

**City of Santa Clarita**  
**Annual Action Plan - FY 2023-2024**

(July 1, 2023 through June 30, 2024)



April 2023

City of Santa Clarita  
**Community Development Department**  
**Community Preservation Division**  
23920 Valencia Boulevard, Suite 300  
Santa Clarita, CA 91355

## **Executive Summary**

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

#### **Introduction**

The Community Development Block (CDBG) program is authorized by the Housing and Community Development Act of 1974, which provides eligible entitlement communities with annual grants. The annual grants must be used to provide decent housing, suitable living environments, and expanded economic opportunities, primarily for low- and moderate-income persons. The City of Santa Clarita (City) has been receiving entitlement funds since Fiscal Year (FY) 1991-1992 and became a Home Investment Partnerships (HOME) participating jurisdiction in FY 2020-2021. On February 27, 2023, HUD released the CDBG and HOME funding for FY 2023-2024. The City has been allocated \$1,504,349 in CDBG funds, and \$634,974 in HOME funds.

The City adopted its FY 2019-2023 Consolidated Plan (Con Plan) in 2019 as required to receive federal CDBG funds from HUD. The Con Plan addresses the City's low- and moderate-income housing and community development needs and sets forth a strategic plan of five-year goals, specific objectives, annual goals, and benchmarks for measuring progress. In response to the COVID-19 pandemic, and the passage of the CARES Act, the City amended the Con Plan to include an additional priority - Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic - and amended the FY 2020-2021 Annual Action Plan (Action Plan) to allocate the CARES Act (CDBG-CV) funds.

This is the fifth and last Action Plan of the FY 2019-2023 Con Plan for the City of Santa Clarita. It describes the resources, programs, activities, and actions the City of Santa Clarita will take during FY 2023-2024 to implement the strategic plan found in the 2019-2023 Con Plan. The FY 2019-2023 Con Plan (as amended) for the City of Santa Clarita set forth the following priorities:

- Improve, Maintain, and Expand Affordable Housing
- Provide Supportive Human Services
- Improve and Expand Facilities and Infrastructure
- Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic
- Planning and Administration

#### **Summarize the objectives and outcomes identified in the Plan**

The City plans to use 20% of the FY 2023-2024 entitlement allocation for Administration and Planning, including funding a contract with the Housing Rights Center to provide residents with fair housing services. The City will continue to fund Supportive Human Services to the greatest extent possible subject to the Public

Services cap of 15% of the FY 2023-2024 allocation. The Handyworker Program and the Property Rehabilitation Program will be funded to Improve, Maintain, and Expand Affordable Housing, and the remaining funds will be used to Improve and Expand Facilities and Infrastructure. The City will continue to use funds provided through the CARES Act (CDBG-CV) to Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic.

The City incorporated Performance Measure Objectives and Outcomes in accordance with the Federal Register Notice dated March 7, 2006, which requires Performance Measure Objectives and Outcomes to be associated with each activity:

Activities will meet one of the following:

- Decent Housing (DH)
- A Suitable Living Environment (SL)
- Economic Opportunity (EO)

Activities will meet one of the following: \_

- Availability/Accessibility (1)
- Affordability (2)
- Sustainability (3)

### **Evaluation of past performance**

A complete evaluation of the City's fourth year (FY 2022-23) in implementing the Con Plan will be provided in the Consolidated Annual Performance Evaluation Report (CAPER) due to HUD on September 28, 2023, 90 days after the close of the program year. For the first two quarters of FY 2022-2023, the CDBG-funded programs assisted residents as shown below:

#### ***CDBG Entitlement Program***

- 91 families experiencing homelessness were assisted through two homeless services programs
- 12 disabled children were provided equestrian therapy
- 29 foster or former-foster youth were provided case management and support to reach their higher-learning goals
- 155 older adults were provided assistance with comprehensive assessments, referrals to housing resources, and assistance with forms completion
- 141 single-mother families were provided with mental health services
- 9 severely disabled young adults were provided job readiness and life-skills training

## **CDBG CV Program**

The statistics below represent the fall accomplishments from the beginning of each CDBG-CV activity through December 31, 2022.

- 10 foster or former-foster youth were provided a dedicated study space and on-site lunch so they could continue their studies during the pandemic
- 28 children were provided childcare and afterschool activities in a socially-distanced environment to keep them safe during the pandemic
- 9 families who became homeless due to the pandemic were provide transitional housing

## **Summary of Citizen Participation Process and consultation process**

Citizen participation is an important component of the Annual Action Plan processes. To solicit public input during the development of the Action Plan, the City is providing the required 30-day public review and comment period of the draft Action Plan and will hold a Public Hearing before the Santa Clarita City Council to approve the Action Plan.

**Public Review of Draft Documents:** A 30-day public review and comment period will be held from March 27 to April 25, 2023. The final FY 2023-2024 Action Plan will be available for five years at Santa Clarita City Hall and available for viewing on the Community Development Block Grant (CDBG) page of the City's website.

**Public Hearing:** A Public Hearing before the City Council was held on April 25, 2023 to review and approve the Annual Action Plan.

## **Summary of public comments**

Public input, including any comments received during the citizen participation process, are summarized and presented in the Appendix. No comments have been received to date.

## **Summary of comments or views not accepted and the reasons for not accepting them**

All comments were accepted.

## **Summary**

The City was allocated \$1,504,349 in CDBG funds and \$634,974 in HOME funds for FY 2023-2024. The City also has available \$370,474 in prior year CDBG savings. The total estimated budget available to the City for CDBG programs is \$1,874,823 for the period of July 1, 2023 through June 30, 2024.

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

**Agency/entity responsible for preparing/administering the Consolidated Plan**

<b>Agency Role</b>	<b>Name</b>	<b>Department/Agency</b>
CDBG Administrator	SANTA CLARITA	Community Development
HOME Administrator	SANTA CLARITA	Community Development

***Table 1 – Responsible Agencies***

**Narrative (optional)**

The City’s CDBG and HOME programs are administered by the Community Preservation Division of the City of Santa Clarita Community Development Department.

**Consolidated Plan Public Contact Information**

For matters concerning the City of Santa Clarita’s CDBG and HOME programs, please contact: Tracy Sullivan, Community Preservation Manager, City of Santa Clarita Community Development Department, 23920 Valencia Blvd., Suite 300, Santa Clarita, CA 91355, (661) 255-4932.

## **AP-10 Consultation – 91.100, 91.200(b), 91.215(I)**

### **Introduction**

The City conducted outreach with non-profit agencies, affordable housing providers, and government agencies as part of the development of this Action Plan. The City reached out to 200 non-profit and government agencies consulted with them regarding the needs of the low- and moderate-income community.

### **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(I))**

The City of Santa Clarita’s outreach efforts include public and assisted housing agencies, as well as governmental and private health, mental health, and other agencies serving the low- and moderate-income residents. Notices of Funding Availability for FY 2023-2024 CDBG funds were mailed to 200 local-serving agencies. The Los Angeles County Development Authority was also contacted to obtain information on public housing and Housing Choice Vouchers available to City residents. As of March 2023, there were 256 Section 8 Voucher Program participants residing in the City of Santa Clarita.

### **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, veteranSs, and unaccompanied youth) and persons at risk of homelessness.**

The Continuum of Care (CoC) is a regional or local planning body that coordinates housing and services funding for homeless families and individuals. The lead agency for the CoC covering the Santa Clarita area is the Los Angeles Homeless Services Authority (LAHSA). Through a variety of contracts with direct services providers, LAHSA provides a comprehensive array of housing services, including:

- Outreach, intake and assessment
- Emergency shelter
- Transitional housing with supportive services
- Permanent & permanent supportive housing with services

Bridge To Home, the largest homeless services provider in the City, is linked to LAHSA and various other agencies through the CoC.

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

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

**Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction’s consultations with housing, social service agencies and other entities**

1	<b>Agency/Group/Organization</b>	<b>Bridge To Home SCV</b>
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended meetings held by the City on December 13 and 15, 2022. The agency gave input on the needs of those experiencing homelessness and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.
2	<b>Agency/Group/Organization</b>	<b>Santa Clarita Valley Committee on Aging</b>
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Elderly Persons Services-Persons with Disabilities Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homelessness Needs - Veterans Non-Homeless Special Needs Lead-based Paint Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 19, 2022. The agency gave input on the needs of seniors and other low income residents and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.

3	<b>Agency/Group/Organization</b>	<b>Include Everyone SCV</b>
	<b>Agency/Group/Organization Type</b>	Services – People with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 13, 2022. The agency gave input on the needs of residents with disabilities and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.
4	<b>Agency/Group/Organization</b>	<b>Carousel Ranch</b>
	<b>Agency/Group/Organization Type</b>	Services-Children Services – Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 13, 2022. The agency gave input on the needs of residents with disabilities and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.
5	<b>Agency/Group/Organization</b>	<b>Art Tree Community Arts Center</b>
	<b>Agency/Group/Organization Type</b>	Other – Arts
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 15, 2022. The agency gave input on the needs of children and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.



6	<b>Agency/Group/Organization</b>	Henry Mayo Newhall Hospital Foundation
	<b>Agency/Group/Organization Type</b>	Services-Health Public Funded Institution/System of Care Health Agency
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs – Chronically Homeless Homeless Needs – Families with Children Homeless Needs – Veterans Homelessness Strategy Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 15, 2022. The agency gave input on the healthcare needs of City residents and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.
7	<b>Agency/Group/Organization</b>	<b>Family Promise of Santa Clarita Valley</b>
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Families with children Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 13, 2022. The agency gave input on the needs of those at-risk and those experiencing homelessness and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.

8	<b>Agency/Group/Organization</b>	<b>Samuel Dixon Family Health Center</b>
	<b>Agency/Group/Organization Type</b>	Health Agency Services - Health Services - Housing Service – Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs – Veterans  Homeless Needs – Families with Children Homelessness Strategy  Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 19, 2022. The agency gave input on the healthcare needs of the City residents and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.
9	<b>Agency/Group/Organization</b>	<b>Human Good</b>
	<b>Agency/Group/Organization Type</b>	Services - Housing Services- Elderly Persons Services – Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs  Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 15, 2022. The agency gave input on the needs of senior residents and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.

10	<b>Agency/Group/Organization</b>	<b>College of the Canyons Foundation</b>
	<b>Agency/Group/Organization Type</b>	Services - Education Foundation
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs – veterans  Homeless Needs – unaccompanied youth Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 15, 2022. The agency gave input on the needs of students at the College and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.
11	<b>Agency/Group/Organization</b>	<b>Single Mothers Outreach</b>
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Victims of Domestic Violence Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 19, 2022. The agency gave input on the needs of single mothers in the City and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.

12	<b>Agency/Group/Organization</b>	<b>Northeast Valley Health Corporation</b>
	<b>Agency/Group/Organization Type</b>	Health Agency Services - Health Services - Housing Service – Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs – Veterans  Homeless Needs – Families with Children Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 19, 2022. The agency gave input on the healthcare needs of the City residents and was provided information on the City's CDBG program and how to apply for FY 2023-2024 funds.
13	<b>Agency/Group/Organization</b>	<b>Community Gardens of Santa Clarita Valley</b>
	<b>Agency/Group/Organization Type</b>	Other - Recreation
	<b>What section of the Plan was addressed by Consultation?</b>	Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 19, 2022. The agency gave input on the needs of the residents participating in the community garden and was provided information on the City's CDBG program and how to apply for FY 2023-2024 funds.
14	<b>Agency/Group/Organization</b>	<b>Fostering Youth Independence</b>
	<b>Agency/Group/Organization Type</b>	Services - Youth Services - Education  Service – Persons with Disabilities

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Economic Development Anti-Poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 15, 2022. The agency gave input on the needs of foster and former foster youth and was provided information on the City's CDBG program and how to apply for FY 2023-2024 funds.
15	<b>Agency/Group/Organization</b>	<b>Boy Scouts of America</b>
	<b>Agency/Group/Organization Type</b>	Services - Children
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Needs Assessment
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 19, 2022. The agency gave input on the needs of youth in the City and was provided information on the City's CDBG program and how to apply for FY 2023-2024 funds.
16	<b>Agency/Group/Organization</b>	<b>Avenues for Supported Living</b>
	<b>Agency/Group/Organization Type</b>	Services - Housing Services – Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Homelessness Strategy

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 15, 2022. The agency gave input on the needs of the City’s disabled residents and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.
17	<b>Agency/Group/Organization</b>	<b>Finally Family Homes</b>
	<b>Agency/Group/Organization Type</b>	Services – Housing Services - Education Services – Homeless Services - Victims
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Needs Assessment Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The agency attended a meeting held by the City on December 13, 2022. The agency gave input on the affordable housing needs of City residents and was provided information on the City’s CDBG program and how to apply for FY 2023-2024 funds.
18	<b>Agency/Group/Organization</b>	<b>Salvation Army</b>
	<b>Agency/Group/Organization Type</b>	Services - Children Services - Homeless Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Needs Assessment Homeless Needs – Chronically Homeless Homeless Needs – Families with children Homeless Needs – Veterans Anti-Poverty Strategy

<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>The agency attended a meeting held by the City on December 13, 2022. The agency gave input on the needs of low income residents and was provided information on the City's CDBG program and how to apply for FY 2023-2024 funds.</p>
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**Table 2 – Agencies, groups, organizations who participated**

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

All applicable agencies and agency types were consulted. The City reached out to 200 agencies to inform them of the opportunity to provide input and the availability of CDBG funds. Each agency had the opportunity to attend one of three meetings, and the opportunity to contact the City of Santa Clarita directly to provide input. No agencies were eliminated from the consultation process.

**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 Housing Services Authority	Through the FY 2019-2023 Consolidated Plan outreach process, the City has identified homeless and special needs in the community. These services will complement the Continuum of Care Strategy for transitioning the homeless to permanent housing.
Housing Element	City of Santa Clarita	The City's current Housing Element draft, which includes the estimate of housing needs from the Regional Housing Needs Assessment, contains over 20 programs and policies designed to address housing needs for low- and moderated-income persons. The City is in the process of updating its Housing Element for the 6th cycle covering 2021-2029.

**Table 3 – Other local / regional / federal planning efforts**

**Narrative (optional)**

Refer to Appendices for a complete outreach list and proof of publications.

## **AP-12 Participation – 91.105, 91.200(c)**

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

#### **Summarize citizen participation process and how it impacted goal-setting**

The City encourages citizens to participate in the development of the FY 2023-2024 Action Plan and the proposed use of housing and community development funds. Residents, public agencies, and other interested parties are given the opportunity to receive information and review and submit comments on proposed activities.

**Community Needs Assessment:** In preparation for the development of the FY 2023-2024 Action Plan, the City undertook a Community Needs Assessment (CNA) process. The CNA was conducted using an on-line survey tool, which was available from October 23, 2022 to December 2, 2022. Notice was sent to approximately 50 local agencies requesting that they complete the survey and distribute it to their clients. A total of 310 individuals responded to the survey. Twelve percent were seniors, 27 percent were renters and 73 percent were homeowners. The results of the CNA were presented to the Santa Clarita City Council in a Public Hearing on February 28, 2023.

**Applications for funding:** The City used an open and objective process for the award of FY 2023-2024 CDBG funding for subrecipient grants. For the HOME funds, the City will utilize a separate NOFA process once a sufficient amount of HOME funds are available through multiple years of allocation. For the FY 2023-2024 funding process, the following actions were taken:

- Notified over 200 local-serving non-profit organizations by mail of the availability of grant funds and funding opportunity meetings.
- Formed a five-member intra-departmental committee who evaluated, scored, and ranked the proposals submitted.
- Reviewed and scored Risk Assessment Questionnaires to determine the level of risk per CFR 200.331(b)(c).
- Checked debarment status through the System for Award Management (SAM) website.
- Completed a CDBG Activity Type and Eligibility Determination form for all funding requests, ensuring that the proposed program/activities were eligible, met a HUD National Objective, addressed a Consolidated Plan priority, and met a current community need.

The City received 18 applications for CDBG Entitlement funds: 16 for Public Service funds and two for Capital funds. Seven of the Public Service applications and two of the applications for Capital funds were recommended for funding. Five of the applications which were received proposed programs which addressed the impacts of the coronavirus pandemic. Those five were recommended for funding with available CDBG-CV funds.



The proposals recommended for funding were those which scored the highest based on addressing a Consolidated Plan priority and a current community need, meeting a HUD National Objective, having clear and adequate goals and objectives, and serving residents of the City. Those proposals demonstrated the proposers' ability to meet the participant eligibility criteria and CDBG Program and reporting compliance.

**Citizen Participation Outreach**

<b>Sort Order</b>	<b>Mode of Outreach</b>	<b>Target of Outreach</b>	<b>Summary of response/attendance</b>	<b>Summary of comments received</b>	<b>Summary of comments not accepted and reasons</b>	<b>URL (If applicable)</b>
1	Newspaper Ad	Non-targeted/broad community	Not applicable.	No public comments received	There were no comments received that were not accepted.	
2	Press Release	Non-targeted/broad community	Not applicable.	No public comments received	There were no comments received that were not accepted.	
3	Pubic Hearing	Non-targeted/broad community	The City Council considered the results of the Community Needs Assessment, which was conducted in November and December, 2022	All comments were received.	There were no comments received that were not accepted.	
4	Public Hearing	Non-targeted/broad community	The City Council considered the adoption of the FY 2023-2024 Annual Action Plan.			

**Table 4 – Citizen Participation Outreach**

## Expected Resources

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

#### Introduction

The FY 2023-2024 Action Plan is the fifth year of implementation for the FY 2019-2023 Con Plan. A number of housing and community development resources are currently available in the City of Santa Clarita. They include:

- Community Development Block Grant Entitlement (CDBG)
- Community Development Block Grant CARES Act (CDBG-CV)
- HOME Investment Partnerships Act (HOME)
- HUD Section 8 Rental Assistance Program (through the Los Angeles County Development Authority)
- State transportation funds
- General funds

HUD allocated \$1,504,349 in CDBG Entitlement funds to the City for FY 2023-2024. The City also had \$370,474 in prior year unallocated funds, for a total of \$1,874,823 in expected resources. The City was also allocated \$634,974 in HOME funds.

**Anticipated Resources**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of Con Plan	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	\$1,504,349	0	\$370,474	\$1,874,823	0	This is the last program year for the current Con Plan. No additional funds are expected beyond those allocated in FY 2023-2024.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	\$634,974	0	0	\$634,974	0	This is the last program year for the current Con Plan. No additional funds are expected beyond those allocated in FY 2023-2024.

**Table 5 - Expected Resources – Priority Table**

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

The City will use CDBG funds to leverage funds from other sources, including:

- Other grant and private funds used by the CDBG subrecipients to operate the same programs for which they received CDBG funds.
- HOME funds may be used with CDBG funds in the development of affordable housing.
- City general funds which are allocated to public facilities improvements which are already receiving CDBG funding.

The City intends to leverage all available funds 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 all other opportunities to obtain additional funding through other federal, state and local funding sources which can help leverage internal resources.

**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 City does not own any land which would be appropriate to use in addressing the needs identified in the plan.

**Discussion**

See discussions above.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

Goals Summary Information – all amounts shown are estimates

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		Improve, Maintain, and Expand Affordable Housing	CDBG EN: \$450,000 HOME: \$634,974	CDBG EN: Household Housing Units- Homeowner Housing Rehabilitated: 65 Household Housing Units Assisted
2	Improve and Expand Facilities and Infrastructure	2019	2023	Non-Housing Community Development		Improve and Expand Facilities and Infrastructure	CDBG EN: \$923,301	Public Facility or Infrastructure Activities Other than Low/Moderate Income Housing Benefit: 3,177 Households Assisted
3	Provide Supportive Human Services	2019	2023	Homeless Non-Homeless Special Needs		Provide Supportive Human Services	CDBG EN: \$225,652	Public Service Activities Other than Low/Moderate Income Housing Benefit: 874 Persons Assisted

**Table 6 – Goals Summary**

### Goal Descriptions

1	<b>Goal Name</b>	Provide Decent and Affordable Housing
	<b>Goal Description</b>	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	<b>Goal Name</b>	Improve and Expand Facilities and Infrastructure
	<b>Goal Description</b>	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	<b>Goal Name</b>	Provide Supportive Human Services
	<b>Goal Description</b>	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.
4	<b>Goal Name</b>	Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic
	<b>Goal Description</b>	Provide a variety of Public Services to aid in the urgent needs of the most vulnerable segments of Santa Clarita residents.

## 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 2023-2024 (July 1, 2023 through June 30, 2024) using CDBG and HOME funds. The City was allocated \$1,504,349 in CDBG funds and \$634,974 in HOME funds from HUD for FY 2023-2024. The City also has available \$370,474 in CDBG funds from prior year savings.

#	Project Name
1	CDBG Planning and Administration (City)
2	Fair Housing Services (The Housing Rights Center)
3	Case Management (Fostering Youth Independence)
4	Household Support (Family Promise of Santa Clarita Valley)
5	Mental Health Services (Single Mothers Outreach)
6	Project Special Children of the Valley (Carousel Ranch)
7	Ready to Work! (Carousel Ranch)
8	Community Access Services (Santa Clarita Valley Committee on Aging)
9	Intake Specialist (Bridge To Home)
10	Property Rehabilitation Program (Santa Clarita Valley Committee on Aging)
11	Handyworker Program (Santa Clarita Valley Committee on Aging)
12	Park Improvement Project (City)
13	HOME Affordable Housing Program (City)

*Table 7 – Project Information*

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

The City prioritizes the high Con Plan priorities when allocating funds and community needs identified in the annual Community Needs Assessment Survey. The greatest obstacle to meeting underserved needs is the lack of funding. The City is a new HOME entitlement and must bank the funds until an adequate level can be accumulated to pursue an affordable housing project with a Community Housing Development Organization (CHDO).



**AP-38 Project Summary**

**Project Summary Information**

Information in this section contains both FY 2023-2024 Entitlement Programs and FY 2020-2021 CDBG-CV Programs already authorized under an Amendment to the FY 2020-2021 Action Plan.

<b>1</b>	<b>Project Name</b>	<b>CDBG Planning and Administration</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Decent and Affordable Housing Improve and Expand Facilities and Infrastructure Provide Supportive Human Services
	<b>Needs Addressed</b>	Planning and Administration
	<b>Funding</b>	CDBG: \$275,870
	<b>Description</b>	CDBG Program Planning and Administration
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
	<b>Location Description</b>	The CDBG program will be administered from Santa Clarita City Hall and will support the CDBG and HOME programs citywide.

	<b>Planned Activities</b>	Funds will be used for general management, monitoring and oversight of the CDBG and HOME 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.
2	<b>Project Name</b>	<b>Fair Housing Services</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Decent and Affordable Housing Provide Supportive Human Services
	<b>Needs Addressed</b>	Planning and Administration
	<b>Funding</b>	CDBG: \$25,000
	<b>Description</b>	CDBG administrative funds will be used for a contract with The Housing Rights Center to provide fair housing services to the residents of Santa Clarita
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A
	<b>Location Description</b>	This program is administered by The Housing Rights Center and is available to residents City-wide.

	<b>Planned Activities</b>	This program will provide fair housing information to renters and homeowners, landlords, lenders, and developers. Fair housing complaints will be investigated and litigation will be undertaken when appropriate. Fair housing testing will also be conducted.
3	<b>Project Name</b>	<b>Case Management (Fostering Youth Independence)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Supportive Human Services
	<b>Needs Addressed</b>	Provide Supportive Human Services
	<b>Funding</b>	CDBG: \$35,825
	<b>Description</b>	CDBG will fund services for current and former foster youth to ensure the complete a post-secondary education and achieve stability.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 32 youth will be assisted
	<b>Location Description</b>	This program is administered by Fostering Youth Independence and is available to residents City-wide.
	<b>Planned Activities</b>	This program will provide assessment, case management, and advocacy for foster youth pursuing post-secondary education.
4	<b>Project Name</b>	<b>Household Support (Family Promise of Santa Clarita Valley)</b>

	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Supportive Human Services
	<b>Needs Addressed</b>	Provide Supportive Human Services
	<b>Funding</b>	CDBG: \$35,000
	<b>Description</b>	This program provides homeless and those at-risk of homelessness with case management, meals, shelter, and short-term rental assistance.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 20 individuals may be assisted.
	<b>Location Description</b>	This program is administered by Bridge To Home and is available to individuals citywide.
	<b>Planned Activities</b>	Provide case management, meals, emergency housing, and short-term rental assistance to individuals who are homeless or at-risk of homelessness.
<b>5</b>	<b>Project Name</b>	<b>Mental Health Services (Single Mothers Outreach)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Supportive Human Services
	<b>Needs Addressed</b>	Provide Supportive Human Services

	<b>Funding</b>	CDBG: \$30,000
	<b>Description</b>	This program provides mental health services to single mothers and their children.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 100 families may be assisted.
	<b>Location Description</b>	This program is administered by Single Mothers Outreach and is available to individuals citywide.
	<b>Planned Activities</b>	Single Mothers and their children will be assessed and provided with individual and group counseling and coordinated case management. Basic need supplies, connection to housing services, and access to activities that build sustainability will also be provided
6	<b>Project Name</b>	<b>Project Special Children of the Valley (Carousel Ranch)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Supportive Human Services
	<b>Needs Addressed</b>	Provide Supportive Human Services Planning and Administration
	<b>Funding</b>	CDBG: \$10,710
	<b>Description</b>	This program will provide equestrian therapy scholarship for disabled children and adults.
	<b>Target Date</b>	6/30/2024

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 12 individuals with disabilities may be assisted.
	<b>Location Description</b>	This program is administered by Carousel Ranch located in Agua Dulce and is available to disabled individuals citywide.
	<b>Planned Activities</b>	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.
<b>7</b>	<b>Project Name</b>	<b>Ready to Work! (Carousel Ranch)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Supportive Human Services
	<b>Needs Addressed</b>	Provide Supportive Human Services
	<b>Funding</b>	CDBG: \$10,445
	<b>Description</b>	This program will provide scholarships to Severely Disable Adults to participate in a job readiness program.
	<b>Target Date</b>	6/30/2024

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 10 severely disabled adults may be assisted.
	<b>Location Description</b>	This program is administered by Carousel Ranch located in Agua Dulce and is available to severely disabled adults citywide.
	<b>Planned Activities</b>	Provide classes in job readiness skills, as well as job search assistance, and on-going support to ensure the participants are successful.
8	<b>Project Name</b>	<b>Intake Specialist (Bridge To Home)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Supportive Human Services
	<b>Needs Addressed</b>	Provide Supportive Human Services
	<b>Funding</b>	CDBG: \$54,672
	<b>Description</b>	This program pays for staff to conduct intake and assessment for those individuals experiencing homelessness.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 250 homeless individuals may be assisted.

	<b>Location Description</b>	This program is administered by Bridge To Home and is available to homeless persons citywide.
	<b>Planned Activities</b>	The Intake Specialist will conduct outreach and initial assessment for those individuals experiencing homelessness. Those assessed will be connected with the Bridge To Home shelter services and services from other providers.
9	<b>Project Name</b>	<b>Community Access Services (Santa Clarita Valley Committee on Aging)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Supportive Human Services
	<b>Needs Addressed</b>	Provide Supportive Human Services
	<b>Funding</b>	CDBG: \$49,000
	<b>Description</b>	This program provides Comprehensive Assessments to adults 50 years-of-age and older to assess their housing and social service needs.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 450 individuals may be assisted.
	<b>Location Description</b>	This program is administered by Santa Clarita Valley Committee on Aging and is available to age-eligible individuals citywide.



	<b>Planned Activities</b>	Provide adults 50 years of age or older with comprehensive assessment to determine their needs for meals, assistance completing forms and documents, housing referral, financial counseling and advocacy. Services will be provided or appropriate referrals to other agencies will be made.
10	<b>Project Name</b>	<b>Property Rehabilitation Program (Santa Clarita Valley Committee on Aging)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Decent and Affordable Housing
	<b>Needs Addressed</b>	Improve, Maintain, and Expand Affordable Housing
	<b>Funding</b>	CDBG: \$50,000
	<b>Description</b>	This program provides rehabilitation services to help low income homeowners maintain the safety and habitability of their homes.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated five low/mod homeowners may be assisted.
	<b>Location Description</b>	This program is administered by Santa Clarita Valley Committee on Aging and is available to homeowners citywide.
	<b>Planned Activities</b>	Minor housing rehabilitation services for low/mod income, owner-occupied households to address Santa Clarita Municipal Code violations
11	<b>Project Name</b>	<b>Handyworker Program (Santa Clarita Valley Committee on Aging)</b>

	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Decent and Affordable Housing
	<b>Needs Addressed</b>	Improve, Maintain, and Expand Affordable Housing
	<b>Funding</b>	CDBG: \$400,000
	<b>Description</b>	This program provides rehabilitation services to help low income homeowners maintain the safety and habitability of their homes.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 60 low/mod homeowners may be assisted.
	<b>Location Description</b>	This program is administered by Santa Clarita Valley Committee on Aging and is available to homeowners citywide.
	<b>Planned Activities</b>	The program will assess the needs of the low income homeowner and provide minor housing rehabilitation services which may include plumbing, electrical, roofing, HVAC, and other minor repairs. Program staff or contractors will complete the needed repairs.
12	<b>Project Name</b>	<b>Park Improvement Project (City)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Improve and Expand Facilities and Infrastructure

	<b>Needs Addressed</b>	Improve and Expand Facilities and Infrastructure
	<b>Funding</b>	\$923,301
	<b>Description</b>	Funds will be used to improve parks in areas with at least 49.7% low/mod households, or for ADA improvements.
	<b>Target Date</b>	6/30/2024
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	An estimated 3,177 households will benefit
	<b>Location Description</b>	TBD
	<b>Planned Activities</b>	The program will provide park improvements.
13	<b>Project Name</b>	<b>HOME Affordable Housing Program (City)</b>
	<b>Target Area</b>	N/A
	<b>Goals Supported</b>	Provide Decent and Affordable Housing
	<b>Needs Addressed</b>	Improve, Maintain, and Expand Affordable Housing Planning and Administration
	<b>Funding</b>	HOME: \$634,974
	<b>Description</b>	This funding will be used to acquire land for affordable housing construction. The City will be actively pursuing partner opportunities with Community Housing Development Organizations (CHDOs) for affordable housing development.

<b>Target Date</b>	6/30/2023
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Acquire land to construct affordable housing to benefit one household
<b>Location Description</b>	To be determined
<b>Planned Activities</b>	Release NOFA, combining FY 20-21, 21-22, 22-23, and 23-24 HOME allocations, to purchase land for affordable housing development.

**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**

All Public Service activities as well as the Property Rehabilitation and Handyworker Programs are available city-wide.

Specific activities have not yet been identified for the HOME Project. As those activities are identified the City will evaluate areas of low income and minority concentrations to determine if the activities will be most effective in those areas.

**Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
N/A	N/A

***Table 9 – Geographic Distribution***

**Rationale for the priorities for allocating investments geographically**

In the City of Santa Clarita, areas of low-income and minority concentration tend to be smaller, pocket areas spread out throughout the City. The City believes that making Public Services, the Property Rehabilitation Program, and the Handyworker Program available city-wide is the best way to ensure the largest number of eligible residents are able to access the services. As noted above, a HOME Project has not yet been identified. When it is, the City will evaluate the effectiveness of targeting specific areas for those activities.

**Discussion**

See discussion above.

## Affordable Housing

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

#### Introduction

The need for affordable housing was identified as part of the Community Needs Assessment conducted in November and December 2022. The need for housing for all income levels is quantified in the most recent Regional Housing Needs Assessment (RNHA) conducted by the State of California. The RNHA projects the housing needs for each jurisdiction in the State in each of four household income categories.

The City has limited resources to address permanent affordable housing. HOME funds may be used in future years to assist in the development of affordable housing units. In FY 2023-2024, the City will use CDBG to fund the Handyworker Program to provide minor rehabilitation of 60 owner-occupied residences and will assist five homeowners through the Property Rehabilitation Program.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	65
Special-Needs	0
Total	65

**Table 10 – One Year Goals for Affordable Housing by Support Requirement**

One Year Goals for the Number of Households Supported Through	
Rental Assistance	
The Production of New Units	0
Rehab of Existing Units	65
Acquisition of Existing Units	0
Total	65

**Table 11 – One Year Goals for Affordable Housing by Support Type**

#### Discussion

See discussion 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 Los Angeles County Development Authority.

### **Actions planned during the next year to address the needs of public housing**

Orchard Arms is a 183-unit apartment building with units which are already modified to serve the target population of disabled and elderly residents. The units are in good condition, and there are no substandard units or rehabilitation needs at the facility. Elevators and covered pathways between buildings were added in the past to improve accessibility.

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

The Los Angeles County Development Authority 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 Los Angeles County Development Authority 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 discussion 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.

In June 2022, the City of Santa Clarita updated the Community Plan to Address Homelessness. This document lays out concrete policies to confront the challenges of a growing unhoused population. The City designed the plan to align local resources, both in the non-profit and private sectors, with Los Angeles County investments. The plan facilitated strategic planning sessions among local stakeholders and led to the creation of the Community Task Force on Homelessness (Task Force) - a city-led committee dedicated to streamlining communication, enhancing information sharing, and coordinating projects.

The Task Force is comprised of service providers, government agencies, faith-based organizations, and schools - each member participates in one of the four Task Force sub-committees: 1) Advocacy and Coordination of Resources, 2) Prevention, 3) Direct Services, and 4) Housing. The Task Force meets periodically to coordinate action-items related to the plan's priorities including developing a year-round emergency shelter, increasing affordable housing options, enhancing mental health services, and streamlining information sharing and opportunities for collaboration.

### **Describe the jurisdictions 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 Entitlement funds to support various programs aimed at assisting the homeless and those at-risk of homelessness. Listed below are the agencies funded by the City using Entitlement funds in FY 2023-2024 to specifically address homelessness. Both agencies reach out to the homeless in the community and provide services based on an assessment of their individual needs.

#### **CDBG Entitlement**

- \$54,672 to Bridge To Home to address homeless needs and/or homelessness prevention through the Intake Specialist program. This program addresses immediate crisis points by providing food, access to medical or mental health care, shelter, transportation, and eviction prevention funds.
- \$35,000 to Family Promise of Santa Clarita Valley to provide case management to homeless



families by providing temporary housing through faith-based organizations, motel vouchers, or placement in their transitional housing. They are then able to provide further assistance with transportation costs and referrals to other resources to assist the families in need.

The City continues to use CDBG-CV funds to who are homeless or at-risk of homelessness due to the impacts of the pandemic. Three programs that address homelessness and special needs are being funding in FY 2023-24 using CDBG-CV funds.

#### CDBG-CV

- \$35,000 to Family Promise of Santa Clarita Valley to provide services to families who became homeless due to the impacts of COVID-19.
- \$30,000 to Avenues for Supported Living to provide rent and utility assistance to severely disabled adults affected by the pandemic.
- \$30,705 to Salvation Army to provide rent and utility assistance to families and individuals affected by the pandemic.

#### **Addressing the emergency shelter and transitional housing needs of homeless persons**

The year-round homeless 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. In prior years, the City purchased an adjacent piece of property using non-CDBG funds and transferred ownership of this property to BTH. This new land provided enough space for BTH to construct an expanded permanent year-round shelter. BTH also secured additional funding from the County for the construction. The new shelter is expected to open its doors in Fall 2023. In FY 2023-24 the City will fund BTH to address homelessness using CDBG Entitlement funds.

**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**

Family Promise of Santa Clarita Valley will be funded for two programs in FY 2023-24, one using Entitlement funds and one using CDBG-CV funds, to provide a wide variety of services to homeless families, including transitional housing which provides stability and the opportunity to address issues related to employment, mental and physical health, and substance abuse with the goal of moving on to permanent housing. Bridge To Home also assists the homeless make the transition to stable housing through extensive case management, referrals, and housing placement assistance for the homeless. BTH will also

be funded to assist homeless individuals using CDBG Entitlement funds.

**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.**

Avenues for Supported Living will be funded in FY 2023-24 using CDBG-CV funds to provide short-term emergency rental assistance to households at risk of homelessness due to the impacts of the Pandemic. The Bridge To Home and Family Promise programs detailed above also provide services to prevent homelessness. In addition, the agencies below, while not direct homeless service providers, do provide services that address some of the critical issues that lead to homelessness:

- Fostering Youth Independence will be funded to provide case management, support services, life skills training, and housing assistance to foster youth and former foster youth with the goal of helping them obtain a post-secondary education. Foster youth have one of the highest rates of homelessness. Supporting them in their effort to gain an education and establish stable housing helps them avoid homelessness.
- Single Mothers Outreach will be funded to provide mental health services to single mothers and their children. Untreated mental illness is a significant factor in becoming homeless. Providing these families with mental health services helps them avoid homelessness.
- The Santa Clarita Valley Senior Center will be funded 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 and avoid homelessness.
- Salvation Army will be funded to assist those at risk of becoming homeless through rent and utility assistance, and supportive services. They will provide housing-focused case management including assessment, counseling and access to supportive services. The case manager will provide clients with referrals for issues pertaining to mental illness, substance abuse and employability.

## **Discussion**

See discussion above.

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

In FY 2020-2021, the City became a HOME Participating Jurisdiction for the first time. In FY 2023-2024, the City was allocated \$634,974 in HOME funds. The dependable annual allocation of funds through HOME will provide additional funds for affordable housing development, but the relatively small annual allocation means that the City will need to wait several years to accumulate sufficient HOME funds which may be used in combination with other affordable housing funds to develop affordable housing units.

One of the greatest barriers to affordable housing in the City is the lack of funding. Other housing funds, including four percent and nine percent Low Income Housing Tax Credits and the Multifamily Housing Program are very competitive and not sufficient to create affordable housing alone, but could be combined with HOME funds in some circumstances. Creating affordable housing requires multi-layered funding and a multi-year planning process.

While developing new affordable housing is important, it is equally important to maintain existing affordable housing. Activities that the City plans to undertake in FY 2023-2024 to help maintain existing affordable housing include:

- Funding the Handyworker Program which provides owner-occupied minor rehabilitation services. 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.
- Funding the Property Rehabilitation Program to provide assistance to low- and moderate-income homeowners to address municipal code violations.
- Administering Santa Clarita Municipal Code (SCMC) 6.02 and 6.04 to protect residents in mobile home parks. Mobile 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 2023-2024 to foster and maintain this critical resource for affordable housing:
  - Manufactured Home Park Rent Adjustment Procedures Ordinance (SCMC 6.02 - Adopted in 1991, and most recently updated in 2017, this City Ordinance protects manufactured home park residents from unreasonable rent increases and provides an appeal process.
  - Manufactured Home Parks - Change in Use Ordinance (SCMC 6.04) - Adopted in 1991, and most recently updated in 2015, this City Ordinance establishes specific requirements for compensation to mobile home park residents in the event of mobile home park closures.
- Funding a contract with The Housing Right Center. Fair housing issues are affordable housing issues since violations of fair housing law disproportionately impact low- and moderate-income residents. The City updated its Analysis of Impediments to Fair Housing Choice (AI) report concurrent with the preparation of the Consolidated Plan. The AI 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.

**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 need for affordable housing was identified as part of the Community Needs Assessment conducted in November and December 2022. The need for affordable housing is quantified in the most recent Regional Housing Needs Assessment (RNHA) conducted by the State of California. The RHNA projects the housing needs for each jurisdiction in the State in each of four household income categories.

The City is in the process of developing the 2021-2029 Housing Element as an update to the 2013 Housing Element. The 2021-2029 Housing Element is still in draft form, but contains projects, programs, and policies which ameliorate the negative effects of public policies which serve as barriers to affordable housing including, but not limited to:

- Identifying and maintaining a sufficient inventory of sites suitably zoned for housing at all income levels
- An Expedited Processing for Affordable Housing Projects program
- Maintaining the existing Affordable Housing Density Bonus
- Targeting one-third of housing subsidies to extremely low income households in new affordable development
- Implementing a Flexible Development Standards program designed to encourage the development of new affordable housing
- Limiting code enforcement activities to those which pose an immediate threat to public health and safety

**Discussion**

See discussion above.

## **AP-85 Other Actions – 91.220(k)**

### **Introduction**

Priority needs established in the FY 2019-2023 five-year Consolidated Plan, which forms the basis for establishing objectives and outcomes in the FY 2023-2024 Action Plan, are as follows:

#### High Priority

- Improve, Maintain, and Expand Affordable Housing
- Improve and Expand Facilities and Infrastructure
- Provide Supportive Human Services
- Provide Timely Assistance to Those Impacted by the COVID-19 Pandemic
- Planning and Administration

### **Actions planned to address obstacles to meeting underserved needs**

Most underserved needs are in the social and human service area. The amount of CDBG funds which may be used to provide social service type programs to address underserved needs is limited to 15% of the annual allocation and few other funding sources are available. This is the greatest obstacles to meeting underserved needs. The City will continue to use CDBG Entitlement 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.

CDBG-CV funds do not have the same 15% limit for social service type programs. The City has used, and plans to continue to use up to 80% of the CDBG-CV funds to address underserved needs for those impacted by the pandemic.

The City proactively seeks additional resources to better meet these underserved needs.

### **Broadband Internet Access**

According to U.S. Census data, 92.6% of households in Santa Clarita have a broadband internet subscription. Income appears to be a factor in the absence of internet subscriptions at home. Among households earning less than \$20,000 annually, 25 percent had no broadband subscription. The percentage of in-home subscription increases with income. For households with incomes more than \$75,000, less than two percent did not have in-home broadband subscription. Today, internet access is widely available in urban communities such as Santa Clarita. Many people, especially among the younger age groups, have already discarded land-line services.

Broadband adoption is a measure of households with infrastructure (broadband deployment) having a fixed

connection. The California Public Utilities Commission (CPUC) has an interactive mapping tool (the California Broadband Mapping Tool) that depicts the served and underserved areas of broadband deployment. The term “served” depends on the internet speed standards and has varying thresholds at the state and federal level. The State’s “served” speed standard is 6 megabits per second (Mbps) downstream/1 Mbps upstream while current Federal Communications Commission (FCC) standards are 25 Mbps up/3 Mbps down.

According to the California Broadband Mapping Tool, most of the City’s fixed broadband services meets the State’s minimum service standards and is being “served.” According to the maps, broadband adoption is between above 80 percent in the most of the City. As it was in FY 2021-2022, broadband adoption in FY 2023-2024 is between 60 and 80 percent in limited adjacent portions of Newhall and Valencia and a relatively small pocket of Saugus. There appears to be no overlap between the lower rates of broadband adoption and areas of poverty.

### **Actions planned to foster and maintain affordable housing**

In FY 2023-2024, the City will contribute to the preservation of the existing affordable housing stock through rehabilitation programs. A total of \$400,000 in CDBG funds will be used to fund the Handyworker Program to assist low income homeowners, including seniors and disabled homeowners, to address accessibility issues and unsafe conditions. These activities are expected to provide rehabilitation assistance to 60 households. The City will also fund the Property Rehabilitation to assist low income homeowners who have code violations on their property. This program is expected to assist five 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**

Due to the mean age of the City's housing, the number of units in the City with the potential to contain lead based paint (LBP) is relatively low. Providing information to educate residents the need for testing, clearance, and lead-safe work practices as part of the Handyworker Program and Property Rehabilitation Program helps to aid in mitigating LBP hazards in the City of Santa Clarita.

Additionally, the City addresses LBP hazards as part of the CDBG funded Handyworker Program and Property Rehabilitation Program. Both programs can assist low- and moderate-income homeowner in correcting substandard conditions, which often contribute to LBP hazards. All applicants eligible for services through both programs are provided a most updated version of the Environmental Protection Agency's (EPA) The Truth About Lead Paint Poisoning pamphlet. When a property built before 1978 is approved for grant funded repairs that may disturb LBP above the de-minimus level, an inspection test is ordered. When containment and/or abatement are necessary, both programs are required to use a contractor certified in lead safe work practices by the state of California and to ensure a clearance test is

conducted after the work is complete.

The City will continue to evaluate and reduce LBP hazards through the following actions and activities:

- Coordinating with a certified consultant when LBP testing and clearance services are needed for grant funded repairs.
- Providing information directing them to a website through one on one contact with contractors, building inspectors, code enforcement officers, and the general public at the City's Permit Center.

### **Actions planned to reduce the number of poverty-level families**

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 City will allocate fifteen percent of CDBG funds to public service agencies that offer supportive services in the fight against poverty, as detailed earlier in this Action Plan. In addition, other special community benefit needs are also addressed through the Community Services Grant Program by providing funding to various local agencies using General Funds.

A branch of Los Angeles County's America's Job Center is located in Santa Clarita and provides no-cost job training assistance, interview training, and specialized services for marginalized populations like the disabled and those exiting institutional settings. The programs are designed to increase employment marketability, household income and housing options, thereby reducing the number of families in poverty.

In FY 2023-2024, 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, six targeted industries have been identified where there is a foundation of businesses in Santa Clarita currently and opportunities for growth. These industries include Biomedical and Medical Devices, Aerospace and Defense, Advanced Manufacturing, Digital and Entertainment, Information Technology, and Corporate Headquarters. 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**

In FY 2023-2024, the City will continue to collaborate with local non-profit advocacy groups and other County, State, and federal organizations to meet and address the various needs of the community. 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 Entitlement funding in FY 2023-2024 to provide the services noted:

- 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.
- Bridge To Home will be funded to provide outreach services to the homeless in the community.
- Carousel Ranch will be funded for two programs. One to assist disabled children and adults with equestrian therapy and one to provide a job-skills program to severely disabled adults.
- Santa Clarita Valley Senior Center will serve lower income homeowners in two different programs: necessary minor home repairs through the Handyworker Program and addressing code enforcement violations through the Property Rehabilitation Program.
- Santa Clarita Valley Senior Center will also assist residents over 50 years of age with comprehensive assessments, assistance with forms and applying for services, and referrals for housing, financial counseling, and advocacy.
- Family Promise will provide case management to homeless families with children. As needed, they will provide temporary and transitional shelter.

The City will also provide six CDBG-CV grants in FY 2023-24 as shown below:

- Fostering Youth Independence to provide a safe study place for foster youth.
- Santa Clarita Boys & Girls Club and the Santa Clarita Valley Family YMCA will provide childcare scholarships to families impacted by the pandemic.
- Family Promise of Santa Clarita Valley will provide emergency assistance to families at-risk of homelessness due to the pandemic.
- Avenues for Supported Living will be funded to provide rent and utility assistance to low income severely disabled adults who would otherwise face homelessness due to the pandemic.
- Salvation Army will be funded to provide rent and utility assistance for individuals and families at risk of homelessness due to the pandemic.

The City also utilizes the services of North Los Angeles County Volunteer Center, a local non-profit agency. The North Los Angeles County Volunteer Center programs and services include administration of the City's Court Referral Program.

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

The City's Community Development Department 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 and HOME programs are managed through the Community Development Division which allows for better communication and a more coordinated effort to address the issues affecting the low- and moderate-income residents of the City. The three Divisions work together to support 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:

- Coordination with the Los Angeles County Development Authority 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 LBP hazards.
- Using CDBG funds to contract with The Housing Rights Center to provide fair housing services and landlord/tenant complaint and mediation services to the residents of the City of Santa Clarita.
- Working with the Los Angeles Homeless Service Agency (LAHSA) to provide homeless shelter and services.
- Continuing to collaborate with Bridge To Home to locate and help secure funding to build a permanent shelter.

## **Discussion**

See discussion above.

## Program Specific Requirements

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

#### Introduction

Of the City's FY 2023-2024 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. The City does not anticipate generating any program income during FY 2023-2024.

#### 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
<b>Total Program Income:</b>	<b>0</b>

#### Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low- and moderate-income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low- and moderate-income. Specify the years covered that include this Annual Action Plan.	100.00%

## 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:

At this point the City does not plan to limit to a specific segment of the low-income population or give preference based on location of employment or current residency. The City will observe all the nondiscrimination requirements in 24 CFR 92.350.

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:

The City will use the HOME funds to acquire land for the construction of an affordable rental project. Therefore, no resale or recapture applies. As in the Three Oaks Project, the City expects to execute a Disposition and Development Agreement with a non-profit developer for the long-term ownership and management of the affordable rental project, including the requirement that the project be affordable in perpetuity.

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

The City will use the HOME funds to acquire land for the construction of an affordable rental project. Therefore, no resale or recapture applies. As the City did in the Three Oaks Project, the City expects to execute a Disposition and Development Agreement with a non-profit developer for the long-term ownership and management of the affordable rental project, including the requirement that the project be affordable in perpetuity.

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

Not applicable. The City is not planning on using HOME funds to refinancing exist debt by multi-family housing rehabilitated with HOME funds. This is the City's third year receiving HOME funds as a Participating Jurisdiction.