



Meeting Date: 05/06/2008

| ACTION | TYPE OF ITEM |
|--|--|
| <input type="checkbox"/> Approved Recommendation | <input type="checkbox"/> Info/Consent |
| <input type="checkbox"/> Ord. No(s). | <input type="checkbox"/> Report |
| <input type="checkbox"/> Res. No(s). | <input type="checkbox"/> Public Hearing (Info consent) |
| <input type="checkbox"/> Other | <input checked="" type="checkbox"/> Other Public Hearing |

Prepared By: Juliette Dang *J.D.*Agenda Item No. *L-1*Reviewed By: City Manager *JLB* City Attorney *JJC*Finance *JJC* Other: (Specify)**DATE:** April 28, 2008**TO:** City Council**FROM:** Norma J. Owens, Grants Manager *Norma J. Owens***SUBJECT:** Goals and Objectives Consideration for the Five year FY 2008-2013 Consolidated Plan and FY 2008-2009 Annual Action Plan

RECOMMENDATION

That City Council conduct a second public hearing to consider a report and public testimony and to provide direction to the Grants Manager regarding the specific priorities and measurable objectives to be addressed in the multi-year Consolidated Plan and the Annual Action Plan.

DISCUSSION

Background

On January 15, 2008, City Council held the first public hearing on the multi-year Consolidated Plan and Annual Action Plan. The purpose of that hearing was to obtain public input on housing, public facilities and improvements, and public services or economic development unmet needs of low- and moderate income persons, which are not currently being addressed by the City or local agencies and organizations. City Council has requested that a second public hearing be held to allow for further discussion of ideas and concerns expressed by those providing comments during the first public hearing, and to designate the priorities and specify the measurable objectives that will be addressed in the multi-year and annual Plan documents. As a reference, the priorities and objectives identified in the last five year Plan covering the period of FY 2003-2008 are noted in Attachment No. 1.

Prior Five Year Plan Accomplishments

Over the last five year Plan effort, significant progress was made to realize the priorities and objectives. The accomplishments during this period are noted in Attachment No. 2.

Framework for the FY 2008-2013 Consolidated Plan

1. Overall Goals and Plan Content

The overall goals of HUD's community planning and development programs are to develop viable urban communities by providing decent housing, a suitable living environment, and expanded economic opportunities, principally for low-income persons. The primary means toward these ends is to extend and strengthen partnerships among all levels of government and the private sector, including for-profit and non-profit organizations.

The Consolidated Plan contents must include: a housing and homeless needs assessments; a housing market analysis; and, a strategic plan. In addition, the priorities within the Plan must: describe the basis for assigning the priority; identify obstacles to meeting underserved needs; describe how funds that are reasonably expected will be used to address identified needs; and, identify proposed accomplishments the City plans to achieve over the next five years.

The Annual Action Plan must contain: the applications for CDBG, HOME and ESG Program funds; an executive summary; homeless and other special needs; a proposed projects summary; annual objectives that will assist in meeting the five-year Plan goals; and, the citizen participation process.

2. HUD FY 2008-2009 Administrative Directives

On January 17, 2008, the Department of Housing and Urban Development (HUD) provided the allocation of funds for the Community Development Block Grant (CDBG), HOME Investment Partnership Act (HOME), American Dream Downpayment Initiative (ADDI), and Emergency Shelter Grant (ESG) that will be available to the City of Oxnard in Program Year 2008-2009. The allocation and a comparison of funding for the past five years are provided in Attachment No. 3.

With this funding notice, HUD has also identified three important issues that participating jurisdictions need to consider in the design and administration of the allocated funding:

- a. Grantees must ensure complete and accurate reporting of outcome indicators for all open activities in the Integrated Disbursement and Information System (IDIS) to assess their performance toward achieving its objectives and outcomes in their Consolidated Annual Performance and Evaluation Report (CAPER).
- b. Grantees, as part of the consolidated plan process, must commit the use of the CDBG and HOME grant funds to either reinforce activities that help stabilize homeownership at the local level, particularly for low income families and neighborhoods, or to consider establishing such activities in the coming year in order to resolve the problems in subprime mortgage markets and increasing property foreclosures.

- c. Grantees must consider the needs of returning veterans and their families in the funds allocation of the above grants and ensure to give these men and women the utmost consideration in the use of the above funds.

3. HUD FY 2008-2009 Funding Availability

Actual funding availability for FY 2008-2009 consists of the allocated amounts, funding available after projects are completed, or reprogrammed dollars, and program income that derives from the repayment of loans. Attachment No. 4 indicates the available funding by program and category for CDBG, HOME and ESG. For comparative purposes, Attachment No. 5 contains a listing of activities and programs funded in the current FY 2007-2008. The specific activities and programs, including the public service category (15% of the allocation), and the recommended funding for the next FY 2008-2009, will be developed based on the new priorities and objectives resulting from this public hearing. Based on City Council and public input, the actual funding recommendations will be presented to Council as the draft Plan in the Third Public Hearing currently scheduled for June 10, 2008.

4. Citizen Participation Plan – First Public Hearing

During the January 15, 2008 public hearing, several speakers asked for additional information and made recommendations for priorities and objectives for the new five year Plan.

- a. A request was made to include HUD's targeted income levels as reference information for the first public hearing. Attachment No. 6 contains the requested information as recently released by HUD for the Oxnard, Thousand Oaks and Ventura areas.
- b. Another request was to include child care activities as a priority area in the next Plan. City Council requested information on how CDBG could be used to fund child care activities. Attachment No. 7 is a summary of the HUD regulations.

5. Approach to Identifying Priorities and Objectives

With the background and framework noted above, staff has developed the following guidelines for City Council's consideration of the priorities and objectives:

- a. The priorities must meet one of the National Objectives:
 - (1) Benefit to low-income persons;
 - (2) Aid in the prevention of slum and blight; and,
 - (3) Urgent need.

January 26, 2008

Page 4

- c. Priorities should be identified that will address housing and homeless needs, including affordable housing and the supportive needs of the homeless, community development needs, such as infrastructure and social services.
- d. The objectives must be measurable. For example, the number of affordable housing units to be developed, the number of homeless to be assisted, or the number of new jobs to be created.
- e. The objectives should be obtainable within the next five years. The direction that HUD is indicating is that ultimately, future grant awards will be determined on a jurisdiction's ability to achieve the stated objectives.

FINANCIAL IMPACT

There is no financial impact to conduct the public hearing.

Attachment 1 – FY 2003-2008 Priority Needs
 2 – Goals and Accomplishments of FY 2003-2008 Consolidated Plan
 3 – Five Year Entitlement Summary
 4 - Available Funding for FY 2008-2009
 5 – Funding Levels by Activities and Programs for FY 2007-2008
 6 – Estimated Median Family Income Limits for FY 2008
 7 – CDBG Program Regulations for Child Care

FY 2003-2008 PRIORITY NEEDS

| Priority | Objective | Benefit |
|---|--|--|
| 1. Construct new housing units for senior citizens, farm workers, multi-families, and single families | Construct 560 new affordable units, including 358 senior units. Construct 196 affordable single-family units, and provide 30 mobile home replacements. | Low and very low-income persons |
| 2. Rehabilitate owner-occupied and mobile home units through City's rehabilitation program | Rehabilitate 15 owner-occupied units, 40 mobile homes, and the exteriors of 150 owner-occupied units. | Low and very low-income persons |
| 3. Assist developers, non-profit corporations, and public housing tenants with financing through a First-Time Homebuyers Program | Assist 100 units through a first-time homebuyer program. | Low and very low-income persons |
| 4. Support non-profit agencies that provide assisted housing, service and/or shelter or homeless persons/families or those at risk of becoming homeless | Site acquisition of a new shelter by the year 2008 and provide transitional housing for an additional 50 persons. | Homeless and those at risk of becoming homeless |
| 5. Assist the City's families with affordable rental housing through public housing assistance, and rental subsidy assistance programs. | Administer 780 units of public housing per year. Preserve 780 rental units per year. Provide rental subsidy assistance to approximately 1,659 families per year. | Low and very low-income residents |
| 6. Provide support needs including housing and services for persons with special needs, such as persons and families with HIV/AIDS | Provide allocation of public housing & Section 8 rental assistance to 77 special needs persons; support services for 100 frail elderly persons; support services to 500 youth by the year; support services for 9 disabled persons; and support services for 7 persons with HIV/AIDS by the year 2008. | Low and very low-income, frail elderly, youth, disabled persons, and persons with HIV/AIDS |
| 7. Economic Development | Provide assistance to 10 small businesses each year, resulting in the creation of 25 new jobs per year for Oxnard residents. | Very low and low-income jobs |

000069

ATTACHMENT NO. /

PAGE / OF /

GOALS AND ACCOMPLISHMENTS OF THE FY 2003-2008 CONSOLIDATED PLAN HOUSING PRIORITIES

| FIVE-YEAR STRATEGIC PLAN OBJECTIVE | FIVE-YEAR GOAL JULY 2003 TO JUNE 2008 | ACCOMPLISHMENTS <small>JULY 2003 TO JUNE 2008</small> |
|---|--|---|
| PRIORITY #1 — CONSTRUCT NEW HOUSING UNITS FOR SENIOR CITIZENS, FARMWORKERS, MULTI-FAMILIES, AND SINGLE FAMILIES | | |
| Construct new housing for senior citizens | Construct 358 senior units | 120 unit Camino del Sol apartments completed |
| Facilitate the construction of new farm worker housing for low- and very low-income families | Construct 80 units for farm workers | Constructed 83 units as follows: Meta Street apartments with 24 units, Villa Madera with 7 farm worker units out of 72 units, and Villa Cesar Chavez with 52 units. |
| Facilitate the construction of new homes and the development of inclusionary multi-family housing for very low-income families and individuals | Construct 122 units of sales and multi-family units | Villa Madera completed with 66 very-low income units. |
| Facilitate the construction of new homes and the development of inclusionary single-family housing for-sale units for low- and moderate-income families and individuals | Construct 196 single family units | 105 City assisted units sold at El Pasco, 15 inclusionary units sold at Somisa; 9 inclusionary units sold at Mayfield Village; 11 inclusionary units sold at Sycamore Place; 22 units sold at Sonria; 6 units by Habitat; 8 units sold at Meadowrest and 18 units sold at Casa Bonita; 63 units in River Park, and one unit from Heritage Walk. |
| Provide manufactured unit replacement for very low-income families | Provide 30 manufactured unit replacements for very low-income families by the year 2008. | Replace 24 manufactured units at various sites. |
| PRIORITY #2 — REHABILITATE THE CITY'S OWNER-OCCUPIED AND MOBILE HOME UNITS THROUGH THE CITY'S HOME REPAIR PROGRAM | | |
| Rehabilitate owner-occupied housing units of low- and moderate-income families and individuals | Rehab 15 owner-occupied deferred loan units Rehab 150 owner-occupied matching grant units | Completed 22 owner-occupied deferred loans. Completed 159 matching grants. |
| Rehabilitate owner-occupied mobile home units of low- and moderate-income families and individuals | Rehab 40 mobile homes | Completed 109 mobile homes. |
| PRIORITY #3 — DEVELOP PROGRAMS TO ASSIST DEVELOPERS, NON-PROFIT CORPORATIONS, & PUBLIC HOUSING TENANTS WITH FINANCING THROUGH A FIRST-TIME HOMEBUYER PROGRAM | | |
| Develop program for first-time homebuyer program | Assist 100 homebuyers | Assisted 158 buyers of new homes. Assisted 28 resale purchasers, 56 new mobile homes and 47 mobile home resale units. |

000070

ATTACHMENT NO. 2

Page 1 of 2

**COALS AND ACCOMPLISHMENTS OF THE FY 2003-2008
CONSOLIDATED PLAN HOUSING PRIORITIES (CONT'D)**

| FIVE-YEAR STRATEGIC PLAN OBJECTIVE | | FIVE-YEAR GOAL JULY 2003 TO JUNE 2008 | ACCOMPLISHMENTS July 2003 TO JUNE 2008 |
|--|--|--|--|
| PRIORITY #4 — SUPPORT FACILITIES AND SERVICES — HOMELESS PERSONS AND FAMILIES | | | |
| | Site acquisition and construction of a new shelter by the year 2008. | Site acquisition and construction of an emergency shelter for single women and women with children by the year 2008. | New shelter located at 1450 South Rose will be operational by March 2008. |
| | Provide essential services, homeless prevention, and emergency shelter to homeless people | none | N/A |
| | Provide employment for homeless people | none | Maintain financial support of existing projects and develop additional resources to provide support to homeless people |
| | Assist service providers to provide transitional housing. | Assist service providers to provide transitional housing for additional 50 persons by the year 2008. | |
| PRIORITY #5 — PUBLIC HOUSING AND RENTAL ASSISTANCE | | | |
| | Administer 780 units of public housing. | Public housing operating subsidy for 789 units. | Provide public housing to 780 households on an annual basis. |
| | Preservation of rental units subsidized under the city's Section 8 Rental Subsidy Program. | Section 8-rental subsidy for 1,050 units | Family Unification, 50 certificates obtained in 2003-2005. |
| | Preservation of 780 units of public housing units. | Preservation of 780 units of public housing units | Preserve 780 units of public housing units |
| PRIORITY #6 OTHER SPECIAL NEEDS | | | |
| | Facilitate the development of supportive housing opportunities for very low and low-income households. | Allocation or public housing and Section 8 rental assistance, as available; and new construction of rental and senior housing units: 77 special needs person by the year 2008. | Family Unification, 50 certificates |
| | Provide support to youth activities and developments | Provide support services to 500 youth by the year 2008 | |
| | Expansion of the City's rental subsidy assistance program. | Be proactive in applying for housing assistance for social populations. | 88 units |
| PRIORITY #7—ECONOMIC DEVELOPMENT | | | |
| | Provide assistance to small businesses and create 25 new jobs each year for Oxnard residents. | 225 new jobs and 10 businesses. | Assisted 257 companies; creating and retraining 1,281 jobs. |

000071

ATTACHMENT NO. 12
PAGE 2 OF 3

**HUD FORMULA GRANT PROGRAMS
FIVE-YEAR ENTITLEMENT SUMMARY**

| | Awarded 2004 | Awarded 2005 | Awarded 2006 | Awarded 2007 | Allocated 2008 |
|--|-----------------|-----------------|-----------------|-----------------|-------------------|
| Community Development Block Grant (CDBG) | \$3,306,000 | \$3,134,368 | \$2,820,986 | \$2,810,804 | \$2,708,769 |
| HOME Investment Partnership Act (HOME) | \$1,203,328 | \$1,144,208 | \$1,075,966 | \$1,068,452 | \$1,033,211 |
| American Dream Downpayment Initiative (ADDI) | \$97,230 | \$30,011 | \$14,975 | \$14,975 | \$6,051 |
| Emergency Shelter Grant (ESG) | \$123,017 | \$120,925 | \$120,554 | \$121,660 | \$121,107 |

000072

CITY OF OXNARD
Available Fundings For FY2008-2009

TITLE: CDBG GRANT
Allocation from HUD
Program Income
Reprogrammed Amount

| | | |
|--|-------|---------------------|
| | | 08-09 Available |
| | | 2,708,769.00 |
| | | 53,870.01 |
| | | <u>173,293.99</u> |
| | Total | <u>2,935,933.00</u> |

| Category | |
|--------------------------|---|
| Admin | Maximum 20% of allocation and program Income |
| Public Services | Maximum 15% of allocation and prior year program income |
| Direct Benefits Projects | Balance |
| | Total |

TITLE : ESG GRANT
Allocation from HUD

| | | |
|--|-------|-------------------|
| | | 08-09 Available |
| | | 121,107.00 |
| | Total | <u>121,107.00</u> |

| Category | |
|---------------------|---------------------------|
| Administration | Maximum 5% of allocation |
| Essential Services | Maximum 30% of allocation |
| Shelter Operations | Balance |
| Homeless Prevention | Maximum 30% of allocation |
| | Total |

TITLE: HOME GRANT
Allocation from HUD
American Dream Downpayment Initiative
Program Income
Reprogrammed Amount

| | | |
|--|-------|---------------------|
| | | 08-09 Available |
| | | 1,033,211.00 |
| | | 6,051.00 |
| | | 89,272.00 |
| | | <u>300,000.00</u> |
| | Total | <u>1,428,534.00</u> |

| Category | |
|--------------------------|---------------------------|
| Administration | Maximum 10% of allocation |
| CHDO Set Asides | Minimum 15% of allocation |
| CDHO Operations | Maximum 5% of allocation |
| Direct Benefits Projects | Balance |
| | Total |

| |
|---------------------|
| 4,485,574.00 |
|---------------------|

TOTAL OF ALL GRANTS

CITY OF OXNARD
Fiscal Year 2007-2008
Funding Levels By Activities and Programs

| TITLE: CDBG GRANT | LOCATION | FUNDING SOURCE | FY07-08 Approved Budget |
|--|-----------------|---------------------------------------|--------------------------------|
| Grants Administration and Support | Citywide | CDBG | 208,311.00 |
| Fair Housing Program Administration | Citywide | CDBG | 43,008.00 |
| Environmental Reviews | Citywide | CDBG | 17,560.00 |
| Homeless Program Administration | Citywide | CDBG | 148,708.00 |
| Community Affairs Administration | Citywide | CDBG | 144,574.00 |
| | | Total Administration | 562,161.00 |
| Homeless Employment Programs | Citywide | CDBG | 30,000.00 |
| After-School Program | CT & BG | CDBG | 105,000.00 |
| PAL | CT & BG | CDBG | 129,348.00 |
| Colonia Boxing Center | CT & BG | CDBG | 17,020.00 |
| Youth Enrichment | CT & BG | CDBG | 68,597.00 |
| Colonia Memorial Park Veteran's Gym | CT & BG | CDBG | 50,736.00 |
| City Corps | Citywide | CDBG | 20,920.00 |
| | | Total Public Services | 421,621.00 |
| Code Compliance | CT & BG | CDBG | 277,220.00 |
| Neighborhood Street Improvements | CT & BG | CDBG | 500,000.00 |
| Housing Rehabilitation Program Admin | Citywide | CDBG | 504,492.00 |
| Mobile Home Replacement Program | Citywide | CDBG | 300,000.00 |
| First Time Homebuyers Assistance | Citywide | CDBG | 43,288.00 |
| EDCO | Citywide | CDBG | 75,000.00 |
| Campus Park | CT & BG | CDBG | 165,508.62 |
| Downtown Façade | CT & BG | CDBG | 75,000.00 |
| Downtown Parking | CT & BG | CDBG | 100,000.00 |
| Downtown Lighting | CT & BG | CDBG | 100,000.00 |
| | | Total Direct Benefits projects | 2,140,508.62 |
| | | CDBG TOTAL | 3,124,290.62 |
| TITLE : ESG GRANT | | | |
| Program Administration | N/A | ESG | 6,083.00 |
| Catholic Charities | Citywide | ESG | 27,077.00 |
| St Vincent de Paul | Citywide | ESG | 60,000.00 |
| Turning Point | Citywide | ESG | 15,000.00 |
| Community Action of Ventura County | Citywide | ESG | 13,500.00 |
| | | ESG TOTAL | 121,660.00 |
| TITLE: HOME GRANT | | | |
| Program Administration | Citywide | HOME | 106,845.20 |
| CHDO Development | Citywide | HOME | 168,840.00 |
| CHDO Operations | Citywide | HOME | 53,420.00 |
| Housing Rehabilitation – Mobile homes | Citywide | HOME | 300,000.00 |
| Housing Rehabilitation – Single Family | Citywide | HOME | 407,917.00 |
| Homebuyer Assistance | Citywide | HOME | 300,000.00 |
| American Dream Downpayment Assistance | Citywide | HOME | 14,975.00 |
| | | HOME TOTAL | 1,351,997.20 |
| | | TOTAL OF ALL GRANTS | 4,597,947.82 |

000074

ATTACHMENT NO. 5
 PAGE 1 OF 1

**ESTIMATED MEDIAN FAMILY INCOMES FOR FISCAL YEAR 2008 FOR
OXNARD-THOUSAND OAKS-VENTURA, CA
METROPOLITAN STATISTICAL AREA**

Median Family Income: \$83,900

| | 1 PERSON | 2 PERSON | 3 PERSON | 4 PERSON | 5 PERSON | 6 PERSON | 7 PERSON | 8 PERSON |
|-----------------|----------|----------|----------|----------|----------|----------|----------|----------|
| 30% of Median | 18,000 | 20,550 | 23,150 | 25,700 | 27,750 | 29,800 | 31,850 | 33,900 |
| Very Low Income | 30,000 | 34,300 | 38,550 | 42,850 | 46,300 | 49,700 | 53,150 | 56,550 |
| Low-Income | 48,000 | 54,850 | 61,700 | 68,550 | 74,050 | 79,500 | 85,000 | 90,500 |

Source: US Department of Housing and Urban Development, Notice PDR-2008-01, Issued February 15, 2008

000075

USE OF CDBG FUNDS FOR CHILD CARE

IN SUMMARY

Generally, child care services and facilities housing such services can be assisted as follows:

- Under CDBG Public Service Category

- Low and moderate income families can be assisted after income has been verified.
- Service provider is undertaking a new or enhanced activity.

Example

Verified low and moderate income family is provided with a fee subsidy for one year.

- Under CDBG Capital Improvement Category

- Acquisition, construction or rehabilitation of neighborhood facilities in an area that has been identified as low and moderate income and is predominately residential.
- Acquisition is defined as the purchase of real property, either in whole or part, by purchase, long-term lease or donation.
- Funds may be used by the City, a public agency, a public non-profit entity or a private non-profit entity.