

## Substantial Amendments

On March 27, 2020, Congress passed the Coronavirus Aid, Relief, and Economic Security (CARES) Act. The Act identified additional funding for both the Emergency Solutions Grant (ESG) and the Community Development Block Grant (CDBG) to allow jurisdictions to prevent, prepare for, and respond to community impacts of the COVID-19 pandemic. HUD's distribution plan for the additional funding included multiple phases that would allow for quick access to funding necessary to address the immediate crisis resulting from the rising pandemic, as well as phases that would support post-pandemic community recovery. This Consolidated Plan includes planning for the first and any subsequent phases.

In addition, the City of Santa Clarita is electing to opt into the HOME Investment Partnership Act (HOME) program as a HOME Entitlement Jurisdiction. Beginning FY 2020-2021, the City will receive annual HOME allocations from HUD.

This document constitutes the City of Santa Clarita's substantial amendment to the following three documents:

- Citizen Participation Plan for the CDBG program
- Five-Year (FY 2019-2023) Consolidated Plan, covering July 1, 2019 through June 30, 2023)
- FY 2020 Annual Action Plan, covering July 1, 2020 through June 30, 2021

The following amendment language will be added to the respective documents to allow the City of Santa Clarita access to emergency CDBG funding (CDBG-CV) through the CARES Act to assist in ensuring a timely response to the impacts of the COVID-19 pandemic.

## Citizen Participation Plan

The following section will be added to the Citizen Participation Plan:

### **Substantial Amendment Process in Response to COVID-19 Pandemic**

As provided by HUD's Mega Waviers for the CARES Act, the City will utilize a streamlined substantial amendment process to plan and allocate emergency funding to respond to the impacts of the COVID-19 pandemic:

- **Reasonable Noticing:**
    - The City will publish a notice regarding the public hearing and the availability of draft documents for public review at least five days prior to the public hearing.
    - The City will publish, on the City of Santa Clarita website, a notice regarding the public hearing and the availability of the draft amendments for public review at least five days prior to the hearing.
  - **Public Review Comment:** A five-day public comment period will be provided.
- Public Hearing:** A virtual public hearing will be considered adequate.

## Five-Year (FY 2019 – FY 2023) Consolidated Plan

The following sections in the Consolidated Plan will be amended:

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

#### 2. Summary of the Objectives and Outcomes Identified in the Plan Needs Assessment Overview

The following priority specific to COVID-19 responses will be added to the Consolidated Plan:

#### **Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic**

Priority 5: COVID-19 Pandemic Response: Priority activities may include but are not limited to:

- Prevention of homelessness
- Maintenance or Improvement of Access to Public Services
- Maintenance or Improvement of Public Facilities and Infrastructure
- Economic Development, including retention and/or creation of employment opportunities for affected businesses

### PR-15 Citizen Participation

#### **Summary of citizen participation process/Efforts made to broaden citizen participation**

The Consolidated Plan (CP) Amendment addressing additional funding from the CARES Act and participation in the HOME program will be available for a public comment period of 5 days per waiver of the federal regulations. The draft CP Amendment is available for comment from all interested members of the public from June 17, 2020.

The draft AP Amendment and the public notice document are available for review on the City of Santa Clarita Development Services Department website at: [www.santa-clarita.com/housing](http://www.santa-clarita.com/housing).

Please submit written comments to [elay@santa-clarita.com](mailto:elay@santa-clarita.com).

Comments may also be mailed to:

Erin Lay  
Housing Program Administrator  
23920 Valencia Boulevard, Suite 302  
Santa Clarita, CA 91355

### NA-05 Overview

#### **Needs Assessment Overview**

The needs previously identified in this Consolidated Plan focused on affordable housing, supportive human services, and facilities and infrastructure. The COVID-19 pandemic has only exacerbated needs already existing in Santa Clarita. However, some needs have been reprioritized.

The ongoing shut-down of businesses has resulted in record unemployment, which severely impacts the low-and moderate-income households, especially those already living below the poverty level and those with severe housing cost burden.

As a result of shortages in some areas, combined with loss of income for many households, there has been substantial increase in demand for assistance through public services, especially food banks, meal delivery services, and healthcare-related services. The rapid increase in demand has left many service providers under-staffed and under-resourced and has added substantial cost. The increased demand is expected to be sustained beyond the shutdown as households will take time to regain employment and economic stability.

Increased homeless prevention, supportive services, and homeless services may be needed as the City continues to address the impacts of COVID-19. Many households are facing unemployment or reduced income due to the shut-down and shelter-in-place orders issued in early March 2020. Expanded affordable housing opportunities must be a community priority to as a long-term solution to preventing increase in homelessness as housing protections are lifted.

Many local businesses are also struggling to stay afloat. With the shutdown, many businesses are facing substantially reduced revenue while the costs of operations (such as rents and insurance) remain the same. To remain in business, or to get ready for reopening, some businesses may need financial assistance.

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

#### Priority Needs

**Table 8 – Priority Needs Summary**

5	Priority Name	COVID-19 Pandemic Response (CARES Act)	
	Priority Level	High	
	Population	Income	Extremely Low Low Moderate
	Geographic Areas Affected	Citywide	
	Associated Goals	Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic	
	Description	Provide timely response for persons and businesses impacted by the COVID-19 pandemic, as well as activities that would prevent or arrest the spread of the virus.	

Basis for Relative Priority	<p>In March 2020, the Coronavirus pandemic began to impact U.S. communities. Projections indicated that the elderly, persons with underlying health conditions, and persons without access to housing were at particular risk of infection and death. Communities across the nation, including the State of California, initiated Shelter-in-Place Orders that encouraged non-essential workers to shelter in their homes, and that shut down all non-essential businesses. The Shelter in Place order also affected many low and moderate income persons and persons with special needs their ability to afford or access services, such as nutritious meals.</p> <p>Impacts from the pandemic are expected to range from health risks, to unemployment and homelessness. Additionally, the Shelter-in-Place Orders resulted in mass business shut-downs during the term of the Order. The shutdowns impacted non-essential services and resulted in record unemployment, causing financial strains on many low and moderate income households.</p>
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### SP-35 Anticipated Resources – 91.215(a)(4), 91.220(c)(1,2)

#### 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-CV	Public-Federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	\$855,759	\$0	\$0	\$855,759	\$0	One-Time Award of funding - CARES Act, March 2020
HOME	Public-Federal	Development of affordable housing	\$530,314	\$0	\$0	\$530,314	\$0	Formula award of HOME funding

## SP-45 Goals Summary – 91.215(a)(4)

### Goals Summary Information

Goal Number	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: \$1,956,382 HOME: \$2,120,000	Homeowner Housing Rehabilitated: 250 Household Housing Units  New Rental Units Constructed: 4 Units
4	COVID-19 Pandemic Response	2020	2023	COVID-19 Pandemic Response	Citywide (based on income)	Homeless Prevention  Public Services  Public Facilities and Infrastructure  Economic Development	CDBG-CV: \$855,749	Public service activities other than Low/Moderate Income Housing Benefit: 1,400 Persons Assisted  Businesses Assisted: 10 Businesses

Table 1 – Goals Summary

## FY 2020 Annual Action Plan (October 1, 2019 through September 2020)

### Executive Summary

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

##### Introduction

On March 27, 2020, Congress passed the Coronavirus Aid, Relief, and Economic Security (CARES) Act. The Act identified additional funding for the Emergency Solutions Grant (ESG) Program and the Community Development Block Grant (CDBG) program to allow jurisdictions to prevent, prepare for, and respond to the community impacts of the COVID-19 pandemic. The distribution plan of the U.S. Department of Housing and Urban Development (HUD) for the additional funding includes multiple phases: an initial phase that would allow for quick access to funding necessary to address the immediate crisis resulting from the rising pandemic, as well as later phases that would support post-pandemic community recovery.

The 2020-2021 Annual Action Plan (AP) is being amended to incorporate additional funding in the initial phase of HUD's CARES Act resource distribution plan.

In addition, the City of Santa Clarita is electing to opt into the HOME Investment Partnership Act (HOME) program as a HOME Entitlement Jurisdiction. Beginning FY 2020-2021, the City will receive annual HOME allocations from HUD.

## **AP-12 Participation - 91.115, 91.300(c)**

### **Summary of citizen participation process/Efforts made to broaden citizen participation**

The draft AP Amendment is available for comment from all interested members of the public from June 17, 2020. The draft AP Amendment and the public notice document are available for review on the City of Santa Clarita website at: [www.santa-clarita.com/housing](http://www.santa-clarita.com/housing)

Please submit written comments to [elay@santa-clarita.com](mailto:elay@santa-clarita.com).

Comments may also be mailed to:

Erin Lay  
Housing Program Administrator  
23920 Valencia Boulevard, Suite 302  
Santa Clarita, CA 90802

## AP-15 Expected Resources – 91.320(c) (1,2)

### Introduction

This amendment covers two additional funding sources:

- The City of Santa Clarita is entitled to receive one-time funding for the following program authorized under the CARES Act for Coronavirus response - Community Development Block Grant CARES Act Stimulus (CDBG-CV).
- The City also became a HOME entitlement jurisdiction starting FY 2020-2021

### Anticipated Resources

The anticipated resources for the CDBG-CV program is based on award letters received in early April 2020 and indicate actual awards for these funds. Future funding for CDBG-CV is expected to address longer-term impacts of the COVID-19 pandemic, however those funds will be programmed through future plans and amendments. See table of anticipated resources below.

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-CV	Public-Federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	\$855,759	\$0	\$0	\$855,759	\$0	One-Time Award of funding - CARES Act, March 2020
HOME	Public-Federal	Development of affordable housing	\$530,314	\$0	\$0	\$530,314	\$0	Formula award of HOME funding

**AP-20 Annual Goals and Objectives – 91.320(c)(3) &(e)**  
**Goals Summary Information**

The figures below represent estimates of allocation goals and objectives for the additional funding provided under the CARES Act. These figures are determined by the funding recipients’ priority needs.

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: \$400,000 HOME: 530,314	Homeowner Housing Rehabilitated: 64 Household Housing Units  New Rental Units Constructed: 1 Unit
4	COVID-19 Pandemic Response	2019	2023	COVID-19 Pandemic Response	N/A	Homeless Prevention  Public Services  Public Facilities and Infrastructure	CDBG-CV: \$855,759	Public service activities other than Low/Moderate Income Housing Benefit: 1,400 Persons Assisted  Businesses Assisted: 10 Businesses

**AP-38 Project Summary**

**Project Summary Information**

1	Project Name	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 Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic
	Needs Addressed	Improve, Maintain, and Expand Affordable Housing Improve and Expand Facilities and Infrastructure Planning and Administration Provide Supportive Human Services COVID-19 Pandemic Response
	Funding	CDBG: \$290,942 HOME: \$53,031 CDBG-CV: \$105,759
	Description	Program Planning and Administration



	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Not applicable
	Location Description	The CDBG, HOME, and CDBG-CV Programs will be administered from Santa Clarita City Hall.
	Planned Activities	Funds will be used for general management, monitoring and oversight of the programs, and the provision of fair housing services. In addition to general management activities, staff respond to citizen inquiries and facilitates the services of local non-profit agencies.
15	<b>Project Name</b>	<b>COVID-19 Response - Supportive Human Services</b>
	Target Area	Not Applicable
	Goals Supported	Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic
	Needs Addressed	COVID-19 Pandemic Response
	Funding	CDBG: \$600,000
	Description	Provide a variety of public services to aid in the urgent needs of the most vulnerable segments of Santa Clarita residents
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	1,400 Persons Assisted
	Location Description	Citywide
Planned Activities	<p>Activities may include:</p> <ul style="list-style-type: none"> <li>• COVID-19 Testing – grants to pay for materials and staffing for coronavirus testing.</li> <li>• Food Services Grants – possible programs include, but are not limited to grants to assist food banks, home-delivered meal programs, and homeless food services.</li> <li>• Non-Profit Services Grants – possible programs include, but are not limited to grants for childcare programs, re-opening expenses, and to address the increased need for existing services due to coronavirus</li> </ul>	
16	<b>Project Name</b>	<b>COVID-19 Response – Business Grants</b>
	Target Area	Not Applicable
	Goals Supported	Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic
	Needs Addressed	COVID-19 Pandemic Response
	Funding	CDBG: \$150,000
	Description	Provide assistance to local businesses that have been adversely impacted by COVID-19 and may not be able to remain in business without immediate assistance.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	10 Businesses Assisted
	Location Description	Citywide

	Planned Activities	Possible programs include, but are not limited to grants to businesses for re-opening expenses and personal protective equipment, and assistance to microenterprises
17	<b>Project Name</b>	<b>Affordable Housing</b>
	Target Area	Not Applicable
	Goals Supported	Provide Decent and Affordable Housing
	Needs Addressed	Improve, Maintain, and Expand Affordable Housing Planning and Administration
	Funding	HOME: \$477,283
	Description	Expand affordable housing opportunities through land acquisition, new construction, and/or acquisition/rehabilitation
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	1 Housing Unit A
	Location Description	Citywide
	Planned Activities	Specific activities will be determined later.

## AP-55 Affordable Housing – 91.220(g)

### Introduction

In addition to the City's CDBG-funded Property Rehabilitation and Handyworker program, the new HOME program could potentially facilitate the development of one affordable unit.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	68
Special-Needs	0
Total	68

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	1
Rehab of Existing Units	67
Acquisition of Existing Units	0
Total	68

HOME Investment Partnership Program (HOME)

Reference 24 CFR 91.220(l)(2)

**1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:**

No other forms of HOME investments beyond those previously described.

**2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:**

3. The City's HOME program is new. The City does not intend to use HOME funds for homebuyer assistance.

**4. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:**

The City's HOME program is new. The City does not intend to use HOME funds for homebuyer assistance.

**5. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:**

The City has no plan to use HOME funds to refinance existing debt.