

City of Santa Clarita

FY 2019 – FY 2023 Consolidated Plan
(July 1, 2019 through June 30, 2024) and
FY 2019 – FY 2020 Action Plan
(July 1, 2019 through June 30, 2020)

May 2019

City of Santa Clarita
23920 W. Valencia Blvd. Suite 302
Santa Clarita, CA 91355

Table of Contents

Table of Contents.....	i
List of Tables.....	iv
Executive Summary.....	1
ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b).....	1
The Process.....	4
PR-05 Lead & Responsible Agencies 24 CFR 91.200(b).....	4
PR-10 Consultation - 91.100, 91.200(b), 91.215(l).....	5
PR-15 Citizen Participation.....	8
Needs Assessment.....	10
NA-05 Overview.....	10
NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c).....	10
NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2).....	16
NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2).....	21
NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2).....	22
NA-35 Public Housing – 91.205(b).....	23
NA-40 Homeless Needs Assessment – 91.205(c).....	27
NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d).....	30
NA-50 Non-Housing Community Development Needs – 91.215 (f).....	32
Housing Market Analysis.....	35
MA-05 Overview.....	35
MA-10 Number of Housing Units – 91.210(a)&(b)(2).....	35
MA-15 Housing Market Analysis: Cost of Housing - 91.210(a).....	37
MA-20 Housing Market Analysis: Condition of Housing – 91.210(a).....	39
MA-25 Public and Assisted Housing – 91.210(b).....	42
MA-30 Homeless Facilities and Services – 91.210(c).....	44
MA-35 Special Needs Facilities and Services – 91.210(d).....	46

MA-40 Barriers to Affordable Housing – 91.210(e)	48
MA-45 Non-Housing Community Development Assets – 91.215 (f)	50
MA-50 Needs and Market Analysis Discussion	56
Strategic Plan	58
SP-05 Overview	58
SP-10 Geographic Priorities – 91.215 (a)(1)	58
SP-25 Priority Needs - 91.215(a)(2).....	59
SP-30 Influence of Market Conditions – 91.215 (b).....	63
SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2).....	64
SP-40 Institutional Delivery Structure – 91.215(k).....	66
SP-50 Public Housing Accessibility and Involvement – 91.215(c).....	71
SP-55 Barriers to affordable housing – 91.215(h).....	72
SP-60 Homelessness Strategy – 91.215(d).....	73
SP-65 Lead based paint Hazards – 91.215(i).....	75
SP-70 Anti-Poverty Strategy – 91.215(j)	76
SP-80 Monitoring – 91.230	77
Expected Resources	78
AP-15 Expected Resources – 91.220(c)(1,2)	78
Annual Goals and Objectives	80
Projects	82
AP-35 Projects – 91.220(d)	82
AP-38 Project Summary	83
AP-50 Geographic Distribution – 91.220(f).....	88
Affordable Housing.....	89
AP-55 Affordable Housing – 91.220(g)	89
AP-60 Public Housing – 91.220(h).....	89
AP-65 Homeless and Other Special Needs Activities – 91.220(i).....	90

AP-75 Barriers to affordable housing – 91.220(j) 92

AP-85 Other Actions – 91.220(k) 93

Program Specific Requirements..... 97

Appendix A: Summary of Public Participation..... 99

Appendix B 125

List of Tables

Table 1 – Responsible Agencies	4
Table 2 – Agencies, groups, organizations who participated	6
Table 3 – Other local / regional / federal planning efforts	6
Table 4 – Citizen Participation Outreach	9
Table 5 - Housing Needs Assessment Demographics	11
Table 6 - Total Households Table	12
Table 7 – Housing Problems Table	13
Table 8 – Housing Problems 2.....	13
Table 9 – Cost Burden > 30%	13
Table 10 – Cost Burden > 50%	14
Table 11 – Crowding Information – 1/2.....	14
Table 12 – Crowding Information – 2/2.....	14
Table 13 - Disproportionally Greater Need 0 - 30% AMI	16
Table 14 - Disproportionally Greater Need 30 - 50% AMI	17
Table 15 - Disproportionally Greater Need 50 - 80% AMI	17
Table 16 - Disproportionally Greater Need 80 - 100% AMI	18
Table 17 – Severe Housing Problems 0 - 30% AMI	19
Table 18 – Severe Housing Problems 30 - 50% AMI	19
Table 19 – Severe Housing Problems 50 - 80% AMI	19
Table 20 – Severe Housing Problems 80 - 100% AMI	20
Table 21 – Greater Need: Housing Cost Burdens AMI.....	21
Table 22 - Public Housing by Program Type.....	23
Table 23 – Characteristics of Public Housing Residents by Program Type	24
Table 24 – Race of Public Housing Residents by Program Type	25
Table 25 – Ethnicity of Public Housing Residents by Program Type	25
Table 26 - Homeless Needs Assessment.....	27
Table 27 – Residential Properties by Unit Number	35
Table 28 – Unit Size by Tenure.....	36
Table 29 – Cost of Housing	38
Table 30 - Rent Paid	38
Table 31 – Housing Affordability.....	38
Table 32 – Monthly Rent.....	38
Table 33 - Condition of Units	40
Table 34 – Year Unit Built	40
Table 35 – Risk of Lead-Based Paint	40
Table 36 - Vacant Units	40
Table 37 – Total Number of Units by Program Type.....	42

Table 38 - Public Housing Condition	43
Table 39 - Facilities and Housing Targeted to Homeless Households	44
Table 40 - Business Activity.....	50
Table 41 - Labor Force.....	50
Table 42 – Occupations by Sector.....	51
Table 43 - Travel Time.....	51
Table 44 - Educational Attainment by Employment Status	51
Table 45 - Educational Attainment by Age	52
Table 46 – Median Earnings in the Past 12 Months	52
Table 47 - Geographic Priority Areas	58
Table 48 – Priority Needs Summary.....	62
Table 49 – Influence of Market Conditions.....	63
Table 50 - Anticipated Resources.....	64
Table 51 - Institutional Delivery Structure	66
Table 52 - Homeless Prevention Services Summary.....	67
Table 53 – Goals Summary.....	69
Table 54 - Expected Resources – Priority Table	78
Table 55 – Goals Summary.....	80
Table 56 – Goal Descriptions	81
Table 57 – Project Information	82
Table 58 - Geographic Distribution	88
Table 59 - One Year Goals for Affordable Housing by Support Requirement	89
Table 60 - One Year Goals for Affordable Housing by Support Type.....	89

Executive Summary

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

1. Introduction

The City of Santa Clarita is located 35 miles northwest of Los Angeles and is adjacent to the San Gabriel and Santa Susana mountain ranges, which separate Santa Clarita from the San Fernando Valley and the Los Angeles Basin to the South and from the San Joaquin Valley, Mojave Desert and the Angeles National Forest to the north. Santa Clarita incorporated as a City in 1987 and is comprised of the following communities: Canyon Country, Newhall, Saugus, and Valencia.

This Fiscal Year (FY) 2019-2023 Consolidated Plan for the City of Santa Clarita serves as the City's official application to HUD for Community Development Block Grant (CDBG) funds. The Plan identifies the housing and community development needs in the City and sets forth a strategic plan for addressing the identified needs. It also satisfies the minimum statutory requirements of the CDBG program. The Plan covers from July 1, 2019 through June 30, 2024.

A companion document to this Consolidated Plan is the Analysis of Impediments (AI) to Fair Housing Choice. The AI also contains detailed data and analyses regarding the demographic and housing market conditions in the City.

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

The City of Santa Clarita is located 35 miles northwest of Los Angeles and is adjacent to the San Gabriel and Santa Susana mountain ranges, which separate Santa Clarita from the San Fernando Valley and the Los Angeles Basin to the South and from the San Joaquin Valley, Mojave Desert and the Angeles National Forest to the north. Santa Clarita incorporated as a City in 1987 and is comprised of the following communities: Canyon Country, Newhall, Saugus, and Valencia.

This Fiscal Year (FY) 2019-2023 Consolidated Plan for the City of Santa Clarita sets forth the following priorities:

- Improve, Maintain, and Expand Affordable Housing
- Provide Supportive Human Services
- Improve and Expand Facilities and Infrastructure
- Planning and Administration

3. Evaluation of past performance

In implementing the City's FY 2014-2018 Consolidated Plan, the City met or exceeded most all of its five-year goals and objectives. The following is a brief summary of the City's cumulative accomplishments as of FY 2017-18.

Housing: The City assisted 99 persons through its homelessness prevention program -- the Affordable Housing Program operated by Bridge to Home. An additional 213 households in the City were assisted through the Handyworker Program.

Community Services: The City utilizes CDBG funds for a number of community services for its residents. Close to 4,000 persons were served through various programs, including the Community Access Services Program, Project SCV Program, and Clinical Case Management, among others.

Public Improvements: The City completed numerous public improvement projects over the last five year. In FY 2018, the City began work on the design and construction of a universally accessible playground. Project design was completed and the City will be going out for bid for the construction of the park.

Section 108 Loans: The City of Santa Clarita undertook several large infrastructure improvement projects prior to the FY 2014-2018 Consolidated Plan period. Improvements were made to the east Newhall area, Scherzinger Lane, and to the Boys and Girls Club Youth Center facility. The Section 108 loans were paid off in FY 2017.

4. Summary of citizen participation process and consultation process

Citizen participation is one of the most important components of the Consolidated Plan process. To solicit public input during the development of the Consolidated Plan, the City conducted two community workshops with residents and local housing and services providers. The City also administered a Housing and Community Development Needs Survey.

Community Workshops: Santa Clarita held two community workshops to solicit input on needs during the development of the Consolidated Plan. The workshops were held on the following days:

- Community Workshop #1: Wednesday, September 12, 2018, Old Town Newhall Library, 24500 Main Street, 1:00 PM
- Community Workshop #2: Thursday, September 13, 2018, Canyon Country Jo Anne Darcy Library, 18601 Soledad Canyon Road, 6:00 PM

Housing and Community Development Needs Survey: The Survey was made available both on-line and in hard copy form. A total of 126 responses were received. Outreach for the Community/Stakeholder workshops and the Housing and Community Needs Development Survey included:

- Notices posted on City's website (English and Spanish) and social media (Facebook and Twitter).
- Flyers sent by U.S. Mail to CDBG Master Distribution List and other housing service providers (200 agencies) informing them of the workshops and the availability of the Survey.
- Internet survey links were displayed on workshop flyers (English and Spanish).

Applications for Funding: A flyer announcing CDBG funding opportunity was mailed to 83 non-profit organizations and agencies in October 2018. The City held three funding meetings on November 15, November 20, and December 7, 2018 to provide information on the CDBG program and to discuss needs in the community and eligibility for funding.

Public Hearings: The City Council held a Public Hearing on January 22, 2019 to review housing and community development needs in Santa Clarita. Public notices for the hearing were published in The Signal.

Public Review of Draft Documents: A 30-day public review was held from March 8, 2019 through April 8, 2019. Copies of the draft Consolidated Plan and Action Plan were made available for the public at the following locations:

- City website
- City Hall (23920 Valencia Boulevard, Suite 120)

The final Consolidated Plan, amendments to the Plan, and annual performance reports will be available for five years at City Hall. Residents affected by the Plan's implementation have access to the City's Plans. Santa Clarita is committed to minimizing displacement and assisting those displaced, if any, as a result of the Plan's activities. The City also currently has an Anti-Displacement Plan in place.

5. Summary of public comments

A summary of the public comments received is provided in Appendix A.

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

All comments were accepted.

7. Summary

The City of Santa Clarita has undertaken diligent and good faith efforts in outreaching to all segments of the community that may benefit from the CDBG program.

The Process

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

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

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

Agency Role	Name	Department/Agency
CDBG Administrator	Santa Clarita	Community Development

Table 1 – Responsible Agencies

Narrative

The City's CDBG program is administered by the City of Santa Clarita Community Development Department.

Consolidated Plan Public Contact Information

For matters concerning the City of Santa Clarita's CDBG program, please contact: Erin Lay, Housing Program Administrator, City of Santa Clarita Community Development Department, 23920 Valencia Blvd., Suite 300, Santa Clarita, CA 91355, (661) 286-4174.

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

1. Introduction

As part of this Consolidated Plan development, the City undertook an outreach program to consult and coordinate nonprofit agencies, affordable housing providers, and government agencies regarding the needs of the low and moderate income community. The outreach program has been summarized in the Executive Summary and Citizen Participation sections of this Consolidated Plan. Comments received and results of the survey are summarized in Appendix A to this Consolidated Plan.

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

To outreach to various agencies and organizations, the City compiled an outreach list consisting of close to 200 agencies, including:

- Nonprofit service providers that cater to the needs of low and moderate income households and persons with special needs, including persons with disabilities;
- Affordable housing providers;
- Housing advocates;
- Housing professionals;
- Public agencies (such as school districts, health services, public works);
- Economic development and employment organizations; and
- Community and neighborhood groups.

The complete outreach list is included in Appendix A. These agencies were mailed notices of a flyer, inviting their participation in the Community Workshops and Needs Survey. Specific agencies were also contacted to obtain data in preparation of this Consolidated Plan. For example, the State Developmental Services Department and State Social Services Department were contacted to obtain data and housing resources for persons with disabilities. The Housing Authority of the County of Los Angeles was also contacted to obtain information on public housing and Housing Choice Vouchers available to City residents.

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

The outreach list includes homeless service agencies in the Los Angeles Continuum of Care Council (LACoC). The Continuum of Care Strategy was consulted to provide information on homelessness and resources available. Several agencies that provide housing and supportive services for the homeless and those at risk of becoming homeless attended the Community Workshops. These include Family Promise and Single Mothers Outreach.

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

The City's HUD entitlement allocation does not include ESG funds.

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

1	Agency/Group/Organization	Single Mothers Outreach
	Agency/Group/Organization Type	Services-Single Parents
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Families with children Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended Community Workshop on September 12, 2018 and provided input on housing and supportive services for both homeless and non-homeless single parents.
2	Agency/Group/Organization	Family Promise
	Agency/Group/Organization Type	Housing Needs Assessment Services-Homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Families with children
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the Community Workshop on September 12, 2018 and provided input on housing and supportive services for homeless.

Table 2 – Agencies, groups, organizations who participated

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

The City contacted about 200 agencies as part of the outreach process for this Consolidated Plan. All applicable agencies and agency types were consulted.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Los Angeles Homeless Service Authority	Through the outreach process, the City has identified homeless and homeless prevention services as a priority for the CDBG program. These services will complement the Continuum of Care Strategy for transitioning the homeless to permanent housing.

Table 3 – Other local / regional / federal planning efforts

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

City of Santa Clarita departments were also invited to participate in the Consolidated Plan process. Adjacent units of government were also included on the outreach list and received notification of public meetings.

As a means of reducing the number of persons with incomes below the poverty line, the City also coordinated its efforts with those of other public and private organizations providing economic development and job training programs. A number of public, quasi-public, and nonprofit organizations provide economic development and job training services in Santa Clarita, including:

- Castaic Chamber of Commerce
- College of the Canyons
- Hart District Regional Occupational Program (ROP)
- Los Angeles Economic Development Corporation
- Los Angeles County Workforce Investment Board – Santa Clarita WorkSource Center
- Santa Clarita Valley Chamber of Commerce
- Santa Clarita Valley Economic Development Corporation
- Valley Industry Association

Narrative (optional):

Refer to Appendix A for a complete outreach list, proof of publication, results of the Housing and Community Development Needs Survey, and summary of public comments received.

PR-15 Citizen Participation

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

Summarize citizen participation process and how it impacted goal-setting

Citizen participation is one of the most important components of the Consolidated Plan process. To solicit public input during the development of the Consolidated Plan, the City conducted two Community Workshops. The City also administered a Housing and Community Development Needs Survey.

Community Workshops: Santa Clarita held two Community Workshops to solicit input on needs.

Housing and Community Development Needs Survey: A total of 126 responses were received.

Public Hearings: The City Council held a Public Hearing on January 22, 2019 to review housing and community development needs in Santa Clarita. On April 23, 2019, the Draft Consolidated Plan and Action Plan was brought before the City Council to review and adoption.

Public Review of Draft Documents: A 30-day public review was held from March 8, 2019 through April 8, 2019. The final Consolidated Plan, amendments to the Plan, and annual performance reports will be available for five years at City Hall.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons
1	Community Workshop	Minorities Non-English Speaking - Specify other language: Spanish Non-targeted/broad community	Two Community Workshops were conducted; seven residents and representatives of service providers attended the workshops.	See Appendix A.	All comments were accepted.

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons
2	Housing and Community Needs Survey	Minorities Non-English Speaking - Specify other language: Spanish Non-targeted/broad community	A total of 126 residents responded to the survey.	A detailed summary of the comments received is included in Appendix A.	All comments were accepted.
3	Public Hearing	Non-targeted/ broad community	The first public meeting was held before the City Council on January 22, 2019 to review the results of the workshops and survey. The second public meeting was held on April 23, 2019 for the adoption of the Consolidated Plan and Action Plan.	See Appendix A.	

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

During the development of the Consolidated Plan, residents were asked to rank the relative importance of housing and community development needs in a survey. A total of 126 residents responded to the survey and identified the following as top ten needs in Santa Clarita:

- Services for Homeless
- Outdoor Park & Recreation Facilities
- Services for Domestic Violence
- Services for Disabled
- Create Jobs
- Street & Alley Improvements
- Small-Scale Neighborhood Beautification Projects (Infrastructure Improvement)
- Anti-Crime Programs
- Housing for Seniors
- Programs to Attract New Businesses or Retain Businesses

During the Community Workshops, participants also emphasized the need for affordable housing and efforts to address the homeless issues.

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

Summary of Housing Needs

As defined by HUD in the Comprehensive Housing Affordability Strategy (CHAS) data, housing problems include:

- Units with physical defects (lacking complete kitchen or bathroom);
- Overcrowded conditions (housing units with more than one person per room);
- Housing cost burden (including utilities) exceeding 30 percent of gross income; and
- Severe housing cost burden (including utilities) exceeding 50 percent of gross income.

As shown in Table 5, population is growing at a faster rate than the number of households, indicating an increasing average household size that typically signifies an increase in families with children. According to Table 6, approximately 63 percent of the City's households are comprised of families.

There is a need for affordable housing in Santa Clarita. Housing problems in the City impact renter-households more significantly, with 53 percent of all renter-households experiencing at

least one housing problem (inadequate housing, overcrowding, cost burden of 50 percent, or cost burden of 30 percent), compared to 48 percent of owner-households.

The extent of overcrowding in the City varies by tenure, income level and household type. Approximately 14 percent of overcrowded households were comprised of multiple, unrelated families living together in the same home (Table 11). This may indicate that multiple families need to pool their resources in order to afford housing in Santa Clarita.

The quality of the City’s housing stock, which includes age and the condition of the structure, could also present potential housing issues for low and moderate income households. Approximately 38 percent of housing in the City, regardless of tenure, is over 30 years old (built before 1980) and potentially in need of rehabilitation. Many low and moderate income households in Santa Clarita, particularly seniors and the disabled, may be unable to afford the needed repairs for their homes. Participants of the Community Workshops indicated a need for repairs and home improvements.

To further dissect the housing problems, the following tables provide additional details:

- Table 5 presents the population and household growth between 2000 and 2013.
- Table 6 presents the number of households by special characteristics.
- Table 7 presents the number of households with one or more housing problem (inadequate housing, overcrowding, cost burden of 50 percent, or cost burden of 30 percent) by income and tenure.
- Table 8 summarizes the number of households with more than one or more severe housing problem by income and tenure. Severe housing problems are: inadequate housing; severe overcrowding (1.51 persons or more per room); and housing cost burden of 50 percent.
- Table 9 isolates those households with housing cost burden of over 30 percent (inclusive of those with cost burden of over 50 percent) by income and tenure.
- Table 10 further isolates those households with cost burden of over 50 percent.
- Table 11 presents overcrowding by household type.
- Table 12 is intended to show overcrowding for households with children. However, the American Community Survey provides no data for the City.

Demographics	Base Year: 2000	Most Recent Year: 2013	% Change
Population	152,188	177,366	17%
Households	52,910	58,825	11%
Median Income	\$66,717.00	\$82,607.00	24%

Table 5 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2009-2013 ACS (Most Recent Year)

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	5,420	5,575	8,175	5,535	34,125
Small Family Households	1,625	2,235	3,675	2,725	19,845
Large Family Households	735	680	995	795	3,860
Household contains at least one person 62-74 years of age	1,150	1,185	1,960	1,055	5,925
Household contains at least one person age 75 or older	935	1,089	1,029	445	1,495
Households with one or more children 6 years old or younger	1,200	1,065	1,654	1,230	3,708

Table 6 - Total Households Table

Data Source: 2009-2013 CHAS

Housing Needs Summary Tables

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

	Renter					Owner				
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	80	110	55	15	260	0	0	0	10	10
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	180	195	215	65	655	0	65	55	0	120
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	360	385	425	120	1,290	30	15	270	225	540
Housing cost burden greater than 50% of income (and none of the above problems)	1,765	1,335	600	35	3,735	1,700	1,440	1,840	770	5,750

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 30% of income (and none of the above problems)	175	585	1,475	930	3,165	270	590	1,170	1,270	3,300
Zero/negative Income (and none of the above problems)	225	0	0	0	225	180	0	0	0	180

Table 7 – Housing Problems Table

Data Source: 2009-2013 CHAS

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

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	2,385	2,020	1,290	240	5,935	1,730	1,515	2,165	1,005	6,415
Having none of four housing problems	530	889	2,025	1,655	5,099	370	1,145	2,700	2,635	6,850
Household has negative income, but none of the other housing problems	225	0	0	0	225	180	0	0	0	180

Table 8 – Housing Problems 2

Data Source: 2009-2013 CHAS

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	805	1,220	1,380	3,405	665	835	1,350	2,850
Large Related	425	465	175	1,065	239	180	540	959
Elderly	670	605	380	1,655	790	839	989	2,618
Other	600	265	505	1,370	310	249	350	909
Total need by income	2,500	2,555	2,440	7,495	2,004	2,103	3,229	7,336

Table 9 – Cost Burden > 30%

Data Source: 2009-2013 CHAS

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	790	790	280	1,860	615	725	755	2,095
Large Related	410	170	30	610	235	105	310	650
Elderly	545	405	120	1,070	610	439	595	1,644
Other	565	190	165	920	275	245	245	765
Total need by income	2,310	1,555	595	4,460	1,735	1,514	1,905	5,154

Table 10 – Cost Burden > 50%

Data Source: 2009-2013 CHAS

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	520	520	575	95	1,710	20	65	240	180	505
Multiple, unrelated family households	4	75	40	90	209	10	14	85	55	164
Other, non-family households	25	0	75	0	100	0	0	0	0	0
Total need by income	549	595	690	185	2,019	30	79	325	235	669

Table 11 – Crowding Information – 1/2

Data Source: 2009-2013 CHAS

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	NA	NA	NA	NA	NA	NA	NA	NA

Table 12 – Crowding Information – 2/2

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

According to the 2012-2016 American Community Survey (ACS), approximately 24 percent of the City's households were single person households. The majority of single person households in the City were homeowners (61 percent), while 39 percent were renters. Furthermore, 47 percent of the single-person owner-households in the City were seniors and 40 percent of single-person renter-households were seniors.

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

Persons with Disabilities: According to the 2012-2016 ACS, approximately ten percent of the population in both the City has one or more disabilities. Special housing needs for persons with disabilities fall into two general categories: physical design to address mobility impairments and in-home social, educational, and medical support to address developmental and mental impairments. Among persons living with disabilities in Santa Clarita, ambulatory disabilities were the most prevalent (51 percent), followed by independent living disabilities and cognitive disabilities (38 percent each).

The North Los Angeles County Regional Center serves residents with development disabilities in the North County area. The Center served about 2,050 persons from the ZIP Codes that generally comprised the City of Santa Clarita in 2017. About 60 percent of these clients were children and about 90 percent lived at home with parents or guardians.

Victims of Domestic Violence: According to the 2018 Greater Los Angeles Homeless Count, 26 percent of the homeless persons were victims of domestic violence, translating to about 42 homeless persons in Santa Clarita being victims of domestic violence.

What are the most common housing problems?

The most common housing problem in Santa Clarita is housing cost burden. Among the City's renter-households, about 82 percent of all housing problems were related to housing cost burden. Furthermore, approximately 94 percent of housing problems documented among Santa Clarita's owner-households were related to cost burden.

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

Overall, housing cost burden impacted both renter- and owner-households fairly evenly. Approximately 51 percent of households affected by housing cost burden were renter-households while 49 percent were owner-households. Small households in Santa Clarita were also more likely than other household types to experience a housing cost burden. Of total households overpaying for housing, 42 percent were small households.

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

Household incomes in Santa Clarita are higher than the average for Los Angeles County overall. Specifically, the 2012-2016 ACS estimated that the City's median household income was \$85,042, compared to \$57,952 for the County. About nine percent of Santa Clarita households earned extremely low incomes.

Single-parent households, particularly female-headed families with children, often require special consideration and assistance because of their greater need for affordable housing and accessible day care, health care, and other supportive services. Female-headed families with children are a particularly vulnerable group because they must balance the needs of their children with work responsibilities, often while earning limited incomes. As of 2010, an estimated nine percent of Santa Clarita households were headed by single parents; the large majority of

which were headed by females (68 percent). Data from the 2012-2016 American Community Survey (ACS) indicates that approximately 21 percent of the City's female-headed households with children had incomes below the poverty level.

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

Households at risk of becoming homeless include those extremely low income households with a severe housing cost burden (spending 50 percent or more of their income on housing). According to CHAS data, 2,310 extremely low income renter-households and 1,735 extremely low income owner-households in Santa Clarita had a severe cost burden (see Table 10).

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

Extremely low income households with a severe housing cost burden are more likely to lose their homes in the event of loss of employment or other unexpected expenses. The rapid rise in housing costs is the primary reason for many households losing their housing.

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

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

Introduction

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the total population. The following tables identify the extent of housing problems by income and race.

0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	4,560	450	405
White	2,480	340	205
Black / African American	64	0	15
Asian	320	25	74
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,535	69	33

Table 13 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2009-2013 CHAS

*The four housing problems are:

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

30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	4,710	859	0
White	2,455	514	0
Black / African American	95	10	0
Asian	325	80	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,769	240	0

Table 14 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2009-2013 CHAS

*The four housing problems are:

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

50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	6,105	2,075	0
White	3,410	1,395	0
Black / African American	190	50	0
Asian	385	120	0
American Indian, Alaska Native	20	0	0
Pacific Islander	45	0	0
Hispanic	1,920	500	0

Table 15 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2009-2013 CHAS

*The four housing problems are:

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

80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,440	2,090	0
White	1,955	1,510	0
Black / African American	120	44	0
Asian	245	75	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,000	455	0

Table 16 - Disproportionately Greater Need 80 - 100% AMI

Data Source: 2009-2013 CHAS

*The four housing problems are:

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

Discussion

Among households with incomes up to 100 percent AMI, Hispanic and Black households were the most likely to experience a housing problem. Specifically, 83 percent of Hispanic households and 80 percent of the Black households experienced at least one housing problem. Meanwhile the proportion of White households with at least one housing problem (72 percent) was slightly lower than the average for the City (76 percent).

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

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

Introduction

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the total population. The following tables identify the extent of housing problems by income and race.

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	4,115	900	405
White	2,255	570	205
Black / African American	64	0	15
Asian	290	50	74
American Indian, Alaska Native	0	0	0

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Pacific Islander	0	0	0
Hispanic	1,360	244	33

Table 17 – Severe Housing Problems 0 - 30% AMI

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

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

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,535	2,034	0
White	1,830	1,139	0
Black / African American	95	10	0
Asian	265	145	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,309	700	0

Table 18 – Severe Housing Problems 30 - 50% AMI

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

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

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,455	4,725	0
White	1,830	2,975	0
Black / African American	105	130	0
Asian	235	270	0
American Indian, Alaska Native	0	20	0
Pacific Islander	0	45	0
Hispanic	1,240	1,185	0

Table 19 – Severe Housing Problems 50 - 80% AMI

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

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

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	1,245	4,290	0
White	545	2,915	0
Black / African American	24	139	0
Asian	75	234	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	550	910	0

Table 20 – Severe Housing Problems 80 - 100% AMI

Data Source: 2009-2013 CHAS

*The four severe housing problems are:

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

Discussion

Hispanic households were also the most likely to experience at least one severe housing problem. About 59 percent of Hispanic households in Santa Clarita had a severe housing problem. Asian households were also disproportionately affected by severe housing problems; approximately 53 percent of Asian households experienced at least one severe housing problem. The proportions of White and Black households experiencing at least one severe housing problem (between 45 and 49 percent) were slightly below the proportion for the jurisdiction as a whole (50 percent).

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

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

Introduction:

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the total population. The following tables identify the extent of housing cost burden by race.

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	32,655	14,085	11,640	445
White	22,465	8,090	6,975	205
Black / African American	520	445	275	15
Asian	2,955	1,090	810	74
American Indian, Alaska Native	10	40	0	0
Pacific Islander	35	45	0	0
Hispanic	5,795	3,960	3,280	74

Table 21 – Greater Need: Housing Cost Burdens AMI

Data Source: 2009-2013 CHAS

Discussion:

Overall, 44 percent of Santa Clarita households had a housing cost burden (spent more than 30 percent of gross household income on housing). About 20 percent of households experienced a severe housing cost burden (spent more than 50 percent of gross household income on housing). Black and Hispanic households were the most likely to experience a housing cost burden (57 percent and 55 percent, respectively), compared to 44 percent citywide. Severe housing cost burden also affected more Hispanic and Black households proportionally (at 25 percent and 22 percent), although the discrepancies among different groups are less prominent. Citywide, severe cost burden impacted 20 percent of the households.

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

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

Please see discussions provided under specific needs by income group presented earlier.

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

Housing needs of low and moderate income minority households have been previously identified.

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

Appendix B contains a map illustrating the concentrations of minority populations in Santa Clarita.

NA-35 Public Housing – 91.205(b)

Introduction

The only public housing complex in Santa Clarita is Orchard Arms, which is operated by the Housing Authority of the County of Los Angeles (HACoLA). Orchard Arms is a 183-unit apartment project serving low income elderly and disabled residents. The units are in good condition, and there are no substandard units or rehabilitation needs at the facility. Apartment units are already modified to serve disabled and elderly residents. No public housing units are anticipated to be lost through demolition or conversion.

The series of tables presented below represent public housing data for the entire inventory operated by HACoLA, not specific to the City of Santa Clarita. Equivalent data for just the one project -- Orchard Arms -- in the City of Santa Clarita is not available.

As of August 2018, 194 households in Santa Clarita were receiving Housing Choice Vouchers (HCV). Some characteristics of these households included: 139 were elderly headed households; 111 included members with disabilities; ten were veterans; 158 were female-headed households; and 51 were Hispanic households.

Totals in Use

	Program Type								
	Certificate	Mod- Rehab	Public Housing	Vouchers					
Total				Project - based	Tenant - based	Special Purpose Voucher			
# of units vouchers in use	0	253	2,883	21,087	47	20,550	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
							268	163	59

Table 22 - Public Housing by Program Type

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

Data Source: PIC (PIH Information Center)

Characteristics of Residents

	Program Type							Vouchers		
	Certificate	Mod- Rehab	Public Housing	Total	Project - based	Tenant - based	Special Purpose Voucher			
							Veterans Affairs Supportive Housing	Family Unification Program		
Average Annual Income	0	14,341	13,522	14,839	15,746	14,816	14,829	17,842		
Average length of stay	0	6	8	8	0	8	0	6		
Average Household size	0	3	2	2	2	2	1	4		
# Homeless at admission	0	0	0	184	0	42	142	0		
# of Elderly Program Participants (<62)	0	48	1,138	6,753	15	6,670	38	2		
# of Disabled Families	0	40	534	4,416	17	4,269	83	16		
# of Families requesting accessibility features	0	253	2,883	21,087	47	20,550	268	163		
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0		
# of DV victims	0	0	0	0	0	0	0	0		

Table 23 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents

Race	Certificate	Mod- Rehab	Public Housing	Program Type						
				Total	Project - based	Tenant - based	Vouchers			
							Special Purpose Voucher			
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *	
White	0	148	1,710	10,344	33	10,071	80	120	40	
Black/African American	0	60	1,035	8,432	12	8,188	179	38	15	
Asian	0	8	120	2,181	1	2,173	3	1	3	
American Indian/Alaska Native	0	0	11	76	1	67	6	2	0	
Pacific Islander	0	37	7	54	0	51	0	2	1	
Other	0	0	0	0	0	0	0	0	0	

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

Data Source: PIC (PIH Information Center)

Table 24 – Race of Public Housing Residents by Program Type

Ethnicity of Residents

Ethnicity	Certificate	Mod- Rehab	Public Housing	Program Type						
				Total	Project - based	Tenant - based	Vouchers			
							Special Purpose Voucher			
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *	
Hispanic	0	124	1,121	7,293	11	7,122	40	105	15	
Not Hispanic	0	129	1,762	13,794	36	13,428	228	58	44	

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

Data Source: PIC (PIH Information Center)

Table 25 – Ethnicity of Public Housing Residents by Program Type

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

The needs of public housing in the City of Santa Clarita are addressed by HACoLA, which operates one public housing project in Santa Clarita – Orchard Arms – a 183-unit development. The project has a low vacancy rate and long waiting period.

In 2012, HACoLA completed a 504 Comprehensive Evaluation Report for Orchard Arms. Improvements completed include:

- Modernization/bridge installation for full ADA accessibility
- Common area doors replaced with push button ADA accessible doors
- New elevators

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

As of August 2018, 194 households in Santa Clarita were receiving Housing Choice Voucher assistance through the HACoLA. Nearly 72 percent of the voucher users in the City have householders who are seniors and 57 percent include persons with disabilities. These figures are higher than the average for all voucher users in the HACoLA system, where 32 percent of households using vouchers included seniors and 21 percent included members with disabilities.

The majority of Santa Clarita voucher users are White (69 percent) and Non-Hispanic (74 percent). In the HACoLA system, however, White tenants constitute 49 percent of the tenant households and 35 percent of the tenants were identified as Hispanic.

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

Senior housing was identified as an affordable housing need by participants of the Community Workshops. The long wait list reflects the significant shortage of affordable housing for the population at large.

Discussion

See discussions above.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

Factors contributing to the rise in homelessness include a lack of housing affordable to low and moderate income persons, increases in the number of persons whose income falls below the poverty level, reductions in subsidies to the poor, drug/alcohol abuse, and the de-institutionalization of the mentally ill. The housing market conditions have also resulted in some families facing homelessness, according to homeless service providers who attended the Community Workshops.

According to the Los Angeles Homeless Services Authority (LAHSA) 2018 Greater Los Angeles Homeless Count, the City has a homeless population of 161 persons, with 101 persons being unsheltered and 60 persons being sheltered. The 2018 homeless population represented a 33 percent decrease from 2017.

According to LAHSA, the annualized homeless population is estimated at 204 percent of the 2018 PIC count. Therefore, the City's annual homeless population is estimated with the same factor. No specific estimates are available for the number of persons entering and existing homelessness; a general 25 percent estimate is used.

Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	4	7	22	3	3	3-6 months
Persons in Households with Only Children	0	0	0	0	0	3-6 months
Persons in Households with Only Adults	14	23	75	9	9	3-6 months
Chronically Homeless Individuals	15	24	79	10	10	3-6 months
Chronically Homeless Families	0	0	1	0	0	3-6 months
Veterans	3	5	17	2	2	3-6 months
Unaccompanied Child	0	0	0	0	0	3-6 months
Persons with HIV	1	1	4	0	0	3-6 months

Table 26 - Homeless Needs Assessment

Data Source

Comments:

2018 Greater Los Angeles Homeless Count, LAHSA

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

No detailed information on the characteristics of the homeless population in Santa Clarita is available. The following table summarizes the homeless population based on proportions for the countywide homeless population.

The 2018 Greater Los Angeles Homeless Count does not detail demographic information on homeless persons by jurisdiction. However, the following characteristics describe the homeless population in SPA 2, of which Santa Clarita is a part:

- 77 percent were single adults;
- 22 percent were family members;
- Less than one percent were unaccompanied youth (less than 18 years of age);
- 24 percent were chronically homeless individuals;
- Less than one percent were chronically homeless family members;
- 15 percent had substance abuse disorder;
- 24 percent had serious mental health issues;
- 5 percent were veterans;
- 1 percent had HIV/AIDS;
- 25 percent were survivors of domestic violence; and
- 13 percent had a physical disability.

Nature and Extent of Homelessness: (Optional)

Race:	Sheltered:	Unsheltered (optional)
White	37	74
Black or African American	20	16
Asian	1	2
American Indian or Alaska Native	1	3
Pacific Islander	0	1
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	20	57
Not Hispanic	40	44

Data Source

Comments: 2018 Greater Los Angeles Homeless Count, LAHSA

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

Specific information by jurisdiction is not available. The 2018 Greater Los Angeles Homeless Count identified approximately 501 homeless persons in homeless families in SPA 2. The homeless population in Santa Clarita represents 2.2 percent of the SPA 2 homeless population. When applying the 2.2 percent for the proportion of SPA 2 homeless persons in families, it is estimated that Santa Clarita may have up to 11 homeless persons in families.

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

As documented by the 2018 Greater Los Angeles Homeless Count the majority of homeless persons in SPA 2 were White (70 percent), followed by Black (20 percent). Asian/Pacific Islander, Native American/Alaska Native, and Multi-Racial/Other racial categories each accounted about ten percent of homeless persons in SPA 2. Homeless persons who identified as Hispanic/Latino represented approximately 47 percent of the homeless population in SPA 2.

Of the homeless persons served by the Crisis Homeless Services and Clinical Case Management programs in 2017-18, the majority were White (63 percent). About 32 percent of those served were of Hispanic origin.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

The 2018 Greater Los Angeles Homeless Count estimated 101 unsheltered homeless and 60 sheltered homeless in Santa Clarita, potentially translating to 328 persons experiencing homelessness over the course of one year.

Discussion:

See discussions above.

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

Introduction:

Certain households, because of their special characteristics and needs, may require special accommodations and may have difficulty finding housing due to their special needs. Special needs groups include the elderly, persons with disabilities, persons with HIV/AIDS, female-headed households, large households, and homeless persons and persons at-risk of homelessness.

Describe the characteristics of special needs populations in your community:
--

Seniors: According to 2010 Census data, an estimated 21 percent of households in the City had at least one individual who was 65 years of age or older. The 2012-2016 American Community Survey indicates that about 10 percent of all residents in the City were ages 65 and over. Furthermore, 2009-2013 CHAS data found that approximately 51 percent of elderly households in the City earned low and moderate incomes. Approximately 45 percent of all elderly households experienced housing problems, such as cost burden or substandard housing.

Persons with Disabilities: According to the 2012-2016 ACS, approximately ten percent of the population in both the City and County has one or more disabilities. Special housing needs for persons with disabilities fall into two general categories: physical design to address mobility impairments and in-home social, educational, and medical support to address developmental and mental impairments. Among persons living with disabilities in Santa Clarita, ambulatory disabilities were the most prevalent (51 percent), followed by independent living disabilities and cognitive disabilities (38 percent each).

Large Households: Large households are those with five or more members. The 2010 Census found 9,041 large households in Santa Clarita, representing approximately 15 percent of all households. Among the City's large households, 66 percent owned their own homes, while 34 percent were renter-households. According to the 2009-2013 CHAS data, of the City large family-households, 65 percent were low and moderate incomes.

Single-Parent Households: As of 2010, an estimated nine percent of Santa Clarita households were headed by single parents; the large majority of which were headed by females (68 percent). Data from the 2012-2016 American Community Survey (ACS) indicates that approximately 21 percent of the City's female-headed households with children had incomes below the poverty level.

Victims of Domestic Violence: According to the 2018 Greater Los Angeles Homeless Count, 26 percent of the homeless persons were victims of domestic violence, translating to about 42 homeless persons in Santa Clarita.

Statistics from the Los Angeles County Sherriff's Department indicated that in 2017, the Santa Clarita Valley Station responded to 46 instances of "offense against family." It should be noted, however, that domestic violence is frequently underreported.

Farmworkers: Data on employment by industry and occupation from the 2012-2016 ACS indicates approximately 230 people were employed in the combined industry of agriculture, forestry, fishing, and mining.

Persons with Drug/Alcohol Addictions: The U.S. Department of Health and Human Services conducts annual National Surveys on Drug Use and Health. In 2016, the survey estimated that

10.6 percent of the population aged 12 or older was affected by substance dependence or abuse in the past month. No City specific data is available. The 2018 Homeless Count by LAHSA indicates that 1,121 homeless persons (15 percent) in SPA 2, which includes Santa Clarita, were substance abusers.

Veterans: The 2018 Homeless Count by LAHSA indicates that 376 homeless veterans are located in SPA 2 (five percent of the homeless population).

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

Seniors: Seniors are gradually becoming a more substantial segment of a community's population. Elderly households are vulnerable to housing problems and housing discrimination due to limited income, prevalence of physical or mental disabilities, limited mobility, and high health care costs. The elderly, and particularly those with disabilities, may face increased difficulty in finding housing accommodations, and may become victims of housing discrimination or fraud.

Persons with Disabilities: Persons with disabilities typically have lower incomes and limited housing choices due to mobility issues and lack of accessible housing. Housing discrimination also tends to impact persons with disabilities disproportionately.

Large Households: The limited availability of affordable adequately sized units is a problem faced by lower income large households. Housing cost burdens and overcrowding typically impact large households disproportionately.

Single Parent Households: Single-parent households have needs for affordable and quality child care. Despite the existence of resources, it is difficult for some families to qualify for subsidized services. Many single-parent households also need support services for parenting. Often, inadequate transportation service and high transportation costs are also concerns.

Victims of Domestic Violence: There is a need for affordable housing options, ranging from emergency housing arrangements to transitional and permanent housing options. Victims of domestic violence also need access to job training and jobs, counseling, and legal assistance.

Farmworkers: Farm workers would have the same needs as other persons with similar incomes.

Persons with Drug/Alcohol Addictions: In general, the residents of Santa Clarita are more likely to abuse pharmaceuticals than illicit drugs. The Los Angeles County Department of Public Health has identified the following needs: raise awareness about prescription drug abuse; make usage of CURES/PDMP, which can be used to identify clinicians with patterns of inappropriate prescribing and dispensing controlled substances, mandatory; and assistance with the safe disposal.

Veterans: Affordable housing, job opportunities, and health care (especially mental health care) are some of the top needs for veterans.

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

According to the 2016 Annual HIV Surveillance Report by the Los Angeles County Public Health Department, Division of HIV and STD Programs/HIV Epidemiology, 2,426 persons were diagnosed with HIV/AIDS in East Valley Health District of the San Fernando Service Planning Area (SPA 2).

Discussion:

See discussions above.

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

Describe the jurisdiction’s need for Public Facilities:

The City of Santa Clarita has a range of public facility needs. The following highlight key projects that the City may consider over the next five years. Other public facility projects may be pursued pending on funding availability and/or the urgency of needs.

- **Park Facilities ADA Improvements:** Several City parks in Santa Clarita are not ADA compliant. This type of work meets a National Objective of LMC – Presumed Eligible.
- **Community Facilities:** Improvements (including ADA improvements) are needed at various community facilities benefitting low and moderate income persons and those with special needs (such as seniors, youths, and persons with disabilities). This type of work meets a National Objective of LMC – Presumed Eligible.
- **Cold Weather Winter Shelter:** The Cold Weather Winter Shelter operated by Bridge to Home (BTH) is the only homeless shelter in the Santa Clarita Valley. It is currently housed in modular buildings in an industrial area. The demand for the homeless shelter and its services is out-growing the current space and a larger location is needed. The City purchased a property using non-CDBG and transferred ownership of this property to BTH. BTH also secured additional funding from the County for the construction of a new year-round permanent shelter on this property. As funding permits, the City may provide CDBG funds to assist in the construction of this shelter. The construction of homeless shelters is allowable as a LMC Presumed Eligible activity.

How were these needs determined?

These needs were determined through a combination of public input (primarily through the Housing and Community Development Needs Survey), comments received at the Community Workshops, and staff assessments.

Describe the jurisdiction’s need for Public Improvements:

The City of Santa Clarita has a range of public improvement needs, which could be funded with CDBG. The following highlight the types of projects that the City may consider over the next five years. Other public improvements may be pursued pending on funding availability and/or the urgency of needs.

- **Off-Site Improvements for Affordable Housing:** Off-site improvements may be needed to support the construction of affordable housing. Improvements may include

bus stops, necessary realignment of utilities, or additional amenities such as a community garden or childcare center. The type and amount of improvements paid for with CDBG funds will be determined based on cost and the availability of other funds. The LMC National Objective will be met by only allowing tenants that meet the HUD criteria for low and moderate household income.

- **ADA Sidewalk Improvements:** Many areas of the City do not have ADA compliant curb cuts, making it difficult for those residents with disabilities to navigate. Corners to receive curb cuts will be chosen depending on available funding. This type of work meets a National Objective of LMC – Presumed Eligible.
- **ADA Crosswalk Median Modifications:** There are cross-walks throughout the City which could be made disabled accessible by modifying medians which encroach into the cross-walks. The modification will create a safer path of travel, especially for the disabled and elderly. Medians to be modified will be chosen depending on available funding. This type of work meets a National Objective of LMC – Presumed Eligible.
- **Disabled Accessibility:** Existing and new public facilities such as parks and community centers may need disabled accessibility improvements and modifications.

How were these needs determined?

These needs were determined through a combination of public input (primarily through the Housing and Community Development Needs Survey), comments received at the Community Workshops, and staff assessments.

Describe the jurisdiction's need for Public Services:

Public service needs in the City include, but are not limited to, the following:

- **Childcare:** There is a lack of affordable childcare options in the City.
- **Transitional and Affordable Housing:** There are no transitional housing units located within Santa Clarita and the supply of affordable units is not sufficient to meet the need in the community.
- **Homeless Services:** The City has a homeless population that requires a range of supportive services.
- **Services for the Disabled:** Persons with disabilities have a range of needs, including employment, recreation, and counseling, among others.
- **Senior Services:** The Senior Center's facility and services should be expanded to meet the growing need in the community.
- **Employment Training and Services:** Resources that promote skills and open doors to employment opportunities are needed.

Overall, the need for a range of public and supportive services in the City is extensive, especially for persons with special needs (such as seniors, disabled, homeless, and victims of domestic violence), as previously noted.

How were these needs determined?

These needs were determined through a combination of public input (primarily through the Housing and Community Development Needs Survey), comments received at the Community Workshops, and staff assessments.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The City of Santa Clarita had about 74,294 housing units in 2018, representing a 20-percent increase from 2010 and 42-percent increase from the 2000 Census. The majority of the City's housing was built less than 30 years ago and units built prior to 1979 represent just 38 percent of the total housing stock. Given their age some of the pre-1980 units may require rehabilitation and improvements.

According to DQNews, median home prices in the region ranged from \$305,500 in Palmdale to \$750,000 in Glendale during September 2018. Santa Clarita's median home price (\$583,000) was comparable to the Countywide median (\$595,000).

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

According to 2012-2016 ACS data, the majority of the City's housing stock is comprised of single-family homes (71 percent). About one-quarter (25 percent) of the City's housing units are multi-family homes. The vast majority (81 percent) of the City's ownership housing was comprised of larger units (i.e. with three or more bedrooms). By comparison, only 32 percent of the City's rental housing was comprised of these larger units.

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	36,290	59.2%
1-unit, attached structure	6,954	11.3%
2-4 units	2,985	4.9%
5-19 units	6,694	10.9%
20 or more units	5,726	9.3%
Mobile Home, boat, RV, van, etc	2,668	4.4%
Total	61,317	100.0%

Table 27 – Residential Properties by Unit Number

Data 2012-2016 ACS

Source:

Note: ACS data is based on a five-percent survey and therefore contains large margins of errors. The Census Bureau recommends using the ACS for proportions, not for absolute values. Specifically, the total number of housing units in the 2012-2016 ACS is lower than the 2010 Census record while the City reported significant growth to the State Department of Finance.

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	44	0.1%	409	2.2%
1 bedroom	720	1.8%	4,085	21.5%
2 bedrooms	6,894	17.0%	8,491	44.6%
3 or more bedrooms	32,920	81.1%	6,036	31.7%

Table 28 – Unit Size by Tenure

Data 2012-2016 ACS

Source:

Note: ACS data is based on a five-percent survey and therefore contains large margins of errors. The Census Bureau recommends using the ACS for proportions, not for absolute values. Specifically, the total number of housing units in the 2012-2016 ACS is lower than the 2010 Census record while the City reported significant growth to the State Department of Finance.

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

There are six properties in Santa Clarita financed by Multi-Family Revenue Bonds, with affordable housing regulatory agreements that are monitored by the Los Angeles County Community Development Commission. Two additional properties for lower income families (Hidaway Apartments and Whispering Oaks Apartments) were made affordable through loans from the County. The City also has several affordable properties that received tax credit bonds (Bouquet Canyon Senior Apartments, Canyon Country Senior Apartments, and Three Oaks Apartments) and two HUD-funded affordable projects (Canterbury Village Senior Apartments and Valencia Villas). Fountain Glen Apartments was made affordable through the approval of conditions by the City and Orchard Arms received assistance from the Los Angeles County Housing Authority. Lastly, Whispering Oaks was developed with a loan from Los Angeles County. These properties have a total of 1,268 units for lower income family and senior households.

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

There are currently 1,268 affordable units for lower-income family and senior households located in the City. Over time, affordability covenants and deed restrictions may expire, potentially resulting in the affordable units being converted to market-rate housing. Specifically, over the next five years, one project is considered at risk because they have become eligible to convert to market-rate housing - 64-unit Canterbury Village Senior Apartments

The at-risk units could also be protected through purchase by a nonprofit owner using a combination of bond funds and the four percent tax credit, or replaced through bond and tax-credit-financed new construction of either mixed-income projects or projects that are 100 percent affordable. City staff will work with the owners and the Los Angeles Community Development Commission (LACDC) to determine if there are alternatives to maintain the affordability of units at-risk.

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

According to the CHAS data by HUD, mismatches in terms of supply and affordability exist in the City. Approximately 5,420 households earning less than 30 percent of AMI reside in the City; however, there are only 480 dwelling units affordable to those at this income level. Similarly, the City has 5,575 households earning between 31 and 50 percent of AMI and only 2,643 housing units affordable to those at this income level. There are approximately 8,477 housing units in the City that are affordable to households earning between 51 and 80 percent AMI, more than the number of households (8,175) in Santa Clarita at this income level. However, a housing unit affordable to a particular income group does not mean the unit is actually occupied by a household in that income group. Therefore, the affordability mismatches are likely to be more severe than what is presented by the CHAS data.

In addition, according to the 2010 Census, approximately 15 percent of the households in Santa Clarita were large households (comprised of five or more persons). The limited availability of affordable adequately sized rental units is a problem faced by these households. The vast majority (81 percent) of the City's ownership housing was comprised of larger units (i.e. with three or more bedrooms). By comparison, only 32 percent of the City's rental housing was comprised of these larger units.

Describe the need for specific types of housing:

The City has the greatest need for housing affordable to households that earn less than 50 percent of AMI. Larger rental units (i.e. with three or more bedrooms) in the City are also in short supply.

Discussion

See discussions above.

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

Introduction

One of the most important factors in evaluating a community's housing market is the cost of housing and, even more significant, whether the housing is affordable to households who live there or would like to live there. Housing problems directly relate to the cost of housing in a community. If housing costs are relatively high in comparison to household income, a correspondingly high rate of housing cost burden and overcrowding could result.

The cost of homeownership in Santa Clarita has increased significantly since 2000. According to the 2012-2016 ACS, median home value in Santa Clarita was \$417,400, a 92-percent increase compared to the 2000 Census. According to DQNews, median price for homes sold in September 2018 was \$583,000.

Rental rates in the City vary by bedroom size, with market rents ranging from \$1,857 for a studio apartment unit to \$3,923 for a five-bedroom single family home (according to rental listings on Zillow.com). As of November 2018, the median market rent for all bedroom sizes was approximately \$2,200. These rent levels are higher than the Fair Market Rents (FMR) established by HUD for participation in federal housing programs (Table 32).

Cost of Housing

	Base Year: 2000	Most Recent Year: 2016	% Change
Median Home Value	216,900	417,400	92%
Median Contract Rent	863	1,515	76%

Table 29 – Cost of Housing

Data Source: 2000 Census (Base Year), 2012-2016 ACS
DQNews.com

Rent Paid	Number	%
Less than \$500	641	3.5%
\$500-999	2,193	11.9%
\$1,000-1,499	6,221	33.6%
\$1,500-1,999	6,213	33.6%
\$2,000 or more	3,223	17.4%

Table 30 - Rent Paid

Data Source: 2012-2016 ACS

Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	480	No Data
50% HAMFI	1,294	869
80% HAMFI	5,414	3,063
100% HAMFI	No Data	5,747
Total	7,188	9,679

Table 31 – Housing Affordability

Data Source: 2009-2013 CHAS

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	\$1,067	\$1,284	\$1,663	\$2,231	\$2,467
High HOME Rent	\$1,067	\$1,163	\$1,397	\$1,605	\$1,771
Low HOME Rent	\$848	\$909	\$1,091	\$1,260	\$1,406

Table 32 – Monthly Rent

Data Source: HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

According to the CHAS data by HUD, mismatches in terms of supply and affordability exist in the City. Approximately 5,420 households earning less than 30 percent of AMI reside in the City; however, there are only 480 dwelling units affordable to those at this income level. Similarly, the City has 5,575 households earning between 31 and 50 percent of AMI and only 2,643 housing units affordable to those at this income level. There are approximately 8,477 housing units in the City that are affordable to households earning between 51 and 80 percent AMI, more than the number of households (8,175) in Santa Clarita at this income level. However, a housing unit affordable to a particular income group does not mean the unit is actually occupied by a household in that income group. Therefore, the affordability mismatches are likely to be more severe than what is presented by the CHAS data.

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

With the high cost of housing in Santa Clarita, and the limited affordable housing funds available, the City would face significant challenges in providing affordable housing. Issues with cost burden would continue to impact the most vulnerable segments of the community.

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

Based on a survey of rental listings on www.zillow.com, market rents in the City area vary by size. Market rents are generally higher than the Fair Market Rents for all units ranging in size from no bedrooms to five bedrooms (Table 32).

Discussion

See discussions above.

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

Introduction

Assessing housing conditions in Santa Clarita can provide the basis for developing policies and programs to maintain and preserve the quality of the housing stock. The American Community Survey (ACS) defines a "selected condition" as owner- or renter-occupied housing units having at least one of the following conditions: 1) lacking complete plumbing facilities; 2) lacking complete kitchen facilities; 3) more than one occupant per room; and 4) selected monthly housing costs greater than 30 percent of household income. Based on this definition, 58 percent of renter-households but only 34 percent of owner-households had at least one selected condition.

Definitions

In Santa Clarita, substandard housing conditions may consist of the following: structural hazards, poor construction, inadequate maintenance, faulty wiring, plumbing, fire hazards, and inadequate sanitation. Substandard units suitable for rehabilitation are those units where the total rehabilitation costs do not exceed 25 percent of the after-rehabilitation value.

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	13,194	32.5%	9,299	48.9%
With two selected Conditions	408	1.0%	1,712	9.0%
With three selected Conditions	0	0.0%	17	0.1%
With four selected Conditions	0	0.0%	0	0.0%
No selected Conditions	26,976	66.5%	7,993	42.0%
Total	40,578	100.0%	19,021	100.0%

Table 33 - Condition of Units

Data Source: 2012-2016 ACS

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	5,104	12.6%	2,828	14.9%
1980-1999	18,934	46.7%	9,949	52.3%
1950-1979	15,868	39.1%	5,798	30.5%
Before 1950	672	1.7%	446	2.3%
Total	40,578	100.0%	19,021	100.0%

Table 34 – Year Unit Built

Data Source: 2012-2016 CHAS

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980.	16,540	40.8%	6,244	32.8%
Housing units built before 1980 with children present	5,259	31.8%	2,577	41.3%

Table 35 – Risk of Lead-Based Paint

Data Source: 2012-2016 CHAS

Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	1,229	NA	1,092
Abandoned Vacant Units	489	NA	489
REO Properties	NA	NA	NA
Abandoned REO Properties	NA	NA	NA

Table 36 - Vacant Units

Note: Other vacant units in 2012-2016 ACS are assumed to be abandoned units. No information is available on number of REO properties or physical conditions of vacant units. All vacant units are assumed to be suitable for rehabilitation.

Need for Owner and Rental Rehabilitation

Given the young age of the housing stock in the City, the number of substandard housing units is limited, though isolated substandard conditions nonetheless exist. Housing age can indicate general housing conditions within a community. Housing is subject to gradual deterioration over time.

According to ACS, between 2012 and 2016, only 38 percent of Santa Clarita's housing stock was constructed prior to 1980. Approximately 43 percent of owner-occupied housing and 33 percent of renter-occupied housing in the City is over 30 years old (built before 1980).

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

Housing age is the key variable used to estimate the number of housing units with lead-based paint (LBP). Starting in 1978, the federal government prohibited the use of LBP on residential property. National studies estimate that 75 percent of all residential structures built prior to 1970 contain LBP. Housing built prior to 1940 is highly likely to contain LBP (estimated at 90 percent of housing units nationally), and in housing built between 1960 and 1979, 62 percent of units are estimated to contain LBP.

Using the 75 percent national average of potential LBP hazard and applying it to the amount of units built prior to 1980 in the City, an estimated 17,088 units (75 percent of 16,540 owner-occupied units built before 1980 and 75 percent of 6,244 renter-occupied units built before 1980) may contain LBP. Furthermore, approximately 32 percent of the owner-households and 41 percent of the renter-households built before 1980, have children. Therefore, the number of units with potential LBP hazards and occupied by households with children is estimated at 5,879 units (3,945 owner-occupied units and 1,934 renter-occupied units).

Discussion

See discussions above.

MA-25 Public and Assisted Housing – 91.210(b)

Introduction

The only public housing complex in Santa Clarita is Orchard Arms, which is operated by the Housing Authority of the County of Los Angeles (HACoLA). During Fiscal Years 2008-2012, HACoLA implemented the Assisted Living Waiver Project (ALWP) at three senior/disabled public housing developments, one of which is Orchard Arms, a 183-unit housing development. The ALWP provides 24-hour nursing care and other supportive services on-site for Medical eligible seniors and/or disabled persons. The table below summarizes data provided by HACoLA for public housing and Housing Choice Vouchers for the entire service area covered by HACoLA. Data specific to the City of Santa Clarita is not available.

Totals Number of Units

	Program Type						Vouchers			
	Certificate	Mod- Rehab	Public Housing	Total	Project - based	Tenant - based	Special Purpose Voucher			Disabled *
							Veterans Affairs Supportive Housing	Family Unification Program		
# of units vouchers available	0	261	2,962	21,798	1	21,797	1,264	1,357		558
# of accessible units										

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

Table 37 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

Orchard Arms has a total of 183 units.

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

The units are in good condition, and there are no substandard units or rehabilitation needs at the facility. Apartment units are already modified to serve disabled and elderly residents. No public housing units are anticipated to be lost through demolition or conversion.

Public Housing Condition

Public Housing Development	Average Inspection Score
Orchard Arms	86

Table 38 - Public Housing Condition

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

In 2012, HACoLA completed a 504 Comprehensive Evaluation Report for Orchard Arms. Improvements completed include:

- Modernization/bridge installation for full ADA accessibility
- Common area doors replaced with push button ADA accessible doors
- New elevators

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

HACoLA has adopted the following goals and objectives to maintain and improve the living environment of its public housing stock, including the following:

- Implement public housing security improvements
- Designate developments or buildings for particular resident groups (elderly, persons with disabilities)

HACoLA has designated 12 public housing senior developments as housing for elderly only. Through senior designation, HACoLA addresses the specific and growing housing needs of the elderly.

- Partner with community-based organizations and local colleges and universities through service learning to provide educational prevention/intervention activities
- Provide Smoke-Free housing for all of our residents with specified open areas 20 feet from a HACoLA building labeled as a
- "Smoking Designated Area" However, small housing developments that do not have a feasible "Smoking Designated Area", will be completely non-smoking.
- Partner with other county agencies to identify and provide housing and supportive services to the homeless population.

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

According to the Los Angeles Homeless Services Authority (LAHSA) 2018 Greater Los Angeles Homeless Count, on any given day, there were 161 homeless persons in Santa Clarita, including 101 unsheltered and 60 sheltered. Among the unsheltered, most were living in RVs/Campers, in cars, and on street. Agencies that provide shelter beds for the homeless in Santa Clarita include:

- Bridge to Home Emergency Winter Shelter – 60 beds for families with children
- Domestic Violence Shelter of the Santa Clarita Valley – nine beds for families with children
- Family Promise of Santa Clarita Valley - 14 beds for families with children

Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds Current & New	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds		Current & New	Under Development
Households with Adult(s) and Child(ren)	0	23	0	0	0
Households with Only Adults	0	60	0	0	0
Chronically Homeless Households	0	0	0	0	0
Veterans	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0

Table 39 - Facilities and Housing Targeted to Homeless Households

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

The City of Santa Clarita participates in the County of Los Angeles' Continuum of Care system that provides services and facilities for the homeless and is comprised of local government jurisdictions, federal agencies, non-profit service and housing providers, technical assistance organizations, and organizations from the faith community.

Health Services

The Los Angeles County Department of Health Services (DHS) aims to ensure access to high-quality, patient-centered, cost-effective health care to Los Angeles County residents through direct services at DHS facilities and through collaboration with community and university partners. The DHS provides a range of family, emergency, and specialty health services. The Los Angeles County Department of Public Social Services (DPSS) is another County resource that offers various programs to promote health among low-income County residents.

Mental Health Services

Services offered by the Los Angeles County Department of Mental Health (DMH) include assessments, case management, crisis intervention, medication support, peer support and other rehabilitative services. The County's Santa Clarita Valley Mental Health Center is located in Valencia.

Employment Services

The Santa Clarita WorkSource Center is made possible through funding and support from a variety of partners. All services are provided to employers and job seekers at no cost through the Federal Workforce Investment Act (WIA) and the City of Santa Clarita in partnership with the Employment Development Department (EDD), the County of Los Angeles Community and Senior Service, and College of the Canyons. WorkSource California is a network of workforce experts that leverage funding and resources across the Los Angeles region to provide job seekers and businesses with no-cost, high value employment and training services.

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

Emergency Shelters

Emergency shelters offer temporary overnight sleeping accommodations for generally up to a month, although some may offer longer stays up to 180 days. Emergency shelters provide a means of temporarily housing homeless persons, but also offer opportunities to provide referrals and services. Emergency shelters operating in the City of Santa Clarita include:

- Bridge to Home's Santa Clarita Emergency Winter Shelter has the capacity to house 60 men and women
- Domestic Violence Center of the Santa Clarita Valley offers crisis shelter three units with a total capacity of nine beds for victims and their children

- Family Promise of Santa Clarita Valley provides seven units with a total capacity of 14 beds for families with children.

Transitional Housing

Transitional housing is distinguished from emergency shelters in that it provides shelter for an extended period of time and generally includes integration with other social services and counseling programs to assist in the transition to self-sufficiency through the attainment of a permanent income and housing. Currently, there are no known transitional or supportive housing units for either individuals or families in the City limits.

Permanent Supportive Housing

LA Family Housing serves as a Family Solutions Centers (FSC) through LAHSA’s Family Solutions System (FSS) for SPA 2, which includes Santa Clarita Valley. The FSS, through each regional FSC, is designed to keep homeless families together and connect them to housing and services within their own local community. FSS provides system wide tracking of progress by following a homeless or at risk family from the time they enter the system, through placement in permanent, stable housing. One of the main goals of the ESS program offered by LSS is to work directly with families to obtain permanent housing in addition to obtaining employment and an increased income.

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

Introduction

A variety of services and facilities targeting persons with special needs are available in Santa Clarita.

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

Seniors: Low income is usually a main factor affecting many seniors regarding their ability to access services. With limited incomes, seniors face the challenges of high costs for housing and health care. Many seniors also have mobility issues and therefore require supportive services such as transportation and delivered meals. Seniors also may be residing in older housing units that require rehabilitation and improvements, including ADA improvements.

Persons with Disabilities: Persons with disabilities often have limited incomes, but extensive needs for a variety of services. Furthermore, as the majority (69 percent) of the City’s housing stock was constructed prior to 1990 (before the passage of the American with Disabilities Act), accessible housing is also limited in supply. Persons with disabilities also need supportive services to help them gain independent living and self-sufficiency.

Persons with Alcohol/Drug Addiction: Sober living homes provide a safe, supportive place to live while recovering from alcohol and drug addiction. A stable home and drug-free living environment is important for recovery.

Persons with HIV/AIDS: Stable, affordable housing offers the best opportunity for persons living with HIV/AIDS to access drug therapies and treatments and supportive services that will enhance the quality of life for themselves and their families. When people are housed, they can

access and adhere to drug treatments and therapies and require fewer hospitalizations and less emergency room care. It has been estimated that as many as half of all people living with HIV/AIDS will need housing assistance at some point in their illness. For many of those, short-term assistance with rent, mortgage, or utility costs alone will provide the necessary support to remain healthy and in stable housing. However, those struggling with multiple diagnoses of HIV and mental illness and/or substance use may need supportive services in addition to housing assistance.

Public Housing Residents: The Resident Advisory Board (RAB) provides HACoLA and its clients with a forum for sharing information about the Annual Plan. As part of the Annual Plan process, HUD requires HACoLA to set up a RAB each year, and meet with the RAB at least once. RAB members help HACoLA in developing its goals, and provide recommendations on how to improve the Section 8 and Public Housing programs. For public housing residents, the RAB is appointed by the resident council. For the FY 2018-FY 2022 Five-year Plan for the Agency, the following strategies were identified to address needs of the public housing residents:

- Employing effective maintenance and management policies to minimize the number of public housing units off-line
- Reduce turnover time for vacated public housing units
- Reduce time to renovate public housing units
- Utilizes the Resident Advisory Board(s) to conduct fair housing presentations for residents, participants and HACoLA staff
- Includes an up to date listing of all ADA units and accessible features available in public housing on the HACoLA website

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

HACoLA assists residents with direct clinical and/or case management services from the Family Resource Center. Frequent issues encountered include domestic violence, child abuse, mental illness, aging-related issues, and general crisis intervention. Special support is provided for the homeless and emancipated youth housed at the sites and the clinician is on-call to conduct emergency mental health assessments. In addition, the Assisted Living Waiver Program has been implemented at several senior/disabled sites supporting residents who would have to live in a nursing home if they were not receiving services from this program.

Residential care facilities also provide supportive housing for persons with disabilities. The following types of facilities are available in Santa Clarita, including the communities of Canyon Country, Newhall, Saugus and Valencia:

- **Adult Day Care Facilities (ADCF):** Facilities of any capacity that provide programs for frail elderly and developmentally disabled and/or mentally disabled adults in a day care setting.
- **Adult Residential Facilities (ARF):** Facilities of any capacity that provide 24-hour non-medical care for adults ages 18 through 59, who are unable to provide for their own daily needs. Adults may be physically handicapped, developmentally disabled, and/or mentally disabled.

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

These facilities are regulated by the State Department of Social Services (DSS), Community Care Licensing Division. According to DSS licensing data, there are seven adult day care facilities, nine adult residential facilities, and 62 residential care facilities for the elderly located in the City. The adult day cares have the capacity to serve 280 persons and the adult residential facilities have the capacity to serve 114 persons. The residential care facilities for the elderly have the capacity to serve 876 persons.

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

Given the limited CDBG funding, the City proposes focusing CDBG public service funds on improving supportive human services for low and moderate income persons in the following areas: Health and Mental/Health, Homeless, Senior, Disabled, Youth, and Victims of Domestic Violence. In addition, CDBG funds will be used to make ADA improvements to parks and public facilities, including the potential development of a homeless shelter. Specifically, the City purchased and gave Bridge to Home, the winter shelter provider, a piece of land adjacent to the land the agency already own for the winter shelter. The goal is to provide support to the development of a year-round shelter. Los Angeles County just awarded 2.5 million to Bridge to Home for the development.

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

Given the limited CDBG funding, the City proposes focusing CDBG public service funds on improving supportive human services for low and moderate income persons in the following areas: Health and Mental/Health, Homeless, Senior, Disabled, Youth, and Victims of Domestic Violence. In addition, CDBG funds will be used to make ADA improvements to parks and public facilities, including the potential development of a homeless shelter. Specifically, the City purchased and gave Bridge to Home, the winter shelter provider, a piece of land adjacent to the land the agency already own for the winter shelter. The goal is to provide support to the development of a year-round shelter. Los Angeles County just awarded 2.5 million to Bridge to Home for the development.

MA-40 Barriers to Affordable Housing – 91.210(e)

Negative Effects of Public Policies on Affordable Housing and Residential Investment

Lack of Affordable Housing Funds: The availability of funding for affordable housing has been severely affected by the dissolution of Redevelopment in the State of California. Without redevelopment, the City lacks a steady source of funding to operate affordable housing programs. Low Income Housing Tax Credits (LIHTC), one of the most significant funding sources for affordable housing, is highly competitive, and alone cannot provide enough funds for

the development of affordable housing. Typically, the development of affordable housing requires multiple levels of public financing.

Environmental Protection: State law (California Environmental Quality Act, California Endangered Species Act) and federal law (National Environmental Protection Act, Federal Endangered Species Act) regulations require environmental review of proposed discretionary projects (e.g., subdivision maps, use permits, etc.). Costs resulting from the environmental review process are also added to the cost of housing. Furthermore, opponents often use the CEQA process to block or delay housing development.

Local Residential Development Policies and Regulations: Some portions of the City are subject to development constraints due to the presence of hillsides and ridgelines, oak trees, flood potential, seismic hazards, environmental issues, or other special circumstance. Hillsides, ridgelines, and floodplains must be protected from over-development in order to prevent erosion, flooding, damage from landslides, and preserve scenic views. Preservation of significant oak trees is also defined in the General Plan as a community goal because these trees are important biological resources. These constraints affect the development of all housing, not just affordable housing.

Planning and Development Fees: Development fees and taxes charged by local governments also contribute to the cost of housing. Application processing fees in the City of Santa Clarita have been established by Resolution.

Permit and Processing Procedures: The processing time required to obtain approval of development permits is often cited as a contributing factor to the high cost of housing. Unnecessary delays add to the cost of construction by increasing land holding costs and interest payments. Single-family residences are subject to the approval of a Development Review Permit. This process generally takes two to six weeks. Multi-family residences are subject to the approval of a Development Review Permit. Multi-family residences can also be constructed in commercial zones with the approval of a CUP. This process generally takes 2-6 weeks from initial submittal to approval. The Conditional Use Permit generally takes around four to six months.

Davis-Bacon Prevailing Wages: A prevailing wage must be paid to laborers when federal funds are used to pay labor costs for any project over \$2,000 or on any multi-family project over eight units. The prevailing wage is usually higher than competitive wages, raising the cost of housing production and rehabilitation activities. Davis-Bacon also adds to housing costs by requiring documentation of the prevailing wage compliance.

MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

The State Employment Development Department (EDD) reported that 99,400 Santa Clarita residents in the labor force (October 2018), with an unemployment rate of 4.7 percent. Certain employment sectors, however, may have mismatches between available jobs and number of workers, potentially resulting in high unemployment rates in those sectors or commuting outside of City for employment (as shown in "Business Activity" table). In Santa Clarita, the largest mismatches were found in the Information and Professional/Scientific/Management Services sectors. In contrast, there were more manufacturing jobs in Santa Clarita than residents employed in those fields. Unemployment rates vary by age groups, and the rate was highest among young adults between 16 and 24 (27 percent), according to the ACS.

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	772	29	1	0	-1
Arts, Entertainment, Accommodations	8,692	8,329	13	14	1
Construction	3,194	4,039	5	7	2
Education and Health Care Services	11,831	10,871	17	18	1
Finance, Insurance, and Real Estate	4,345	3,043	6	5	-1
Information	5,838	1,259	9	2	-6
Manufacturing	6,977	8,378	10	14	4
Other Services	2,332	2,167	3	4	0
Professional, Scientific, Management Services	6,573	3,325	10	5	-4
Public Administration	0	0	0	0	0
Retail Trade	7,599	8,595	11	14	3
Transportation and Warehousing	2,293	2,629	3	4	1
Wholesale Trade	3,376	2,750	5	5	0
Total	63,822	55,414	--	--	--

Table 40 - Business Activity

Data Source: 2009-2013 ACS (Workers), 2 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Total Population in the Civilian Labor Force	96,179
Civilian Employed Population 16 years and over	86,066
Unemployment Rate	10.51
Unemployment Rate for Ages 16-24	26.98
Unemployment Rate for Ages 25-65	6.94

Table 41 - Labor Force

Data Source: 2009-2013 ACS

Occupations by Sector	Number of People
Management, business and financial	24,126
Farming, fisheries and forestry occupations	3,628
Service	6,731
Sales and office	23,223
Construction, extraction, maintenance and repair	6,651
Production, transportation and material moving	3,769

Table 42 – Occupations by Sector

Data Source: 2009-2013 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	39,007	50%
30-59 Minutes	26,238	33%
60 or More Minutes	13,438	17%
Total	78,683	100%

Table 43 - Travel Time

Data Source: 2009-2013 ACS

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	6,778	893	2,898
High school graduate (includes equivalency)	12,440	1,338	3,650
Some college or Associate's degree	26,804	2,768	6,599
Bachelor's degree or higher	25,993	1,697	4,601

Table 44 - Educational Attainment by Employment Status

Data Source: 2009-2013 ACS

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	432	1,008	1,397	2,242	1,344
9th to 12th grade, no diploma	1,690	1,634	2,248	2,040	1,677
High school graduate, GED, or alternative	4,205	4,392	4,392	8,644	4,596
Some college, no degree	8,054	6,399	6,818	13,180	4,669
Associate's degree	1,608	2,027	2,099	5,648	1,541
Bachelor's degree	1,563	5,881	5,254	11,208	2,734
Graduate or professional degree	41	1,568	2,449	5,935	1,516

Table 45 - Educational Attainment by Age

Data Source: 2009-2013 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	20,739
High school graduate (includes equivalency)	34,828
Some college or Associate's degree	46,235
Bachelor's degree	62,548
Graduate or professional degree	79,957

Table 46 – Median Earnings in the Past 12 Months

Data Source: 2009-2013 ACS

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

Santa Clarita's local economy is primarily a service based economy. Within Santa Clarita, the major service employment sectors are Arts, Entertainment, Accommodations; Retail Trade; Education and Health Care Services; and Manufacturing. These four sectors represent nearly one-quarter of the employment opportunities available in the City. As a whole, service sector occupations represent approximately two-thirds of employment opportunities in the City.

Describe the workforce and infrastructure needs of the business community:

The active workforce living in the Santa Clarita area is highly educated. About 39 percent of all workers have completed college education. With an expanding population, a larger skill set will characterize the Santa Clarita Valley workforce, continuing to make the area more attractive to potential employers.

Many of the City's residents are traveling to neighboring cities for work, because there are not enough jobs available in the City matching the skills of residents. To this end, the City is focused on creating a quality jobs-housing balance, attracting companies in targeted industry sectors to ensure the needs of the community and its residents are met. The City has targeted four main industry clusters for expansion: Entertainment, Aerospace, Biomedical, and Technology. The industries already have a strong base of business in the area and the Santa Clarita Valley boasts trained and qualified professionals ready to meet the needs of these unique industries. One of the City of Santa Clarita's biggest goals in pursuing the jobs/housing balance is to attract

more high-paying, high-quality jobs and develop new high-paying, high-quality positions. This means working with businesses and companies already based in the area to expand and bring new jobs to Santa Clarita, relocation of companies to the City, and support of business start-ups looking to launch a new company in the area. In addition to attracting businesses in the targeted industries, the area would benefit from additional business parks in the area, such as the Gate-King Industrial Park.

The City of Santa Clarita should continue to work with local educational institutions, employers, real estate developers and others to review changes in Santa Clarita's workforce needs and anticipate changes occurring in employment demands. Together with these groups the City can promote job training, skill enhancement, and education meeting the needs of jobs and careers available within the Santa Clarita Valley.

According to the Golden State Gateway Coalition, a transportation education and advocacy non-profit organization based in Santa Clarita, the Interstate 5 (I-5) freeway corridor in Northern Los Angeles County faces many infrastructure challenges. Among the identified needs for improvements to the I-5 corridor are to: facilitate goods movement; jobs and economic development; accommodate growth in commerce and population; and facilitate access to basic services such as education.

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

There are more than 6,000 businesses located in Santa Clarita, including numerous sound stages and active movie ranches. Specifically, Disney's Golden Oak Ranch generates over \$500 million annually in economic activity and brings more than 2,800 full-and part-time jobs to the area.

As the City continues to develop its economic base, more housing and supportive facilities and services also be needed and constructed. The addition of more jobs and housing will also increase traffic congestion in the area. Improvements to the transportation system must complement employment and housing growth in the community.

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

According to the ACS, a significant portion of the active workforce living in the Santa Clarita area was well educated. About 39 percent of all workers have completed a college education. However, active workers with no more than a high school education account for 31 percent of the workforce, which reflected the large number of jobs in the service and entertainment sectors.

The City of Santa Clarita is focused on creating a quality jobs-housing balance, attracting companies in targeted industry sectors to ensure the needs of the community and its residents are met. The City has targeted four main industry clusters for expansion: Entertainment, Aerospace, Biomedical, and Technology. The industries already have a strong base of business in the area and the Santa Clarita Valley boasts trained and qualified professionals ready to meet the needs of these unique industries.

The City of Santa Clarita will continue to work with local educational institutions, employers, real estate developers and others to review changes in Santa Clarita's workforce needs and anticipate changes occurring in employment demands.

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

A number of workforce training initiatives and programs are available to Santa Clarita residents. The following discussion provides details on the region's major programs:

- **The Santa Clarita WorkSource Center:** Made possible through funding and support from a variety of partners. All services are provided to employers and job seekers at no cost through the Federal Workforce Investment Act (WIA) and the City of Santa Clarita in partnership with the Employment Development Department (EDD), the County of Los Angeles Community and Senior Services, and College of the Canyons. WorkSource California is a network of workforce experts that leverage funding and resources across the Los Angeles region to provide job seekers and businesses with no-cost, high value employment and training services. Services include: skilled employment specialists, hundreds of local job listings, training resources, and full-service technical centers with phones, fax machines, copiers, and computers with Internet access and resume building tools.
- **College of the Canyons:** College of the Canyons offers superior educational opportunities as well as higher education through the University Center. The College of the Canyons Economic Development Division also offers a variety of trainings and workshops for businesses and employees through the Employee Training Institute, Center for Applied Competitive Technologies (CACT), Career Center and Small Business Development Center.
- **Santa Clarita Valley Economic Development Corporation:** Among its overarching goals are to support the creation of high-paying jobs for our trained workforce, stimulate economic activity that grows the regional tax base and strategically position the Santa Clarita Valley and its businesses to better compete in the global economy. SCVEDC also recently launched a Business Expansion and Retention (BEAR) program, which provides no-cost, confidential one-on-one business assistance visits with local employers to ensure that local firms have access to every available resource and to better understand the strengths and weaknesses of the local economy.
- **Santa Clarita Business Incubator:** This program provides participating startup creative and technology businesses low-cost office space, meeting rooms, customized training, mentorship program, networking program, and one-on-one consulting services in Santa Clarita's Arts and Entertainment District in Old Town Newhall.
- **i3 Advanced Technology Incubator:** This program works with entrepreneurs developing technology-based products or services to provide the workspace, capital access and mentorships necessary to launch and grow a successful business.
- **Los Angeles County Federation of Labor:** The Los Angeles County Federation of Labor, AFL-CIO is the chartered Central Labor Council (CLC) of the AFL-CIO in Los Angeles County. Their mission is to promote a voice for workers through organizing themselves into unions, building strong coalitions of labor, community, faith, and responsible businesses, engaging in both organizing and political campaigns, electing

pro-union and pro-worker candidates and advancing public policies that support workers, families and local communities.

- **Los Angeles County Economic Development Corporation (LAEDC):** In 2015, the LAEDC engaged and solicited input from more than 500 stakeholders in 26 public input sessions that brought together leaders from the public, private, business, government, labor, education, environmental, and community-based organizations to develop the first-ever comprehensive, collaborative, consensus Strategic Plan for Economic Development in Los Angeles County 2016-2020. The plan's seven core aspirational goals are to:
 1. Invest in our people to provide greater opportunity
 2. Strengthen our leading export-oriented industry clusters
 3. Accelerate innovation and entrepreneurship
 4. Be more business-friendly
 5. Remove barriers to critical infrastructure development, financing and delivery
 6. Increase global connectedness
 7. Build more livable communities

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

Yes, see discussions above and below.

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

In 2015, the Los Angeles County Economic Development Corporation (LAEDC) engaged and solicited input from more than 500 stakeholders in 26 public input sessions to update comprehensive, collaborative, consensus Strategic Plan for Economic Development in Los Angeles County. The City's housing and community development activities are designed to support and complement the seven core goals of the Strategic Plan for the County. Specifically:

Prepare an Educated Workforce

- Connect schools and communities by linking local community organizations, non-profits, businesses and corporate leaders with schools through formal partnerships, and implementing family education programs and after-school programs.
- Fund workforce intermediaries to bring together stakeholders in targeted industry sectors to address existing and projected future workforce gaps.
- Integrate workforce training activities and higher education (from entry to college/university-based to enhanced professional education) to create seamless career pathways leading to high-value jobs in target industries (e.g., aerospace engineers).
- Co-locate public services such as WorkSource/OneSource centers on college campuses.
- Develop, expand and upgrade the skills of the existing workforce.

Create a Business Friendly Environment

- Increase proactive outreach to help retain and expand businesses of all sizes, with emphasis on those that are at risk of closing, leaving or being wooed away.

- Create a more supportive infrastructure.

Enhance Quality of Life

- Ensure public safety by supporting programs that reduce crime (such as Business Watch, Neighborhood Watch, volunteer patrols, anti-gang programs and rapid response to “broken window” problems).
- Promote healthy living by building more parks and expanding recreational activities, and encouraging healthy living through active lifestyles, wellness programs and locally-sourced nutritious food supplies (e.g., community gardens and farmers markets).
- Remove obstacles and create incentives to encourage the construction of a large quantity and wide range of housing of all types.

Discussion

See discussions above.

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

Housing problems impact lower and moderate income households disproportionately, compared to non-low and moderate income households. Therefore, areas with concentrations of low and moderate income households are likely to have high rates of housing problems.

HUD defines a Low and Moderate Income area as a census tract or block group where over 51 percent of the population is low and moderate income. However, HUD provides exceptions to communities with significantly lower than average and significantly higher than average concentrations of low and moderate income population in order to qualify more households in these communities. The City of Santa Clarita is an exception city (with lower than average concentration of low and moderate income population). For Santa Clarita, a low and moderate income area is one with 49.7 percent of low and moderate income population. A map in Appendix B identifies the low and moderate income areas in the City by census block group. Both census tracts considered as minority concentration areas are also identified as low and moderate income areas. Low and moderate income areas can be seen along Railroad Avenue as well as in Canyon Country—west of Whites Canyon Road near Soledad Canyon Road and east of Sierra Highway.

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

A minority concentration area is defined as a Census Tract whose proportion of a non-White population is at least 20 percentage points higher than countywide average, according to HUD’s Rental Assistance Determination (RAD) Minority Concentration Analysis Tool. A map in Appendix B illustrates the location of these census tracts. Only two census tracts in the City are considered minority concentration areas.

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

In Santa Clarita, both minority concentrated census tracts are also areas of low and moderate income concentrations. While most of the City’s affordable housing is not necessarily located

within these low and moderate income or minority concentration areas, many are located near these neighborhoods.

Are there any community assets in these areas/neighborhoods?

The City has a strong network of active and dedicated nonprofit organizations and community groups that work to address the housing and community development needs in these neighborhoods and the City at large. Specifically, the Boys and Girls Club Youth Center and the Newhall Community Center are located in the City's low and moderate income areas and serve the surrounding lower and moderate income population. However, a number of other social service agencies, located in other areas of the City, also provide valuable services and assistance to lower and moderate income residents.

The City is an urbanized community with easy access to broadband services throughout the City, including the low and moderate income neighborhoods. The City is served by major providers such as AT&T U-Verse, Spectrum, and DISH Network. Most affordable housing developments in California requires multiple layers of funding sources, such as Low Income Housing Tax Credits (LIHTC) and HUD funds. These programs either mandate or encourage broadband services. All affordable housing developments in the City have access to broadband services.

Pursuant to California Planning and Zoning laws, the City periodically updates its General Plan. The current plan was adopted in 2011 with a 20-year planning horizon. The General Plan includes a Safety Element. The Safety Element evaluates all risks of natural and man-made hazards throughout the entire city, including low and moderate income neighborhoods, and establishes goals, policies, and implementing actions to mitigate the risks of natural and man-made hazards. The City also conducted a Climate Action Plan (CAP) as part of the One Valley One Vision (OVOV) general plan process. The State of California requires all cities that create a new general plan document to consider its impacts on greenhouse gas emissions.

Are there other strategic opportunities in any of these areas?

The City will continue to collaborate with the agencies and surrounding communities in the North Los Angeles County area to ensure services and programs are delivered in a cost-effective manner and provide assistance to those who are most in need.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The Strategic Plan is the centerpiece of the Consolidated Plan. The Plan describes:

- General priorities for assisting households;
- Programs to assist those households in need; and
- Five-year objectives identifying proposed accomplishments.

The Strategic Plan also addresses the following areas:

- Anti-poverty strategy;
- Lead-based paint hazard reduction;
- Reduction of barriers to affordable housing; and
- Institutional Structure/Coordination among agencies.

SP-10 Geographic Priorities – 91.215 (a)(1)

Geographic Area

Not applicable. The City of Santa Clarita has not established any geographic priority areas.

Table 47 - Geographic Priority Areas

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The City seeks to disburse funds strategically within the low and moderate income areas. However, no specific neighborhoods are targeted for improvements. Appendix B contains a map illustrating the low and moderate income areas in the City (defined as a block group where at least 49.7 percent of the population with incomes not exceeding 80 percent of the Area Median Income). Investments in public facilities and services serving special needs populations and primarily low and moderate income persons will be made throughout the City. Housing assistance will be available to income-qualified households citywide. The City will evaluate each eligible projects and programs based on the urgency of needs, availability of other funding sources, and financial feasibility.

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

Priority Needs

1	Priority Need Name	Improve, Maintain, and Expand Affordable Housing		
	Priority Level	High		
	Population	Income	Extremely Low Low Moderate	
		Household Type	Large Families Families with Children Elderly	
		Special Needs	Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities	
	Geographic Areas Affected	Citywide		
	Associated Goals	Provide Decent and Affordable Housing		
	Description	The City will improve, maintain, and expand its supply of affordable housing for low and moderate income residents. This includes activities such as housing rehabilitation, land acquisition, affordable housing construction or acquisition/rehabilitation, and code enforcement.		
Basis for Relative Priority	<p>According to the 2012-2016 ACS, less than six percent of Santa Clarita households experienced overcrowding, including less than two percent experiencing severe overcrowding. Overcrowding was more prevalent among renters, with nearly 13 percent of renters living in overcrowded units, compared to two percent of owners. Overall, the incidence of overcrowding has continued to decline in Santa Clarita since 2000, when eight percent of total households lived in overcrowded conditions.</p> <p>According to 2009--2013 CHAS data, in Santa Clarita, housing cost burden is more prevalent among renter-households (52 percent) than owner-households (40 percent). Renter-households were also more likely to experience severe housing cost burden, with 25 percent of renters experiencing severe housing cost burden compared to 17 percent of owners. Overpayment is typically linked to household income and often occurs when housing costs increase faster than income.</p>			

2	Priority Need Name	Provide Supportive Human Services		
	Priority Level	High		
	Population	Income	Extremely Low Low Moderate	
		Household Type	Large Families Families with Children Elderly	
		Special Needs	Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence	
	Geographic Areas Affected	Citywide		
	Associated Goals	Provide Supportive Human Services		
	Description	Improve supportive human services for low and moderate income persons in the following areas: affordable housing; physical health and mental health; homelessness; senior services; disabled services; youth and at-risk youth services; transportation; childcare; domestic violence; substance abuse; and anti-crime.		
	Basis for Relative Priority	While the City has no control over the majority of the factors affecting poverty, it may be able to assist those living below the poverty line and those with special needs. The City supports other governmental, private, and non-profit agencies involved in providing services to low and moderate income residents and coordinates efforts with these groups where possible to allow for more efficient delivery of services. The need for public and supportive services in the City is extensive, especially for persons with special needs (such as seniors, youth, disabled, homeless, and victims of domestic violence, among others).		

3	Priority Need Name	Improve and Expand Facilities and Infrastructure	
	Priority Level	High	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Victims of Domestic Violence Non-housing Community Development
	Geographic Areas Affected	Citywide	
	Associated Goals	Improve and Expand Facilities and Infrastructure	
	Description	Through various capital improvement projects, the City will improve and expand infrastructure and community facilities that benefit low and moderate income neighborhoods and residents, as well as persons with special needs (such as the homeless, seniors, youth, and persons with disabilities). This may include activities such as ADA improvements to government and other community facilities, construction or improvement of facilities for disabled recreation, construction of childcare or special education centers, or the improvement or establishment of emergency, temporary, or year-round shelters.	
	Basis for Relative Priority	A number of the City's public/community facilities, streets and sidewalks are in need of improvements, renovations and accessibility related modifications. These projects are necessary in order to ensure that critical services and facilities within the City remain safe and accessible to all residents of the community.	

4	Priority Need Name	Planning and Administration	
	Priority Level	High	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	Geographic Areas Affected	Citywide	
	Associated Goals	Provide Decent and Affordable Housing Provide Supportive Human Services Improve and Expand Facilities and Infrastructure	
	Description	The City will implement the goals and objectives of the Consolidated Plan by delivering a variety of housing and community development programs and activities. The City will continue to comply with the planning and reporting requirements of the Consolidated Plan regulations and CDBG regulations, including affirmatively furthering fair housing. Annually, the City will monitor its use of CDBG funds to ensure effective and appropriate use of funds.	
Basis for Relative Priority	Compliance with all HUD Consolidated Plan and CDBG program regulations is a requirement for participation in this program.		

Table 48 – Priority Needs Summary

Narrative (Optional)

In establishing five-year priorities for assistance, the City has considered input from various sources including: the Community Development Needs Assessment Survey; demographic and empirical data analysis; interviews with staff and service providers; and direct input by residents and stakeholders during public meetings.

SP-30 Influence of Market Conditions – 91.215 (b)

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	The City is not an entitlement jurisdiction for HOME funds. The City receives approximately \$1 million in CDBG funds annually; however, long-term tenant-based rental assistance is not an eligible CDBG activity. Remaining funds for housing activities are limited and are more efficiently utilized for housing rehabilitation assistance and needed public improvements and services.
TBRA for Non-Homeless Special Needs	The City is not an entitlement jurisdiction for HOME funds. The City receives approximately \$1 million in CDBG funds annually; however, long-term tenant-based rental assistance is not an eligible CDBG activity. Remaining funds for housing activities are limited and are more efficiently utilized for housing rehabilitation assistance and needed public improvements and services.
New Unit Production	There is a substantial need for affordable housing in Santa Clarita. However, the City does not receive HOME funds and new construction of affordable units is not an eligible CDBG activity. Instead the City has been utilizing other funding sources for affordable housing development. CDBG funds may be used, however, to provide off-site improvements in support of affordable housing development or to assist in site acquisition.
Rehabilitation	Given the age of the City's housing stock, the number of substandard housing units is limited, though isolated substandard conditions do exist. The City does have a portion of its housing stock reaching or exceeding 30 years of age, and therefore require rehabilitation and repairs.
Acquisition, including preservation	Without a significant and consistent funding source for affordable housing, the City does not anticipate engaging in acquisition of affordable housing using CDBG funds.

Table 49 – Influence of Market Conditions

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

Introduction

A number of housing and community development resources are currently available in the City of Santa Clarita. They include:

- Community Development Block Grant (CDBG)
- General funds
- HUD Section 8 Rental Assistance Program (through the Housing Authority of the County of Los Angeles)
- State transportation funds

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1			Total: \$	Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$			
CDBG	Public - Federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,212,260	0	0	1,212,260	\$4,800,000	The estimated amount of CDBG funds available over the planning period is based on a consistent funding level.

Table 50 - Anticipated Resources

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

The City and HUD share an interest in leveraging HUD resources to the maximum extent feasible in order to deliver high-quality, creative, and efficient housing, neighborhood improvement programs, and supportive services. In fact, HUD regulations require cities to describe other federal, state, city or private sources, which are expected to be available during the program year. The City has limited Housing Asset funds remaining from the former redevelopment agency. The City will use this funding source, along with general funds, to leverage CDBG funds to provide housing and community development activities in the community. In addition, the City will actively pursue or support the pursuit of other local, state, and federal funds by other entities provided that the intended uses are consistent with the Consolidated Plan or the General Plan of the City.

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

The Cold Weather Winter Shelter operated by Bridge to Home (BTH) is the only homeless shelter in the Santa Clarita Valley. It is currently housed in modular buildings in an industrial area. The demand for the homeless shelter and its services is out-growing the current space and a larger location is needed. The City purchased a property using non-CDBG funds (such as Housing Assets funds) and transferred ownership of this property to BTH. BTH also secured additional funding from the County for the construction of a new year-round permanent shelter on this property. As funding permits, the City may provide CDBG funds to assist in the construction of this shelter. The construction of homeless shelters is allowable as a LMC Presumed Eligible activity.

Discussion

See discussions above.

SP-40 Institutional Delivery Structure – 91.215(k)

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

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
Santa Clarita	Government	Homelessness Non-Homeless Special Needs Ownership Planning Neighborhood Improvements Public Facilities Public Services	Jurisdiction
Housing Authority of the County of Los Angeles	PHA	Ownership Public Housing Rental	Region

Table 51 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The City of Santa Clarita works with a wide range of public and community social service agencies to meet and address the various needs of the community, including homeless persons. During the Consolidated Plan period, City staff will continue to function in a coordinating role between local non-profit collaborate advocacy groups and other County, State, and Federal organizations. The City will with regional agencies such as the Los Angeles Homeless Services Agency (LAHSA).

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

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	
Legal Assistance	X	X	
Mortgage Assistance	X		
Rental Assistance	X	X	
Utilities Assistance			
Street Outreach Services			
Law Enforcement	X	X	
Mobile Clinics	X	X	
Other Street Outreach Services	X	X	

Supportive Services			
Alcohol & Drug Abuse			
Child Care	X		
Education	X	X	
Employment and Employment Training	X	X	
Healthcare	X	X	
HIV/AIDS			
Life Skills	X	X	
Mental Health Counseling	X	X	
Transportation	X	X	
Other			
Other			

Table 52 - Homeless Prevention Services Summary

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

The City collaborates and works closely with local organizations to continually make progress in meeting specific objectives for reducing and ending homelessness. Specifically, the following activities have been undertaken in recent years:

- Bridge To Home (BTH) - CDBG funds have been used to operate the Families to Home Program. In collaboration with other local organizations, BTH identified low income and/or homeless families, determined needs and support required, located suitable housing, provided supportive services, and subsidized their rent. CDBG funds were used to provide 3 months of rental subsidies to qualified persons and households. Bridge To Home also operates the emergency winter shelter from December 1 through March 15 each year.
- Homeless Case Management and Life Skills - CDBG funds were also used to fund the Homeless Case Management and Life Skills Program operated by Bridge To Home (BTH) which targeted the homeless population. The program utilized a comprehensive case management approach to address the issues which contributed to chronic homelessness.
- Case Management - The City is aware of the need for transitional housing to prepare individuals for stable, permanent housing. The success of transitional housing is based on counseling and services to uncover and mitigate the barriers that led to homelessness. Bridge To Home's Homeless Case Management and Life Skills Program provided case management and referrals to existing transitional housing programs. Other local supportive service agencies which also provided connections to existing transitional housing programs include the Santa Clarita Valley Committee on Aging (Senior Center) and the Child and Family Center.
- Regional Collaboration - The City of Santa Clarita also collaborates with the Los Angeles Homeless Service Authority (LAHSA), a joint powers authority (JPA) of the City of Los

Angeles and County of Los Angeles, which is the lead authority to plan homeless services throughout the region.

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

The City continues to work with a wide range of public and social service agencies to meet and address the various needs of the community. The City also utilizes the services of North Los Angeles County Volunteer Center to provide training and resources to build the capacity of other non-profit social service organizations while cultivating connections between volunteers, groups, and businesses to best meet the needs of the community.

The City's Human Services Office also conducts an annual process for competitive community benefit grants to local non-profit organizations to address quality of life issues. The grants were awarded to local non-profits to address various health and human service related issues. Many of the Human Services programs serve low and moderate income residents in the community. A Community Development staff member was part of the grants rating committee; thus, enhancing institutional structure while ensuring the highest benefit to the community.

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

The City will continue to utilize the services of North Los Angeles County Volunteer Center to provide training and resources to build the capacity of other non-profit social service organizations to better serve the needs of the community. Services to local non-profits include a community facilitator program, workshops, grant research, and non-profit leader lunches. The City supports the center by providing rent-free space in the Santa Clarita Activity Center and administrative support from City staff.

In addition, the City of Santa Clarita, Community Services Division has full-time staff to administer and support social service related programs and funding in response to the needs of the community. The Community Services Division is dedicated to the development and implementation of quality, value-based programs that address the needs of at-risk youth, promote volunteerism, encourage healthy lifestyles, and celebrate the community's cultural and family identity. Many of the Community Services Programs serve a significant percentage of low- and moderate-income residents. Grants provided to local non-profits using City general funds by the Community Services Division address teen issues, delinquency prevention and intervention, job training and employment, cultural arts, and family violence intervention.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Provide Decent and Affordable Housing	2019	2023	Affordable Housing	Citywide	Improve, Maintain, and Expand Affordable Housing Planning and Administration	CDBG: \$1,375,000	Homeowner Housing Rehabilitated: 250 Household Housing Unit
2	Improve and Expand Facilities and Infrastructure	2019	2023	Non-Housing Community Development	Citywide	Improve and Expand Facilities and Infrastructure Planning and Administration	CDBG: \$2,500,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 75,000 Persons Assisted
3	Provide Supportive Human Services	2019	2023	Homeless Non-Homeless Special Needs	Citywide	Planning and Administration Provide Supportive Human Services	CDBG: \$900,000	Public service activities for Low/Moderate Income Housing Benefit: 25 Households Assisted

Table 53 – Goals Summary

Goal Descriptions

1 Goal Description	Provide Decent and Affordable Housing The City will increase, improve and maintain its supply of affordable housing for low and moderate income residents. This includes activities such as housing rehabilitation, affordable housing construction, and code enforcement.
2 Goal Description	Improve and Expand Facilities and Infrastructure Through various capital improvement projects, the City will improve and expand infrastructure and community facilities that benefit low and moderate income neighborhoods and residents. These may include activities such as ADA improvements and modifications to government and other community facilities, such as child care centers, special education centers, and homeless shelters.
3 Goal Description	Provide Supportive Human Services Improve supportive human services for low and moderate income persons in the following areas of concentration service: Health and Mental/Health, Homeless, Legal, Senior, Disabled, Youth, Transportation, Childcare, Victims of Domestic Violence, Substance Abuse, Neglected/Abused Children, HIV/AIDS, and Anti-Crime.

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

The City estimates providing rehabilitation assistance to XX housing units occupied by lower and moderate income households during this Consolidated Plan period. In addition, the City may assist in the construction of a year-round homeless shelter with the capacity of 60 beds.

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

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

The only public housing complex in Santa Clarita is Orchard Arms, which is owned and operated by the Housing Authority of the County of Los Angeles (HACoLA). Orchard Arms is a 183-unit apartment project serving low income elderly and disabled residents. The units are in good condition, and there are no substandard units or rehabilitation needs at the facility. Apartment units are already modified to serve disabled and elderly residents.

Activities to Increase Resident Involvements

HACoLA promotes residents involvement through the Resident Councils. The role of a Resident Council (RC) is to improve the quality of life and resident satisfaction in self-help initiatives to enable residents to create a positive living environment for individuals and families living public housing. Resident Councils serve as the voice of the housing communities that elect them. They have their individual priority programs and goals depending upon the demographics, needs, and aspirations of their communities. Role of Resident Councils include:

- **Advisory Role:** Act as an advisory board on matters such as; neighbor conflict, community safety, sounding board for public housing policy issues, and to provide feedback on legislative issues.
- **Partnership Role:** Act as partners with HACoLA both in intention and action to develop mutual trust and respect to address issues and work together collaboratively and effectively to: (1) resolve issues (2) problem solve (3) empower communities to take action for themselves.
- **Social Role:** Encourage community solidarity through celebrations and parties, develop networking systems both in and outside the housing communities, and provide valuable service to the community through volunteerism.
- **Safe Environments Role:** Play a significant role in creating safe environments in their communities; while encouraging resident participation in programs such as neighborhood watch and safety programs.

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

No

Plan to remove the 'troubled' designation

HACoLA is not identified as a troubled agency.

SP-55 Barriers to affordable housing – 91.215(h)

Barriers to Affordable Housing

Lack of Affordable Housing Funds: The availability of funding for affordable housing has been severely affected by the dissolution of Redevelopment in the State of California. Without redevelopment, the City lacks a steady source of funding to operate affordable housing programs. Low Income Housing Tax Credits (LIHTC), one of the most significant funding sources for affordable housing, is highly competitive.

Environmental Protection: State law (California Environmental Quality Act, California Endangered Species Act) and federal law (National Environmental Protection Act, Federal Endangered Species Act) regulations require environmental review of proposed discretionary projects (e.g., subdivision maps, use permits, etc.). Costs resulting from the environmental review process are also added to the cost of housing. Furthermore, opponents often use the CEQA process to block or delay housing development.

Local Residential Development Policies and Regulations: Some portions of the City are subject to development constraints due to the presence of hillsides and ridgelines, flood potential, seismic hazards, environmental issues, or other special circumstance. Hillsides, ridgelines, and floodplains must be protected from over-development in order to prevent erosion, flooding, damage from landslides, and preserve scenic views. Preservation of significant oak trees is also defined in the General Plan as a community goal because these trees are important biological resources. These constraints affect the development of all housing, not just affordable housing.

Planning and Development Fees: Development fees and taxes charged by local governments also contribute to the cost of housing. Application processing fees in the City of Santa Clarita have been established by Resolution.

Permit and Processing Procedures: The processing time required to obtain approval of development permits is often cited as a contributing factor to the high cost of housing. Unnecessary delays add to the cost of construction by increasing land holding costs and interest payments. Single-family residences are subject to the approval of a Development Review Permit. This process generally takes two to six weeks. Multi-family residences are subject to the approval of a Development Review Permit. Multi-family residences can also be constructed in commercial zones with the approval of a CUP. This process generally takes 2-6 weeks from initial submittal to approval. The Conditional Use Permit generally takes around four to six months.

Davis-Bacon Prevailing Wages: A prevailing wage must be paid to laborers when federal funds are used to pay labor costs for any project over \$2,000 or on any multi-family project over eight units. The prevailing wage is usually higher than competitive wages, raising the cost of housing production and rehabilitation activities. Davis-Bacon also adds to housing costs by requiring documentation of the prevailing wage compliance.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

The following actions will work to remove barriers to affordable housing:

- Keeping housing affordable by providing owner-occupied minor rehabilitation services is also an effective way to reduce barriers to affordable housing. The Handyworker Program targets low and moderate income homeowners and provides repairs to

condominiums, mobile homes, and single-family homes, thus preserving the affordable housing stock.

- Manufactured homes represent a large percentage of the City's affordable housing stock. The following Ordinances and Policies will continue to be in effect in FY 2019-2023 to foster and maintain this critical resource for affordable housing:
 - Manufactured Home Park Rent Adjustment Procedures Ordinance - Adopted in 1991, this City Ordinance protects manufactured home park residents from unreasonable rent increases and provides an appeal process.
 - Manufactured Home Parks - Change in Use Ordinance - Adopted in 1991, this City ordinance establishes specific requirements for compensation to mobile home park residents in the event of mobile home park closures.
- The City continues to follow the Housing Element of the General Plan.
- In addition, the City is updating its Analysis of Impediments to Fair Housing Choice (AI) report concurrent with the preparation of the Consolidated Plan. This report identifies any potential impediments to fair housing in Santa Clarita and establish a Fair Housing Action Plan that outlines steps the City will take to overcome these impediments.

SP-60 Homelessness Strategy – 91.215(d)

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

The Los Angeles Homeless Service Authority (LAHSA), a Joint Powers Authority (JPA), is the lead agency in the Los Angeles Continuum of Care and coordinates funds for programs providing shelter, housing, and services to homeless persons in Los Angeles County. LAHSA partners with the County of Los Angeles to integrate services and housing opportunities to ensure a wide distribution of service and housing options throughout the Los Angeles Continuum of Care. The City of Santa Clarita is located in SPA2 and will continue to collaborate with LAHSA and other local agencies in providing services for homeless persons.

LAHSA conducts the Greater Los Angeles Homeless Count every two years, as part of its mission “to support, create and sustain solutions to homelessness in the City and County of Los Angeles by providing leadership, advocacy, planning and management of program funding.” Volunteers throughout Los Angeles County mobilize to conduct a count of both sheltered and unsheltered homeless people. Due to Los Angeles County’s size and population, the Greater Los Angeles Homeless Count is the largest in the nation. Homeless counts are “Point-In-Time” counts over a designated period of time. Data from the count is critical to addressing the complexities of homelessness and planning how to best invest public resources, raise public awareness, identify the needs of homeless people and improve service delivery opportunities to prevent and eliminate homelessness in the region.

Addressing the emergency and transitional housing needs of homeless persons

The City uses a portion of its CDBG public service dollars to provide emergency shelter and transitional housing programs for the homeless. In addition, the City has made it a priority to fund improvements for the City's Cold Weather Shelter. The Cold Weather Winter Shelter operated by Bridge To Home is the only homeless shelter in the Santa Clarita Valley. It is currently housed in modular buildings in an industrial area. The demand for the homeless shelter and its services is out-growing the current space and a larger location is needed. Bridge The City has acquired a property adjacent to the current location of the Cold Weather Winter

Shelter. This property has been transferred to Bridge to Home for the construction of a permanent year-round shelter. CDBG funds may be used over the next five years to assist in the construction.

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

The City has collaborated with Bridge To Home in the past to provide services for homeless persons in the jurisdiction. The agency provides a homeless case management and life-skills program which targets the chronically homeless population. Bridge To Home created a Case Management and Access Center which serves as a point-of-entry into services for homeless persons. Program participants are identified and/or referred for services by the winter shelter, community partners, local churches, and schools. Participants complete an intake and assessment process that will be used to create individualized case plans and drive weekly case management. Participants will also receive life skills training offered on a variety of topics and assistance/tools needed to overcome barriers to employment. Housing and employment are generally the most critical but health and mental health issues are also addressed. Bridge To Home partners with other local programs as appropriate and works with emergency housing, transitional housing, and low income permanent housing sources to help provide the most appropriate housing for individual clients.

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

The following projects and activities address homelessness prevention:

- Bridge To Home Program, a local non-profit agency will provide one-time financial assistance to residents who are at-risk of homelessness due to eviction proceedings, or move-in assistance to lower current rent to avoid eviction. Referrals are also provided to reduce the risk of future evictions.
- Seniors are at greater risk for homelessness than the general population. The City will continue to provide a CDBG grant to the Santa Clarita Valley Committee on Aging to provide Community Access Services. This program assists individuals over 50 years of age with all aspects of housing. Each individual receives a comprehensive assessment to determine housing needs. They are then provided with a wide array of housing-related services, which help them maintain independent living in the least restrictive manner possible.
- Obtaining and maintaining stable employment is the key to preventing homelessness. The City operates the Santa Clarita WorkSource Center in conjunction with the Employment Development Department, College of the Canyons, and the County of Los Angeles Community and Senior Services. The WorkSource Center provides job search

services such as workshops, computer classes, phones, fax, computers with internet access, job leads, newspapers, and a resource library for job seekers aged 18 and above. Employers use the WorkSource Center to recruit and advertise job openings as well as for job fairs, bringing together top local companies and job seekers.

SP-65 Lead based paint Hazards – 91.215(i)

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

The City promotes lead-hazard free housing and continues to work to reduce lead-based paint (LBP) hazards to comply with 24 CFR Part 35. While the number of units considered to contain lead-based paint is relatively low, the City continues to distribute information warning people about the need to maintain buildings, which may contain LBP, as well as other programs to encourage home maintenance.

Additionally, the City provides housing rehabilitation through the CDBG-funded Handyworker program. The program aids in correcting substandard conditions, which contributes to LBP hazards. All applicants eligible for services through the Handyworker program sign a Lead-Based Paint Release form certifying that they received the most updated version of the Environmental Protection Agency's (EPA) Protect Your Family From Lead in Your Home.

The City will also encourage landlords to correct substandard conditions to minimize LBP hazards, especially owners of units where children live. Due to the mean age of the City's housing, homes containing lead-based paint are not believed to be a significant problem. However, the City will continue to evaluate and reduce lead-based paint hazards through the following actions and activities:

- Making information available to landlords, renters, and various property management agencies regarding the dangers of lead-based paint and appropriate mitigation strategies, as part of the City's contract with the Housing Rights Center.
- Providing written information through one-on-one contact with contractors, building inspectors, code enforcement officers, and the general public at the City's Permit Center.

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

Using the 75 percent national average of potential LBP hazard and applying it to the number of units built before 1980 in the City, an estimated 17,088 units (75 percent of 16,540 owner-occupied units built before 1980 and 75 percent of 6,244 renter-occupied units built before 1980) may contain LBP. Furthermore, approximately 32 percent of the owner-households and 41 percent of the renter-households have children. Therefore, the number of units with potential LBP hazards and occupied by households with children built before 1980, is estimated at 5,879 units (3,945 owner-occupied units and 1,934 renter-occupied units). Santa Clarita's lead-based paint strategy targets both the owner-occupied and renter-occupied housing units in the City that are most likely to contain lead-based paint.

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

The City considers improving and maintaining its affordable housing stock a priority. Furthermore, the City's Community Preservation Officers provide code enforcement activities throughout the City. The City's Community Preservation officers play a key role in the lead based paint strategy described above.

SP-70 Anti-Poverty Strategy – 91.215(j)

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

While the City has no control over the majority of the factors affecting poverty, it may be able to assist those living below the poverty line. The City supports other governmental, private, and non-profit agencies involved in providing services to low and moderate income residents and coordinates efforts with these groups where possible to allow for more efficient delivery of services.

During the Consolidated Plan period, the City will continue to implement its strategy to help impoverished families achieve economic independence and self-sufficiency. The City's anti-poverty strategy utilizes existing County job training and social service programs to increase employment marketability, household income, and housing options. The City will allocate up to 15 percent of its CDBG funds annually to public service agencies that offer supportive services in the fight against poverty. Other special community benefit needs are also addressed through the Community Services Grant Program which provides funding to various local agencies.

Improved employment opportunities are important in reducing the number of people living in poverty. The City addresses this issue by increasing resident's employability through training, and increasing the number of higher paying local jobs. The City operates the Santa Clarita WorkSource Center in conjunction with the Employment Development Department, College of the Canyons, and the County of Los Angeles Community and Senior Services. The WorkSource Center provides job search services such as workshops, computer classes, phones, fax, computers with internet access, job leads, newspapers, and a resource library for job seekers aged 18 and above. Employers use the WorkSource Center to recruit and advertise job openings as well as for job fairs, bringing together top local companies and job seekers.

During the Consolidated Plan period, the City's Economic Development Division will continue its efforts to aid in the economic growth of the City by fostering and encouraging responsible economic development opportunities that result in:

1. A jobs/housing balance established through quality employment opportunities for residents;
2. An economic base through increased sales tax generation; and
3. Economic wealth by attracting external monies to the local economy.

Specifically, four targeted industries have been identified where there is a foundation of businesses in Santa Clarita currently and where there are opportunities for growth. These industries include biomedical, aerospace, technology, and film/entertainment. These business clusters offer a variety of high-paying, high-skilled jobs, which can be accessed either through traditional educational routes or through on-the-job training and apprenticeship programs.

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

The City will allocate up to 15 percent of its CDBG funds annually to public service agencies that offer supportive services in the fight against poverty. Many of these agencies also provide assistance with securing affordable housing.

SP-80 Monitoring – 91.230

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

CDBG staff participates in an internal planning process to ensure that activities carried out by the City comply with HUD regulations and are consistent with the Consolidated Plan and the Annual Action Plan. All City staff working on CDBG-funded projects and programs will receive on-going training and supervision by staff experienced in CDBG regulations and program administration.

For CDBG-funded projects/activities, internal auditing, annual program monitoring, and project reviews are conducted by City staff to ensure consistency with the City's housing policies, General Plan, Zoning Code, and other policy and regulatory documents.

The City places strong emphasis on establishing frequent contact with the various subrecipients in the Santa Clarita Valley that provide CDBG-funded services to City residents. Each subrecipient enters into a City contract which clearly defines City and HUD requirements. Reports are required from each subrecipient monthly or quarterly, and invoices are not paid without thorough staff review of submitted reports.

All CDBG subrecipients are also subject to either a desk review or on-site monitoring visits, as determined by program staff, based on the HUD-required Risk Assessment process. All new programs will automatically be subject to an on-site monitoring visit. On-site monitoring visits include examination of source files and back-up documents to ensure thoroughness, accuracy, and compliance with HUD regulations. Should any significant problems be discovered, further technical assistance is offered, and additional monitoring visits are scheduled. This more intensive monitoring is continued until all problems are resolved to the City's satisfaction. On-site monitoring visits will be reported in detail in the CAPER reports. When staff determined that on-site monitoring visits are not necessary, a desk monitoring for that program/activity will be conducted outlining performance and reporting standards. Desk monitoring documentation will be sent to the subrecipient and a copy will be kept in the project file.

Finally, the City fully complies with the U.S. Office of Management and Budget (OMB) regulations through the submittal of all required audits, including the Single Audit. This audit requires the incorporation of the Federal Financial Assistance Schedule, which identifies amounts and sources of all Federal funds. This report is reviewed for completeness, accuracy, and compliance with applicable policies and regulations. Any necessary reconciliation of municipal financial records is undertaken by the City's Finance Division and auditors, to ensure that the financial information transmitted to HUD is correct and complete. Any errors or deficiencies in the financial management system are corrected and resolved by the City's CDBG Program staff, Finance Division, and Department Budget Officer.

Expected Resources

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

Introduction

This Annual Action Plan for FY 2019 (July 1, 2019 through June 30, 2020) is the first year of implementation for the five-year Consolidated Plan. A number of housing and community development resources are currently available in the City of Santa Clarita. They include:

- Community Development Block Grant (CDBG)
- General funds
- HUD Section 8 Rental Assistance Program (through the Housing Authority of the County of Los Angeles)
- State transportation funds

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	Public - Federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,212,260	0	0	\$1,212,260	\$4,800,000	The estimated amount of CDBG funds available over the planning period is based on a consistent funding level.

Table 54 - Expected Resources – Priority Table

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

The City and HUD share an interest in leveraging HUD resources to the maximum extent feasible in order to deliver high-quality, creative and efficient housing programs, neighborhood improvement programs, supportive services and economic development programs. The City will continue to pursue opportunities to obtain additional funding which can help leverage internal resources with other federal, state and local funding sources.

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

The Cold Weather Winter Shelter operated by Bridge to Home (BTH) is the only homeless shelter in the Santa Clarita Valley. It is currently housed in modular buildings in an industrial area. The demand for the homeless shelter and its services is out-growing the current space and a larger location is needed. The City purchased a property using non-CDBG and transferred ownership of this property to BTH. BTH also secured additional funding from the County for the construction of a new year-round permanent shelter on this property. As funding permits, the City may provide CDBG funds to assist in the construction of this shelter. The construction of homeless shelters is allowable as a LMC Presumed Eligible activity.

Discussion

See discussions above.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Provide Decent and Affordable Housing	2019	2023	Affordable Housing	N/A	Improve, Maintain, and Expand Affordable Housing Planning and Administration	CDBG: \$275,000	Homeowner Housing Rehabilitated: 50 Household Housing Units
2	Improve and Expand Facilities and Infrastructure	2019	2023	Non-Housing Community Development	N/A	Improve and Expand Facilities and Infrastructure Planning and Administration	CDBG: \$512,969	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 15,000 Persons Assisted
3	Provide Supportive Human Services	2019	2023	Homeless Non-Homeless Special Needs	N/A	Planning and Administration Provide Supportive Human Services	CDBG: \$181,839	Public service activities other than Low/Moderate Income Housing Benefit: 1,109 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 5 Households Assisted

Table 55 – Goals Summary

Goal Descriptions

1	Goal Name	Provide Decent and Affordable Housing
1	Goal Description	The City will increase, improve and maintain its supply of affordable housing for low and moderate income residents. This includes activities such as housing rehabilitation, affordable housing construction, and code enforcement.
2	Goal Name	Improve and Expand Facilities and Infrastructure
2	Goal Description	Through various capital improvement projects, the City will improve and expand infrastructure and community facilities that benefit low and moderate income neighborhoods and residents. These may include activities such as ADA improvements and modifications to government and other community facilities, such as child care centers, special education centers, and homeless shelters.
3	Goal Name	Provide Supportive Human Services
3	Goal Description	Improve supportive human services for low and moderate income persons in the following areas of concentration service: Health and Mental/Health, Homeless, Legal, Senior, Disabled, Youth, Transportation, Childcare, Victims of Domestic Violence, Substance Abuse, Neglected/Abused Children, HIV/AIDS, and Anti-Crime.

Table 56 – Goal Descriptions

Projects

AP-35 Projects – 91.220(d)

Introduction

This Action Plan outlines the steps that the City of Santa Clarita will use to address housing and community development needs in the City. The plan includes a listing of activities that the City will undertake during FY 2019 (July 1, 2019 through June 30, 2020) using CDBG funds. The City anticipates a total of \$1,212,260 to be available for in FY 2019. ***Should the actual allocation (yet to be determined by HUD) differ from this estimate, the City will adjust the project funding according to the contingency plan as outlined in the staff report.***

Projects

#	Project Name
1	CDBG Program Planning and Administration and Fair Housing Services (City)
2	Case Management (Fostering Youth Independence)
3	Property Rehabilitation Program (Santa Clarita Valley Senior Center)
4	Homeless Families Support (Family Promise of Santa Clarita)
5	Comprehensive Mental Health Services for Single Moms and Children (Single Mothers Outreach)
6	Community Access Services (Santa Clarita Valley Senior Center)
7	Ready to Work! (Carousel Ranch)
8	Project SCV (Carousel Ranch)
9	Homeless Outreach (Bridge to Home)
10	Handyworker Program (Santa Clarita Valley Senior Center)
11	Homeless Outreach and Assessment (Bridge to Home)
12	Disabled Access Concrete Program

Table 57 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs
--

For FY 2019, the City anticipates a budget of \$1,212,260. Twenty percent of the allocation is reserved for administration costs and fair housing services, and 15 percent is set aside for public services. One of the greatest challenges in meeting the underserved needs of low and moderate income persons is having limited financial resources. The City will continue to use CDBG funding to support public service agencies that address the special needs of the underserved, including the homeless, those at risk of homelessness, seniors, female-headed households, and disabled youth and adults. The City also proactively seeks additional resources to better meet the underserved needs.

AP-38 Project Summary

Project Summary Information

1	Project Name	CDBG Program Planning and Administration and Fair Housing Services
	Target Area	Not Applicable
	Goals Supported	Provide Decent and Affordable Housing Improve and Expand Facilities and Infrastructure Provide Supportive Human Services
	Needs Addressed	Improve, Maintain, and Expand Affordable Housing Improve and Expand Facilities and Infrastructure Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$242,452
	Description	CDBG Program Planning and Administration
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Not applicable
	Location Description	The CDBG Program will be administered from Santa Clarita City Hall and will support the CDBG Program citywide.
	Planned Activities	Funds will be used for general management, monitoring and oversight of the CDBG program. In addition to general management activities, staff respond to citizen inquiries and facilitates the services of local non-profit agencies.
2	Project Name	Case Management (Fostering Youth Independence)
	Target Area	Not applicable
	Goals Supported	Provide Supportive Human Services
	Needs Addressed	Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$9,232
	Description	This program provides case management, assistance, and advocacy for transition-age foster and former foster youth who are pursuing a post-secondary education. Funding pays for a case manager hours.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 13 individuals may be assisted.
	Location Description	This program is administered by Fostering Youth Independence and is available to current and former foster youth ages 16-24 citywide.
	Planned Activities	Provide support and assistance to current and former foster youth by pairing them with young adult volunteers who help them attain resources. Case management will include assistance with setting goals and monitoring progress with monthly check ins.
3	Project Name	Property Rehabilitation Program (Santa Clarita Valley Senior Center)
	Target Area	Not applicable
	Goals Supported	Provide Decent and Affordable Housing
	Needs Addressed	Improve, Maintain, and Expand Affordable Housing Provide Supportive Human Services Planning and Administration

	Funding	CDBG: \$5,000
	Description	Administered by the Santa Clarita Valley Senior Center this program will provide grants to lower income homeowners up to \$1,000 per household for minor property rehabilitation.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 5 lower income households may benefit from this program.
	Location Description	This program is administered by the Santa Clarita Valley Senior Center and is available to lower income households citywide.
	Planned Activities	Provide grants to eligible low income homeowners to address property maintenance issues which violate the municipal code. Typical allowable repairs may also include repairs to broken walls, fences, gates, existing front yard sprinkler system and detached garages which create unsafe conditions. Modifications for disabled access may also be addressed.
4	Project Name	Homeless Families Support (Family Promise of Santa Clarita)
	Target Area	Not applicable
	Goals Supported	Provide Supportive Human Services
	Needs Addressed	Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$20,000
	Description	This program will provide homeless families with case management services and emergency temporary housing through motel vouchers.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 11 families may be assisted.
	Location Description	This program is administered by Family Promise of Santa Clarita and is available to homeless families citywide.
	Planned Activities	Provide a clinical case management approach through clinical counseling to homeless families and their children who are receiving safe and secure temporary shelter in order to address mental health stability and needs. Intervention practices shown to be effective in the clinical counseling field such as motivational interviewing, conflict behavioral therapy, problem solving therapy and play therapy will be used. This will aid in the transition to supportive housing to assure long-term self-sustainability in permanent housing.
5	Project Name	Comprehensive Mental Health Services for Single Moms and Children (Single Mothers Outreach)
	Target Area	Not applicable
	Goals Supported	Provide Supportive Human Services
	Needs Addressed	Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$12,500
	Description	This program will provide mental health counseling for single mothers and their children.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 100 single mothers may be assisted.
	Location Description	This program is administered by Single Mothers Outreach and is available to lower income single mothers citywide.

	Planned Activities	This program is administered by Single Mothers Outreach and is available to low income single mothers citywide. The program will provide therapeutic counseling services and coordinated case management targeted to the unique mental health challenges single mothers experiencing a deep psychological crisis.
6	Project Name	Community Access Services (Santa Clarita Valley Senior Center)
	Target Area	Not applicable
	Goals Supported	Provide Supportive Human Services
	Needs Addressed	Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$49,000
	Description	This program will provide a nutritionally balanced meal program, care management, housing referrals, financial benefits counseling, assistance with forms and documents, and supportive services assessments to adults over 50 years of age.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 465 individuals may be assisted.
	Location Description	This program is administered by the Santa Clarita Valley Senior Center and is available to persons over 50 years of age citywide.
	Planned Activities	Provide care management, nutritionally balanced meals, comprehensive housing needs assessments and supportive services. Eligible individuals and their families are advised on the least restrictive housing alternatives and the application process for subsidized housing is facilitated by staff when needed. Staff also provides advocacy services for eligible participants with governmental agencies, private and public assisted living facilities and landlords.
7	Project Name	Ready to Work! (Carousel Ranch)
	Target Area	Not applicable
	Goals Supported	Provide Supportive Human Services
	Needs Addressed	Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$7,500
	Description	This program will provide vocational training to young adults with disabilities to help them succeed in the workplace. Participants will meet the definition of severely disabled adults.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 8 severely disabled adults may be assisted.
	Location Description	This program is administered by Carousel Ranch located in Agua Dulce and is available to severely disabled adults citywide
	Planned Activities	
8	Project Name	Project SCV (Carousel Ranch)
	Target Area	Not applicable
	Goals Supported	Provide Supportive Human Services
	Needs Addressed	Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$10,000
	Description	This program will provide scholarships to children/adults with special needs for equestrian therapy, a unique service in which disabled children and adults participate in specially designed horseback-riding therapy lessons to improve attention span, behavior, social

		skills, balance, and coordination.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 12 individuals with disabilities may be assisted.
	Location Description	This program is administered by Carousel Ranch located in Agua Dulce and is available to disabled individuals citywide.
	Planned Activities	Provide equestrian therapy services to low and moderate income disabled children and adults to help improve vertical and horizontal balance, muscle tone and motor coordination. This program also yields social and psychological benefits such as decreased isolation, effective communication and improved self esteem to those who would not be able to participate in other circumstances.
9	Project Name	Homeless Outreach (Bridge to Home)
	Target Area	Not applicable
	Goals Supported	Provide Supportive Human Services
	Needs Addressed	Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$33,595
	Description	This program will pay for a homeless outreach professional to go into the community to connect people experiencing homelessness and assist them in obtaining needed housing and services. Funds will also pay for emergency needs such as food, clothing, and medications.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 100 individuals experiencing homelessness may be assisted.
	Location Description	This program is administered by Bridge to Home and is available to homeless persons citywide.
	Planned Activities	
10	Project Name	Handyworker Program (Santa Clarita Valley senior Center)
	Target Area	Not applicable
	Goals Supported	Provide Decent and Affordable Housing
	Needs Addressed	Improve, Maintain, and Expand Affordable Housing Planning and Administration
	Funding	CDBG: \$400,000
	Description	This program will provide grants to lower-income homeowners, up to \$5,000 per household, for minor home repairs.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 60 lower income households may benefit from this program.
	Location Description	This program is administered by the Santa Clarita Valley Senior Center and is available to lower income households citywide.
	Planned Activities	Provide home repairs to eligible lower income homeowners. Types of repairs may include, but are not limited to: roofs, windows, floors, walls, doors, heating and air conditioning units and electrical systems. Exterior painting, safety issues, disabled accessibility and municipal code violations may also be addressed. All qualified applicants are notified of lead-based paint hazards and remediation is provided when necessary.

11	Project Name	Homeless Outreach and Assessment (Bridge to Home)
	Target Area	Not applicable
	Goals Supported	Provide Supportive Human Services
	Needs Addressed	Planning and Administration Provide Supportive Human Services
	Funding	CDBG: \$35,012
	Description	This program will provide homeless families and individuals with case management, life-skills training, job search assistance, and client support to help secure housing and employment
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 400 homeless individuals may be assisted.
	Location Description	This program is administered by Bridge to Home and is available to homeless persons citywide.
	Planned Activities	
12	Project Name	Disabled Access Concrete Program
	Target Area	Not applicable
	Goals Supported	Improve and Expand Facilities and Infrastructure
	Needs Addressed	Planning and Administration Improve and Expand Facilities and Infrastructure
	Funding	CDBG: \$387,969
	Description	Funds will be used to modify existing sidewalks and crosswalks to improved disabled accessibility. Sidewalks at street corners will be modified and new disabled access ramps installed. Existing crosswalks which have medians extending into the crosswalk right-of-way will be modified to remove the obstruction.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 15,339 disabled persons City-wide will benefit from this improvement project.
	Location Description	This project will be undertaken City-wide
	Planned Activities	A list of potential locations will be compiled and a Request for Bids will be released. When the contract is awarded the list of locations will be finalized.

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The city has not established targeted neighborhoods for investment of CDBG funds. The geographic distribution of Santa Clarita’s proposed projects for FY 2019-20 are as follows:

- The Handyworker Program funded with CDBG funds is available to low and moderate income persons on a citywide basis.
- Supportive services are available citywide to low and moderate income residents, homeless persons, and persons with special needs.
- Fair housing services are available citywide.

Geographic Distribution

Target Area	Percentage of Funds
N/A	N/A

Table 58 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The priority needs identified in the City’s FY 2019 – FY 2023 Consolidated Plan form the basis for allocating investments geographically within the jurisdiction during FY 2019. The established priorities are:

High Priority

- Improve, Maintain, and expand Affordable Housing
- Improve and Expand Facilities and Infrastructure
- Provide Supportive Human Services
- Planning and Administration

Discussion

See discussions above.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The City plans to utilize CDBG funds to support housing activities through the Handyworker Program which is expected to provide minor rehabilitation assistance to 50 households. The Property Rehabilitation Program, run through the Santa Clarita Valley Senior Center is expected to assist five households with minor property repairs.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	55
Special-Needs	0
Total	55

Table 59 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	55
Acquisition of Existing Units	0
Total	55

Table 60 - One Year Goals for Affordable Housing by Support Type

Discussion

See discussions above.

AP-60 Public Housing – 91.220(h)

Introduction

The only public housing complex in Santa Clarita is Orchard Arms, which is owned and operated by the Housing Authority of the County of Los Angeles (HACoLA).

Actions planned during the next year to address the needs to public housing
--

Orchard Arms is an 183-unit apartment project serving low-income elderly and disabled residents. Elevators and covered pathways between buildings were added in the past couple of years to improve accessibility. The units are in good condition, and there are no substandard units or rehabilitation needs at the facility. Apartment units are already modified to serve

disabled and elderly residents.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

The Housing Authority of the County of Los Angeles (HACoLA) encourages the participation of public housing residents through Resident Councils. The role of a Resident Council (RC) is to improve the quality of life and residential satisfaction in self-help initiatives to enable residents to create a positive living environment for individuals and families living in public housing. Orchard Arms has an active Resident Council.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

The Housing Authority of the County of Los Angeles (HACoLA) has officially achieved "High Performer" status under HUD's Section 8 Management Assessment Program (SEMAP); therefore, is not designated as a "troubled" agency. Units are inspected, repaired and maintained on a regular basis.

Discussion

See discussions above.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The Los Angeles Homeless Service Authority (LAHSA), a Joint Powers Authority (JPA), is the lead agency in the Los Angeles Continuum of Care and coordinates funds for programs providing shelter, housing, and services to homeless persons in Los Angeles County. LAHSA partners with the County of Los Angeles to integrate services and housing opportunities to ensure a wide distribution of service and housing options throughout the Los Angeles Continuum of Care. The City of Santa Clarita is located in the Service Planning Area 2 (SPA2) and will continue to collaborate with LAHSA and other local agencies in providing services for homeless persons.

Describe the jurisdiction's one-year goals and actions for reducing and ending homelessness including: Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

The City uses CDBG funds to support various programs aimed at assisting different segments of the population at risk of homelessness. For FY 2019, the City has allocated \$68,607 to Bridge To Home, an organization that administers two programs which address homeless needs and/or homelessness prevention within the City:

- Homeless Outreach & Assessment- This program addresses immediate crisis points by providing food, access to medical or mental health care, shelter, transportation, and eviction prevention funds.
- Homeless Outreach - This program will provide intensive, consistent homeless street outreach and directly engage and invite people experiencing homelessness into

services.

Addressing the emergency shelter and transitional housing needs of homeless persons

The Cold Weather Winter Shelter operated by Bridge to Home (BTH) is the only homeless shelter in the Santa Clarita Valley. It is currently housed in modular buildings in an industrial area. The demand for the homeless shelter and its services is out-growing the current space and a larger location is needed. The City purchased a property using non-CDBG and transferred ownership of this property to BTH. BTH also secured additional funding from the County for the construction of a new year-round permanent shelter on this property. As funding permits, the City may provide CDBG funds to assist in the construction of this shelter.

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

The City has collaborated with Bridge to Home in the past to provide services for homeless persons in the jurisdiction. The agency provides homeless case management and life-skills which targets the chronically homeless population. Participants are identified and/or referred for services by the winter shelter, community partners, local churches, and schools. Participants complete an intake and assessment process that is used to create individualized case plans and drive weekly case management. Participants also receive life skills training offered on a variety of topics and assistance/tools needed to overcome barriers to employment. Housing and employment are generally the most critical, but health and mental health issues are also addressed. Bridge to Home partners with other local programs as appropriate and works with emergency housing, transitional housing, and low-income permanent housing sources to help provide the most appropriate housing for individual clients.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

The following projects and activities address homelessness prevention:

- Bridge to Home Program, a local non-profit agency will provide one-time financial assistance to residents who are at-risk of homelessness due to eviction proceedings. Counseling and referrals are also provided to help reduce the risk of future evictions and homelessness.
- The Santa Clarita Valley Senior Center will continue to provide Community Access Services to assist individuals over 50 years of age with all aspects of housing. Each individual receives a comprehensive assessment to determine housing needs. They are then provided with a wide array of housing related services, which help them maintain independent living in the least restrictive manner possible.

Discussion

See discussions above.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

One of the largest barriers to affordable housing in the City is the lack of affordable units. While all segments of the low and moderate income population need more affordable housing, the greatest need is affordable units for families. The availability of funding for affordable housing has also been severely affected by the dissolution of Redevelopment in the State of California. The AB1x26 legislation and subsequent AB 1484 legislation initially prevented the City from using approximately \$6 million dollars in Redevelopment low/mod housing funds. The City worked with the State to complete the processes required to recapture a portion of those funds, which became available to the City in 2014. A Disposition and Development Agreement (DDA) and Affordability Agreement for the development of a 30-unit (29 rental units and one manager's unit) affordable housing project were approved by the City Council in June 2015. Construction on the project began in March 2016, was completed in July 2017, and was leased fully leased by August 2017. Other housing funds, including four percent and nine percent Low Income Housing Tax Credits, HOME, CalHOME, and the Multifamily Housing Program are not sufficient to finance an affordable housing project alone.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

The following actions will work to remove barriers to affordable housing:

- Keeping housing affordable by providing owner-occupied minor rehabilitation services is also an effective way to reduce barriers to affordable housing. The Handyworker Program targets low and moderate income homeowners and provides repairs to condominiums, mobile homes, and single-family homes, thus preserving the affordable housing stock.
- Manufactured homes represent a large percentage of the City's affordable housing stock. The following Ordinances and Policies will continue to be in effect in FY 2019-2023 to foster and maintain this critical resource for affordable housing:
 - Manufactured Home Park Rent Adjustment Procedures Ordinance - Adopted in 1991, this City Ordinance protects manufactured home park residents from unreasonable rent increases and provides an appeal process.
 - Manufactured Home Parks - Change in Use Ordinance - Adopted in 1991, this City ordinance establishes specific requirements for compensation to mobile home park residents in the event of mobile home park closures.
- The City continues to follow the Housing Element of the General Plan.
- In addition, the City is updating its Analysis of Impediments to Fair Housing Choice (AI) report concurrent with the preparation of the Consolidated Plan. This report identifies

any potential impediments to fair housing in Santa Clarita and establish a Fair Housing Action Plan that outlines steps the City will take to overcome these impediments.

Discussion:

See discussions above.

AP-85 Other Actions – 91.220(k)

Introduction:

Priority needs established in the FY 2019 – FY 2023 Five-Year Consolidated Plan, which forms the basis for establishing objectives and outcomes in the FY 2019 One-Year Action Plan, are as follows:

High Priority

- Improve, Maintain, and expand Affordable Housing
- Improve and Expand Facilities and Infrastructure
- Provide Supportive Human Services
- Planning and Administration

Actions planned to address obstacles to meeting underserved needs

One of the greatest challenges in meeting the underserved needs of low and moderate income persons is having limited financial resources. The City will continue to use CDBG funding to support public service agencies that address the special needs of the underserved, including the homeless, those at risk of homelessness, youth, seniors, female-headed households, and the disabled. The City also proactively seeks additional resources to better meet the underserved needs.

Actions planned to foster and maintain affordable housing

Increasing, improving, and maintaining affordable housing is identified as a High Priority. The City will contribute to the preservation of the existing affordable housing stock through rehabilitation programs. In FY 2019, a total of \$280,000 in CDBG funds will be used to fund the Handyworker and Property Rehabilitation Programs to assist low income homeowners, including seniors and disabled homeowners, to address accessibility issues and to correct code violations and unsafe conditions. These activities are expected to provide rehabilitation assistance to 65 households.

The City will also continue to encourage developers, non-profit organizations, and other interested parties to develop new affordable units and will support applications for development funds through the California Tax Credit Allocation Committee (CTCAC) and the State of California.

Actions planned to reduce lead-based paint hazards

The City has a need for lead-hazard free housing and continues to work to reduce lead-based paint (LBP) hazards to comply with 24 CFR Part 35. While the number of units considered to contain lead-based paint is relatively low, the City will address the problem of LBP hazard by

continuing to implement a program for evaluating and reducing lead hazards during repair and renovation of older housing stock funded by CDBG. Having the information available to warn people about the need to maintain buildings, which may contain LBP, as well as other programs to encourage home maintenance, helps to aid in mitigating LBP hazards in the City of Santa Clarita.

Additionally, the City provides housing rehabilitation through the CDBG-funded Handyworker Program. This program aids in correcting substandard conditions, which contribute to LBP hazards.

All applicants eligible for services through the Handyworker Program sign a Lead-Based Paint Release form certifying that they received the most updated version of the Environmental Protection Agency's (EPA) The Truth About Lead Paint Poisoning. When a property built before 1978 is approved for grant-funded repairs that may disturb lead-based paint, an inspection test is ordered. When containment and/or abatement are necessary, the Handyworker Program is required to use a contractor certified in lead-safe work practices by the state of California.

The City will also encourage land-owners to correct substandard conditions to minimize LBP hazards, especially owners of units where children live. Due to the mean age of the City's housing, homes containing lead-based paint are not believed to be a significant problem. However, the City will continue to evaluate and reduce lead-based paint hazards through the following actions and activities:

- Coordinating with a certified consultant when lead-based paint testing and clearance services are needed for grant-funded repairs.
- Providing information to landlords, renters, and various property management agencies regarding the dangers of lead-based paint and appropriate mitigation strategies, as part of the City's fair housing contract.
- Providing written information through one-on-one contact with contractors, building inspectors, code enforcement officers, and the general public at the City's Permit Center. The written publications available are: Contractors, Painters, Landlords!: The "New" Renovation, Repair and Painting Rule Applies to You!, effective April 2010 EPA - Important Information about the new Environmental Protection Agency Rules - Fines and Penalties (for contractors and Renovators).

Actions planned to reduce the number of poverty-level families

While the City has no control over the majority of the factors affecting poverty, it may be able to assist those living below the poverty line. The City supports other governmental, private, and non-profit agencies involved in providing services to low- and moderate-income residents and coordinates efforts with these groups where possible to allow for more efficient delivery of services.

During FY 2019-20, the City will continue to implement its strategy to help impoverished families achieve economic independence and self-sufficiency. City residents may utilize existing County job training and social service programs to increase employment marketability, household income and housing options. The City will allocate fifteen percent of CDBG funds to public service agencies that offer supportive services in the fight against poverty. Other special community benefit needs are also addressed through the Community Services Grant Program by providing funding to various local agencies using General Funds.

Improved employment opportunities are important in reducing the number of people living in poverty. To help improve resident's employability through training, therefore increasing the

number of higher paying local jobs, referrals are made to America's Job Center of California (AJCC) (formerly known as the Santa Clarita Worksource Center) operated by College of the Canyons. Santa Clarita's AJCC provides job search services such as workshops, computer classes, phones, fax, computers with internet access, job leads, newspapers, and a resource library for job seekers aged 18 and above. Employers use AJCC to recruit and advertise job openings as well as for job fairs, bringing together top local companies and job seekers.

In FY 2019, the City's Economic Development Division will continue its efforts to aid in the economic growth of the City by fostering and encouraging responsible economic development opportunities that result in: 1) a jobs/housing balance established through quality employment opportunities for residents; 2) an economic base through increased sales tax generation; and 3) economic wealth by attracting external monies to the local economy. Specifically, four targeted industries have been identified where there is a foundation of businesses in Santa Clarita currently and opportunities for growth. These industries include biomedical, aerospace, technology, and film/entertainment. These business clusters offer a variety of high-paying, high-skilled jobs, which can be accessed either through traditional educational routes or through on-the-job training and apprenticeship programs.

Actions planned to develop institutional structure

The City of Santa Clarita works with a wide range of public and community social service agencies to meet and address the various needs of the community. In FY 2019, City staff will continue to collaborate internally, as well as with local non-profit advocacy groups and other County, State and Federal organizations.

Specifically, the City will use CDBG funds to provide grants to agencies, which serve low and moderate income residents with various different needs in the community. The following non-profit organizations will receive CDBG funding in FY 2019:

- Bridge to Home will provide homeless outreach, conduct homeless intakes and assessment and serve as the "gatekeeper" to homeless case management.
- Carousel Ranch will assist disabled children and adults with equestrian therapy.
- Santa Clarita Valley Senior Center will serve lower income homeowners with necessary minor home repairs through the Handyworker and Property Rehabilitation Programs. Residents over 50 years of age will also be assisted with comprehensive care management services.
- Family Promise will provide clinical case management to homeless families with children receiving temporary shelter.
- Single Mothers Outreach will provide mental health counseling to single mothers.
- Fostering Youth Independence will provide case management services to current and former foster youth.

North Los Angeles County Volunteer Center

The City also utilizes the services of North Los Angeles County Volunteer Center, a local non-profit agency. Their mission is to provide training and resources to build the capacity of other non-profit social service organizations while cultivating connections between volunteers, groups and businesses to best meet the needs of the community. The North Los Angeles County Volunteer Center programs and services include administration of the City's Court Referral Program, overseeing a citywide volunteer management database and facilitation of corporate and non-profit volunteer programs

Actions planned to enhance coordination between public and private housing and social service agencies

The City of Santa Clarita's Department of Community Development manages all housing-related projects, programs, and functions. Community Development includes an administration component and is comprised of the Planning, Community Preservation, and Economic Development Divisions. The CDBG Program is managed through the Community Development Department which allows for better communication and a more coordinated effort to address the issues affecting the low and moderate income residents of the City. It also supports the development of a clear and comprehensive affordable housing strategy that is consistently reflected in all affordable housing-related documents, and a coordinated economic development strategy.

Actions that the City will undertake during the next year to enhance coordination between public and private housing, health, and social service agencies include:

- Working with the Los Angeles Homeless Service Agency (LAHSA) to provide homeless shelter and services.
- Collaborating with Bridge to Home to locate and help secure a location to expand the current Winter Shelter.
- Coordination with HACoLA to provide information about Section 8 Housing Choice Vouchers. Coordinating with the County of Los Angeles Health Department, Childhood Lead Poisoning Prevention Program (CLPPP) to provide information about lead-based paint hazards.
- Funding a contract for fair housing services to provide fair housing and landlord/tenant complaint intake and mediation services to the residents of the City of Santa Clarita.
- Following the City's adopted General Plan developed in collaboration with Los Angeles County. The General Plan includes results of the One Valley One Vision process, a joint effort of residents and businesses to create a single vision and guidelines for the future growth of the Valley and the preservation of natural resources.
- Working with the Valley Economic Alliance and San Fernando Valley Council of Governments in an effort to address shared priorities such as transportation and air quality issues, large scale planning goals, and advocacy at regional, state, and federal levels.

Discussion:

See discussions above.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

The following describes other program-specific requirements.

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan.	0
5. The amount of income from float-funded activities	0
Total Program Income	0

Other CDBG Requirements

1. The amount of urgent need activities

The City does not anticipate generating any program income during the FY 2019 planning period.

Of the City's FY 2019 CDBG allocation, twenty percent (20%) is being allocated for eligible planning and administration activities, which will also include a fair housing services contract. These activities are not subject to the low and moderate income benefit requirements. Of the remaining 80 percent (80%) of the CDBG allocation, one hundred percent (100%) will be used to benefit low and moderate income persons.

Appendix A: Summary of Public Participation

Community Meeting Comments

Meeting #1: Wednesday September 12th 1:00 PM

- Rent and living need to be made more affordable for all residents
- More restrictions should be put on landlords on their tenant selection processes
- More regulations on apartment complexes and the monitoring of illegal activity in areas with more crime
- More options of affordable housing that are pleasant to live in and safe for people with children
- Continue to offer more options of public transportation to new parts of the Valley

Meeting #2: Thursday September 13th 6:00 PM

No comments received

A-2: Housing and Community Development Needs Survey

Survey Results

Please enter your ZIP Code:

Answered 120
Skipped 6

Row Labels	Count of Respondents
91231	1
91321	11
91321	1
91343	1
91344	1
91345	1
91350	21
91351	22
91354	11
91355	18
91362	1
91381	4
91384	3
91387	15
91390	7
93515	1
94591	1
Grand Total	120

Ethnic Categories (select one):

Answer Choices	Responses	
Hispanic or Latino	18.55%	23
Non-Hispanic or Latino	81.45%	101
	Answered	124
	Skipped	2

Racial Categories (select one or more):

Answer Choices	Responses	
American Indian or Alaska Native	0.00%	0
Native Hawaiian or Other Pacific Islander	0.86%	1
Asian	3.45%	4
White	85.34%	99
Black or African-American	5.17%	6
Other (please specify)	5.17%	6
	Answered	116
	Skipped	10

Do you rent or own your home?

	Answer Choices	Responses	
Rent		30.40%	38
Own		69.60%	87
		Answered	125
		Skipped	1

Do you currently reside in a subsidized housing unit?

	Answer Choices	Responses	
Yes		3.23%	4
No		96.77%	120
		Answered	124
		Skipped	2

Age

	Answer Choices	Responses	
18-24		11.29%	14
25-34		8.87%	11
35-44		25.81%	32
45-54		16.94%	21
55-64		21.77%	27
65+		8.06%	10
		Answered	124
		Skipped	2

Do you have a disability?

	Answer Choices	Responses	
Yes		9.60%	12
No		90.40%	113
		Answered	125
		Skipped	1

Do you have children under the age of 18 years old in your home?

	Answer Choices	Responses	
Yes		40.00%	50
No		60.00%	75
		Answered	125
		Skipped	1

Community Facilities: Rank the following programs in order of importance to you. (1 = highest, 4 = lowest)

	Weighted Average
Outdoor Park & Recreation Facilities	2.46
Libraries	2.69
Indoor Community Centers	2.88
Senior Centers	2.94
Other Suggestion (please specify below)	3.62
Answered	114
Skipped	12

Public Services: Rank the following services in order of importance to you. (1 = highest, 7 = lowest)

	Weighted Average
Anti-Crime Programs	2.64
Graffiti Removal	3.37
Youth Services	3.50
Mental Health Services	3.63
Senior Services	3.80
Legal Services	4.68
Other Suggestion (please specify below)	5.79
Answered	104
Skipped	22

Public Infrastructure: Rank the following needs in order of importance to you. (1 = highest, 5 = lowest)

	Weighted Average
Street & Alley Improvements	2.64
Small-Scale Neighborhood Beautification Projects (Infrastructure Improvement)	2.64
Sidewalk Improvements	2.78
Accessibility Improvements	3.20
Other Suggestion (please specify below)	3.75
Answered	102
Skipped	24

Special Needs Services: Rank the following needs in order of importance to you. (1 = highest, 5 = lowest)

	Weighted Average
Services for Homeless	2.42
Services for Domestic Violence	2.55
Services for Disabled	2.58
Services for Substance Abuse	2.96

Other Suggestion (please specify below)		4.07
	Answered	100
	Skipped	26

Housing: Rank the following housing needs in order of importance to you. (1 = highest, 8 = lowest)

	Weighted Average
Other Suggestion (please specify below)	1.26
Affordable Rental Housing	2.91
Code Enforcement	3.21
Homebuyer Financial Assistance	3.77
Homeowners Rehabilitation Financial Assistance	3.79
Rental Housing Rehabilitation Financial Assistance	4.20
Rental Security Deposit Assistance	4.71
Lead Testing/Abatement	4.71
	Answered 97
	Skipped 29

Special Needs Housing: Rank the following needs in order of importance to you. (1 = highest, 6 = lowest)

	Weighted Average
Housing for Disabled	2.86
Housing for Seniors	2.66
Emergency Shelter for Homeless	3.05
Transitional Housing for Homeless	3.39
Permanent Housing for Homeless	3.69
Other Suggestion (please specify below)	4.83
	Answered 94
	Skipped 32

Business & Jobs: Rank the following programs in order of importance to you. (1 = highest, 6 = lowest)

	Weighted Average
Create Jobs	2.61
Programs to Attract New Businesses or Retain Businesses in Santa Clarita	2.68
Business Assistance Programs for Entrepreneurs	3.09
Business Technical Assistance to Improve or Expand Businesses (Including Access to Capital)	3.46

Business Corridor Beautification		3.92
Other Suggestion (please specify below)		4.68
	Answered	92
	Skipped	34

Have you personally ever experienced discrimination in accessing housing?

Answer Choices	Responses	
Yes	9.78%	9
No	90.22%	83
	Answered	92
	Skipped	34

Who do you believe discriminated against you? (Check all that apply.)

Answer Choices	Responses	
Landlord/Property Manager	88.89%	8
Mortgage lender	11.11%	1
Real Estate Agent	0.00%	0
Government Staff Person	0.00%	0
Insurance Broker/ Company	0.00%	0
Other (please specify)	22.22%	2
	Answered	9
	Skipped	117

Where did the act of discrimination occur? (Check all that apply.)

Answer Choices	Responses	
Apartment Complex	66.67%	6
Single-Family Neighborhood	11.11%	1
Mobile Home Park	0.00%	0
Condo/Townhome Development	22.22%	2
Public or Subsidized Housing Project	0.00%	0
When Applying for City/County Programs	11.11%	1
Other (please specify)	11.11%	1
	Answered	9
	Skipped	117

On what basis do you believe you were discriminated against? (Check all that apply)

Answer Choices	Responses	
Source of Income (e.g. welfare, unemployment insurance)	55.56%	5
Race	44.44%	4
Family Status (e.g. single-parent with children, family with children or expecting a child)	22.22%	2
Other (please explain)	22.22%	2
Marital Status	11.11%	1

Sexual Orientation	11.11%	1
Age	11.11%	1
Disability/Medical Conditions (either you or someone close to you)	11.11%	1
Gender	0.00%	0
Color	0.00%	0
Ancestry	0.00%	0
Religion	0.00%	0
National Origin	0.00%	0

Answered 9
Skipped 117

How were you discriminated against? (Check all that apply.)

Answer Choices	Responses	
Not Shown Apartment	33.33%	3
Higher Security Deposit than Industry Standard	44.44%	4
Higher Rent than Advertised	11.11%	1
Provided Different Housing Services or Facilities	0.00%	0
Other (please specify)	33.33%	3

Answered 9
Skipped 117

Have you ever been denied:

Answer Choices	Responses	
A "Reasonable Modification" (structural changes to unit)	0.00%	0
A "Reasonable Accommodation" (flexibility in rules and policies)	11.11%	1
N/A	88.89%	8

Answered 9
Skipped 117

If YES, what was your request?

Parking pass for disabled child

Answered 1
Skipped 125

If you believe you have been discriminated against, have you reported the incident?

Answer Choices	Responses	
Yes	22.22%	2
No	77.78%	7

Answered 9
Skipped 117

If No -- Why?

Answer Choices	Responses	
Don't Know Where to Report	14.29%	1
Afraid of Retaliation	0.00%	0
Don't Believe it Makes Any Difference	57.14%	4
Too Much Trouble	14.29%	1
Other (please specify)	14.29%	1
	Answered	7
	Skipped	119

If YES, how did you report the incident?

	<i>Went to court with landlord</i>
Answered	2
Skipped	124

If you reported the complaint, what is the status?

Answer Choices	Responses	
Unresolved	50.00%	1
Unresolved/Pending Resolution	0.00%	0
Resolved via Mediation	50.00%	1
In Litigation	0.00%	0
Other (please specify)	0.00%	0
	Answered	2
	Skipped	124

Have you ever attended a Fair Housing Training?

Answer Choices	Responses	
Yes	5.49%	5
No	94.51%	86
	Answered	91
	Skipped	35

If YES, was it free or was there a fee?

Answer Choices	Responses	
Free	80.00%	4
Required a Fee	20.00%	1
	Answered	5
	Skipped	121

If YES, where was the training?

Answer Choices	Responses	
Home	0.00%	0
Work	60.00%	3

City of:	60.00%	3
	Answered	5
	Skipped	121

Have you ever seen or heard a Fair Housing Public Service Announcement (PSA) on TV/ Radio/ Online/ Flyer?

Answer Choices	Responses	
Yes	17.58%	16
No	82.42%	75
	Answered	91
	Skipped	35

CITY OF SANTA CLARITA – RESIDENT SURVEY

Fiscal Year 2019 – 2024

WHAT ARE THE HOUSING AND COMMUNITY DEVELOPMENT NEEDS IN YOUR NEIGHBORHOOD?

The City of Santa Clarita receives approximately \$1 million in Community Development Block Grants (CDBG) from HUD each year for housing and community development projects. In order to access these funds, the City must develop a five-year plan to assess housing and community development needs. The City wants you to have a voice in how the City invests this money. Please assist us by filling out this survey.

TELL US SOMETHING ABOUT YOURSELF (These questions are optional; however, your response will allow us to better serve the community).

Please enter your ZIP Code: _____

1. Ethnic Categories (select one): Hispanic or Latino Not-Hispanic or Latino
2. Racial Categories (select one or more):
 - American Indian or Alaska Native Asian Black or African American
 - Native Hawaiian or Other Pacific Islander White Other _____
3. Do you rent or own your home? Rent Own
4. Do you currently reside in a subsidized housing unit? YES NO
5. Age: 18-24 25-34 35-44 45-54 55-64 65+
6. Do you have a disability? YES NO
7. Do you have children under the age of 18 years old in your home? YES NO

HOUSING AND COMMUNITY DEVELOPMENT NEEDS SURVEY

(Survey Example)

Community Facilities: Rank the following programs in order of importance to you (1 = highest, 3 = lowest)			
	1	2	3
Indoor Community Centers	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Libraries	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Outdoor Parks & Recreation Facilities	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

In the survey example above, this person selected "Park & Recreation Facilities" as the item they would prefer to see improved the most (1 = highest) and "Libraries" as the item they would least prefer to see improved (3 = lowest).

Please rank each item once.

Community Facilities: Rank the following facilities in order of importance to you. (1 = highest, 5 = lowest)						Public Services: Rank the following services in order of importance to you. (1 = highest, 7 = lowest)							
	1	2	3	4	5		1	2	3	4	5	6	7
Indoor Community Centers	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Anti-Crime Programs	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Libraries	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Graffiti Removal	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Outdoor Parks & Recreation Facilities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Mental Health Services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Senior Centers	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Legal Services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ (Other Suggestion)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Senior Services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
						Youth Services	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
						_____ (Other Suggestion)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Public Infrastructure: Rank the following needs in order of importance to you. (1 = highest, 5 = lowest)	1	2	3	4	5	Special Needs Services: Rank the following services in order of importance to you. (1 = highest, 5 = lowest)	1	2	3	4	5
Sidewalk Improvements	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Services for Disabled	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Street & Alley Improvements	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Services for Domestic Violence	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Small-Scale Neighborhood Beautification Projects (Infrastructure Improvement)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Services for Homeless	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Accessibility Improvements	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Services for Substance Abuse	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ (Other Suggestion)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____ (Other Suggestion)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Housing: Rank the following housing needs in order of importance to you. (1 = highest, 8 = lowest)	1	2	3	4	5	6	7	8	Special Needs Housing: Rank the following needs in order of importance to you. (1 = highest, 5 = lowest)	1	2	3	4	5
Affordable Rental Housing Near Transit	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Housing for Disabled	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Code Enforcement	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Housing for Seniors	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rental Housing Rehabilitation Financial Assistance	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Emergency Shelter for Homeless	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Homeowners Rehabilitation Financial Assistance	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Permanent Housing for Homeless	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Homebuyer Financial Assistance	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____ (Other Suggestion)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rental Security Deposit Assistance	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>						
Lead Testing/Abatement	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>						
_____ (Other Suggestion)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>						

Business & Jobs: Rank the following programs in order of importance to you. (1 = highest, 6 = lowest)	1	2	3	4	5	6
Programs to Attract New or Retain Businesses	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Business Assistance Programs for Entrepreneurs	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Business Technical Assistance to Improve or Expand Businesses (Including Access to Capital)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Business Corridor Beautification	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Create Jobs	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ (Other Suggestion)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

FAIR HOUSING SURVEY

As part of the CDBG program, the City is also required to address fair housing concerns. As part of this assessment, please provide input on your experience of fair housing issues in your neighborhood. The sole purpose of this survey is to gauge the overall experience of fair housing in the community so that the City can develop a plan of actions to further fair housing.

Federal and State Fair Housing laws prohibit discrimination in all aspects of housing, including home sales, rentals, housing policies and financing. Each resident is entitled to equal access to housing opportunities regardless of race, color, religion, sex, national origin, disability/medical conditions, familial status, marital status, age, ancestry, sexual orientation, gender identity, gender expression, source of income, or any other arbitrary reason.

8. Have you personally ever experienced discrimination in housing? YES NO

(If you answered "YES" please answer questions #9 - #11. If you answered "NO" please proceed to question #12)

9. If you believe you have been discriminated against:

- a) Who do you believe discriminated against you? (check all that apply)

Landlord/Property Manager Real Estate Agent Insurance Broker/ Company
 Mortgage lender Government Staff Person Other _____

- b) Where did the act of discrimination occur? (check all that apply)

Apartment Complex Condo/Townhome Development Other _____
 Single-Family Neighborhood Public or Subsidized Housing Project
 Mobile Home Park When Applying for City/County Programs

- c) On what basis do you believe you were discriminated against? (check all that apply)

Race Color Religion National Origin Age
 Gender Ancestry Marital Status Sexual Orientation
 Family Status (e.g. single-parent with children, family with children or expecting a child)
 Source of Income (e.g. welfare, unemployment insurance)
 Disability/Medical Conditions (either you or someone close to you)
 Other (please explain): _____

- d) How were you discriminated against? (check all that apply)

Not Shown Apartment Higher Rent than Advertised
 Higher Security Deposit than Industry Standard Provided Different Housing Services or Facilities
 Other _____

10. Reasonable modifications and reasonable accommodations allow for certain changes or flexibility in the rules, policies, or procedures set by housing providers. This allows a resident with a disability an equal opportunity to use and enjoy a housing unit. A **reasonable modification** is a structural change made to the premises while a **reasonable accommodation** is a change, exception or adjustment to a rule, policy, practice or service. For example, installing a ramp for an individual who uses a wheelchair or grab bars in the bathroom are reasonable modifications. A reasonable accommodation would include making an exception to an existing 'no pet' rule to permit a service dog.

Have you ever been denied a: "Reasonable Modification" (structural changes to a unit)
 "Reasonable Accommodation" (flexibility in rules and policies)

N/A

a) If YES, what was your request?

11. If you believe you have been discriminated against, have you reported the incident?

YES NO

a) If NO – Why?

- Don't Know Where to Report Don't Believe it Makes Any Difference
 Afraid of Retaliation Too Much Trouble
 Other _____

b) If YES, how did you report the incident?

c) If you reported the complaint, what is the status?

- Unresolved Unresolved/Pending Resolution Resolved via Mediation
 In Litigation Other _____

12. Have you ever attended a Fair Housing Training? YES NO

a) If YES, was it free or was there a fee? Free Required a Fee

b) If YES, where was the training? Home Work City of _____
 Other _____

13. Have you ever seen or heard a Fair Housing Public Service Announcement (PSA) on TV/ Radio/
Online/ Flyer? YES NO

THANK YOU!

Please return surveys to:

Attention: Housing
Santa Clarita Community Development Department
23920 Valencia Blvd., Suite 120
Santa Clarita, CA 91355

This Survey is also available online at:

<https://www.surveymonkey.com/r/SantaClarita2018>

CIUDAD DE SANTA CLARITA – ENCUESTA PARA RESIDENTES
AÑO FISCAL 2019 – 2024
CUALES SON LAS NECESIDADES DE VIVIENDA Y DESARROLLO
COMUNITARIO EN SU VECINDARIO?

La Ciudad de Santa Clarita anualmente recibe aproximadamente \$1 millón de dolares de los Estados Unidos por el Departamento de Vivienda y Desarrollo Urbano (con siglas en ingles HUD); para ayudar a mejorar nuestra comunidad. Los fondos provienen del Programa de la Concesión para Desarrollo Comunitario (con siglas en ingles CDBG), que otorgan cada año para la vivienda y proyectos de desarrollo para la comunidad. La Ciudad desea escuchar su voz como la Ciudad puede invertir este dinero. Por favor ayúdenos a llenar esta encuesta.

DIGANOS ALGO SOBRE USTED (Estas preguntas son opcionales; sin embargo, su respuesta nos permitirá atender mejor a la comunidad).

Por favor anote su código postal: _____

1. Categorías étnicas (seleccione una opción): Hispano o Latino No-Hispano o Latino

2. Categorías raciales (seleccione una o más opciones):
 Indio americano o Nativo de Alaska Asiático Negro o Afroamericano
 Nativo de Hawái u otra Isla del Pacifico Blanco Otro _____

3. ¿Paga renta o es dueño de vivienda? Renta Dueño

4. ¿Reside en una unidad de vivienda protegida? SI NO

5. Edad: 18-24 25-34 35-44 45-54 55-64 65+

6. ¿Tiene alguna discapacidad? SI NO

7. ¿Tiene hijos menores de 18 años de edad en su grupo familiar? SI NO

ENCUESTA DE NECESIDADES DE VIVIENDAS Y DESARROLLO

(Ejemplo de encuesta)

Instalaciones Comunitarias (Ejemplo). Seleccione las siguientes instalaciones en su orden de preferencia. (1 = el más alto, 3 = el más bajo)			
	1	2	3
Centros Comunitarios	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Bibliotecas	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Instalaciones de Parques y Recreación	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

En el ejemplo de esta encuesta, esta persona eligió "Instalaciones de Parques y Recreación" como el asunto que prefieren ver mejorar más (1 = más alto) y and "Bibliotecas" como el asunto que prefieren menos ver mejorar. **Recuerde que debe seleccionar cada programa una vez.**

Instalaciones Comunitarias: Seleccione las siguientes instalaciones en su orden de preferencia. (1 = él más alto, 5 = el más bajo)						Servicios Públicos: Seleccione los siguientes servicios en su orden de preferencia. (1 = él más alto, 7 = el más bajo)							
	1	2	3	4	5		1	2	3	4	5	6	7
Centros Comunitarios	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Programas Anti Crimen	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Bibliotecas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remoción de Grafito	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Instalaciones de Parques y Recreación	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Servicios de Salud Mental	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Centros para Personas Mayores	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Servicios Legales	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ (otra sugerencia)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Servicios para Personas Mayores	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
						Servicios para Jovenes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
						_____ (otra sugerencia)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Infraestructura del Vecindario : Seleccione las siguientes necesidades en su orden de preferencia. (1 = él más alto, 4 = el más bajo)					Servicios Especiales: Seleccione las siguientes servicios en su orden de preferencia. (1 = él más alto, 5 = el más bajo)					
	1	2	3	4		1	2	3	4	5
Mejoramientos de Banquetas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Servicios para Incapacitados	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mejoramientos de Calles y Callejones	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Servicios para Violencia Domestica	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Paisajes Urbanos	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Servicios para Personas sin Hogar	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Mejoramientos de la Accesibilidad para Incapacitados	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Servicios para Víctimas de Abuso de Alcol y Drogadicción	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ (otra sugerencia)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____ (otra sugerencia)					

Viviendas: Seleccione las siguientes necesidades en su orden de preferencia. (1 = él más alto, 8 = el más bajo)									Viviendas Especiales: Seleccione las siguientes necesidades en su orden de preferencia. (1 = él más alto, 5 = el más bajo)					
	1	2	3	4	5	6	7	8		1	2	3	4	5
Renta Razonable para la Vivienda cerda del transito	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Vivienda para Incapacitados	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Código de Leyes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Vivienda para Personas de Mayor Edad	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Asistencia Financiera para Remodelar (Edificios de Renta)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Asilo para Personas sin Hogar	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Asistencia Financiera para Remodelar (Casas de Familia)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Viviendas Transitorias para Personas Sin Hogas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Asistencia Financiera para Compradores de Casa	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Viviendas Permanentes para Personas Sin Hogar	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Asistencia Financiera para Deposito de Seguridad para Rentar	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	_____ (otra sugerencia)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Pruebas de Plomo/ Reducir el Plomo	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>						
_____ (otra sugerencia)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>						

Negocios y Trabajos: Seleccione los siguientes programas en su orden de preferencia (1 = él más alto, 6 = el más bajo)						
	1	2	3	4	5	6
Programas para Atraer Nuevos o Retener Negocios en Santa Clarita	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Programas para Asistir a los Empresarios de Negocios	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Asistencia para Mejorar o Ampliar los Negocios (Incluyendo acceso a dinero)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Embellecimiento de Vías de Negocios	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Crecimiento de Trabajos	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
_____ (otra sugerencia)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

ENCUESTA SOBRE DISCRIMINACION DE VIVIENDA

Como parte del programa CDBG, la Ciudad también requiere abordar sus problemas e inquietudes por discriminación en materia de vivienda. Como parte de esta evaluación, favor de ofrecer su opinión sobre su experiencia en materia de vivienda justa en su vecindario. El único propósito de este estudio es evaluar la experiencia universal de la equidad de vivienda en la comunidad para que la Ciudad pueda desarrollar un plan de acciones para la vivienda justa.

Las leyes estatales y federales de vivienda justa prohíben la discriminación en todos los aspectos de vivienda incluso en las ventas y alquileres de viviendas, en las políticas de vivienda y en el financiamiento de viviendas. Todo residente tiene derecho a un acceso equitativo a las oportunidades de vivienda, independientemente de su raza, color, religión, género, origen nacional, discapacidad/condición médica, estado familiar, estado civil, edad, herencia ancestral, orientación sexual, identidad de género, expresión de género, fuente de ingreso o de cualquier otra razón arbitraria.

8. ¿Ha experimentado usted personalmente discriminación en materia de vivienda? SI NO

(Si respondió "SI" responda las preguntas del #9 al #11. Si respondió "NO" avance a la pregunta #12)

9. Si considera que ha sido objeto de discriminación:

- a) ¿Quién cree usted que le ha discriminado? (Indique todas las opciones que correspondan)

Dueño/ Gerente de Propiedad Agente de Propiedades Compañía de Seguros
 Institución de Prestamos Trabajador de Gobierno Otro _____

- b) ¿Dónde ocurrió el acto de discriminación? (Indique todas las opciones que correspondan)

Apartamentos Condominio/Desarrollo de viviendas adosadas Otro _____
 Vecindario de Viviendas Proyecto de vivienda pública o subsidiada
 Parque de casas rodantes Al solicitar programas de la ciudad/condado

- c) ¿Por qué motivo cree usted que le discriminaron? (Indique todas las opciones que correspondan)

Raza Color Religión Origen Nacional Edad
 Genero Herencia ancestral Estado civil Orientación sexual
 Estado familiar (por ejemplo, padre o madre soltera con hijos, familia con hijos o esperando el nacimiento de un hijo)
 Fuente de ingreso (por ejemplo, asistencia social, seguro por desempleo)
 Discapacidad/condición médica (ya sea usted o alguien cercano a usted)
 Otro (favor de explicar): _____

¿Cómo fue la discriminación? (Indique todas las opciones que correspondan)

No le mostraron el apartamento Renta más que anunciada
 Mayor depósito de garantía Le proporcionaron diferentes servicios de vivienda o instalaciones
 Otro _____

10. Las modificaciones razonables y las acomodaciones razonables permiten realizar ciertos cambios o flexibilidad de las normas, políticas o procedimientos establecidos por los proveedores de vivienda. Esto permite a un residente con discapacidad tener igualdad de oportunidades para hacer uso y disfrutar una unidad de vivienda. Una **modificación razonable** es un cambio estructural realizado en las instalaciones mientras que una **acomodación razonable** es un cambio, excepción o ajuste a una regla, política, práctica o servicio. Por ejemplo, instalar una rampa para un individuo que utiliza una silla de ruedas o pasamanos en el baño constituyen modificaciones razonables. Una acomodación razonable sería incluir una excepción a una regla existente de "no se admiten mascotas" para permitir la presencia de un perro de servicio.

Se le ha negado alguna vez: Una "modificación razonable" Una "acomodación razonable"
 N/A

a) Si respondió Sí, ¿cuál fue su solicitud?

11. Si usted cree que ha sido discriminado, ¿reportó usted el incidente?

SI NO

a) Si respondió NO, ¿por qué?

- No sabe dónde reportarlo No creo que haga diferencia alguna
 Temo de represalias Demasiado problema
 Otro _____

b) Si respondió SI, ¿cómo reportó el incidente?

c) Si reportó la queja, ¿en qué estado de avance se encuentra?

- Sin resolver Sin resolver/ pendiente de resolución En litigio
 Se resolvió a través de mediación Otro _____

12. ¿Ha asistido alguna vez una instrucción sobre Vivienda Justa? SI NO

a) Si respondió SI, ¿fue gratis o requirió pago? Gratis Requirió pago

b) Si respondió SI, ¿dónde fue la instrucción? Casa Trabajo Ciudad _____
 Otro _____

13. ¿Ha visto u oído un anuncio de servicio al público sobre el tema de Vivienda Justa en TV/radio/en el internet? SI NO

¡GRACIAS!

Por favor regrese encuestas a:

Attention: Housing
Santa Clarita Community Development Department
23920 Valencia Blvd., Suite 120
Santa Clarita, CA 91355

Esta encuesta también está disponible en:

https://es.surveymonkey.com/r/SantaClarita2018_SP

A-3: Outreach List

Organization Name	Mailing Address	City	ST	Zip Code
ACTION Support Group	26893 Bouquet Canyon, C134	Santa Clarita	CA	91350
American Association of University Women	30012 Luzon Drive	Santa Clarita	CA	91390
American Diabetes Association	611 Wilshire Boulevard, Suite 900	Los Angeles	CA	90017
American Cancer Society	25020 W. Avenue Stanford, Suite 170	Santa Clarita	CA	91355
American Heart Association – SCV Division	816 S. Figueroa Street	Los Angeles	CA	90017
American Red Cross	23838 Valencia Blvd, #120	Santa Clarita	CA	91355
Assistance League of Santa Clarita	24364 Main Street	Santa Clarita	CA	91321
ATFAM	P.O. Box 800277	Santa Clarita	CA	91380
Avenues Supported Living Services	28415 Industry Drive #502	Santa Clarita	CA	91355
Boy Scouts of America	16525 Sherman Way, #C-8	Van Nuys	CA	91406
Boys and Girls Club of SCV	24909 Newhall Avenue	Santa Clarita	CA	91321
Bridge To Home	23752 Newhall Avenue	Santa Clarita	CA	91321
Brenda Mehling Cancer Fund	P.O. Box 801054	Santa Clarita	CA	91380
California Youth Chess League	25405 Via Nautica	Valencia	CA	91355
Canyon Theatre Guild	24242 Main Street	Santa Clarita	CA	91321
Carousel Ranch, Inc.	34289 Rocking Horse Road	Aqua Dulce	CA	91390
Child & Family Center	21545 Centre Pointe Parkway	Santa Clarita	CA	91350
Children's Network International	26450 Ruether Avenue, Suite 208	Santa Clarita	CA	91350
Circle of Hope	23033 Lyons Avenue, Suite 3	Newhall	CA	91321
City of Santa Clarita	23920 Valencia Boulevard, #300	Santa Clarita	CA	91355
College of the Canyons Foundation	26455 Rockwell Canyon Road	Santa Clarita	CA	91355
Domestic Violence Center of SCV	24911 Avenue Stanford, Suite 110	Santa Clarita	CA	91355
Family Promise	24820 Orchard Village Rd, Ste A, #391	Santa Clarita	CA	91355
Foundation for Children's Dental Health	25115 Avenue Stanford	Santa Clarita	CA	91355
Friends of Castaic Lake	32132 Castaic Lake Drive	Castaic	CA	91384
Friends of Hart Park & Museum	24151 Newhall Ave	Santa Clarita	CA	91350
Friends of the Library c/o Valencia Library	23743 W. Valencia Blvd.	Santa Clarita	CA	91355
Friends of Mentryville	P.O. Box 802993	Santa Clarita	CA	91380
Girl Scouts of Greater Los Angeles	801 S. Grand Avenue, Suite 300	Los Angeles	CA	91107
Fostering Youth Independence	P.O. Box 801604	Santa Clarita	CA	91380
HandsOn Santa Clarita	25201 Avenue Tibbitts, Suite 202	Santa Clarita	CA	91355
Help The Children	25030 Avenue Tibbitts, Suite L	Santa Clarita	CA	91355
Henry Mayo Newhall Memorial Health Foundation	23845 McBean Parkway	Santa Clarita	CA	91355
Henry Mayo Newhall Memorial Hospital	23845 McBean Parkway	Santa Clarita	CA	91355
Jack & Jill	23904 Rancho Court	Valencia	CA	91354
Junior Achievement	25511 Hardy Place	Stevenson Ranch	CA	91381
Kids With the Cause	21564 Parvin Drive	Santa Clarita	CA	91350
Kidshape Foundation	24607 Walnut Street	Santa Clarita	CA	91321
Kiwanis Club of Santa Clarita	28806 Rock Canyon Drive	Santa Clarita	CA	91390
Kiwanis Club of Santa Clarita	P.O. Box 221205	Santa Clarita	CA	91322
Latin American Civic Association	14540 Blythe Street	Panorama City	CA	91402
LifeQuest Foundation	25460 Sheffield Lane	Santa Clarita	CA	91350
Los Angeles Residential Community Foundation	29890 Bouquet Canyon Road	Santa Clarita	CA	91390
Lutheran Social Services	18277 Soledad Canyon Road	Santa Clarita	CA	91387
Michael Hoefflin Foundation	26470 Ruether Avenue, Suite 101	Santa Clarita	CA	91350
Newhall Rotary Club	P.O. Box 220492	Santa Clarita	CA	91322
Old Town Newhall Association	24336 Main Street	Santa Clarita	CA	91321
Old West Masonic Lodge, #813	P.O. Box 220404	Santa Clarita	CA	91322
Partners for Potential	6255 Van Nuys Blvd.	Van Nuys	CA	91401
Placerita Canyon Nature Center Associates	19152 Placerita Canyon Road	Santa Clarita	CA	91321
Pleasantview Industries	27921 Urbandale Avenue	Santa Clarita	CA	91350
Providence Holy Cross	15031 Rinaldi Street	Mission Hills	CA	91346

Ragdoll Restoration Foundation	24575 TOWN CENTER DR APT 2110	Valencia	CA	91355
Repertory East Playhouse	24266 Main St	Newhall	CA	91321
Samuel Dixon Family Health Centers, Inc.	25115 Avenue Stanford, Suite A-104	Valencia	CA	91355
Santa Clarita Adult Day Health Care	23911 Calgrove Boulevard	Santa Clarita	CA	91321
Santa Clarita Ballet	26798 Oak Avenue	Santa Clarita	CA	91351
Santa Clarita Community Development Corporation	20850 Centre Pointe Parkway	Santa Clarita	CA	91350
Santa Clarita Elks Lodge No 2379	17766 Sierra Highway	Santa Clarita	CA	91351
Santa Clarita Special Olympics	24779 Valley Street	Santa Clarita	CA	91321
Santa Clarita Valley Bicycle Coalition-LA Co. Chapter	23121 Poplar Glen Circle	Santa Clarita	CA	91354
Saugus Union School District	24930 Avenue Stanford	Santa Clarita	CA	91355
SCOPE	P.O. Box 1182	Santa Clarita	CA	91386
SCV Athletic Association	27618 Open Crest Drive	Santa Clarita	CA	91350
SCV Chamber of Commerce	28460 Avenue Stanford, Suite 100	Santa Clarita	CA	91355
SCV Committee on Aging	22900 Market Street	Santa Clarita	CA	91321
SCV Concert Band	P.O. Box 55002	Santa Clarita	CA	91385
SCV Economic Development Corporation	26455 Rockwell Canyon Road, UCEN 263	Santa Clarita	CA	91355
SCV Family Promise	24820 Orchard Village Rd, suite A #391	Santa Clarita	CA	91355
SCV Council PTA	27226 Trinidad Court	Santa Clarita	CA	91354
SCV Family YMCA	26147 McBean Parkway	Santa Clarita	CA	91355
SCV Food Pantry	24133 Railroad Avenue	Santa Clarita	CA	91321
SCV Historical Society	P.O. Box 221925	Santa Clarita	CA	91322
SCV Jaycees	P.O. Box 221627	Santa Clarita	CA	91322
SCV Lions Club	P.O. Box 220101	Santa Clarita	CA	91322
SCV Mayor's Committee	P.O. Box 803325	Santa Clarita	CA	91380
SCV Optimist Club	P.O. Box 1446	Santa Clarita	CA	91351
SCV Pregnancy Center	25174 Rye Canyon Rd	Santa Clarita	CA	91355
SCV Safe Rides	P.O. Box 3001	Santa Clarita	CA	91386
SCV School & Business Alliance	21515 Centre Pointe Parkway	Santa Clarita	CA	91350
SCV Sheriff's Station	23740 Magic Mountain Parkway	Santa Clarita	CA	91355
SCV Youth Orchestra	16654 Soledad Canyon Road, #348	Santa Clarita	CA	91387
SCV Youth Project	P.O. Box 801982	Santa Clarita	CA	91380
Single Mother's Outreach	23780 Newhall Avenue, suite 203	Newhall	CA	91321
Society of St. Vincent De Paul	210 N. Avenue 21	Los Angeles	CA	91131
Soroptimist International of SCV	P.O. Box 802275	Santa Clarita	CA	91380
Step Up	6911 San Fernando Mission Blvd., #147	Granada Hills	CA	91344
Strength United	22620 Market St.	Santa Clarita	CA	91321
The Breast Cancer Resource Center, Inc.	23929 McBean Parkway, #215	Santa Clarita	CA	91355
The Gentle Barn Foundation	15825 Sierra Highway	Santa Clarita	CA	91390
Val Verde Community Benefits Fund Committee	30133 San Martinez Road, Ste A	Val Verde	CA	91384
Valencia Library/Literacy Center	23743 W. Valencia Boulevard	Santa Clarita	CA	91355
Valley Industrial Association	25709 Rye Canyon Road, #105	Santa Clarita	CA	91385
Valley Trauma Center	25115 Avenue Stanford, #B-122	Santa Clarita	CA	91355
Visually Impaired Assistance Center	22900 Market Street	Santa Clarita	CA	91321
WISH Education Foundation	24343 Magic Mountain Parkway	Santa Clarita	CA	91355
Zonta Club of SCV	P.O. Box 802332	Santa Clarita	CA	91380
North Los Angeles County Regional Center	9200 Oakdale Ave., Suite 100	Chatsworth	CA	91311
North Los Angeles County Regional Center	25360 Magic Mountain Parkway, Suite 150	Santa Clarita	CA	91355
Wells Fargo Home Mortgage	24180 Lyons Ave	Newhall	CA	91321
Wells Fargo Home Mortgage	19431 Soledad Canyon Road	Santa Clarita	CA	91351
CHASE	26901 Sierra Hwy	Santa Clarita	CA	91321
CHASE	23402 W Lyons Ave	Newhall	CA	91321
CHASE	25882 Mc Bean Pkwy	Valencia	CA	91355
CHASE	24000 W Valencia Blvd	Valencia	CA	91355

CHASE	26500 Bouquet Canyon Rd	Saugus	CA	91350
CHASE	25880 The Old Rd, Ste E-1	Stevenson Ranch	CA	91381
CHASE	16520 W Soledad Canyon Rd	Canyon Country	CA	91387
CHASE	27631 W Bouquet Canyon Rd	Saugus	CA	91350
CHASE	23910 Summerhill Ln	Valencia	CA	91354
CHASE	28194 Newhall Ranch Rd	Santa Clarita	CA	91355
Greenlight Financial Services	18200 Von Karman Ave #300	Irvine	CA	92162
Bank of America - Home Loans	24740 Valley St	Newhall	CA	91321
Bank of America - Home Loans	19120 Soledad Canyon Rd	Canyon Country	CA	91351
Bank of America - Home Loans	26595 Golden Valley Road	Santa Clarita	CA	91350
Bank of America - Home Loans	23929 Valencia Blvd	Valencia	CA	91355
Bank of America - Home Loans	26811 N Bouquet Canyon Rd	Saugus	CA	91350
Bank of America - Home Loans	26960 the Old Road	Stevenson Ranch	CA	91381
Bank of America - Home Loans	23862 Copper Hill Drive	Santa Clarita	CA	91354
Augusta Financial, Inc.	24018 Lyons Ave	Newhall	CA	91321
CashCall, Inc.	1600 S. Douglass Rd.	Anaheim	CA	92806
Logix	25945 The Old Road	Stevenson Ranch	CA	91381
Logix	27051 McBean Pkwy, Suite 111	Valencia	CA	91355
Logix	26459 Bouquet Canyon Rd	Santa Clarita	CA	91350
Logix	19085 Golden Valley Rd, Suite 115	Canyon Country	CA	91387
Flagstar Bank	25152 Springfield Court	Valencia	CA	91355
CitiBank	26542 Bouquet Canyon Rd	Saugus	CA	91350
CitiBank	23453 W. Lyons Ave	Valencia	CA	91355
CitiBank	19100 W. Soledad Canyon Rd	Canyon Country	CA	91351
Quicken Loans, Inc.	1050 Woodward Avenue	Detroit	MI	48226
Ally Bank	P.O. Box 951	Horsham	PA	19044
Southland Regional Association of Realtors	20655 Soledad Canyon Road, Suite 33	Canyon Country	CA	91351
PLI Realty Inc.	818 1/2 E. Palmdale Blvd.	Palmdale	CA	93550
Property Management Professionals LLC	27413 Tourney Road, Suite 100	Valencia	CA	91355
ILM Properties	27201 Tourney Rd. Suite 200E	Valencia	CA	91355
SCV Leasing, Inc.	25115 Avenue Stanford, A205	Santa Clarita	CA	91355
Centennial Realty	18635 Soledad Canyon Road Suite 110	Canyon Country	CA	91351
Keller-Davis Real Estate, Inc.	16670 Soledad Canyon Rd.	Canyon Country	CA	91387
Realty World Legends	27413 Tourney Road Suite #150	Santa Clarita	CA	91390
RE/MAX of Santa Clarita	25101 The Old Road	Santa Clarita	CA	91381
Dilbeck Real Estate	25820 The Old Road	Valencia	CA	91381
Realty Executives	26650 The Old Road Suite 300	Santa Clarita	CA	91381
Keller Williams	4061 Laurel Canyon Boulevard	Studio City	CA	91354
Keller Williams VIP Properties	25124 Springfield Court #100	Valencia	CA	91355
Triple D Realty	24961 The Old Road, Suite 104	Stevenson Ranch	CA	91381
Cobalt Realty Group	19040 Soledad Canyon Road, Suite 210	Santa Clarita	CA	91351
Cinema Real Estate, Inc.	18350-A Soledad Canyon Road	Santa Clarita	CA	91387
Valley Oak Properties, Inc.	26810 Triumph Ave.	Canyon Country	CA	91387
Southern Oaks Mortgage/Realty	25060 Avenue Stanford, suite 255	Valencia	CA	91355
Troop Real Estate	23822 Valencia Blvd., #101	Valencia	CA	91355
Silver Creek Realty	25129 The Old Road, Suite 100	Santa Clarita	CA	91381
CARES Realty, Inc.	11150 Sepulveda Blvd. Suite 200	Mission Hills	CA	91345
Tartan Realty	16654 Soledad Canyon Road #511	Santa Clarita	CA	91387
Santa Clarita Valley Relocation Services	28040 Industry Drive	Valencia	CA	91355
American Family Funding	28368 Constellation Road Suite 398	Santa Clarita	CA	91355
Tristar Home Loans	28009 Smyth Drive	Valencia	CA	91355
The Paseo Financial Group, Inc.	27413 Tourney Road, Suite #140	Valencia	CA	91355
Pacific Funding Mortgage Division	27433 Tourney Road, suite 150	Valencia	CA	91355

Security Bancorp	23504 Lyons Ave, suite 103B	Santa Clarita	CA	91321
Stress Free Mortgage	28494 Westinghouse Place, suite 212	Valencia	CA	91355
Golden Empire Mortgage, Inc.	27955 Smyth Drive, Suite 108	Santa Clarita	CA	91355
Imortgage	25152 Springfield Court, #150	Valencia	CA	91355
Aberdeen Management Co., Inc.	2829 N. Glenoaks Blvd. #104	Burbank	CA	91504
Euclid Management Company	25115 West Avenue Stanford, Ste. 111	Valencia	CA	91355
Southern California Real Estate Mgmt., Inc.	26639 Valley Center Drive, Suite 108	Santa Clarita	CA	91351
CENTURY 21 Newhall Valencia Realty, Inc.	27201 Tourney Rd, Ste 201-W	Valencia	CA	91355
California Association of Realtors	525 South Virgil Avenue	Los Angeles	CA	90020
Valencia United Methodist Church	25718 McBean Parkway	Valencia	CA	91355
Village Church	24802 Alderbrook Drive	Newhall	CA	91321
St. Clare of Assisi Church	27341 Camp Plenty Rd	Santa Clarita	CA	91351
Hope Vineyard Community Church	19425 - B Soledad Cyn Rd #301	Canyon Country	CA	91351
The Church on the Way	23415 Cinema Drive	Valencia	CA	91355
Valencia Christian Center	26860 Seco Canyon Road	Santa Clarita	CA	91350
Berean Baptist Family Fellowship	PO Box 803381	Santa Clarita	CA	91355
Northpark Community Church	28310 Kelly Johnson Pkwy.	Santa Clarita	CA	91355
Bridge Housing	2202 30th St.	San Diego	CA	92104
Habitat for Humanity	17700 S Figueroa St	Gardena	CA	90248
Jamboree Housing Corporation	17701 Cowan Ave., Suite 200	Irvine	CA	92614
Los Angeles Community Design Center	450 N Wilmington Blvd	Wilmington	CA	90744
National CORE	9065 Haven Ave., Suite 100	Rancho Cucamonga	CA	91730
The Olson Company	3010 Old Ranch Pkwy, Suite 100	Seal Beach	CA	90740
Castaic Union School District	28131 Livingston Avenue	Valencia	CA	91355
Newhall School District	25375 Orchard Village Road, Suite 200	Santa Clarita	CA	91355
Sulphur Springs School District	27000 Weyerhaeuser Way.	Canyon Country	CA	91351
William S. Hart High School District	21515 Centre Pointe Parkway	Santa Clarita	CA	91350
Neighborhood Services Department	38250 Sierra Highway, 2nd Floor	Palmdale	CA	93550
Department of Environmental Services	2929 Tapo Canyon Road	Simi Valley	CA	93063

A-4: Outreach Material



Consolidated Plan and Fair Housing Focus Group Meetings

Meeting #1:

Wednesday, September 12th
1:00 PM

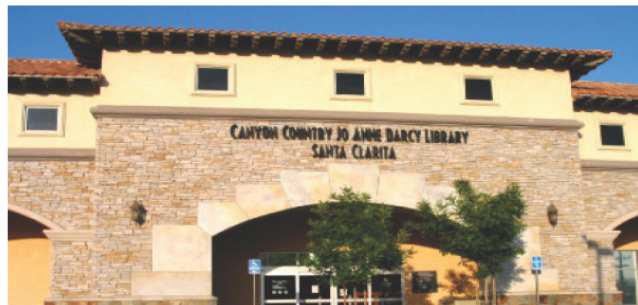
Old Town Newhall Library
24500 Main St.
Santa Clarita, CA 91321

Meeting #2:

Thursday, September 13th
6:00 PM

Canyon Country Jo Anne Darcy Library
18601 Soledad Canyon Rd.
Santa Clarita, CA 91351

Please join community members, housing professionals, and service providers to discuss the needs of the low and moderating income community and to explore the issue of fair housing in Santa Clarita. Your input will help set the priorities for the use of CDBG funding for the next five years, and identify any impediments to fair housing choice.



The City of Santa Clarita will provide reasonable accommodations upon request.
Please contact Patricia Gentle at (661) 255-4332.



Reuniones del Plan Consolidado y del Grupo de Enfoque sobre la Vivienda Justa

Reunión #1:

Miércoles, 12 de Septiembre
1:00 PM

Biblioteca de
Old Town Newhall
24500 Main St.
Santa Clarita, CA 91321

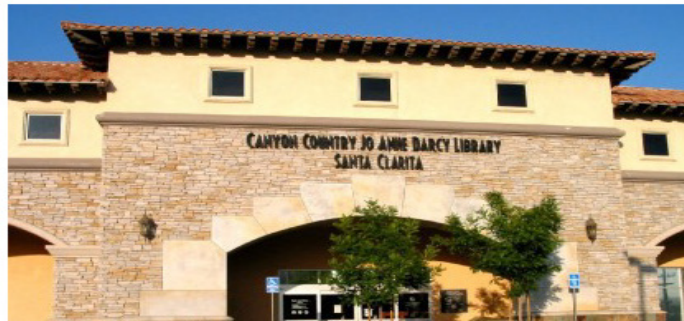
Reunión #2:

Jueves, 13 de Septiembre
6:00 PM

Biblioteca Jo Anne Darcy
de Canyon Country
18601 Soledad Canyon Rd.
Santa Clarita, CA 91351



Por favor acompañe a los miembros de la comunidad y profesionales de la vivienda y proveedores de servicios para discutir las necesidades de la comunidad de bajo y moderado recursos y explorar la cuestión de la vivienda justa en Santa Clarita. Sus sugerencias ayudarán a establecer las prioridades para el uso del financiamiento de CDBG para los próximos cinco años, e identificar cualquier impedimento para la elección de vivienda justa.



La Ciudad de Santa Clarita proporcionará alojamiento razonable a petición. Por favor póngase en contacto con Patricia Gentle al (661) 255-4332.

Appendix B

