



Prepared by

City of Victorville
Economic Development Department
Housing Division



City of Victorville
14343 Civic Drive
P.O. Box 5001
Victorville, CA 92393-5001



Fourth Program Year CAPER FY 15-16

GENERAL

EXECUTIVE SUMMARY

FUNDING

The Community Development Block Grant (“CDBG”) Program was established with the passage of the Housing and Community Development Act of 1974, and funds are distributed to eligible governmental units directly as an entitlement grant or competitively via state grant. In 1997, the City of Victorville became an entitlement city with regard to the CDBG Program, allowing the City to receive funds directly from the US Department of Housing and Urban Development (“HUD”). For Fiscal Year 2015-2016, the City received \$1,086,552 of CDBG funds.

In July 2003, the Town of Apple Valley and the City of Victorville entered into a HOME Investment Partnerships Program (HOME) Consortium (the “HOME Consortium”) so that together both cities could qualify to participate as one single grantee and increase the local supply of decent and affordable housing available to very-low and low income residents. The formation of the HOME Consortium qualifies the City and Town in obtaining HOME Entitlement status from HUD. For Fiscal Year 2015-2016, the City of Victorville received \$290,664 in HOME funds.

In 2009, the City of Victorville received its first grant allocation directly from HUD under Title III of Division B of the Housing and Economic Recovery Act of 2008 (“HERA”), Emergency Assistance for the Redevelopment of Abandoned and Foreclosed Homes, hereinafter referred to as the Neighborhood Stabilization Program (“NSP 1”). In 2009, 5.3 million in NSP funds were allocated to the City of Victorville. The additional allocation under Section 1497 of the Wall Street Reform and Consumer Protection Act of 2010, the “Frank-Dodd Act”, represents the third round of Neighborhood Stabilization Program funding and is referred to as “NSP 3”. In March 2011, 2.8 million in NSP 3 funds were allocated to the City. NSP funds are considered to be a special Community Development Block Grant, as prescribed under the Housing and Community Development Act of 1974. NSP funds are to be utilized and distributed under the activities referenced under the Section 2301(c)(2) and (3) of HERA benefiting low, moderate and middle-income (“LMMI”) households within pre-identified areas (“NSP Target Areas”) located within the City of Victorville, as approved by HUD. Collectively, the City of Victorville utilizes CDBG, HOME and NSP funds to address the needs of the community as referenced in the 2015-2016 Consolidated Annual Performance and Evaluation Report (CAPER). Currently, the City is exploring options for NSP activities and projects utilizing NSP program income in specific NSP target areas.

Since June 2012, the City has also been utilizing CalHome Program funds to broaden its supply of affordable housing to residents in the City of Victorville. CalHome was

established by SB 1656 (Alarcon), which created Chapter 6 (commencing with Section 50650) and added it to Part 2 of Division 31 of the Health and Safety Code for the purpose of maximizing homeownership, strengthening neighborhood revitalization and sustainable development and widening the use of existing homes, aimed at low- and very low-income borrowers.

PROCESS

Pursuant to Section 24 CFR Part 91, HUD has established regulations that set forth the Consolidated Plan process. The Consolidated Plan is designed to help states and local jurisdictions to assess their affordable housing and community development needs and market conditions, and to make data-driven, place-based investment decisions. The Consolidated Plan, which may have a duration of between 3 and 5 years, describes the jurisdiction's community development priorities and multiyear goals based on an assessment of housing and community development needs, an analysis of current housing and economic market conditions and available resources. Subpart E of Section 24 CFR Part 91, requires local governments that participate in a consortium to submit a consolidated plan for the consortium. Pursuant to this regulation, on April 3, 2012, the City of Victorville adopted the 2012-2016 Consortium Consolidated Plan.

The Consolidated Plan is carried out through Annual Action Plans, which provide a concise summary of the actions, activities and the specific federal and non-federal resources that will be used each year to address the priority needs and specific goals identified by the Consolidated Plan. Each year, grantees must submit an updated Action Plan describing the specific planned uses for HUD programs, including CDBG and HOME, as well as certain other program requirements. The City of Victorville City Council adopted the FY 15-16 Annual Action Plan at its April 21, 2015 council meeting.

Subsequently, grantees are required to submit a Consolidated Annual Performance and Evaluation Report (CAPER) 90 days after the end of the grantee's program year. The CAPER must include the following: A description of the resources made available; the investment of available resources; the geographic distribution and location of investments; the families and persons assisted including their racial and ethnic status; and actions taken to affirmatively further fair housing. The CAPER must also include detailed information on progress towards addressing priorities, goals and objectives outlined in the grantee's Consolidated Plan by utilizing CDBG, HOME and NSP funds. In addition to the above, this 2015-2016 CAPER shall incorporate data from HUD's Integrated Disbursement and Information System (IDIS), including a Financial Summary Report (PR26). This document and previous program year CAPER's may be found on the City's website, at <http://www.victorvilleca.gov/eda.aspx>.

FY 2012 – 2016 CONSOLIDATED PLAN PRIORITIES

During the establishment of the 2012-2016 Consolidated Plan, the City established overall housing and community development needs, and outlined a strategy to address those needs. The priority needs identified in the Consolidated Plan include: (1) preserve the existing housing stock; (2) expand the supply of affordable housing; (3) assist in

reducing housing cost for extremely low and very-low and low income households; (4) assist persons with disabilities or special needs with housing cost; (5) increase affordable homeownership opportunities; (6) eliminate blight and substandard housing through code enforcement and demolition programs; (7) provide and expand shelter and related services for persons of limited or lacking proper housing conditions; (8) further fair housing for persons or households within low income categories; (9) create and provide educational services to reduce lead-based paint hazards; (10) create safe, accessible and attractive neighborhoods while stimulating economic growth through infrastructure improvements; (11) provide and expand public facilities and improvements; (12) address public services needs, and (13) expand economic base opportunities for local residents.

2015-2016 CAPER GENERAL OVERVIEW

Section 1 will assess the one-year goals and objectives referenced in the 2015-2016 Annual Action Plan by (a) describing the accomplishments and objectives attained; (b) providing an analysis of the community planning and development (CPD) formula grant funds allocated for each activity goal and objective; and (c) providing information on the reasons that results toward meeting goals and objectives were not obtained;

Section 2 will identify the process in which the City shall modify its program as a result of its experiences;

Section 3 will describe how the City of Victorville shall enhance and further Fair Housing, and actions it will use to overcome effects of identified impediments;

Section 4 will describe actions in the Strategic Plan or Action Plan initiated to address obstacles in meeting underserved needs;

Section 5 will describe how the City leverages its resources by utilizing, federal, public and private funds to address citizen needs and how matching requirements were satisfied.

SECTION 1A: ASSESSMENT OF THE ONE-YEAR GOALS AND OBJECTIVES

PRIORITY 1:	PRESERVING HOUSING STOCK
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Repairs and rehabilitation are required to maintain quality structures and living spaces. During the development of the Consolidated Plan, high priority was given to conserving and improving the affordable housing stock, including addressing lead based paint hazards. The preservation of the housing stock can include minor home rehabilitation services such as roofing, plumbing, electrical and weatherization repairs. In response to the high demand of such services, the City of Victorville administers the Senior Home Repair Program (SHRP) and the Owner Occupied Rehabilitation (OOR) program for eligible homeowners.

SENIOR HOME REPAIR PROGRAM

The Senior Home Repair Program provides a one-time grant, in the amount not to exceed \$15,000, to low income homeowners who are 62 years of age or older, handicapped or permanently disabled to make home repairs to correct code violations and unsafe conditions. Since the 1997 inception of the SHRP, the program cap has been increased three times. During FY 15-16, the City of Victorville approved increasing the program grant amount to \$15,000 to further assist eligible homeowners with necessary repairs and address accessibility issues as a part of the required repairs.

During FY 15-16, \$229,472 of HOME funds was allocated to the SHRP. As of June 30, 2016, \$124,213.64 was spent to complete 9 projects and \$72,334.18 has been encumbered for 6 additional eligible households. Furthermore, the City assisted a total of 27 seniors from reallocated and regular FY 13-14 CDBG and HOME funds. Total expenditures related to these projects were \$389,358.76.

OWNER OCCUPIED REHABILITATION PROGRAM

The Owner Occupied Rehabilitation program assists residents by providing deferred loans of up to \$50,000 at zero to three percent interest to correct code violations, unsafe conditions and other eligible repairs. Although, the OOR program is funded through CalHome funds, the City is able to use this program in meeting its affordable housing requirements by preserving its housing stock. As of the end of FY 15-16, no OOR applications were submitted for consideration.

Since the adoption of the Consolidated Plan, both of these programs have assisted a total of 80 households of which 43 were assisted during FY 15-16. The City’s five year goal is 75 and has exceeded its goal.

PRIORITY 2:	EXPANDING THE SUPPLY OF AFFORDABLE HOUSING
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The Apple Valley/Victorville Consortium will assist with the development of new affordable housing by working with for-profit and non-profit housing developers to acquire, rehabilitate and construct new affordable housing units. Specifically, the Consortium has set-aside 15 percent of its HOME allocation to assist Community Housing Development Organizations (CHDO) to pursue affordable housing opportunities.

COMMUNITY HOUSING DEVELOPMENT ORGANIZATION (CHDO)

In April 2015, the Consortium received a CHDO application from National Community Renaissance (National CORE) to become a certified CHDO. Their application was approved in May 2015 and initially awarded \$500,000. The proposed project consists of the roof rehabilitation of Northgate Village Apartments, consisting of eighteen buildings

housing 138-units benefiting very-low and low income households located in the geographical area of Victorville.

In November 2015, National Core published a notice inviting local contractors to bid for the Northgate Village roof project. During this time, National CORE conducted an asbestos survey, which revealed that three (3) of the 18 buildings contained asbestos. This required modification to the scope of work previously approved by the Consortium and the City Council by incorporating the abatement of asbestos found at the roof penetrations of the three buildings. Only two bids were received, and the lowest bid submitted was by Letner Roofing in the amount of \$1,040,100.

After discussions with National CORE, staff reviewed its HOME funds allocations and determined additional funds could be committed that would assist the City in meeting future CHDO set-aside requirements. The table below depicts the funds the City, serving as the Consortium, can commit towards the National CORE CHDO Project, and makes available \$6,482 for city overhead costs. Based on this analysis, City staff and National CORE developed a strategy to address the capital improvements necessary for the Northgate Village Apartment, meet the HOME CHDO Set-Aside commitment deadlines, expend HOME (CHDO Set-Aside and Non-CHDO Set-Aside) funds according to HOME rules and regulations, while extending and furthering affordable housing to the very-low and low income households within the City of Victorville.

Fiscal Year	Allocation
CHDO Set-Aside for 2012-2014	\$ 1,703.86
CHDO Set-Aside for 2013-2014	\$ 44,926.00
CHDO Set-Aside for 2013-2014	\$ 100,652.00
CHDO Set-Aside for 2014-2015	\$ 48,304.00
CHDO Program Income Set-Aside for 2014-2015	\$ 170,234.94
CHDO Set-Aside for 2015-2016	\$ 45,894.00
Non-CHDO Set-Aside FY 2011-2012	\$ 71,000.00
Non-CHDO Set-Aside FY 2014-2015	\$17,285.20
Original Consortium Commitment	\$ 500,000.00
Non-CHDO Set-Aside FY 2008-2009	\$ 36,601.00
Non-CHDO Set-Aside FY 2009-2010	\$ 20,000.00
Non-CHDO Set-Aside FY 2011-2012	\$ 4,773.00
Non-CHDO Set-Aside FY 2012-2013	\$ 100,000.00
Non-CHDO Set-Aside FY 2012-2013	\$ 35,352.00
Non-CHDO Set-Aside FY 2013-2014	\$ 109,756.00
Additional Consortium Pledge	\$ 306,482.00
Total funds available for Northgate CHDO Project	\$ 806,482.00

The strategy proposes the commitment of the above referenced funds to address 13 of the 18-buildings and recording an Agreement Containing HOME Program Requirements (Affordability Covenants) for the maximum term of five (5) years reserving 104-units for the benefit of very-low and low income households. The 13 buildings selected have been

identified as needing the most significant roof repairs, including two containing asbestos in the amount of \$796,200. The remaining five (5) buildings will be replaced or repaired by National CORE over a period of five years.

On June 7, 2016, the City of Victorville City Council approved Amendment 1 to the First Amended and Restated Agreement to the CHDO Reservation and Commitment of HOME Program Funds Agreement memorializing the above proposal. City staff anticipates that the asbestos remediation and construction will commence early FY 16-17.

NEIGHBORHOOD STABILIZATION PROGRAM (NSP)

In addition to the CHDO project referenced above, the City of Victorville has also expanded its supply of affordable housing by utilizing its NSP funds to acquire, rehabilitate and resell single-family residences through the NSP ARR Program. To date the City of Victorville purchased 39 properties. Of the 39 properties purchased, two properties were beyond repair and were demolished. The balance of the properties were rehabilitated and resold to low and moderate income households. Pursuant to NSP guidelines, the household income is not to exceed 120% of the area median income (AMI). The 2016 AMI for Victorville is \$59,837.

On March 21, 2016, the City sold the last NSP house it had in its inventory to a moderate income family. The property was purchased in September 2014 for \$179,999 and was built in 2007. Rehabilitation consisted of property maintenance, landscaping, flooring, drywall repair and energy efficiency upgrades. Total cost for the rehabilitation work was \$33,720. The property sold for \$225,000.

The City anticipates utilizing NSP program income funds to carry out its expansion of affordable housing goals and objectives.

SENIOR HOME REPAIR PROGRAM

In March 2016 a senior who had been on the Senior Home Repair Program waiting list since April 2012 submitted an application to participate in the program in order to have some health and safety issues addressed in her mobile home. The homeowner was determined income eligible to participate in the Program. Subsequently, the City's Building Inspector conducted the required inspection of the mobile home and made a determination that the estimated cost for minimal repairs would be approximately \$27,000, exceeding the program's \$15,000 grant cap. Additionally, the noted repairs would not address all the issues in her home to meet health and safety standards. Her mobile home was deemed to be beyond repair and a safety hazard.

After further research by city staff, it was determined a new mobile home could be purchased for the SHRP participant. Acquisition of a new mobile home would be made through the City's CalHome Program funds. After extensive research, the City located a 2009 mobile home that was similar in size to the current mobile home the SHRP participant was occupying in the amount of \$18,000. Because the acquisition of a new

mobile home was significantly cost effective, City staff proposed the acquisition to the City Council.

On XX, 2016, the City's City Council approved the acquisition of a new unit for the SHRP participant. Escrow for the acquisition of the mobile home is anticipated to close early July 2015. Additionally, ADA improvements will be made to the new unit which will be funded via 2015-2016 HOME funds. Anticipated CalHome expenditures for the acquisitions are estimated to be \$20,000. The City also anticipates the coordinating of the demolition of the SHRP participant's previous mobile home as it is a health and safety hazard. Demolition efforts will be made during FY 16-17.

MORTGAGE ASSISTANCE PROGRAM

As of June 30, 2016, the City of Victorville has assisted two (2) low income households with the purchase of a home by providing first-time homebuyer down payment and escrow closing cost assistance through its Mortgage Assistance Program (MAP). The loans provided are recorded against the home as a "silent second" and are deferred for 30 years, or due upon the sale or transfer of the home. Loans made are low interest, typically ranging from zero to three percent and were funded using CalHome funds totaling \$67,350.

OTHER

Economic Development staff held a presentation for the City Council and community discussing various housing resources currently available that promote and expand affordable housing throughout the City, including the launching of new housing rehabilitation programs in FY 16-17.

PRIORITY 3:	ASSIST IN REDUCING HOUSING COSTS TO EXTREMELY-LOW AND VERY LOW-INCOME HOUSEHOLDS
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The Housing Authority of San Bernardino County (HACSB) administers the Housing Choice Voucher rental assistance program. This subsidy program provides housing opportunities for low income families and individuals. These vouchers give families the freedom to select decent, safe and sanitary housing based on their individual needs.

During the year, the HACSB issued 922 Housing Choice vouchers, formally known as Section 8 vouchers. Housing Choice vouchers are provided for units that are privately owned, with rent subsidies paid directly to owners by the Housing Authority. One (1) Public Housing unit is owned and managed by the Housing Authority in Victorville. No subsidy assistance is provided for this unit. There are 168 Authority owned units. Authority owned units were either acquired or developed through a variety of partnerships with the State of California, San Bernardino County Department of Community Development and Housing and other non-profit public housing corporations.

Since the adoption of the 2012-2016 Consolidated Plan, a total of 3,576 vouchers have been issued to low income households.

PRIORITY 4: (HIGH)	ASSIST SPECIAL NEEDS PERSONS WITH REDUCING HOUSING COSTS AND MEETING THEIR REHABILITATION NEEDS
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During the year, approximately \$452,618.75 of HOME and \$132,970 of CDBG (FY 13-14) funds was expended to assist 43 elderly households using the City's Senior Home Repair Program.

PRIORITY 5: (HIGH)	INCREASE AFFORDABLE HOMEOWNERSHIP OPPORTUNITIES
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The City of Victorville is committed to expanding homeownership opportunities for lower and moderate income households through its first-time homebuyer assistance program, the Mortgage Assistance Program (MAP).

In 2011 the City was awarded One Million Dollars (\$1,000,000) of CalHome funds to be used for down payment assistance and owner-occupied rehabilitation loans. At year end, two (2) Mortgage Assistance Program (MAP) loans were approved and funded using Cal-Home funds totaling \$67,350. These households were within the low income categories.

On June 4, 2015 the City participated in a first time buyer resource fair that was organized by the High Desert Association of Realtors in partnership with First District Supervisor Robert A. Lovingood, County of San Bernardino and Neighborhood Partnership Housing Services. The event was held at the San Bernardino County Fairgrounds and drew approximately 100 residents. Prospective homebuyers were able to speak to lenders, fair housing providers that offer first time buyer education classes, credit counseling agencies and municipalities that offer down payment assistance. The City took this opportunity to launch the Assessment to Fair Housing survey at this event as well.

In addition, Inland Fair Housing and Mediation Board (IFHMB) provided first-time homebuyer classes to three households. IFHMB assisted 56 people with first time homebuyer education classes, homeowners that received default notices with foreclosure counseling and households with loan modifications through the Keep your Home California program. The City continues to work with outside agencies to provide first-time homebuyer courses to further provide foreclosure prevention awareness. IFHMB assisted the City with statistics and attendance to community meetings in preparation of the Assessment to Fair Housing Plan.

PRIORITY 6: (HIGH)	ELIMINATE BLIGHTED CONDITIONS AND SUBSTANDARD HOUSING THROUGH ENHANCED CODE ENFORCEMENT ACTIVITIES AND DEMOLITION
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The primary goal of the code enforcement program is to preserve and improve the integrity of residential neighborhoods and to maintain a high quality of life and property values. In FY 15-16, \$250,000 was allocated in CDBG funds for the purposes of eliminating blighted conditions through the issuance of notices for substandard living conditions, working without building permits, illegal trash dumping, weed abatement, stagnant pools and inoperative vehicles. A total of \$228,061 in CDBG funds resulted in the completion of 1,083 code enforcement cases. The balance of the 15-16 grant, \$21,939, will be reprogrammed to demolition activities.

The City also allocated \$148,418 in CDBG funds during FY 15-16 to demolish or abate dangerous and blighted buildings and homes. In addition, \$7,468 was carried over from FY 14-15 to the FY 15-16 allocation to support demolition and abatement efforts. During FY 15-16, \$91,476.84 was spent to abate and clean up 36 locations. Several problematic locations were abated through court ordered clean up actions. Clean up actions consisted of removing debris, trash, large items such as mattresses and sofas, weed abatement and board up of broken or missing windows and doors.

Additionally, the graffiti abatement program eradicated graffiti at approximately 2,886, locations covering approximately 169,832 square feet of graffiti within the CDBG target area. Total expenditures were \$6,582.20 at the end of FY 15-16.

PRIORITY 7: (HIGH)	PROVIDE SHELTER AND RELATED SUPPORT SERVICES TO MEET THE NEEDS OF THE HOMELESS POPULATION AND SUPPORT THE DEVELOPMENT OF A CONTINUUM OF CARE SYSTEM
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HUD requires local jurisdictions conduct a one day point in time homeless count in order to continue to receive continuum of care funding. The Office of Homeless Services of San Bernardino County (OHS) performs a homeless population count every two (2) years. The Point in Time Homeless Count (PITC) is a one day street based and service based count of sheltered and unsheltered individuals in San Bernardino County. Per HUD’s instructions, a person is considered homeless and thus counted, only if he/she falls within the HUD based definition of homeless. These categories include living in places not meant for human habitation, such as cars, parks, sidewalks, and abandoned buildings or in an emergency shelters and lastly living in transitional housing. OHS performed a PITC on January 28, 2016. According to their report, there were 264 homeless adults and children in Victorville, of these individuals 198 were unsheltered. The remaining 66 were living in a homeless shelter or transitional housing. This is a significant increase of unsheltered individuals since the 2013 PITC, where the reported unsheltered homeless population was estimated at 93 people.

In January 2014, the San Bernardino County Sheriff's department implemented a new program to assist the homeless population in San Bernardino County. The Homeless Outreach and Proactive Enforcement (H.O.P.E.) program is a proactive approach intended to ultimately reduce calls for service and other resources currently required to deal with the homeless population. A community policing philosophy is used to link the homeless population with resources and service providers throughout the County. The objective is to stop the revolving door of arrest, incarceration, and then release regarding homeless related crimes. Currently, the H.O.P.E. Team is a four man team assigned throughout the County. Personnel assigned to the H.O.P.E. team are each responsible for a region of the County to connect with resources, service providers, and points of contact for each station.

In 2015 the H.O.P.E team worked closely with Victorville's Code Enforcement division to remove the homeless occupants of the riverbed. The H.O.P.E. team made contact with the homeless residents of this area to make them aware they were going to move them out as they were illegally trespassing on the land. Several events were held with numerous resources that would fit the many needs of those living in the riverbed in order to transition them into permanent housing. Once the riverbed was cleared out of its occupants, clean up efforts were coordinated between the H.O.P.E. team, Victorville's Code Enforcement, Public Works and community volunteers. A total of 30, 40-foot trash roll-off containers were filled with hazardous material, e-waste, appliances, furniture and other trash.

For FY 15-16, the City allocated a total of \$50,000 in CDBG funds to homeless shelter and supportive services subrecipients. As of June 30, 2015, \$28,211.97 for FY 15-16 and \$19,966 from FY 14-15 of CDBG funds were expended to assist two (2) homeless shelters for the purposes of providing emergency, transitional and permanent housing services to 180 homeless persons. A total of 167 victims of domestic violence were also assisted during FY 15-16. The remaining \$9,288.03 was drawn down in IDIS but not captured in the FY 15-16 reports.

PRIORITY 8: (HIGH)	AFFIRMATIVELY FURTHER FAIR HOUSING TO ENSURE EQUAL ACCESS TO HOUSING FOR LOWER INCOME PERSONS, ETHNIC MINORITIES AND SPECIAL NEEDS GROUPS
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The Consortium will continue to support fair housing services through assistance to fair housing counseling and enforcement organizations, annually evaluating the services provided by the organizations to ensure that adequate and appropriate services are provided and revise contracts as appropriate.

The City of Victorville contracts with Inland Fair Housing and Mediation Board (IFHMB) to provide fair housing services to all residents who request counseling, resource referral, complaint investigation, and public education on all forms of housing discrimination on the basis of race, creed, age, disability, national origin, familial status, or any other prohibited factor. IFHMB also conducts case development, investigations,

mediation and referral of landlord/tenant discrimination complaints. During FY 15-16, 90 persons were provided with fair housing counseling, and education. In addition, 1,504 Victorville citizens were provided with landlord/tenant mediation services.

Education and outreach services were conducted during the year, including landlord/tenant and fair housing workshops, foreclosure prevention workshops, presentations, event booths, city events, television and cable releases as well as educational material distributed throughout the City.

The City of Victorville and the Town of Apple Valley began preparing for the Assessment to Fair Housing plan which is due in October 4, 2016. For the preparation of the AFH, the Apple Valley/Victorville HOME Consortium, utilized their respective websites, social media accounts such as Facebook, Twitter, LinkedIn and Instagram accounts, to announce and advertise community meetings, surveys and public meetings and hearings. The ability to provide ease of access to the survey was important to the Consortium. Both Jurisdictions, in the capacity of the Consortium, will make the survey available online via Survey Monkey starting June 2016 through early August 2016, in both English and Spanish.

PRIORITY 9: (MEDIUM)	COORDINATE PUBLIC AND PRIVATE EFFORTS TO REDUCE LEAD-BASED PAINT HAZARDS AND PROTECT YOUNG CHILDREN
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Starting in 1978, the federal government prohibited the use of lead based paint on residential properties. In Victorville, approximately 6,630 units were built prior to 1979. The City continues to adhere to all lead-based paint regulations by implementing a Reduction of Lead-Based Paint Hazards strategy which includes educating citizens of the dangers concerning lead-based paint. Informational brochures are provided to all homeowners applying for building permits for the purposes of rehabilitating their residential structures upon the solicitation of a city building permit. Services related to the remediation of lead-based are also an eligible activity through the City's Senior Home Repair and Owner Occupied Rehabilitation Programs.

During FY 15-16, the City also began efforts in developing two new programs to assist and reduce lead-based pain hazards and address code and health violations. City staff anticipates these programs will commence during FY 16-17.

PRIORITY 10: (LOW)	CREATE SAFER, MORE ATTRACTIVE AND MORE ACCESSIBLE NEIGHBORHOODS AND STIMULATE ECONOMIC GROWTH THROUGH THE IMPROVEMENT OF INFRASTRUCTURE
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In the Consortium's low and moderate income areas, streets and infrastructure improvements are needed to support continued investment in the areas. The City of Victorville's Public Works department has an ongoing weed abatement program. The

weed abatement team maintains public property by removing weeds, trash and debris to minimize or eliminate blighted conditions throughout neighborhoods.

During this CAPER reporting period, the City’s Public Works department had two active construction projects. The first is the Bear Valley Road Construction project. This project will remove existing failing asphalt with concrete paving. Additionally, ADA improvements will include ramps and driveways. This project was awarded to lowest bidder in the amount of \$907,191 and is being funded with Measure I funds.

The second project that is underway is the Brentwood Slurry Seal and Transportation Center Repaving. The pavement in the Brentwood community will be rehabilitated with crack sealing followed by a slurry seal of all streets. The Victor Valley Transportation Center is located at 16858 D Street and serves as an intermodal transit center for Amtrak, Greyhound, Victor Valley Transit Authority and military shuttles to Fort Irwin. The heavy traffic has caused severe cracking and pavement distress. This project was funded with local transportation funds for a total of \$582,809.

In October 2015 the City entered into a Voluntary Compliance Agreement with HUD. HUD required a self evaluation and transition plan to identify ADA compliance barriers in City Programs, activities, and facilities and to provide a timeline for completion of modifications to provide equal access. The deadline for the completion of the review and update was 240-days upon execution of the Voluntary Compliance agreement with HUD. The execution date was confirmed as September 25, 2015. In December 2015 the City entered into a service provider agreement with **DAC** to initiate the study.

PRIORITY 11: (MEDIUM)	PROVISION OF PUBLIC FACILITIES AND PARK IMPROVEMENTS
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The City of Victorville utilizes its Capital Improvement Plan as a planning tool to identify capital project needs and to assess its financial capacity for addressing those needs. CDBG funds may be used to assist in the construction, expansion, and/or rehabilitation of non City-owned community facilities serving the low and moderate-income population and people with special needs.

St. John of God Health Care Services (SJGHCS) offers a 12 step based inpatient drug and alcohol treatment program for men and women seeking recovery. Residents are admitted into a 90-day program. Clients are housed in two person rooms with four in each dorm and a shared bathroom. Housing is divided by gender, with teenagers and women and children housed separately.

Previously, during FY 14-15, SJGHCS submitted an application to connect their facilities to the City sewer system. SJGHCS was awarded a CDBG grant allocation in the amount of \$115,894 to carry out engineering and construction services to connect eight (8) buildings to the City’s sewer system. However, during the engineering phase, it was discovered that the entire project would cost approximately \$275,000. This assessment required the City and St. John of God to delay the project until it could secure the

additional funding for the project. Therefore, during FY 15-16, St. John of God submitted another application to secure \$160,000 of additional CDBG funds to fund the projects shortfall. The sewer connection was completed in April 2016. Expenditures related to this project totaled \$278,803.65. An additional \$2,909.65 was reallocated from FY 15-16 Victorville Library HVAC System project that came in under budget, with our HUD representative's approval. Budget adjustments were completed in IDIS.

CDBG funds may also be used to improve and expand parks and recreation facilities that serve the majority of low and moderate income population and people with special needs. During program year 15-16, the Victorville Library required replacement of their 20 year old air conditioning units. In addition, a new roof was installed at the Hook Community Center over the gym area. Funds allocated for these projects totaled \$208,194. The Library project totaled \$50,131.75, which came in under budget by \$23,062.25. The Hook project totaled \$115,751.60, with was also under budget by \$19,248.40.

PRIORITY 12: (HIGH)	ADDRESS PUBLIC SERVICE NEEDS
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CDBG funds may be used to provide a variety of needed services to low and moderate income and special needs persons in the community. Priority service needs identified through the public outreach process include homeless and emergency food services, senior services, youth services, utility payment assistance and crime prevention. For FY 15-16, the City allocated \$162,983 to public service programs. At the end of the program year 15-16, the City was able to assist 4,910 individuals and families with sexual assault services, counseling services, parenting classes, utility assistance, youth recreational and athletic activities, mentoring, and after school care. These services were provided by High Desert Homeless Services, Legal Aid Society, Moses House Ministries in partnership with Rose of Sharon Pregnancy Center, San Bernardino Sexual Assault Services, St. John of God Health Care Services in partnership with Victor Valley Community Services Council, Victor Valley Domestic Violence, Inland Fair Housing and Mediation Board and the City of Victorville Community Services After School Enrichment Programs.

PRIORITY 13: (MEDIUM)	EXPAND THE ECONOMIC BASE AND PROMOTE GREATER EMPLOYMENT OPPORTUNITES FOR RESIDENTS
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Economic development activities are designed to attract consumers and businesses to Victorville through the construction of infrastructure for commercial/industrial projects and provisions of micro-enterprise assistance. Economic development needs were identified by residents, service providers, and stakeholders as a high priority throughout the public participation process of the development of the Consolidated Plan.

The City, through its Economic Development Division, promotes opportunities for industrial, manufacturing, distribution and retail development by attending tradeshow and events to attract diverse commercial and industrial companies to create a wide range of employment opportunities for local residents. The City provides opportunities to new

and expanding business through investments it has made in major infrastructural systems that provide companies with immediate access to markets at costs that are among the most affordable in California. It also partners with the County of San Bernardino to provide job training and placement to new and expanding business. Some of the opportunities located in the City of Victorville include the Southern California Logistics Airport (SCLA), the Foxborough Industrial Park, the Auto Park at Valley Center, the Mall of Victor Valley and other prime retail centers located throughout the City.

During FY 15-16, the much anticipated opening for BJ’S Brewhouse Restaurant occurred in February 2016, generating 137 jobs. Desert Fiat auto dealership opened its doors in November 2015 generating 11 jobs. The Holiday Inn on Palmdale Road was completely renovated and had a grand reopening in October 2015. With the renovation of the Holiday Inn, a new restaurant, The Community Table Restaurant, opened within the hotel, generating 15 new jobs. Krispy Kreme Donuts began construction of a new store located off the westbound I-15 fwy. Wendy’s and Taco Bell opened restaurants at the Crossroads @ 395 shopping center.

The following table summarizes accomplishments obtained since the implementation of the Five Year Consolidated Plan.

Specific Objective	Source of Funds	5 YR Goal	Performance Indicators	As of June 30, 2015
Preserve Housing Stock – The City is accomplishing it through the use of the SHRP & OOR Programs	CDBG HOME NSP	75	Housing Units	80 (107% complete)
Expand the supply of affordable housing – The City is accomplishing its 5 year goal by use of its Mortgage Assistance Program, NSP ARR Program and CHDO projects	HOME NSP CalHOME	5	Housing Units	7 (140% complete)
Assist in reducing housing costs to extremely-low and very low-income households – The Housing Authority of San Bernardino County to provide housing choice vouchers to income eligible households in Victorville	HUD Grants Foundation Grants	3,875	Housing Units	3,576 (92% complete)
Assist special needs persons with reducing housing costs and meeting their rehabilitation needs – The City is accomplishing this goal through its Senior Home Repair Program and Owner Occupied Rehabilitation Program	CDBG HOME	75	Housing Units	83 (111% complete)

Increase affordable homeownership opportunities – The City is accomplishing its five year goal through the Mortgage Assistance Program.	CDBG HOME Cal-Home NSP	25	Housing Units	6 (24% complete)
Eliminate blighted conditions and substandard housing – The City is accomplishing this goal through its code enforcement activities and demolition program.	CDBG NSP	6,250	Housing Units	6,750 (completed)
Provide shelter and related support services to meet the needs of the homeless population and support the development of a continuum of care system – The City is assisting in accomplishing this goal through partnerships with local non-profit homeless shelters and transitional housing providers.	CDBG	500	Housing Units	1,144 (229% complete)
Affirmatively further fair housing to ensure equal access to housing for lower income persons, ethnic minorities and special needs groups – The City is accomplishing this goal by continually funding a fair housing agency.	CDBG	400	Housing Units	471 (118% complete)
Coordinate public and private efforts to reduce lead-based paint hazards and protect young children – The City is accomplishing this goal by providing lead abatement through the OOR and SHRP programs.	CDBG NSP	5	Housing Units	0 (0% complete)
Create safer, more attractive and more accessible neighborhoods and stimulate economic growth through the improvement of infrastructure – The City is accomplishing this goal by funding capital improvement projects throughout the City.	CDBG HOME NSP	2	Infrastructure	2 (100% complete)
Provision of public facilities and park improvements – The City is accomplishing its five year goal by funding improvement projects for the City’s parks and public facilities.	CDBG	5	Housing Units	9 (180% Complete)
Address public service needs – The City is accomplishing its five year goal by funding nonprofit and City department activities that address public service needs, such as after school programs,	CDBG	1,375	Persons	24,444 (1778% Complete)

mentoring, counseling, homeless, utility assistance and legal aid services				
Expand the economic base and promote greater employment opportunities for residents – The City is accomplishing this goal by providing funding to non-profits for job training and placement activities.	CDBG	20	Jobs	6 (30% complete)

SECTION 1B. BREAKDOWN OF THE CPD FORMULA GRANTS

The primary objective of the CDBG is the development of viable urban communities, including decent housing, a suitable living environment and expanding economic opportunities, principally for persons of low and moderate-income. Accordingly, the City of Victorville developed its Consolidated Plan and 2015-2016 Annual Action Plan giving priority to meeting housing, non-housing community and economic development activities.

The City successfully carried out non-housing community development activities through the services it provided in Priority 12 above. Total CDBG expenditures related to non-housing activities for non-profit and City programs as of the end of June 30, 2015 were \$162,285.20. That assistance improved the quality of life for approximately 4,910 persons of extremely low, low, and moderate-income levels. This number does not reflect the 28,342 people in the service area of several activities such as graffiti abatement and crime-free multi-housing programs.

The following table provides a snap shot of total activities funded during program year 15-16, expenditures for each as of June 30, 2016, total expenditures drawdown as of August 31, 2016 and any funds to be reallocated. Rollover balances represent CDBG 15-16 funds expensed, but not drawdown by the end of June 30. In addition, attached to this CAPER are the IDIS reports PR-03 (Exhibit 3), PR-06 (Exhibit 4), PR-23 (Exhibit 5), PR-26 (Exhibit 6) and PR-83 (Exhibit 7). The table evaluates the relationship of the use of CDBG funds to the priorities described in the City’s 2015-2016 Annual Action Plan.

CDBG Activities

Activity	FY 15-16 Allocation	Expended as of 06/30/2016	FY 15-16 Balance Remaining	Objective	Accomplishment	FY 15-16 Balance Rollover or Reallocate
Public Service						
High Desert Homeless Services	\$30,000	\$21,945.59	\$8,054.41	150	180 (people)	Rollover
Inland Fair Housing and Mediation Board – Fair Housing	\$7,500	\$6,266.38	\$1,233.62	90	90 (people)	Rollover
Inland Fair Housing and Mediation Board – Landlord/Tenant Mediation	\$7,500	\$6,255.06	\$1,244.94	150	1,504 (people)	Rollover
Legal Aid Society of San Bernardino	\$10,000	\$9,172.52	\$827.48	80	276 (people)	Rollover
Moses House Ministries and Rose of Sharon Pregnancy Resource Center	\$6,000	\$4,500	\$1,500	460	2,122 (people)	Rollover
San Bernardino Sexual Assault Services	\$6,000	\$3,927.45	\$2,072.55	450	112 (people)	Rollover
St. John of God Health Care Services and Victor Valley Community Services Council	\$10,000	\$4,194.33	\$5,805.67	80	295 (people)	Rollover
Victor Valley Domestic Violence Shelter	\$20,000	\$14,755.98	\$5,244.02	150	167 (people)	Rollover
6th Street After School Program	\$20,700	\$20,272.28	\$427.72	50	70 (people)	Reallocate
Brentwood After School Program	\$20,700	\$20,570.22	\$129.78	35	52 (people)	Reallocate
Brentwood Summer Program	\$10,000	\$6,478.62	\$3,521.38	35	42 (people)	\$3,400.36 Rollover \$121.02 Reallocate
Crime Free Multi Housing Program	\$8,000	\$5,884.68	\$2,115.32	28,342 (people in service area)	28,342 (people in service area)	\$2096.84 Rollover \$18.48 Reallocate
Graffiti Abatement	\$6,583	\$5,940.40	\$642.60	28,342 (people in service area)	28,342 (people in service area)	\$641.80 Rollover \$.80 Reallocate
Public Service Totals	\$162,983	\$130,163.51	\$32,819.49	58,414	61,594	
Construction and Community Development						
High Desert Homeless Services	\$30,000	\$0.00	\$30,000	1 (public facility)	In process	Rollover
St. John of God Health Care Services Sewer Project	\$162,909.65	\$162,909.65	\$0.00	1 (public facility)	1 (public facility)	N/A
Hook Gym New Roof	\$135,000	\$115,751.60	\$19,248.40	1 (public facility)	1 (public facility)	Reallocate
Victorville Library HVAC System	\$70,284.35	\$50,131.75	\$20,152.60	1 (public facility)	1 (public facility)	Reallocate
Code Enforcement	\$250,000	\$227,707.91	\$22,292.09	28,342 (people in service area)	28,342 (people in service area)	Rollover
Demolition	\$148,418	\$78,927.88	\$69,490.12	10 (housing units)	36 (housing units)	Rollover

Activity	FY 15-16 Allocation	Expended as of 06/30/2016	FY 15-16 Balance Remaining	Objective	Accomplishment	FY 15-16 Balance Rollover or Reallocate
Construction and Community Development Totals	\$796,612	\$635,428.79	\$161,183.21			
Administration						
CDBG Administration	\$217,310	\$211,306.67	\$6,003.33			
Administration Totals	\$217,310	\$211,306.67	\$6,003.33			

HOME Activities

Activity	Allocation	Expended	Balance	Objective	Accomplishment	Balance Rollover or Reallocate
Senior Home Repair Program (HOME)	\$229,472	\$0.00	\$229,472	15 (Housing units)	11 completed to date 5 in process	Rollover
HOME Administration	\$15,298	\$0.00	\$15,298			Rollover

SECTION 1C. PROGRESS NOT MADE TOWARDS MEETING GOALS

Funds allocated to the Hook Roof project was \$135,000, however bids and construction were under the awarded amount. Total funds remaining will be reallocated to FY 17-18 construction activities.

The City of Victorville continues to support the only homeless shelter in the High Desert by providing CDBG funds to improve their building. FY 15-16, the shelter was awarded \$30,000 to correct an exterior drainage problem that is affecting the interior of their dining room area. Elevations issues that require engineering services have delayed the project. Purchasing staff is working with local engineers to solicit proposal on the draws for construction. A job walk will be scheduled immediately after receiving the plans. Construction is anticipated to be completed before December 31, 2016.

The City’s Development Department anticipated the demolition of ten (10) units, but due to extended court proceedings no units were accomplished during the FY 15-16. Abatement of 36 units was completed. Abatement activities included removing debris, trash, large items such as mattresses and sofas, weed abatement and board up of broken or missing windows and doors. Funds remaining shall be reallocated for the same purpose in FY 16-17.

SECTION 2. CHANGES TO THE PROGRAM

No significant changes have been made to the City of Victorville's CDBG program. As program administrators, the City continues to monitor the subrecipients on a quarterly basis for performance on accomplishments and expenditures.

SECTION 3A & 3B. AFFIRMATIVELY FURTHERING AIR HOUSING

As a result of the 2012-2016 Analysis of Impediments (AI) update, four impediments were identified. A summary of all the impediments identified in the update are as follows:

- Lack of affordable large family rental units;
- Lack of adequate funding to expand fair housing services to address increased needs;
- Most frequent fair housing issues relate to reasonable accommodation and familial status;
- Landlord unaware of fair housing responsibilities and properties not maintained.

The AI identified the strategy to address these impediments as follows:

- The City partners with other non-profit organizations to leverage their sources of funds to expand fair housing activities.
- The City provides fair housing outreach, landlord/tenant rights outreach, mediation and education services that included, but not limited to the following components: press releases, public service announcements, cable TV, radio and newspaper outreach, updates in newspapers and/or events relating to the annual fair housing celebration.
- Outreach and education targeted to the populations outlined in the AI, likely to experience discrimination or to be under represented, housing providers, elected and appointed officials of each jurisdiction and the general public.
- The City continues to improve community awareness.

SECTION 3B. ACTIONS AND ACTIVITIES TO ADDRESS IMPEDIMENTS

During 2015-2016 the City contracted with Inland Fair Housing and Mediation Board (IFHMB) to establish, maintain, and enhance fair housing choices and assist in the elimination of impediments listed in the City's AI. IFHMB provided 90 persons with fair

housing counseling, 1,504 persons with landlord/tenant information and mediation services; attended or conducted presentations/workshops in Victorville; conducted cable TV, radio, PSA and newspaper outreach; 1,978 pieces of outreach material was distributed throughout the City.

IFHMB assisted with fair housing complaints based on disability, income, race and national origin discrimination concerns. The majority of the landlord/tenant calls received involved foreclosure and eviction related foreclosures. Counselors were able to assist the residents with the eviction issues, making the transition from mortgage contract to rental contract as smooth as possible.

In addition to funding IFHMB, the City undertook the following activities to implement the fair housing strategies outlined in the AI: the City implemented the Crime Free Multi-Housing Program in CDBG target areas; the Fair Housing logo was included with all CDBG and Housing public notices and posted at the entrance to City Hall; the Senior Home Repair Program assisted in preserving the existing housing stock; the Code Enforcement Program eliminated slum and blighting conditions. The City also partners with Fannie Mae and other private agencies to assist and provide fair housing services to its residents by means of holding informational events and seminars.

SECTION 4. ACTIONS TO ADDRESS OBSTACLES TO MEETING UNDERSERVED NEEDS

As stated in the 2015-2016 Action Plan, one of the major obstacles to meeting the underserved needs in the City of Victorville is a lack of adequate financial resources to meet the growing needs of low and moderate-income persons. Since the formation of the Apple Valley/Victorville Consortium, the City has been able to expand its housing programs. During 2015-2016, the City undertook the following actions to address the needs of the underserved; 1) continued to fund its existing housing programs and 2) continued to fund public service agencies that address the special needs of the underserved such as the homeless, the potential homeless, youth, senior citizens, women with children, domestic violence victims, and the disabled.

SECTION 5. CITY LEVERAGES RESOURCES

The City of Victorville leverages its resources by utilizing and maximizing (a) Other Public and Private funds, (b) federal and state funds, and (c) matching funds.

SECTION 5A. OTHER PUBLIC & PRIVATE FUNDS

Projects completed during the year leveraged other resources to bridge the gap between the amount of CDBG funds allocated by the City of Victorville and the actual cost of the project/program. These resources were generated by means of grants from Federal, State, and local governments, private foundations, capital development funds, general funds, private donations of funds or services, and other various funding sources. CDBG subrecipients include the following:

Organization	Other Funding Sources
High Desert Homeless Services	Federal and state grants, public donations, United Way, fundraisers and thrift store proceeds
Inland Fair Housing and Mediation Board	Federal and state grants
Legal Aid Society of San Bernardino	State and foundation grants
Moses House Ministries and Rose of Sharon Pregnancy Resource Center	Federal, state and county grants, fundraisers and thrift store proceeds
San Bernardino Sexual Assault Services	Federal and county grants
St. John of God Health Care Services and Victor Valley Community Services Council	Federal and state grants
Victor Valley Domestic Violence	Federal and foundation grants

SECTION 5B. FEDERAL & STATE RESOURCES

Neighborhood Stabilization Program funds were used to carry out the acquisition, rehabilitation and resale activities of single family residences. These properties were subsequently sold to households within the low and moderate income categories, pursuant to NSP rules and regulations.

The Department of Housing and Community Development (HCD) provided the City of Victorville with CalHome grant funds in the amount of 1 million dollars. The intent of CalHome Program is to increase homeownership, encourage neighborhood revitalization and sustainable development and maximize use of existing homes, aimed at low- and very low-income borrowers. The City utilizes its CalHome funds for its Mortgage Assistance Program and Owner-Occupied Rehabilitation Program.

SECTION 5C. MATCHING REQUIREMENTS

As it relates to CDBG, the City of Victorville did not have any matching requirements for fiscal year 2015-2016.

SECTION 6. MANAGING THE PROCESS

This section will describe the actions the City initiated during the previous year to ensure compliance with program and comprehensive planning requirements.

Program Compliance

Each year, the City prepares a Schedule for Administration of the CDBG Program outlining the planning, citizen participation, and submittal processes and deadlines to ensure compliance with HUD regulations. In addition, City staff members attend HUD training on a regular basis in order to keep current on regulatory requirements. During 2015-2016, the City remained timely in their fiscal drawdowns and the outstanding balance has remained less than 1.5 times of the CDBG entitlement.

SECTION 7. CITIZEN PARTICIPATION

During the public comment period, August 31, 2016 through September 14, 2016, the City **did not receive** any comments or concerns from citizens. The CAPER was available on the City’s website and at City Hall in the Economic Development Division. HUD requires a copy of the City of Victorville’s Citizen Participation Plan (Exhibit 1), and Proof of Publication (Exhibit 2) of the CAPER.

The chart below identifies the total amount of funds committed and the total amount expended during the reporting period. In addition, it provides a geographic distribution and location of expenditures. Also attached to this CAPER is the City of Victorville’s CDBG Local Target Area MAP as Exhibit 9.

Geographic Distributions

Activity	Allocation	National Objective	Geographic Location
High Desert Homeless Services	30,000	LMC	CITYWIDE
Inland Fair Housing and Mediation Board – Fair Housing	7,500	LMC	CITYWIDE
Inland Fair Housing and Mediation Board – Landlord/Tenant Mediation	7,500	LMC	CITYWIDE
Legal Aid Society of San Bernardino	10,000	LMC	CITYWIDE
Moses House Ministries and Rose of Sharon Pregnancy Resource Center	6,000	LMC	CITYWIDE
Sexual Assault Services	6,000	LMC	CITYWIDE
St. John of God Health Care Services and Victor Valley Community Services Council	10,000	LMC	CITYWIDE
Victor Valley Domestic Violence Shelter	20,000	LMC	CITYWIDE
6 TH Street After School Program	20,700	LMC	CITYWIDE
Brentwood After School Program	20,700	LMC	CITYWIDE
Brentwood Summer Program	10,000	LMC	CITYWIDE
Crime-free Multi-housing	8,000	LMA	CITYWIDE

Activity	Allocation	National Objective	Geographic Location
Graffiti Abatement	6,583	LMA	009800 0 06071 009901 2 06071 009901 3 06071 009901 4 06071 009902 2 06071 009903 1 06071 009903 2 06071 009903 3 06071 009903 5 06071 010003 1 06071 010003 3 06071 010009 3 06071 012100 4 06071
High Desert Homeless Services	30,000	LMC	009904 1 06071
St. John of God Health Care Services	160,000	LMC	009118 2 06071
Hook Gym New Roof	135,000	LMA	009110 1 06071
Library HVAC System	73,194	LMA	00913 1 06071
Code Enforcement	250,000	LMA	009800 0 06071 009901 2 06071 009901 3 06071 009901 4 06071 009902 2 06071 009903 1 06071 009903 2 06071 009903 3 06071 009903 5 06071 010003 1 06071 010003 3 06071 010009 3 06071 012100 4 06071
Demolition	148,418	LMA	009800 0 06071 009901 2 06071 009901 3 06071 009901 4 06071 009902 2 06071 009903 1 06071 009903 2 06071 009903 3 06071 009903 5 06071 010003 1 06071 010003 3 06071 010009 3 06071 012100 4 06071

Activity	Allocation	National Objective	Geographic Location
CDBG Administration	214,047	N/A	N/A

SECTION 8. INSTITUTIONAL STRUCTURE

The City has identified three categories of institutional structures: public agencies, for-profit agencies, and non-profit organizations. Each category has an element that focuses on housing and community development services. The City works in a collaborative effort with each to provide housing and community development services to the residents of Victorville, to bridge any identified gaps and to coordinate efforts in service delivery.

As outlined in the Consolidated Plan, the City continues to direct its activities toward the alleviation of housing problems, specifically the provision of safe, decent, sanitary and affordable housing. The gap identified in providing housing is due to the lack of adequate funding sources. To this end, the City entered into a HOME Consortium agreement with the Town of Apple Valley to coordinate efforts and receive a direct formula allocation of HOME Program funds. The Consortium members have been successful in developing and strengthening their relationships during the program year. They have also been successful in coordinating efforts as a single grantee, developing and implementing each member’s individual housing programs, and creating and carrying out procedures for reporting progress and requesting reimbursement from the lead agency. As successful as the Consortium has been, there is a continued lack of adequate funding sources for which the City will continue to seek additional funding sources.

Once a year the City of Victorville coordinates or participates in bringing all public, non-profit organizations as well as other stakeholders to solicit participation in addressing the community needs. On November 12, 2014, City staff met with other public agencies, for-profit agencies, and non-profit organizations as a part of the consultation process for the Consolidated Plan. A summary of the housing and community development needs expressed at this meeting were included in the 2015-2016 Action Plan.

SECTION 9. MONITORING

Frequency of Monitoring Activities - The Economic Development Department (EDD) is principally responsible for overall program monitoring and compliance. EDD Staff monitors each newly funded agency or department during the program year in which it was first funded, conducts a desktop audit of each subrecipient contract file annually, and conducts an on-site monitoring visit with each subrecipient and City department at least every two years.

Monitoring Results - Each monitoring visit is followed-up with a formal letter with the results of the monitoring visit. If concerns or findings are found, the subrecipient or department is given thirty (30) days to either correct the problem, or provide a corrective action plan to the Economic Development Division.

The Economic Development Division also ensures compliance with all Federal and City contracting regulations, including procurement, Federal Labor Standards, Davis Bacon, equal opportunity, et al. While construction projects are underway, weekly on-site compliance interviews with the workers are conducted. Review and approval of certified payrolls is conducted by staff.

During fiscal year 2015-2016, the City conducted four monitoring visits to St. John of God Health Care Services, Victor Valley Domestic Violence, Moses House Ministries and High Desert Homeless Services. EDD staff did not find any issues nor had any concerns during its monitoring visits. The subrecipients are utilizing CDBG funding by providing their proposed services and have good record keeping systems in place.

Self-evaluation - Overall, the subrecipients are performing well in terms of fulfilling their projects and programs and goals. In these economic times, it is difficult for smaller non-profit agencies to continue their services due to cuts in funding or donations from all sources. Non-profit organizations are doing more fundraising activities to supplement the lack of donations.

The projects carried out by City departments are enhancing neighborhoods and public buildings. They are also providing enhanced public access. By providing HOME, NSP and CalHome funded programs the City is able to offer opportunities in home-ownership, homeowner rehabilitation and providing safe and decent living conditions to seniors and disabled homeowners so they can maintain their independence.

SECTION 10. LEAD-BASED PAINT HAZARDS

The City's lead-based paint reduction strategy is to reduce lead-based paint hazards to prevent lead poisoning cases, particularly that of children. In Victorville, the greatest lead-based paint hazard risk exists among the 6,630 renter and owner units constructed prior to 1979 which are affordable to extremely low-income households. These households, earning less than 50% of the area median income, are less financially capable of performing maintenance or rehabilitation needed to reduce the lead-based paint hazard.

For fiscal year 2015-2016, the City carried out the following activities:

- Specified lead-based paint hazard reduction as an eligible activity for funding assistance through the City's housing rehabilitation programs.
- Provided educational brochures regarding lead-based paint hazards to participants of the Owner Occupied Rehabilitation and Senior Home Repair Programs.
- Required all homes constructed prior to 1978 and assisted through the Owner Occupied Rehabilitation Program be inspected and certified by a certified lead-paint inspector stating they meet the lead-based paint requirements pursuant to 24 CFR Part 35.
- Provided educational brochures to homeowners obtaining building permits for residential units constructed prior to 1979 regarding lead-based paint hazards.

HOUSING

SECTION 11. HOUSING NEEDS

HUD requires that the City provide an annual update on its efforts to foster and maintain affordable housing. As a part of the Consolidated Planning process, the City examines its housing needs every five years to determine priority needs and develop long term strategies to meet those needs. The City then proposes to carry out those strategies through the activities outlined each year in the Annual Action Plan and as described below in the specific housing objectives.

SECTION 11A. SUMMARY OF ACTIVITIES

Mortgage Assistance Program (MAP) - The Mortgage Assistance Program (MAP) makes available deferred payment (principal and interest) second mortgage loans up to a maximum of \$55,000. The maximum loan amounts will not exceed the amount needed to complete the home purchase (GAP Assistance). This Program is designed to provide income eligible households the financial assistance necessary to secure the purchase of a single family home in the City of Victorville. The MAP Program makes the dream of homeownership a reality for families to experience the pride of owning their first home. The City is currently utilizing CalHome funds for this program.

Senior Home Repair Program (SHRP) - The City of Victorville's Senior Home Repair program provides a \$15,000 grant to qualified senior or disabled/handicapped homeowners in Victorville to repair their homes and address health and safety issues. The City is increased the program's grant allocation from \$10,000 to a maximum of \$15,000 beginning Fiscal Year 2015-2016.

Owner Occupied Rehabilitation Program (OOR) - The City has identified a need for the rehabilitation of homes located within the City in order to retain housing that is affordable, decent, sanitary and safe. To address this need, the Owner Occupied Rehabilitation (OOR) program was created to assist very-low, low and moderate income homeowners by providing a 0% to 3% simple interest deferred loans for up to \$50,000 to correct code violations, unsafe conditions, make fundamental repairs and other eligible repairs. Loans are deferred for ten years, with loan payoff by 30 years. The program is currently funded through HOME funds and CalHome funds.

NSP Acquisition, Rehabilitation and Resale Program (ARR) – Single Family - This program provides the cost of the acquisition, rehabilitation, resale and delivery cost to make a unit available to first-time homebuyers. This program improves the housing inventory in areas to stabilize neighborhoods and at the same time offer homebuyers a fully rehabilitated and energy improved property.

SECTION 11B. PROVIDING AFFORDABLE HOUSING THAT MEETS SECTION 215

All of the households assisted by the City's housing programs meet the Section 215 definition for affordable housing. The Senior Home Repair Program (owner rehabilitation) assisted a total of 43 households with HOME and CDBG funds. All 43 households were categorized as extremely low, very low to low-income.

SECTION 11C. "WORST-CASE" HOUSING NEEDS

The City has identified senior, disabled and handicapped homeowners as those most in need of home repairs (i.e. worst-case needs), and those least able to qualify for private financing to take care of their property repairs. Due to limited funding compared to the extent of needs, the City's Senior Home Repair Program has incurred a waiting list since its inception in 1997. Delayed maintenance, unfortunately, results in higher rehabilitation costs and further reduces the number of households that can be assisted. In response, the Senior Home Repair program continues to receive an annual allocation of at least \$100,000. In addition, the City considers the program a priority for receiving reprogrammed funds. However, at the end of the program year, the waiting list was still over 110 households long with more being added daily. Consequently, the City continues to explore additional funding sources in order to reduce the waiting list by assisting more households.

SECTION 12. PUBLIC HOUSING STRATEGY

All public housing in Victorville are on scattered sites, and owned and/or managed by the San Bernardino County Housing Authority. There are currently two (2) public housing units in the City. The City coordinates and communicates with the Housing Authority about property conditions and upkeep.

SECTION 13. BARRIERS TO AFFORDABLE HOUSING

The Victorville Municipal Code contains provisions for the approval of density bonuses when a developer of housing agrees to construct at least 25 percent of the total units of a housing development for persons and families of low and moderate income as defined in the Health and Safety Code. Developers of housing may also receive approval of density bonuses if at least 10 percent of the total units are developed for persons and families of extremely low income. In addition, the code gives flexibility in allowing the Planning Commission to provide other incentives of equivalent financial value to a density bonus. Furthermore, the Municipal Code allows for minimum sized Single Room Occupancy, multi-family units ranging in area from 500, 600 and 800 square feet respectively and 1,200 sq. ft. for single family dwelling. Additionally, the City's heavily markets its down payment assistance program and has increased the amount of assistance to help minimize the barriers.

SECTION 14. HOME/AMERICAN DREAM DOWN PAYMENT INITIATIVE (ADDI)

Assessment of Relationship of HOME Funds to Goals and Objectives - In July 2003, the Town of Apple Valley and the City of Victorville executed a HOME Consortium Agreement, formalizing the HOME Program Consortium into one geographically contiguous unit. The consortium cooperative agreement is renewed every three years. The HOME Consortium received \$501,578 for FY 2015-2016. Specifically Victorville received \$290,664, which was allocated as follows:

- | | |
|------------------------------|-----------|
| ▪ HOME Administration | \$15,298 |
| ▪ Senior Home Repair Program | \$229,472 |
| ▪ CHDO | \$45,894 |

Match Requirement - The HOME Program requires a 25-percent match based on fund expenditure. The HOME statute provides a reduction of the matching contribution requirement under three conditions: 1) Fiscal distress; 2) Severe fiscal distress; and 3) Presidentially declared major disasters covered under the Stafford Act.

Since 2004 and due to the economic conditions of the region, the Consortium has been identified by HUD as a fiscally distressed jurisdiction and has been granted a 100-percent match reduction for FY 2015-2016. Nevertheless, Consortium staff will track HOME eligible activities for future match, and will address any additional match requirements from their respective other funds. This is further described and reported in Apple Valley's CAPER.

HOME Minority Business Enterprises (MBE) and Women's Business Enterprises (WBE) Report – The Town of Apple Valley, as the lead agency, is responsible for reporting MBE and WBE report.

Assessment - As it relates to performing on-site inspections of rental housing, the Consortium does not have any HOME funded rental units.

In support of increasing affirmative marketing, the Consortium uses flyers, pamphlets, websites, and mailers to promote its housing programs. In addition, the Consortium also participates in community events that also promote its housing programs. At least twice a year, the Consortium distributes these flyers to non-profit organizations and agencies. These agencies circulate these flyers to minority and women owned business.

HOMELESS

SECTION 15. HOMELESS NEEDS

The City of Victorville is working together with the San Bernardino County Office of Homeless Services (OHS) to address the needs of homeless people. The Office of Homeless Services has the lead authority to plan homeless services throughout the

County and is supported by San Bernardino County. OHS provides key staff to implement the work of the San Bernardino County Homeless Partnership. For FY 2015-2016, the City committed CDBG funds to the High Desert Homeless Services and Victor Valley Domestic Shelter to provide emergency shelter and support services. The City of Victorville addressed the needs of individuals and families with children at imminent risk of becoming homeless as follows.

On January 28, 2016 the Office of Homeless services coordinated a Point-in-Time Count to count the homeless population in the City of Victorville and surrounding communities. The Point-in-Time Count is performed every two years. Volunteers attended a mandatory 90 minute training session. This training discussed count and survey protocols as well as safety procedures.

Actions to address homeless person make permanent housing transition

1. Emergency Shelter

As the only homeless shelter in the region, the High Desert Homeless Shelter continues to serve not only Victorville, but the entire High Desert area. In addition to the High Desert Homeless Shelter (capacity of 55 beds for persons with children), Victor Valley Domestic Violence (capacity of 26) serve as emergency shelters to homeless persons who are victims of domestic violence as well as Family Assistance Program (24 bed facility for women with children).

2. Transitional Housing

As of June 2016, Victor Valley Domestic Violence administers a total of 21 units of transitional housing (18 two-bedroom and 3 three-bedroom) for victims of domestic violence.

3. Permanent Housing

Both City and non-city administrated housing programs are available to assist low and extremely low-income residents to obtain permanent housing and aid in the prevention of homelessness.

Federal resources obtained from Homeless SuperNOFA – The City does not compete for Homeless SuperNOFA as we are not a direct service provider, but we encourage providers to participate. However, the City has and will continue to be an active participant and supports their efforts.

SECTION 16. SPECIFIC HOMELESS PREVENTION ELEMENTS

Actions to prevent homeless - The City of Victorville continues its efforts in the prevention of the homelessness by supporting the Office of Homeless Services (OHS)

and its outreach programs, supporting the operation of homeless shelters through CDBG funding, and providing referrals to public assistance programs offered.

In September 2007, by order of the Board of Supervisors of the County of San Bernardino, the San Bernardino County Homeless Partnership (SBCHP) was formed to provide a more focused approach to issues of homelessness within the County. The Partnership consists of community and faith-based organizations, educational institutions, non-profit organizations, private industry, and federal, state, and local governments.

SBCHP was developed to promote a strong collaboration between agencies to direct the planning, development, and implementation of the County's 10-year Strategy to end chronic homelessness. The Partnership provides leadership in creating a comprehensive countywide network of service delivery to the homeless and near homeless families and individuals through facilitating better communication, planning, coordination, and cooperation among all entities that provide services and/or resources for the relief of homelessness in San Bernardino County.

In April 2009, The Office of Homeless Services (OHS) and its planning committee completed and presented a "10-Year Plan to End Homeless in San Bernardino County". They created and facilitated the work of five committees to identify the needs of the county's homeless population as it relates to prevention, outreach, income and supportive services, permanent housing and shortening the period of homelessness and rapid re-housing.

In January 2011 the 10-year Strategy was evaluated. The reevaluation period ended in June 2012. The results were presented to the Board on April 2013 with recommendations recalibrating the 10-year Strategy plan. The original plan consisted of 25 recommendations to end homelessness. As a result of the reevaluation of the plan, it was proposed that some of the current recommendations be continued, expanded upon, and eliminated as the recommendations were accomplished or no longer needed.

SECTION 17. EMERGENCY SHELTER GRANTS (ESG)

The City of Victorville does not receive or administer ESG funds; however, efforts are made to support those agencies that provide emergency shelter services to our community by continuing to provide letters of support for funded applications.

COMMUNITY DEVELOPMENT

SECTION 18. COMMUNITY DEVELOPMENT

Provision of decent and affordable housing opportunities for low income persons is among the City's highest priorities. Homeownership opportunities were provided to three families utilizing CalHome funds and one household utilizing HOME funds. CDBG funds provided housing services to improve landlord/tenant communication, fair housing activities and correct health and safety issues in income qualified homes.

CDBG funds also provide assistance to nonprofit organizations. The City awards its CDBG funds through a competitive process, beginning with a Notice of Funding Availability and application workshop. Applications are reviewed by staff and City Council appointed committee members, made up of Housing staff and council members. The grants review committee ensures that funds are awarded consistent with the Consolidated Plan and are awarded in a fair and impartial manner. Recommendations are made by the committee and the public is encouraged through open meetings and public hearings to participate at various stages of program development, implementation and evaluation.

As it relates to CDBG, the City of Victorville did not receive any program income during FY 15-16. The City has received program income for NSP and HOME funds which are being used for the same activities. In addition, no CDBG prior period adjustments were made during this year.

The City did not enter into any lump sum agreements nor were any lump sum funds received.

SECTION 19. ANTIPOVERTY STRATEGY

The average poverty threshold for a family of four, according to 2010 Census data is \$23,050. In 2010 the percentage of Victorville residents living in poverty was at 19.1%. These households are most likely to be receiving State and County assistance in the form of health care, food subsidy programs, and other financial assistance programs.

Actions taken by the City to reduce the number of persons living below the poverty level during the program year included strategizing to assist impoverished families to achieve economic independence and self-sufficiency through the use of existing County job training and social service programs to increase employment marketability, household income, and housing options.

In addition, the City allocated \$97,000 to numerous public service agencies to assist in the fight against poverty. Some of these organizations provided direct assistance in the form of food, utility payment assistance and housing, others provided indirect assistance such as case management and referral services to other social service programs.

The County of San Bernardino administered the programs listed below in targeting low-income households, including those below the poverty level for assistance in improving their financial and social positions to a level above poverty.

Transitional Assistance Department (TAD) is administered by the County of San Bernardino Human Services System and is responsible for providing financial, nutritional and medical assistance to persons in need. The goals of TAD are to meet the basic needs of families and individuals while working with them to attain self-sufficiency and to promote work and personal responsibility. Listed below are some of the programs the County administers to meet TADs goals.

- CalWORKS is a time-limited program that provides financial assistance and Welfare-to-Work services to families with children who are deprived of support or care due to the death, incapacity, unemployment/underemployment, or continued absence of one or both parents. Homeless Assistance is included in this program.
- The Food Stamp Program is a nutritional assistance program designed to help single people and families with little or no income to buy food. Food Stamp benefits are issued on an EBT Card that is used just like a bank card at most local food stores. The Food Stamp Program is a Federal State funded program.
- The Medi-Cal program pays for health care for certain needy residents of California, including public assistance recipients. Medi-Cal is supported by federal and state taxes. Pregnant women and children have been the focus of outreach efforts by the State of California for enrollment in the Medi-Cal program..
- The Refugee Resettlement Program provides medical assistance and time-limited financial assistance to persons who flee from their countries because of persecution due to political and/or military changes in their government.
- The County General Relief (GR) program provides loan assistance to indigent individuals and families in temporary need of housing, food, and/or transportation. General Relief is the only TAD program that is totally funded, as well as administered, by the County of San Bernardino.
- The Cash Aid Program for Immigrants is a State only cash assistance program for specified aged, blind, or disabled legal immigrants.
- The TAD Child Care program provides child care reimbursements to providers on behalf of current CalWORKS recipients who are in an approved work or training program. Payments are reimbursed for child care services provided and are paid directly to the provider. The Child Care program is funded by the California Department of Social Services.
- The Foster Care Program provides financial assistance for children in need of substitute parenting who have been removed from the home by either the Department of Children's Services (DCS) or the Probation Department. The Foster Care Case Worker is responsible for determining federal, state, or county funding; the payment is the responsibility of the Transitional Assistance Department (TAD).

Community Action Partnerships (CAP) provides programmatic assistance to low-income families and individuals to help them become stable and self-reliant. Community Action Partnerships has developed the following programs in the County of San Bernardino that service the residents of the City of Victorville.

- Energy Conservation Program - Provides weatherization and energy conservation assistance to eligible low-income residents and processes applications for Home Energy Assistance Program (HEAP).
- Family Development Program – Addresses the needs of low-income families by providing emergency assistance, case management and transitional housing.
- Food Bank Program – Provides food for low-income residents through government surplus commodity distributions and salvage food agencies.
- Senior Nutrition Program – Provides low-cost or no-cost nutritionally sound meals for residents age 60 and over in community centers or by home delivery.

- Food Stamp Employment and Training – Trains able-bodied adults without children to become self-sufficient.
- Inland Empire Individual Development Accounts - A matched savings program that allows low-income workers to save earnings towards acquisition of assets, i.e. a home, a small business or post-secondary education, as a way out of poverty.
- Homeless Management Information System (HMIS) – Web-based software applications that homeless assistance providers use to coordinate service provision, manage their operations, and better serve their clients.

NON-HOMELESS SPECIAL NEEDS

SECTION 20. NON-HOMELESS SPECIAL NEEDS

The “non-homeless special needs” category is assigned a High Priority need level in the City’s 2012-2016 Consolidated Plan. This category includes persons in various subpopulations that are not homeless but may require housing or supportive services, including the elderly, frail elderly, persons with disabilities (mental, physical, developmental, persons with HIV/AIDS and their families), hearing impaired, persons with alcohol or other drug addictions, and victims of domestic violence. For FY 2015-2016, the City funded the following programs to address these needs:

- Legal Aid Society of San Bernardino
- Moses House Ministries and Rose of Sharon Pregnancy Resource Center
- Sexual Assault Services
- St. John of God Health Care Services and Victor Valley Community Services Council
- Victor Valley Domestic Violence - A Better Way

SECTION 21. SPECIFIC HOPWA OBJECTIVES

The City of Victorville does not receive or administer HOPWA funds.

OTHER NARRATIVE

Include any CAPER information that was not covered by narratives in any other section.

CAPER Other Narrative response: