft Drive to Valencia Street-Design and Construction of Sidewalk \$747,000

Summary: Design and construct concrete sidewalk and eight ADA compliant pedestrian ramps on the east side of Bancroft Drive from Troy Street to Valencia Street in the community of Spring Valley.

Location: 2817 Bancroft Drive Thomas Brothers Map: N/A
Spring Valley, CA 91977

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit - 24 CFR 570.208 (a) (1)

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 137.02 1 and 3; 138.01 1, 2, and 3; 138.02 1 and 2; 139.06 1; Low-Moderate Income Population 9290; Total Population 14870; 62.47% LMI

Estimated Completion: June 2021

Community Support: Spring Valley Community Planning Group, Spring Valley Revitalization Committee

Alternative Projects

Comments: Funds requested will Design and construct approximately 800 feet of concrete sidewalk and eight ADA compliant pedestrian ramps on the eastside of Bancroft Drive from Troy Street to Valencia Street in the Community of Spring Valley. It is recommended that this project be listed as alternative.

3. Fallbrook – East Alvarado Street Sidewalk Improvements–Design and Construction \$500,000

Summary: Funds requested for the design and construction of approximately 500 feet of concrete sidewalk and ADA compliant pedestrian ramps in the community of Fallbrook.

Location: 455 East Alvarado Street, Thomas Brothers Map: N/A
Fallbrook 92028

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit - 24 CFR 570.208 (a) (1)

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 189.03 1, 3, and 4; 189.04 1, 2, 3, and 4; 189.05 2 and 3; Low-Moderate Income Population 9000; Total Population 14360; 62.67% LMI

Estimated Completion: June 2021

Community Support: Fallbrook Community Planning Group

Comments: Funds requested for the design and construction of approximately 500 feet of concrete sidewalk and ADA compliant pedestrian ramps on the south side of East Alvarado Street from South Brandon Street in the community of Fallbrook. It is recommended that this project be listed as alternative.

4. Ramona – D Street Sidewalk – Missing Sidewalks \$420,000

Summary: Funds requested for the completion of the design and construction of approximately 420 feet of sidewalk and ADA compliant pedestrian ramps.

Location: D Street Sidewalk Thomas Brothers Map: N/A
Ramona, 92065

Eligibility Citation: 24 CFR 570.201(c) Public Improvements - Sidewalks

National Objective: Low-moderate income area benefit - 24 CFR 570.208 (a) (1)

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 208.06 1, 2, and 3; 208.09 1, 2, and 3; Low-Moderate Income Population 7660; Total Population 14005; 54.69% LMI

Estimated Completion: June 2021

Alternative Projects

Community Support: Project will be presented to local Community Planning Group

Comments: Funds requested for the design and construction of 420 feet of concrete sidewalk and one ADA compliant pedestrian ramp on the north side of D street from approximately 200 ft west of 10th Street to 11th Street. It is recommended that this project be listed as alternative.

5. Warner Springs – Water Tank – Replacement of Two Water Tanks \$342,000

Summary: Funds requested for replacement and repair of two water towers in Warner Springs.

Location: 35109 Highway 79, Space 201 Thomas Brothers Map: N/A
Warner Springs, CA 92086

Eligibility Citation: 24 CFR 570.201(l) - Privately Owned Utilities

National Objective: Low-moderate income area benefit - 24 CFR 570.208 (a) (1)

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG ; 208.06 1, 2 and 3; 208.09 1, 2 and 3; Low-Moderate Income Population 7115; Total Population 13380; 53.18% LMI

Estimated Completion: June 2021

Community Support: Water Quality Board

Comments: Funds requested for the replacement and repair of two water towers that serve a senior condominium. It is recommended that this project be listed as alternative.

6. Rural Northeast– Fire Authority –Solar Panels for Fire Stations \$149,000

Summary: Funds requested to procure and install solar panels at Shelter Valley Fire Station 53 and Sunshine Summit Fire Station 59.

Location: 7260 Great Southern Overland Thomas Brothers Map: Various
Stagecoach Route, Julian, CA
92036 and 35227 Highway 79,
Warner Springs, CA 92096

Eligibility Citation: 24 CFR 570.201 (c) Public Improvements – Fire

National Objective: Low-moderate income area benefit - 24 CFR 570.208 (a) (1)

Eligibility Calculation: Census Tract (CT)/Block Group (BG): Shelter Valley: CT/BG 209.02 1; 209.03 3; 209.04 2; 210.00 1; 211.00 2; Low-Moderate Income Population 3440; Total Population 5445; 63.18% LMI; Sunshine Summit: CT/BG 191.01 1; 209.03 1 and 3;

Alternative Projects

210.00 2; Low-Moderate Income Population 2820; Total Population 4595; 61.37% LMI

Estimated Completion: June 2021

Community Support: N/A

Comments: Funds requested for the procurement and installation of solar panels at each station, Shelter Valley and Sunshine Summit. The Photovoltaic (PV) system will increase sustainability and decrease dependence on nonrenewable resources. It is recommended that this project be listed as alternative.

7. Boulevard – Fire Authority –Extractor and Commerical Dryer \$33,000

Summary: Funds requested to purchase an extractor and a commercial dryer for the Shelter Valley Fire Station 53.

Location: 7260 Great Southern Overland Julian, CA 92036 Thomas Brothers Map: N/A

Eligibility Citation: 24 CFR 570.201 (c) Public Improvements – Fire

National Objective: Low-moderate income area benefit (24 CFR 570.208 (a) (1))

Eligibility Calculation: Census Tract (CT)/Block Group (BG): CT/BG 209.02 1; 209.03 3; 209.04 2 ; 210.00 1, 211.00 2; Low-Moderate Income Population 3440; Total Population 5445; 63.18% LMI

Estimated Completion: June 2021

Community Support: N/A

Comments: Funds requested to purchase an extractor and a commercial dryer for the Shelter Valley station that serves the unincorporated areas of Southeastern San Diego County. This equipment will be used for cleaning carcinogens from firefighter turnout gear. It is recommended that this project be listed as alternative.

8. Urban County– Housing Authority of the County of San Diego – Public Housing Improvements \$1,000,000

Summary: Funds requested to support facility improvements at the Housing Authority of the County of San Diego’s four public housing sites.

Location: Four sites located in Chula Vista, CA Thomas Brothers Map: Various

Eligibility Citation: 24 CFR 570.202 (a) (2) Rehabilitation – Public Housing

Alternative Projects

National Objective: Low-moderate income limited clientele – Low income families (24 CFR 570.208 (a) (2) (i)(B) and (C))

Eligibility Calculation: N/A – Limited Clientele

Estimated Completion: June 2021

Community Support: N/A

Comments: Funds requested to support facility improvements and rehabilitation activities at the Housing Authority of the County of San Diego’s four public housing sites. The four sites are: Melrose Manor, Dorothy Street, L Street and Town Centre. It is recommended that this project be listed as alternative.

9. Urban County– Down Payment and Closing Costs Assistance Program \$1,000,000

Summary: Funds requested to fund the Urban County Down Payment and Closing Costs Assistance Program that provides financial assistance to qualified low-income homebuyers whose household income are at or below 80 percent of the Area Median Income.

Location: CDBG Urban County Thomas Brothers Map: Various
(unincorporated area, cities of
Coronado, Del Mar, Imperial
Beach, Lemon Grove, Poway and
Solana Beach)

Eligibility Citation: 24 CFR 570.201 (n) - Homeownership Assistance

National Objective: Low-moderate income housing benefit - (24 CFR 570.208 (a) (3))

Eligibility Calculation: N/A

Estimated Completion: June 2021

Community Support: N/A

Comments: The Homebuyer Downpayment and Closing Cost Assistance (DCCA) Program offers low-interest deferred payment loans of CDBG funds or a combination of CDBG and HOME or CalHome Funds (when available), not to exceed 17% per down payment loan and 4% or \$10,000, which is less, for closing cost loans for low-income first-time homebuyers. The total gross annual income of the household must not exceed 80% of the San Diego County Area Median Income (AMI) as most recently published by the U.S. Department of Housing and Urban Development. Eligible homes must be in the Urban County. The loan funds may be used to assist with down payment and closing cost on the purchase of a new or re-sale home. Therefore, it is recommended that this project be listed as alternative.

Ineligible Projects

Ineligible Projects

The following projects either do not meet federal CDBG regulatory requirements or are not ready to fund. Therefore, these proposed projects have been determined to be ineligible for FY 2020-21 CDBG funding.

- Julian Town Square (Community Organization) – Site Acquisition
- Pacific Southwest Railway Museum (Community Organization) – Electric Transit Vehicle
- Boulevard (County Department) – Live Oak Water System
- Department of Public Works (County Department) – Broadway Creek Restoration
- Department of Public Works (County Department) – Fallbrook Reche Road Sidewalks
- Department of Public Works (County Department) – San Marcos Discovery Street Sidewalks
- Ramona (Resident Request) – Kalbaugh Street Repair
- El Cajon (Resident Request) – Dunbar Lane Stoplight

Appendices

Appendix A. Alternative/Local Data Sources

Appendix B. Survey

Appendix C. Citizen Participation Plan

Appendix D. Certifications

Appendix E. HUD SF-424's

Appendix F. Public Notices

Appendix G. Public Comments

Appendix A- Alternate/Local Data Sources

1	Data Source Name County Map
	List the name of the organization or individual who originated the data set. U.S. Census
	Provide a brief summary of the data set. 2010-12 ACS
	What was the purpose for developing this data set? Census information
	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population? Both apply
	What time period (provide the year, and optionally month, or month and day) is covered by this data set? 2010-13
	What is the status of the data set (complete, in progress, or planned)? Complete



County of San Diego Community Needs Survey

FY 2020 - 2024 Consolidated Plan - English

The County of San Diego needs your input! Over the next five years, the County will be investing millions of dollars in affordable housing, homelessness prevention and services, and community services and amenities. Your voice will guide that investment and help create healthy, safe, and thriving communities in San Diego County!

* 2. In what **Zip Code** do you reside?

3. In which **age bracket** are you?

- | | |
|--------------------------------|-----------------------------|
| ☐ Under 18 | ☐ 45-64 |
| ☐ 18-34 | ☐ 65+ |
| ☐ 35-44 | |

* 4. What is the greatest **area of need** in your community?

- ☐ Affordable Housing
- ☐ Housing and Services for those experiencing Homelessness
- ☐ Community Facilities (e.g. libraries)
- ☐ Community Services (e.g. healthcare)
- ☐ Infrastructure
- ☐ Accommodations for those with Special Needs
- ☐ Economic Development (jobs/businesses)

* 5. Choose two (2) of the most critical **Community Facilities** needs in your community.

- | | |
|---|--|
| ☐ Community centers | ☐ Healthcare facilities |
| ☐ Childcare centers | ☐ Fire stations and equipment |
| ☐ Park and recreational facilities | ☐ Libraries |

* 6. Choose three (3) of the most critical **Infrastructure** needs in your community.

- | | |
|--|---|
| ☐ Water/sewage improvements | ☐ Tree planting and urban greenery |
| ☐ Street/alley improvements | ☐ Accessibility improvements (ADA) |
| ☐ Street lighting | ☐ Broadband internet access |
| ☐ Sidewalk improvements | ☐ Electric vehicle charging stations |

* 7. Choose the most critical **Special Need** in your community.

- ☐ Centers/services for the disabled
- ☐ Domestic violence services
- ☐ HIV/AIDS services
- ☐ Neglected/abused child services

* 8. Choose five (5) of the most critical **Housing** needs in your community.

- | | |
|--|---|
| ☐ Accessibility improvements (ADA) | ☐ Senior housing |
| ☐ Owner-occupied housing rehabilitation | ☐ Housing for large families |
| ☐ Rehabilitation/preservation of affordable housing | ☐ Fair housing services |
| ☐ First-time homebuyer assistance | ☐ Lead-based paint issues |
| ☐ Construction of new affordable rental housing | ☐ Energy efficiency improvements |
| ☐ Housing for those with disabilities | |

* 9. Choose three (3) of the most critical **Homelessness** needs in your community.

- | | |
|--|---|
| ☐ Permanent supportive housing | ☐ Homelessness prevention and diversion services |
| ☐ Emergency/overnight shelters | ☐ Mental health services |
| ☐ Landlord engagement programs | ☐ Substance abuse programs |
| ☐ Outreach | ☐ Storage facilities/lockers |
| ☐ Navigation centers/centralized services | |

* 10. Choose two (2) of the most critical **Community Services** needs in your community.

☐ Senior activities

☐ Public transit and transportation services

☐ Youth activities

☐ Health services

☐ Childcare services

☐ Legal services

* 11. Choose two (2) of the most critical **Economic Development** needs in your community.

☐ Job creation

☐ Grants/loans to small businesses

☐ Job readiness programs

☐ Counseling/training for entrepreneurs

☐ College readiness programs

☐ Storefront/facade improvement

* 12. The *Live Well San Diego* vision is creating a region that is Building Better Health, Living Safely, and Thriving. Please choose three (3) ***Live Well San Diego* data indicators** that are highest priority to you.

☐ Life expectancy (Average length of life)

☐ Security (Property and violent crime rate)

☐ Quality of life (Healthy enough to live independently)

☐ Physical environment (Air quality)

☐ Education (Population with at least a High School Diploma)

☐ Built environment (Distance to parks and community spaces)

☐ Unemployment rate (Labor force that is unemployed)

☐ Vulnerable populations (Population experiencing food insecurity)

☐ Income (Population spending less than 1/3 income on housing)

☐ Community involvement (Population that volunteers)



County of San Diego Community Needs Survey

Plan Consolidado del año fiscal 2020 - 2024

¡El Condado de San Diego necesita tu opinión! Durante los próximos cinco años, el Condado invertirá millones de dólares en viviendas asequibles, prevención y servicios para personas sin hogar y servicios comunitarios y amenidades. ¡Su voz guiará esa inversión y ayudará a crear comunidades saludables, seguras y prósperas en el Condado de San Diego!

* 24. ¿En qué código postal reside usted?

* 25. ¿En qué grupo de edad está usted?

- | | |
|--|-------------------------------|
| ☐ Menor de 18 años | ☐ 45 - 64 |
| ☐ 18 - 34 | ☐ 65+ |
| ☐ 35 - 44 | |

* 26. ¿Qué área de necesidad son de mayor interés para usted?

- ☐ Vivienda asequible
- ☐ Vivienda y servicios para personas sin hogar.
- ☐ Instalaciones comunitarias (por ejemplo, bibliotecas)
- ☐ Servicios comunitarios (por ejemplo, atención médica)
- ☐ Infraestructura
- ☐ Alojamiento para personas con necesidades especiales.
- ☐ Desarrollo económico (empleos / negocios)

* 27. Elija dos (2) de las necesidades más críticas de las Instalaciones Comunitarias en su comunidad.

- | | |
|--|---|
| ☐ Centros comunitarios | ☐ Centros médicos |
| ☐ Guarderías infantiles | ☐ Estaciones de bomberos y equipos |
| ☐ Parques e instalaciones recreativas | ☐ Bibliotecas |

* 28. Elija tres (3) de las necesidades de infraestructura más importantes en su comunidad.

- | | |
|---|--|
| ☐ Mejoras de agua/aguas residuales | ☐ Plantación de árboles y vegetación urbana |
| ☐ Mejoras de calles/callejones | ☐ Mejoras de accesibilidad (ADA) |
| ☐ Alumbrado publico | ☐ Acceso a Internet de banda ancha |
| ☐ Mejoras de aceras | ☐ Estaciones de carga de vehículos eléctricos |

* 29. Elija la necesidad especial más crítica en su comunidad.

- ☐ Centros / servicios para discapacitados.
- ☐ Servicios de violencia domestica
- ☐ Servicios de VIH / SIDA
- ☐ Servicios para infantes descuidados / abusados

* 30. Elija tres (3) de las necesidades de infraestructura más importantes en su comunidad

- | | |
|---|--|
| ☐ Mejoras de agua/aguas residuales | ☐ Plantación de árboles y vegetación urbana |
| ☐ Mejoras de calles/callejones | ☐ Mejoras de accesibilidad (ADA) |
| ☐ Alumbrado publico | ☐ Acceso a Internet de banda ancha |
| ☐ Mejoras de aceras | ☐ Estaciones de carga de vehículos eléctricos |

* 31. Elija cinco (5) de las necesidades de vivienda más importantes de su comunidad.

- | | |
|--|--|
| ☐ Mejoras de accesibilidad (ADA) | ☐ Vivienda para personas de la tercera edad |
| ☐ Rehabilitación de viviendas ocupadas por sus dueños | ☐ Vivienda para familias numerosas |
| ☐ Rehabilitación / preservación de viviendas asequibles | ☐ Servicios de vivienda justa |
| ☐ Asistencia para compradores de casa primerizos | ☐ Problemas de pintura a base de plomo |
| ☐ Construcción de nuevas viviendas de alquiler asequibles | ☐ Mejoras de eficiencia energética |
| ☐ Vivienda para personas con discapacidades | |

* 32. Elija tres (3) de las necesidades más importantes de personas sin hogar en su comunidad.

- ☐ Vivienda permanente de apoyo.
- ☐ Refugios de emergencia
- ☐ Programas de participación de propietarios
- ☐ Superar
- ☐ Centros de navegación/servicios centralizados

* 33. Elija dos (2) de las necesidades de servicios comunitarios más importantes de su comunidad.

- | | |
|---|---|
| ☐ Actividades para personas de la tercera edad | ☐ Transporte público y servicios de transporte |
| ☐ Actividades para jóvenes | ☐ Servicios de salud |
| ☐ Servicios de cuidado de niños | ☐ Servicios jurídicos |

* 34. Elija dos (2) de las necesidades más críticas de Desarrollo Económico en su comunidad.

- | | |
|---|---|
| ☐ Creación de empleo | ☐ Becas / préstamos a pequeñas empresas |
| ☐ Programas de preparación para el trabajo. | ☐ Asesoramiento / formación para empresarios |
| ☐ Programas de preparación para la universidad | ☐ Mejoramiento fachada / fachada |

* 35. La visión de Live Well San Diego está creando una región que está construyendo una mejor salud, viviendo de manera segura y Próspera. Elija tres (3) indicadores de datos de Live Well San Diego que tengan la máxima prioridad para usted.

- | | |
|---|--|
| ☐ Esperanza de vida (promedio de vida) | ☐ Seguridad (propiedad y tasa de delitos violentos) |
| ☐ Calidad de vida (lo suficientemente saludable para vivir independientemente) | ☐ Entorno físico (calidad del aire) |
| ☐ Educación (Población con al menos un diploma de escuela secundaria) | ☐ Entorno construido (Distancia a parques y espacios comunitarios) |
| ☐ Tasa de desempleo (fuerza laboral que está desempleada) | ☐ Poblaciones vulnerables (Población que experimenta inseguridad alimenticia) |
| ☐ Ingresos (Población que gasta menos de 1/3 de ingresos en alojamiento) | ☐ Participación comunitaria (Población voluntaria) |



County of San Diego Community Needs Survey

إستبيان احتياجات المجتمع في مقاطعة سانديكو

مقاطعه سانديكو بحاجة الى رايك! في الخمس سنوات القادمة, المقاطعه سوف تستثمر ملايين الدولارات في مجالات السكن بالاسعار المخفضة و خدمات منع التشرد و خدمات المجتمع ووسائل الراحة. صوتك سيقود هذا الاستثمار ويساعد في خلق مجتمعاً صحياً, آمناً ومزدهراً في مقاطعة سانديكو

*تسكن؟ (zip code) في أي رمز بريدي 13. *

* 14. ماهي فئتك العمرية؟

- | | |
|---------------------------------|----------------------------------|
| ☐ اقل من 18 | ☐ 45-64 |
| ☐ 18-34 | ☐ فما فوق 65 |
| ☐ 35-44 | |

* 15. ما هو الشيء الأكثر ضرورة و احتياجا في مجتمعك؟

- ☐ السكن بالأسعار المخفضة
- ☐ الإسكان والخدمات لأولئك الذين يعانون من التشرد
- ☐ المنشآت الانبئية المجتمعية (مثل المكتبات)
- ☐ خدمات المجتمع (مثل الرعاية الصحية)
- ☐ بنية تحتية
- ☐ أماكن الإقامة لذوي الاحتياجات الخاصة
- ☐ التنمية الاقتصادية (الوظائف / الأعمال)

16. * اختر اثنين (2) من اهم الابنيه المجتمعية التي تحتاجها في منطقتك .

- | | |
|---|---|
| ☐ المكتبات | ☐ رعاية الأطفال محطات |
| ☐ مراكز المجتمع | ☐ مراكز الإطفاء والمعدات |
| ☐ خدمات الرعاية الصحية | ☐ المتنزهات والمرافق الترفيهية |

17. * اختر ثلاثة (3) من اهم البنية التحتية التي تحتاجها في منطقتك .

- | | |
|--|--|
| ☐ إنارة الشوارع | ☐ تحسين المياه / الصرف الصحي |
| ☐ خدمة الإنترنت | ☐ زراعة الأشجار والتخصير في المناطق الحضرية |
| ☐ تحسين الارصفه | ☐ تحسين الشوارع / الأزقه |
| ☐ محطات شحن المركبات الكهربائية | ☐ تحسين مطبات ذوي الإعاقة ذوي احتياجات الخاصة |

18. * مراكز / خدمات للمعاقين ذوي احتياجات الخاصة اختر اهم الاحتياجات الخاصة التي تحتاجها في منطقتك .

- ☐ مراكز / خدمات للمعاقين ذوي احتياجات الخاصة
- ☐ خدمات العنف المنزلي
- ☐ خدمات فيروس نقص المناعة البشرية / الإيدز
- ☐ خدمات الأطفال المهملين / الذين يحصلون معاملة سيئه

19. * اختر خمسة (5) من اهم احتياجات السكن التي تحتاجها في منطقتك .

- | | |
|---|---|
| ☐ مساعدة مشتري المساكن البيوت لأول مرة | ☐ تحسين مطبات ذوي الإعاقة |
| ☐ قضايا الطلاء التي تحتوي على مادة الرصاص | ☐ سكن كبار السن |
| ☐ بناء وحدات سكنيه جديده وتأجيرها بأسعار مخفضة | ☐ اعاده تأهيل الشقق/البيوت التي يشغلها مالکها |
| ☐ تحسين كفاءة الطاقة | ☐ السكن للعائلات الكبيرة |
| ☐ إسكان ذوي الإعاقات ذوي احتياجات الخاصة | ☐ إعادة تأهيل / الحفاظ على السكن بأسعار مناسبة |
| | ☐ خدمات الإسكان العادلة |

20. * اختر ثلاثة (3) من من اهم احتياجات التشرد التي تحتاجها في منطقتك .

- | | |
|---|--|
| ☐ برامج تعاطي المخدرات | ☐ سكن دائمى داعم |
| ☐ التوعية | ☐ خدمات منع التشرد والانحراف |
| ☐ مباني التخزين / غرف للتخزين | ☐ الملاجئ الطارئة / الليلية |
| ☐ مراكز بحث / الخدمات المركزية | ☐ خدمات الصحة العقلية والسلوكية |
| | ☐ برامج مشاركة المالكين |

21. اختر اثنين (2) من من اهم احتياجات خدمات المجتمع التي تحتاجها في منطقتك .*

- | | |
|--|--|
| ☐ خدمات صحية | ☐ أنشطة لكبار السن |
| ☐ خدمات رعاية الأطفال | ☐ خدمات النقل العام |
| ☐ خدمات قانونية | ☐ أنشطة للشباب |

22. اختر اثنين (2) من من اهم احتياجات النمو الإقتصادي التي تحتاجها في منطقتك .*

- | | |
|---|--|
| ☐ تقديم المشورة / تدريب رجال الأعمال | ☐ خلق فرص العمل |
| ☐ برامج الاستعداد للكلية | ☐ المُنح / القروض للشركات الصغيرة |
| ☐ تحسين واجهات/ مداخل الابنية | ☐ برامج التأهيل للعمل |

23. في إنشاء منطقة تقوم ببناء صحة أفضل ، والعيش (Live Well San Diego) تتمثل رؤية العيش الرغيد في سانديكو. التي تمثل (Live Well San Diego) بأمان ، والازدهار. يرجى اختيار ثلاثة (3) مؤشرات للعيش الرغيد في سانديكو أولوية قصوى لك.

- | | |
|--|---|
| ☐ البيئة المبنية | ☐ مدة الحياة المتوقعه/ متوقع العمر |
| ☐ معدل البطالة | ☐ الأمان |
| ☐ السكان المعرضين للخطر | ☐ جودة الحياة |
| ☐ الدخل | ☐ النشاط البدني |
| ☐ التفاعل الاجتماعي | ☐ التعليم |

**COUNTY OF SAN DIEGO
SAN DIEGO URBAN COUNTY
SAN DIEGO COUNTY HOME CONSORTIUM
Citizen Participation Plan**

July 1, 2020

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Introduction

The U.S. Department of Housing and Urban Development (HUD) requires grantees of Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), Emergency Solutions Grant (ESG), and/or Housing Opportunities for Persons with AIDS (HOPWA) funds to prepare five-year consolidated plans, their related annual funding plans, and assessments of fair housing (AFH). In addition, lead grantees of a HOME consortium must prepare, in consultation with HOME jurisdictions, those consolidated plan components applicable to HOME consortium activities and the AFH, which, for AFH purposes, HUD considers a HOME Consortium a single unit of general local government and a single program participant.

The development of consolidated and annual funding plans consolidated annual performance and evaluation reports, AFHs and substantial amendments/revisions must conform to the strategies addressed in the grantee's/HOME consortium's citizen participation plan. The grantee's/HOME consortium's citizen participation plan sets forth policies and procedures for citizen participation in conformance with the requirements addressed in Title 24 of the Code of Federal Regulations, Parts 91.100 and 91.105. The requirements for citizen participation do not restrict the responsibilities or authority of the grantee for the development or execution of its consolidated plan, annual funding plan, AFH, or subsequent amendments/revisions.

Overview

The County of San Diego (County) is the recipient of CDBG, HOME, and ESG funds. The City of San Diego is the recipient of HOPWA funds and has designated the County as the alternate grantee for the HOPWA program. Specific program information and public documents are available at www.sdhcd.org.

The County's CDBG and ESG awards are allocated to the Urban County, which includes the unincorporated areas of San Diego County and the cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach. Each of the Urban County cities is allocated a fair share portion of the County's CDBG grant based on HUD's CDBG entitlement formula. The County's HOME funds are allocated to the County on behalf of the HOME Consortium, which includes the aforementioned Urban County and the cities of Carlsbad, Encinitas, La Mesa, San Marcos, Santee and Vista. In conjunction with the County's citizen participation process on behalf of the County, the Urban County and the HOME Consortium, each Urban County and HOME Consortium city must carry out its own citizen participation process for its allocation of funds as demonstrated by city council resolution.

The primary purpose of these programs is to develop viable urban communities by providing decent housing, a suitable living environment, and expanding economic opportunities principally for low- and moderate-income people, as well as taking meaningful measures to affirmative further fair housing. In order to achieve these outcomes, the County has developed this Citizen Participation Plan (CPP) to establish policies and procedures for citizen participation in assessment, planning, and

implementation. The citizen participation plan also includes efforts to extend and strengthen partnerships among all levels of government and among for- and non-profit private sector organizations, including organizations involved in the production and operation of affordable housing.

The County Housing and Community Development Services (HCDS) is responsible for the administration of the consolidated plan process, which includes all activities related to the development and dissemination of consolidated plans, annual funding plans, plan amendments, and consolidated annual performance and evaluation reports. HCDS is also responsible for the preparation of fair housing assessments every five years in accordance with the requirements of either the Analysis of Impediments to Fair Housing Choice (AI) or AFH. Finally, HCDS acts as the lead agency in the preparation of the AFH and consolidated plan for the San Diego County HOME Consortium and the Urban County. The County is committed to carrying out program responsibilities in conformance with its plans, assessments, policies and procedures, and all applicable regulatory requirements and guidelines.

HCDS conducts outreach activities to encourage citizen participation in the preparation of priorities, strategies, issues, and funding allocations of its consolidated and annual funding plans, substantial amendments, consolidated annual performance and evaluation reports, and fair housing assessments, as applicable. This CPP describes how HCDS makes a reasonable effort to encourage participation of low- and moderate-income persons, residents of low- and moderate-income neighborhoods, minority and non-English speaking populations and persons with disabilities. The Urban County and HOME Consortium cities are included in the County's outreach efforts for its consolidated and annual funding plans and fair housing assessments, but each city is also individually responsible for project selection and contributions to the HOME Consortium's fair housing assessment and consolidated and annual funding plans through its citizen participation and public hearing processes.

Due to the widespread small-pocket concentrations of low-income populations and the difficulty of targeting funds to those areas, HCDS has determined that the designation of slum and blight areas or target areas are not warranted. However, if such areas are designated in the future, HCDS's outreach activities will include residents of designated slum and blight or target areas. The County has not identified targeted revitalization areas.

Announcements of the preparation of the consolidated and annual funding plans, substantial plan amendments, consolidated annual performance and evaluation reports, and fair housing assessments are provided via advertised public notices and postings on HCDS's website. As appropriate, email blasts are sent to interested parties.

An annual funding plan development schedule, which includes the steps taken to prepare the consolidated annual performance and evaluation report, is posted on HCDS's website at www.sdhcd.org. This schedule is updated annually.

Citizen Participation Process

Public Involvement Techniques

HCDS shall explore all reasonable public involvement techniques such as social media sites, radio, print and media interviews, public venues, etc., as appropriate, to encourage the development of a comprehensive community-wide perspective for desired improvements and changes in communities and neighborhoods, review of program performance, assessments of fair housing, and subsequent substantial amendments/revisions. At the completion of the public participation process for plan preparation, the County shall, if feasible, quantitatively measure the efficacy of the techniques adopted to elicit public and stakeholder participation.

In preparation for the five-year consolidated plan, annual funding plan, fair housing assessment and subsequent substantial amendments/revisions, outreach efforts will include, as appropriate for the activity being carried out, one or more of the following activities:

- County press releases.
- English and Spanish language flyers mailed or emailed to interested parties.
- Web-blasts to interested parties.
- English and Spanish language flyers posted at County libraries.
- English and Spanish language public notices in general circulation publications announcing public hearings.
- Facebook postings.
- Posting on HCDS's website.
- Community meetings.
- Online presentations.
- Web-meetings.
- Emails to HOME Consortium cities and Urban County cities.
- Emails to County Board of Supervisors' Offices.
- Emails to County departments.

Stages of the Consolidated Plan Process

The following procedures relate to five specific stages of action mentioned in law or regulation. Similar steps as applicable, will be followed to prepare the AFH, which must be submitted to HUD; the initial AFH must be submitted 270 calendar days before the submission deadline of the five-year consolidated plan and subsequently 195 calendar days before the consolidated plan deadline, unless HCDS is participating in a joint/regional AFH and the lead agency has a different deadline. If that is the case, HCDS will amend its non-conforming consolidated plan to reflect the newly adopted AFH. If practicable, HCDS will include in the steps below those activities necessary to prepare the AFH by its earlier deadline. The Urban County and HOME Consortium cities will be engaged during the appropriate steps of this process and, in addition to the steps taken by HCDS, will be asked to solicit citizen participation through their own citizen participation processes. **It is important to note that on May 23, 2018, as published in the Federal Register, HUD withdrew the Local Government**

Assessment Tool that had been made available to assist local jurisdictions to conduct and submit their AFH. HCDS will update its Citizen Participation Plan accordingly as formal guidance is received from HUD regarding implementation of the AFH. The consolidated plan preparation stages include:

- **Stage 1.** The needs assessment stage—the identification of housing and community development needs for the five-year consolidated plan. At this stage, a public hearing is held to elicit comments regarding the preparation, as applicable, of the consolidated plan, annual funding plan and/or AFH. *This stage is usually scheduled to occur between August and December and a public hearing is held usually in September to discuss the five-year consolidated plan and/or annual funding plan and consolidated annual performance and evaluation report.*
- **Stage 2.** The plan development stage—preparation of a draft consolidated plan, draft annual funding plan and/or draft AFH. During this time, applications for CDBG, HOME, and ESG funding are reviewed by HCDS staff for eligibility, applicant capacity, and conformance to County and consolidated plan goals. Projects recommended for funding are submitted to HCDS’s Director to recommend for funding at a public hearing of the County Board of Supervisors (see Stage 3). In addition, alternate projects are identified for the Board. *This stage is usually scheduled to occur between December and the following February for the consolidated plan and the annual funding plan.*
- **Stage 3.** The approval stage—formal approval by elected officials of a final consolidated plan, annual funding plan and/or AFH. The timing of this stage depends on the meeting schedule of the County Board of Supervisors, but a public hearing is usually scheduled to occur in either March or April prior to the close of the public comment period.
- **Stage 4.** The amendment stage—when a change is made in the proposed use of funds in an annual funding plan or to the priorities established in the consolidated plan, if the AFH was prepared in conformance with a lead regional or joint AFH agency’s non-conforming submission cycle, or when substantial revisions to the AFH were incorporated, formal substantial amendments will be proposed, considered and acted upon. (See the Amendment section for the definition of what constitutes a substantial amendment.) *This stage only occurs if a substantial amendment is required and the amendment is presented to the Board of Supervisors at a public hearing prior the close of the public comment period.*
- **Stage 5.** The performance review phase—preparation of the consolidated annual performance and evaluation report. *This occurs during August through September of each year and a public hearing is generally held in September.*

Program Year

HCDS’s “program year” is July 1 through June 30.

Citizen Participation Plan and Amendments

Unless revisions are mandated by HUD regulatory requirements, HCDS shall provide citizens with a reasonable opportunity of a minimum of 15 calendar days to comment on the citizen participation plan and subsequent substantial amendments and shall make the draft and final citizen participation plan publically available. Upon reasonable advance request to the contact outlined in the Contact Information section below, the citizen participation plan shall be provided to persons with disabilities. If feasible, amendments will be presented to the Board of Supervisors at one of the required consolidated/annual funding plan public hearings. However, this may not be possible if the delay impacts the timely expenditure of funds.

Consolidated Plan, Annual Funding Plan and AFH Development

Prior to adoption of the County's consolidated plan, annual funding plan, and AFH, HCDS shall make available to citizens, public agencies, and other interested parties (by posting temporarily on its website at www.sdhcd.org) a summary of the content and purpose of the consolidated plan, annual funding plan, and AFH, which may include the amount of assistance, including grant funds and program income that HCDS expects to receive, the range of activities that may be undertaken, including the estimated amount to benefit low- and moderate-income persons, and notable fair housing and consolidated plan issues.

In the development of the five-year consolidated plan component, information on funding amounts, program income, low-to-moderate income benefit, and the range of activities to be undertaken shall be presented in broad categories as they relate to plan goals, while the annual funding plan shall provide detail on funding allocations, low-to-moderate income benefit, and activities to be undertaken during the year. In regard to the preparation of the AFH, key fair housing issues, strategies, and proposed activities will be succinctly summarized.

Consolidated Plan Displacement Guidelines

Activities and programs funded in the consolidated plan involving the possibility of displacement shall conform to HCDS's adopted Acquisition and Relocation Procedures Manual, which addresses the steps to minimize the likelihood of displacement of persons, the types and levels of assistance to be offered to displaced persons, as well as the requirement for a project-specific comprehensive relocation plan. The manual is available upon request. (See Contact Information section below.)

Consolidated Plan/Annual Funding Plan/AFH Public Comment/Public Notice

The County shall provide a minimum of 30 calendar days advance public notice of the availability for public review and comment of the draft consolidated plan/annual funding plan/AFH/substantial amendments/revisions. In addition, the County shall provide a minimum of 14 calendar days advance public notice of public hearings related to the consolidated plan/annual funding plan/AFH. Written and oral public comments on the consolidated plan/annual funding plan/AFH/substantial amendments/revisions will be accepted if received by the close of the public comment period. Public comments or views received prior to the end of the public comment period, including oral public

comments received at the scheduled public hearing, will be summarized along with the identification of comments not accepted and the reason(s) why. This information will be attached to the final consolidated plan/annual funding plan/AFH/substantial amendments/revisions.

Public Notice Publishing and Draft Plan Availability

Public notices published will contain a brief summary of the content and purpose of the proposed consolidated plan/annual funding plan/AFH, including, if applicable, proposed projects. Public notices will be published in general circulation print publications. Public notices will be published in a minimum of one English-language (currently the San Diego Union Tribune) and one Spanish-language (currently El Latino) general circulation publication. Notices will also be posted on HCDS's website. When feasible, notices will be disbursed to interested parties via an HCDS 'web-blast' or to other internet social media sites including HCDS's Facebook page.

The draft five-year consolidated plan/AFH will be publicized or made available during the public comment period at the following locations:

- County HCDS, 3989 Ruffin Road, San Diego.
- County HCDS's web site: <http://www.sdhcd.org>.
- Urban County and HOME Consortium cities will be notified via email and will be asked to make available to their communities.
- County libraries will be issued notices with instructions on how the public may access and view electronic copies of the five-year Consolidated Plan/AFH. At a minimum, the following library branch locations will be provided these documents: Alpine, Borrego Springs, Fallbrook, Julian, Lakeside, Lincoln Acres, Ramona, and Spring Valley.
- The four County Public Housing sites in Chula Vista will be provided notices with instructions on how to access and view electronic copies of the five-year Consolidated Plan/AFH.
- Copies of the five-year consolidated plan/AFH will be provided, upon reasonable request, to citizens and groups.

The draft annual funding plan will be publicized or made available at the following locations:

- County HCDS, 3989 Ruffin Road, San Diego.
- County HCDS's web site at <http://www.sdhcd.com>.
- Copies of the annual funding plan will be provided to citizens and groups upon reasonable written request to the contact outlined in the Contact Information section below.

Consolidated Plan/Annual Funding Plan/AFH Public Hearings/Meetings

During the development of the consolidated plan/annual funding plan/AFH, HCDS will hold public meetings within its jurisdiction to obtain resident input about priority needs. HCDS will hold two public hearings before the County Board of Supervisors at the County Administration Center, 1600 Pacific Highway, Room 310, San Diego, California. One public hearing will be held during

plan/AFH development. In addition, Urban County and HOME Consortium cities will be required to hold at least one public hearing each as evidenced by their respective city council's resolution.

Upon reasonable advance written or oral request to the contact person identified on the published public notice, assistance will be provided to non-English speaking persons and reasonable accommodation will be provided to persons with disabilities. The locations chosen for the public meetings and the public hearing will be accessible to persons with disabilities.

Amendments/Revisions to the Consolidated Plan/Annual Funding Plan/AFH

The following changes to the consolidated plan/annual funding plan/AFH will be considered substantial amendments that will require public notice and a public comment period:

- Changes in the use of CDBG funds from one eligible activity to another eligible activity not previously identified as Recommended or Alternative in the annual funding plan.
- A change in the County's allocation priorities or a change in the method of distribution of funds.
- A significant change in the purpose, scope, location, or beneficiaries of an activity. A change is considered significant if (1) the project does not serve a similar purpose (e.g., a change from a public works construction project to a public services project); (2) the funding is insufficient to complete the project due to a significant project modification or expansion (e.g., a project expansion from one block of sidewalk construction to 10 blocks of sidewalk construction, or a project modification that will result in rehabilitation to additional areas of a facility); (3) the project is no longer located in the same or a nearby low- to moderate-income Census block group area, or (4) the project no longer benefits the same clientele or residents (e.g., the project is no longer located in the same or a nearby low- to moderate-income Census block group area, or the limited clientele project will serve the elderly instead of developmentally disabled, or the limited clientele project no longer serves the same community (e.g., relocating from Spring Valley to Fallbrook).
- The adoption of an AFH not reflected in the consolidated plan.
- Revisions to the AFH that are necessary due to a material change in circumstances in the jurisdiction that affects the information on which the AFH is based, to the extent that the analysis, the fair housing contribution factors, or the priorities and goals of the AFH no longer reflect actual circumstances (24 CFR 5.164). Examples include Presidentially declared disasters, under title IV of the Robert T. Stafford Disaster Relief and Emergency Assistance Act ([42 U.S.C. 5121 et seq.](#)), in the program participant's area that are of such a nature as to significantly impact the steps a program participant may need to take to affirmatively further fair housing; significant demographic changes; new significant contributing factors in the participant's jurisdiction; and civil rights findings, determinations, settlements (including Voluntary Compliance Agreements), or court orders; or upon HUD's written notification specifying a material change that requires the revision.

HCDS shall provide a minimum of 30 calendar days advance public notice of the availability for public review and comment on the substantial amendment/revision to the consolidated plan/annual funding plan/AFH. Written and oral public comments will be accepted if received by the close of the

public comment period. Public comments or views received prior to the end of the public comment period will be summarized, along with the identification of comments not accepted and the reason why and attached to the substantial amendment to the consolidated plan/annual funding plan/AFH.

A public hearing will be held if the substantial amendment requires County Board of Supervisors' approval. Public notices for substantial amendments requiring Board approval will be published in a minimum of one English-language (currently San Diego Union Tribune) and one Spanish-language (currently El Latino) general circulation publication. When required, the public will also be notified of the public hearing via a posting of the public notices on HCDS's website. When feasible, notices will be disbursed to interested parties via an HCDS 'web-blast' or to other internet social media sites including HCDS's Facebook page. Urban County and HOME Consortium cities will be notified via email.

Actions not requiring substantial amendments/revisions include:

- Actions taken to address changes in the federal funding level and the resulting effect on the distribution of funds after the draft annual funding plan's comment period has expired.
- Actions taken to address HUD or regulatory changes.
- Funds reallocated from one approved activity to another approved activity in instances when there are uncommitted funds, when approved projects are cancelled or realize cost savings and approved projects require additional funding.
- A minor change in the purpose, scope, location, or beneficiaries of an activity. For example, modifications made to a project after preliminary phases are completed (e.g., design, right-of-way acquisition, and preliminary engineering).
- Funding of projects previously submitted as Alternatives to the County of Board of Supervisors at a public hearing in instances when there are uncommitted funds, recommended projects are cancelled, additional funding becomes available due to projects being completed under budget, program income is received or an increase in the grant award.
- The cancellation of a project due to unforeseen delays.
- Revisions to the AFH that do not result in significant changes to the goals, strategies, or activities.

Performance Reports

The consolidated annual performance and evaluation report (CAPER) must be submitted to HUD no later than 90 days (September 28) after the close of the program year (June 30). The CAPER outlines the year's accomplishments and describes expenditures in various formats, including by activity and by eligibility category.

HCDS shall provide a minimum of 15 calendar days advance public notice of the availability for public review and comment on the CAPER. Written and oral public comments regarding the CAPER will be accepted if received by the close of the public comment period. Public comments received prior to the end of the public comment period will be evaluated when preparing the CAPER and the

summary of comments will be attached to the final CAPER. A public hearing will be held to consider the CAPER for submission to HUD, obtain citizen views regarding the CAPER, and afford the County the opportunity to respond to citizen proposals and questions, and address program performance.

Interested parties are asked for feedback regarding the preparation of the consolidated annual performance and evaluation report through advertised English and Spanish-language public notices. Public notices will be published in a minimum of one English-language (currently San Diego Union Tribune) and one Spanish-language (currently El Latino) general circulation publication. The public will also be notified of the public hearing via a posting of the public notices on HCDS's website. When feasible, notices will be disbursed to interested parties via an HCDS 'web-blast' or to other internet social media sites including HCDS's Facebook page.

The CAPER will be made available at the following locations during the public comment period:

- County HCDS, 3989 Ruffin Road, San Diego.
- County HCDS's website at www.sdhcd.org.
- The public may request a copy of the CAPER in writing to HCDS, Community Development Unit at the above address.
- If HUD subsequently requires other types of performance reports, procedures followed will conform to the requirements of those performance reports; if the required procedures mirror those for the CAPER, the procedures outlined above will be followed.

Public Hearings

As outlined in the **Stages of the Consolidated Plan Process** above and during preparation of the AFH, two public hearings will be held before the County Board of Supervisors located at 1600 Pacific Highway, San Diego, during the program year to obtain citizens' views and to respond to proposals and questions. The public hearings will be publicized in a minimum of one English-language (currently San Diego Union Tribune) and one Spanish-language (currently El Latino) general circulation publications. The public will also be notified of the public hearings via a posting of the public notices on HCDS's website. When feasible, notices will be disbursed to interested parties via an HCDS 'web-blast' or to other internet social media sites including HCDS's Facebook page.

The first public hearing will be held annually around the month of September prior to the proposed consolidated plan, annual plan and/or AFH being made publically available for comment. This public hearing will elicit citizen views on housing and community development needs, priority non-housing community development needs, and proposed strategies and actions for affirmatively furthering fair housing consistent with the AFH. At that time, or as a separate Board Agenda item, the CAPER, which addresses program performance, will be submitted to the Board for approval.

The second public hearing will be held in the spring (March, April or May) when the annual funding plan and, if appropriate, the consolidated plan, annual funding plan, and/or AFH is/are submitted for approval. This public hearing will address housing and community development needs, the development of proposed activities, and the strategies and actions for affirmatively furthering fair housing outlined in the AFH.

Comments received orally or in writing during public comment periods will be presented to the Board of Supervisors providing they are received prior to the deadline for approval of the Board letter and attachments – generally two weeks before the public hearing. Public comments or views received prior to the end of the public comment period, including oral public comments received at the scheduled public hearing, will be summarized along with the identification of comments not accepted and the reason(s) why and will be attached to the applicable final plans/amendments/AFH or CAPER.

As discussed previously, public hearings will be held during customary business hours (between 8 a.m. and 5 p.m.), will be located in an area convenient to actual and potential beneficiaries (currently held at 1600 Pacific Highway, San Diego), and will be accessible to persons with disabilities. Upon reasonable advance request to the HCDS contact person identified on the public notices or announcements, HCDS will provide reasonable accommodation to persons with disabilities. Sufficient seating, including areas to accommodate wheelchairs, will be available to allow citizens access to public meetings. If a significant number of non-English speaking residents are expected to attend a public hearing or public meeting, translation services will be made available upon advance oral or written notification to the HCDS contact person identified in the public notices or announcements.

Availability of Documents

The adopted consolidated plan (including the annual funding plan)/AFH, and any substantial amendments will be made available to the public at the following locations:

- County HCDS, 3989 Ruffin Road, San Diego; and
- County HCDS's web site at <http://www.sdhcd.com>.

The CAPER will be made available to the public during the public comment period at the following locations:

- County HCDS, 3989 Ruffin Road, San Diego.
- County HCDS's web site at www.sdhcd.org.
- The public may request a copy of the CAPER in writing to the contact outlined in the Contact Information section below.

Consultation Process

When preparing the consolidated plan, annual funding plan, substantial plan amendments, consolidated annual performance and evaluation report, and AFH, HCDS shall take reasonable measures to consult with, as appropriate to the stage of the consolidated plan/AFH process, Urban County and HOME Consortium cities, the region's Continuum of Care; local and regional institutions; philanthropic, community-based and faith-based organizations; businesses; developers; nonprofit organizations; local and State governments; the staff, residents and program participants of the Housing Authority of the County of San Diego (HACSD) (public housing agency) and other assisted housing developments; and public and private agencies that provide assisted housing, health services, social and fair housing services (including those focusing on services to children, elderly

persons, persons with disabilities, homeless persons, and persons with HIV/AIDS and their families); as well as other appropriate organizations.

Consultation in preparation for the annual funding plan will also include direct mailing or emailing to Urban County and HOME Consortium cities and those who have requested information on the preparation of the annual funding plan. This annual funding plan distribution list is updated annually prior to the preparation of the annual funding plan and includes both residents and agencies. Agencies and groups may be added to or deleted from the distribution list upon request via email, telephone, in writing or upon recommendation of County staff. Written requests should be made to the contact outlined in the Contact Information section below. Telephone and email contact information is available on the HCDS website at www.sdhcd.org.

Consultation by five-year consolidated plan component or for the five-year AFH will be carried out as follows:

- **HOMELESS STRATEGY** – When preparing the portions of the consolidated plan/AFH describing and assessing the County’s fair housing activities and strategies and homeless strategies, activities, and resources available to address the needs of homeless persons and persons at risk of homelessness (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth), HCDS shall make a reasonable effort to consult with: (1) the Regional Task Force on the Homeless (RTFH); (2) public and private agencies that are involved in housing, health, social services, victim services, employment/education needs of low-income individuals and families, homeless individuals and families (including homeless veterans), youth, and/or other persons with special needs; (3) publically-funded institutions and systems of care that may discharge persons into homelessness (e.g., healthcare/mental health facilities, foster care or other youth facilities, and corrections programs and institutions); and, (4) business and civic leaders. In addition, HCDS continues to assign a staff-person to consult with the RTFH throughout the year.
- **LEAD-BASED PAINT HAZARDS** – When preparing the portions of the consolidated plan/AFH concerning lead-paint hazards, HCDS shall make a reasonable effort to consult with local health and child welfare agencies and examine existing data, if available, related to lead-based paint hazards and poisoning, as well as health department data, if available, on the location of housing units where children have been reported to have been lead poisoned. At a minimum, County of San Diego Health and Human Services Agency staff involved in lead poisoning prevention will be consulted in preparing this section of the consolidated plan.
- **PRIORITY NON-HOUSING COMMUNITY DEVELOPMENT NEEDS** – When preparing the portions of the consolidated plan/AFH concerning priority non-housing community development needs, to the extent practicable, HCDS will notify adjacent units of general local government as outlined below. The adopted non-housing community development plan will be submitted to the State of California. The agencies consulted in preparing these portions of the five-year consolidated plan and annual funding plan include: Urban County cities and those County departments involved in non-housing community development needs. In addition to the six Urban County cities, County departments consulted typically

include the Department of Public Works, Department of General Services, Department of Parks and Recreation, and the County Fire Authority.

- **ADJACENT UNITS OF GENERAL LOCAL GOVERNMENT** – HCDS shall make a reasonable effort as follows to consult with adjacent units of general local government, including agencies with metropolitan-wide planning responsibilities in particular, regarding issues and solutions that straddle jurisdictions. In addition, consultation will continue to take place on a regular basis at the quarterly CDBG/HOME meetings attended by representatives of the County’s entitlement agencies. In addition, SANDAG and the State of California Clearinghouse will be consulted during the preparation of the consolidated and annual funding plans.
- **HOPWA** – N/A. The City of San Diego is the region’s HOPWA grantee. The City’s citizen participation plan can be accessed online at <http://www.sandiego.gov/cdbg/>. The City has designated the County as its alternate grantee for the next five years. The County will update the HOPWA consultation process, as appropriate, when the designation takes full effect.
- **PUBLIC HOUSING AGENCY** – HCDS shall make a reasonable effort as follows to consult with the HACSD concerning public housing needs, planned programs and activities, and for the AFH assessment, proposed strategies, activities and goals for reasonable efforts to affirmatively further fair housing. Efforts will be made to ensure consistency between the HACSD’s public housing agency plan and HCDS’s consolidated plan. Public housing activities such as drug elimination, neighborhood improvement, and resident services will, if possible, be coordinated to achieve comprehensive community development goals. The HACSD is not currently a designated a troubled public housing agency and is not required to implement remedies under a Section 504 Voluntary Compliance agreement. Should HACSD’s status change, HCDS will make an effort to consult with the HACSD to identify any available actions it may take to assist the HACSD in implementing required Section 504 remedies and/or in improving its operations to remove its troubled agency status. HCDS shall provide notification to the HACSD regarding its consolidated plan activities related to its developments and surrounding communities so that, if feasible, the HACSD can make this information available at its annual public housing agency plan public hearing. The HACSD is staffed by HCDS and informal email and verbal communication takes place on a regular basis when preparing the five-year consolidated plan, annual funding plan, consolidated annual performance and evaluation report, and the AFH. In addition, in preparation for the five-year consolidated plan/AFH, HACSD participants will be consulted during at least one Resident Advisory Board meeting and/or one Housing Choice Voucher briefing.
- **ESG** – HCDS shall make reasonable efforts as follows to consult with the RTFH in determining the allocation of its ESG grant for eligible activities; in developing performance standards, evaluating outcomes of projects and activities assisted by ESG funds; and in developing funding, policies and procedures for the operation and administration of the Homeless Management Information System (HMIS); and in the development of AFH activities, strategies and goals. HCDS will continue to provide a staff-person to consult with

the RTFH throughout the year. In addition, the County intends to continue to provide a number of officials to serve on the RTFH Board.

- **RESIDENTS** - The County's CDBG, HOME and ESG funding allocations have been based generally on the severity of both poverty and substandard housing conditions in the County's jurisdiction. Therefore, it is important that reasonable outreach efforts as described previously are conducted to encourage public participation of residents living in poverty, residents of low-income communities, those experiencing substandard housing conditions, those experiencing fair housing issues, as well as those organizations that provide assistance to these populations. HCDS will provide at all appropriate stages of the consolidated plan and AFH processes opportunities for meaningful involvement by low-income residents and their stakeholders, including involvement in the following activities:
 - Identification of needs.
 - Priority setting.
 - Funding allocations.
 - Program recommendations.
 - AFH strategies and goals.

As mentioned previously, the planning development schedule is revised at the beginning of each year and is posted on HCDS's website. The schedule is currently located at: www.sdhcd.org.

Conformance with Fair Housing and Civil Rights Laws

All aspects of community participation will be conducted in accordance with fair housing and civil rights laws, including the Civil Rights Act of 1964 and the regulations at 24 CFR part 1; section 504 of the Rehabilitation Act of 1973 and the regulations at 24 CFR part 8; and the Americans with Disabilities Act and the regulations at 28 CFR parts 35 and 36, as applicable. Reasonable and timely access will be provided to all meetings and hearings.

Access to Information and Records

HCDS shall afford citizens, public agencies, and other interested parties, upon written request to the contact outlined in the Contact Information section below, reasonable and timely access to information and records related to the AFH and consolidated and annual funding plans, and the use of assistance under the consolidated plan programs during the preceding five years.

Technical Assistance

HCDS will, upon reasonable written or oral request to the contact outlined in the Contact Information section below, provide technical assistance to potential CDBG, HOME, or ESG funding applicants, those seeking funding to benefit low- and moderate-income persons, low- and moderate income persons, and others. The types of technical assistance available within staff time constraints include:

- Assistance in commenting on the AFH.

- Information on properly completing the application and the types of attachments/documents needed.
- Determination of project qualifications under low-moderate income area benefit or limited clientele benefit.
- Advice on whether the project appears to be an eligible activity.
- Determination of whether the project benefits the County's jurisdiction.
- Information on what must be provided to demonstrate the applicant has the capacity to administer the project.

Complaint Procedures

Complaints from the public about the County's citizen participation process or the consolidated plan/annual funding plan, AFH, CAPER, or plan/AFH amendment processes will receive careful consideration. Complaints may be submitted to the contact outlined in the Contact Information section below. Complaints that include a full address, telephone number, and/or email address will be answered, where practical, in a substantive manner in writing within 15 working days of receipt of the complaint.

Contact Information

Unless stated otherwise on applicable public notices and announcements, all communication, including inquiries and requests, shall be directed to the County of San Diego Department of Housing and Community Development, Community Development Unit, 3989 Ruffin Rd., San Diego, CA 92123. Telephone inquiries shall be directed to (858) 694-4806, or the TDD line at (866) 945-2207. Program-specific contact information is available on the HCDS website at www.sdhcd.org.

Appendix D- Certifications

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing --The jurisdiction will affirmatively further fair housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

Anti-Lobbying --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.

Signature of Authorized Official

Date

Director

Title

Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Following a Plan -- It is following a current consolidated plan that has been approved by HUD.

Use of Funds -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2020 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

Compliance with Laws -- It will comply with applicable laws.

Signature of Authorized Official

Date

Director
Title

Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

Eligible Activities and Costs -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

Subsidy layering -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;

Signature of Authorized Official

Date

Director
Title

Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

Major rehabilitation/conversion/renovation – If an emergency shelter’s rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

If the cost to convert a building into an emergency shelter exceeds 75 percent of the value of the building after conversion, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed conversion.

In all other cases where ESG funds are used for renovation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 3 years after the date the building is first occupied by a homeless individual or family after the completed renovation.

Essential Services and Operating Costs – In the case of assistance involving shelter operations or essential services related to street outreach or emergency shelter, the recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, so long the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

Renovation – Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

Supportive Services – The recipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, victim services, counseling, supervision, and other services essential for achieving independent living), and other Federal, State, local, and private assistance available for these individuals.

Matching Funds – The recipient will obtain matching amounts required under 24 CFR 576.201.

Confidentiality – The recipient has established and is implementing procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project, except with the written authorization of the person responsible for the operation of that shelter.

Homeless Persons Involvement – To the maximum extent practicable, the recipient will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, and operating facilities assisted under the ESG program, in providing services assisted under the ESG program, and in providing services for occupants of facilities assisted under the program.

Consolidated Plan – All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.

Discharge Policy – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.

Signature of Authorized Official

Date

Director

Title

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

Application for Federal Assistance SF-424		
* 1. Type of Submission: ☐ Preapplication ☒ Application ☐ Changed/Corrected Application		
* 2. Type of Application: ☐ New ☐ Continuation ☐ Revision		
* If Revision, select appropriate letter(s): * Other (Specify): 		
* 3. Date Received: 		4. Applicant Identifier: UOG Code 06-9073
5a. Federal Entity Identifier: 		5b. Federal Award Identifier:
State Use Only:		
6. Date Received by State:		7. State Application Identifier:
8. APPLICANT INFORMATION:		
* a. Legal Name: County of San Diego, Housing and Community Dvpt. Services		
* b. Employer/Taxpayer Identification Number (EIN/TIN): 95-6000934		* c. Organizational DUNS: 0742974790000
d. Address:		
* Street1: 3989 Ruffin Rd.		
Street2:		
* City: San Diego		
County/Parish: San Diego		
* State: CA: California		
Province:		
* Country: USA: UNITED STATES		
* Zip / Postal Code: 92123-1815		
e. Organizational Unit:		
Department Name: Housing and Community Devpt.		Division Name: Community Development
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix: Ms.	* First Name: Kelly	
Middle Name:		
* Last Name: Salmons		
Suffix:		
Title: Program Coordinator		
Organizational Affiliation: 		
* Telephone Number: 858-694-4806		Fax Number:
* Email: Kelly.salmons@sdcountry.ca.gov		

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.218

CFDA Title:

Community Development Block Grant

* 12. Funding Opportunity Number:

US0097

* Title:

Community Development Block Grant Entitlement Communities - FY 2020

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

FY 2020-21 Annual (Action) Plan; CDBG Program

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:**

* a. Applicant

49-53

* b. Program/Project

49-53

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

07/01/2020

* b. End Date:

06/30/2021

18. Estimated Funding (\$):

* a. Federal

4,265,959.00

* b. Applicant

* c. State

* d. Local

* e. Other

* f. Program Income

500,000.00

* g. TOTAL

4,765,959.00

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**☒ a. This application was made available to the State under the Executive Order 12372 Process for review on

03/23/2020

☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.☐ c. Program is not covered by E.O. 12372.*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix:

Mr.

* First Name:

David

Middle Name:

* Last Name:

Estrella

Suffix:

* Title:

Director

* Telephone Number:

858-694-8750

Fax Number:

* Email:

David.Estrella@sdcounty.ca.gov

* Signature of Authorized Representative:

* Date Signed:

Application for Federal Assistance SF-424

*** 1. Type of Submission:**

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

*** 2. Type of Application:**

- ☐ New
☐ Continuation
☐ Revision

*** If Revision, select appropriate letter(s):**

*** Other (Specify):**

*** 3. Date Received:**

4. Applicant Identifier:

UOG Code 06-9073

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

*** a. Legal Name:** County of San Diego, Housing and Community Dvpt. Services

*** b. Employer/Taxpayer Identification Number (EIN/TIN):**

95-6000934

*** c. Organizational DUNS:**

0742974790000

d. Address:

*** Street1:** 3989 Ruffin Rd.

Street2:

*** City:** San Diego

County/Parish: San Diego

*** State:** CA: California

Province:

*** Country:** USA: UNITED STATES

*** Zip / Postal Code:** 92123-1815

e. Organizational Unit:

Department Name:

Housing and Community Devpt.

Division Name:

Community Development

f. Name and contact information of person to be contacted on matters involving this application:

Prefix: Ms. *** First Name:** Kelly

Middle Name:

*** Last Name:** Salmons

Suffix:

Title: Program Coordinator

Organizational Affiliation:

*** Telephone Number:** 858-694-4806

Fax Number:

*** Email:** Kelly.salmons@sdcountry.ca.gov

Application for Federal Assistance SF-424

*** 9. Type of Applicant 1: Select Applicant Type:**

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

*** 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

HOME Investment Partnerships Program

*** 12. Funding Opportunity Number:**

US0286

* Title:

HOME Investment Partnerships Program - San Diego County Consortium - FY 2020

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

*** 15. Descriptive Title of Applicant's Project:**

FY 2020-21 Annual (Action) Plan; HOME Program

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:**

* a. Applicant

49-53

* b. Program/Project

49-53

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

07/01/2020

* b. End Date:

06/30/2021

18. Estimated Funding (\$):

* a. Federal

3,286,351.00

* b. Applicant

* c. State

* d. Local

* e. Other

* f. Program Income

500,000.00

* g. TOTAL

3,786,351.00

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Authorized Representative:

Prefix:

Mr.

* First Name:

David

Middle Name:

* Last Name:

Estrella

Suffix:

* Title:

Director

* Telephone Number:

858-694-8750

Fax Number:

* Email:

David.Estrella@sdcounty.ca.gov

* Signature of Authorized Representative:

* Date Signed:

Application for Federal Assistance SF-424

*** 1. Type of Submission:**

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☒ Application
☐ Changed/Corrected Application

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☐ Continuation
☐ Revision

* If Revision, select appropriate letter(s):

* Other (Specify):

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92123-1815

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Community Development

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Ms.

*** First Name:**

Kelly

Middle Name:

*** Last Name:**

Salmons

Suffix:

Title:

Program Coordinator

Organizational Affiliation:

*** Telephone Number:**

858-694-4806

Fax Number:

*** Email:**

Kelly.salmons@sdcountry.ca.gov

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.231

CFDA Title:

Emergency Solutions Grant

* 12. Funding Opportunity Number:

US0286

* Title:

Emergency Solutions Grant - San Diego County - FY 2020

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

FY 2020-21 Annual (Action) Plan; ESG Program

Attach supporting documents as specified in agency instructions.

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View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:**

* a. Applicant

49-53

* b. Program/Project

49-53

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

07/01/2020

* b. End Date:

06/30/2021

18. Estimated Funding (\$):

* a. Federal

364,738.00

* b. Applicant

* c. State

* d. Local

* e. Other

* f. Program Income

* g. TOTAL

364,738.00

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**☒ a. This application was made available to the State under the Executive Order 12372 Process for review on 03/23/2020.☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.☐ c. Program is not covered by E.O. 12372.*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes☒ No

If "Yes", provide explanation and attach

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21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix:

Mr.

* First Name:

David

Middle Name:

* Last Name:

Estrella

Suffix:

* Title:

Director

* Telephone Number:

858-694-8750

Fax Number:

* Email:

David.Estrella@sdcountry.ca.gov

* Signature of Authorized Representative:

* Date Signed:

ASSURANCES - CONSTRUCTION PROGRAMS

OMB Number: 4040-0009
Expiration Date: 02/28/2022

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681 1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.

11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL 	TITLE Director
APPLICANT ORGANIZATION County of San Diego, Housing and Community Development Svcs	DATE SUBMITTED 

Appendix F - Public Notices

Publication Date: March 6, 2020

SAN DIEGO COUNTY CONSORTIUM NOTICE OF PUBLIC HEARING AND NOTICE OF AVAILABILITY

COUNTY OF SAN DIEGO CONSORTIUM 2020-24 CONSOLIDATED PLAN 2020-21 ANNUAL PLAN

COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG), HOME INVESTMENT PARTNERSHIPS (HOME), EMERGENCY SOLUTIONS GRANT (ESG), AND HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS (HOPWA) PROGRAM FUNDS

Notice is hereby given that the Board of Supervisors will hold a public hearing on April 7, 2020 at 9:00 a.m. in Room 310 at the County Administration Center, 1600 Pacific Highway, San Diego, CA, to consider the FY 2020-21 Annual Plan. The Board will consider the proposed use of an estimated: \$4,265,959 in CDBG funds; \$3,286,351 in HOME funds; \$364,738 in ESG funds; and \$4,690,917 in HOPWA funds that the County will receive from the U.S. Department of Housing and Urban Development (HUD). It is anticipated that the County will also receive up to \$500,000 in State ESG funds from the California Department of Housing and Community Development (HCD). The Board will also consider the proposed use of an estimated \$1,000,000 in FY 2020-21 CDBG and HOME Program revenues and the reallocation of an estimated \$7,300,000 in previous years' HOME, ESG, CDBG and HOPWA entitlements. These figures are based on prior year funding levels.

The Annual Plan describes proposed activities to be funded from FY 2020-21 and previous year entitlements, which must meet the goals established in the 2020-24 Consolidated Plan.

The CDBG program provides funding to the County's unincorporated area and the cities of Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway and Solana Beach. CDBG funds must: (1) benefit lower-income persons; (2) prevent/eliminate slums and blight; or (3) meet urgent community development needs. The HOME program funds affordable housing activities within the County HOME Consortium. The HOME Consortium includes the CDBG areas, plus the cities of Carlsbad, Encinitas, La Mesa, San Marcos, Santee and Vista. The ESG program funds homeless assistance in the CDBG areas and the HOPWA program funds housing/services for persons with HIV/AIDS and their families throughout San Diego County. The STATE ESG program funds homeless assistance throughout San Diego County.

Copies of the draft Plans are available for public review and comment, during the 30-day comment period from March 6, 2020 through April 7, 2020, on the County website at www.sdhcd.com, or at the County of San Diego Housing and Community Development Services (HCDS) office located at 3989 Ruffin Rd., San Diego, CA 92123. Persons needing assistance to participate in the meetings (e.g., non-English speaking, hearing impaired, etc.) should notify HCDS five days prior to the meeting. For further information, please call (858) 694-8724. For hearing impaired assistance, please call (866) 945-2207.

Fecha de Publicación: 6 de marzo del 2020

**AVISO DE AUDIENCIA PÚBLICA Y AVISO DE DISPONIBILIDAD DEL CONSORCIO DEL
CONDADO DE SAN DIEGO**

**CONSORCIO DEL CONDADO DE SAN DIEGO
PLAN CONSOLIDADO 2020-24
PLAN ANUAL 2020-21**

**FONDOS DEL PROGRAMA DE SUBSIDIOS GLOBALES PARA EL DESARROLLO
COMUNITARIO (CDBG), ASOCIACIÓN PARA INVERSIONES EN VIVIENDA (HOME),
PROGRAMA DE SUBSIDIOS PARA SOLUCIONES DE EMERGENCIA (ESG), Y EL PROGRAMA
DE OPORTUNIDADES DE VIVIENDA PARA PERSONAS CON SIDA (HOPWA)**

Se da aviso por este medio que el Consejo de Supervisores llevarán a cabo una audiencia pública el día 7 de abril del 2020 a las 9:00 de la mañana en el salón 310 del Centro Administrativo del Condado, 1600 Pacific Highway, San Diego, California, para considerar el Plan Anual del año fiscal 2020-21. El Consejo de Supervisores considerará la propuesta de usar la cantidad estimada de: \$4,265,959 en fondos CDBG; \$3,286,351 en fondos HOME; \$364,738 en fondos ESG; \$4,690,917 en fondos HOPWA y hasta \$500,000 en fondos ESG del ESTADO que el Condado de San Diego recibirá del Departamento de Viviendas y Desarrollo Urbano de los Estados Unidos (HUD) y del Departamento de Viviendas y Desarrollo Comunitario de California para el Plan Anual del año fiscal 2020-21. El Consejo también considerará la propuesta de usar la cantidad estimada de \$1,000,000 en ingresos públicos de los programas CDBG y HOME del año fiscal 2020-21 y la reasignación de hasta \$7,300,000 en concesiones estimadas de años anteriores de los programas HOME, ESG, CDBG y HOPWA.

El Plan Anual propone actividades que serán financiadas con subsidios del año fiscal 2020-21 y de años anteriores, que deberán lograr los objetivos establecidos en el Plan Consolidado.

El programa de CDBG provee fondos para el área no incorporada del Condado y las ciudades de Coronado, Del Mar, Imperial Beach, Lemon Grove, Poway y Solana Beach. Fondos de CDBG se deberán usar para: (1) el beneficio de personas de bajos recursos; (2) prevenir y eliminar deterioro urbano; o (3) satisfacer las necesidades urgentes de desarrollo comunitario. El programa HOME provee fondos para actividades de vivienda económica dentro del Consorcio HOME del Condado. El Consorcio HOME incluye las áreas que cubre CDBG y en las ciudades de Carlsbad, Encinitas, La Mesa, San Marcos, Santee, y Vista. El programa ESG del ESTADO provee fondos para asistencia a personas sin hogar en todo el Condado de San Diego. El programa ESG provee fondos para asistencia a personas sin hogar dentro de las áreas CDBG y el programa HOPWA provee fondos para servicios y vivienda para personas con VIH/SIDA y sus familias en todo el Condado de San Diego.

Copias del borrador están disponibles para la revisión y comentarios del público durante el periodo de 30 días para comentarios desde el 6 de marzo hasta el 7 de abril del 2020, en la página de Internet del Condado www.sdhcd.com o en la oficina de Servicios de Vivienda y Desarrollo de la Comunidad del Condado de San Diego, 3989 Ruffin Rd., San Diego, CA 92123. Personas que necesiten asistencia para participar en estas reuniones (por ejemplo: personas que no hablan inglés, personas con problemas auditivos, etc.) deben notificar al personal cinco días antes de la reunión. Para más información por favor llame al (858) 694-8724. Personas con problemas auditivos, por favor llamen al (866) 945-2207.

Appendix G - Public Comments

PUBLIC COMMENTS

The public comment period was held during the period of March 6, 2020 to April 7, 2020. Public comments, if any, are outlined on the table below.

As of publication, no public comments related to the draft Annual Plan were received.

Source	Comment(s)	Response	Action Taken

