

CITY OF YUBA CITY  
STAFF REPORT

**Date:** July 6, 2021  
**To:** Honorable Mayor & Members of the City Council  
**From:** Development Services Department  
**Presentation By:** Benjamin Moody, Development Services Director

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**Summary**

**Subject:** Community Development Block Grant (CDBG) Program 2021-2022 Annual Action Plan

**Recommendation:** A. Conduct a Public Hearing to receive comments on the CDBG 2021-2022 Annual Action Plan and after consideration;

B. Adopt a Resolution approving the proposed CDBG 2021-2022 Annual Action Plan and authorize staff to submit the required documents to the Department of Housing and Urban Development (HUD) for processing.

**Fiscal Impact:** \$641,102 from 2021-2022 CDBG Allocation

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**Purpose:**

To approve the CDBG 2021-2022 Annual Action Plan to receive and allocate \$641,102 in funding

**Background:**

The City of Yuba City is an entitlement jurisdiction of the Community Development Block Grant (CDBG) program and receives an annual allocation of funds from the Department of Housing and Urban Development (HUD). The purpose of the CDBG program is to develop viable urban communities by providing decent housing, a suitable living environment, and by expanding economic opportunities. HUD requires the City to prepare an Annual Action Plan that describes how the allocation of funds will be utilized to meet the intended goals of the CDBG program. Funds are required to be used to meet at least one of the program's following priority objectives:

1. Benefit low- and moderate- income (LMI) persons
2. Aid in the prevention or elimination of slums or blight
3. Meet a need having a particular urgency (to alleviate emergency conditions)

**Analysis:**

The proposed 2021-2022 Action Plan details the budget for CDBG funding of projects and programs within the City. The City has been allocated \$641,102 in CDBG funding for the 2021-2022 program year. In accordance with HUD regulations, twenty percent (\$128,220.40) of the allocation can be utilized for

administration costs and an amount not to exceed fifteen percent (\$96,165.30), can be allocated to public services related to serving LMI persons, such as homeless-related services.

City staff held a public meeting on March 2, 2021 to encourage public input regarding the development of the Action Plan, and provide potential CDBG applicants with information regarding the application process. The City received eight applications, totaling over \$900,000 in funding requests. The proposed funding is based upon available funds, programs, and applications received

Below are the recommended projects and programs to be funded in the 2021-2022 CDBG PY:

Agency/Project	Recommended Funding	Description
Program Administration (15%)	\$ 96,165.30	General administration, oversight and management of Community Development Block Grant program. Funding covers salary cost for staff and consultant services
Sutter-Yuba Homeless Consortium	\$ 54,404.00	The Sutter-Yuba Homeless Consortium, in collaboration with Hands of Hope, Bridges to Housing, The Salvation Army, Central Valley Homeless Veterans Assistance Program and Sutter County Homeless Shelter provide services to the homeless population in Sutter and Yuba Counties. In addition, it will be acting as the lead agency and fiscal agent in providing services and programs, in conjunction with other non-profit agencies, to the City's homeless population.
City of Yuba City Police Department – Homeless Services	\$ 41,761.00	The Yuba City PD employs a “homeless liaison” that coordinates services for the homeless population in the City
Habitat for Humanity – Housing Preservation Program	\$ 30,000.00	Provides preventative home maintenance or critical home repair services to low-income, elderly, disabled, and/or veterans
FREED Center for Independent Living – Home Repairs/Modifications	\$ 25,000.00	Provides accessibility improvements and minor home repairs for low-income disabled and senior residents
City of Yuba City – Owner-Occupied Housing Rehabilitation Program	\$ 143,771.70*	Provides income-eligible homeowners low-interest loans to make repairs on their homes. First priority is to address health/safety issues.
City of Yuba City - ADA Sidewalk and Public Facility Improvements	\$ 300,000.00	Provide sidewalk and curb ramp improvements to meet ADA accessibility requirements throughout the City

\*\$50,000 in funding would be from previous years' administration allocation balance

**Fiscal Impact:**

Program year 2021-2022 CDBG funding in the amount of \$641,102. The Action Plan proposes the following distribution of funds:

<b>AGENCY</b>	<b>PROGRAM/SERVICE</b>	<b>RECOMMENDED FUNDING</b>
City of Yuba City	Administration Costs (15%)	\$ 96,165.30
Sutter-Yuba Homeless Consortium	Homeless Services Consolidation	\$ 54,404.00
City of Yuba City – Police Department	Homeless Services	\$ 41,761.00
FREED Center for Independent Living	Home Repair/Modification Program for Disabled	\$ 25,000.00
Habitat for Humanity	Housing Preservation Program	\$ 30,000.00
City of Yuba City (through Regional Housing Authority)	Owner-Occupied Housing Rehabilitation Program	\$ 143,771.70
City of Yuba City – Public Works	ADA Sidewalk and Public Facility Improvements	\$ 300,000.00
<b>Total CDBG PY 21-22 Funding</b>		<b>\$ 691,102.00 *</b>

*\*Including the proposed transfer of existing CDBG funds: \$50,000 from the previous years' administration allocation balance to supplement the Owner-Occupied Housing Rehabilitation Program.*

**Alternatives:**

Direct staff to modify the funding recommendations in the Annual Action Plan. Changes may require staff to re-notice the plan and present to City Council for approval at a later date.

**Recommendation:**

- A. Conduct a Public Hearing to receive comments on the City's CDBG 2021-2022 Annual Action Plan and after consideration;
- B. Adopt a Resolution approving the proposed CDBG 2021-2022 Annual Action Plan and authorize staff to submit the required documents to the Department of Housing and Urban Development (HUD) for processing.

**Attachments:**

- 1. CDBG 2021-2022 Annual Action Plan
- 2. CDBG 2021-2022 Application for Federal Assistance, Assurances, and Certifications
- 3. Resolution to Approve the CDBG 2021-2022 Annual Action Plan

Prepared By:

*/s/ Shannon Jones*

Shannon Jones  
Administrative Analyst

Reviewed By:

Department Head

Finance

City Attorney

Submitted By:

*/s/ Dave Vaughn*

Dave Vaughn  
City Manager

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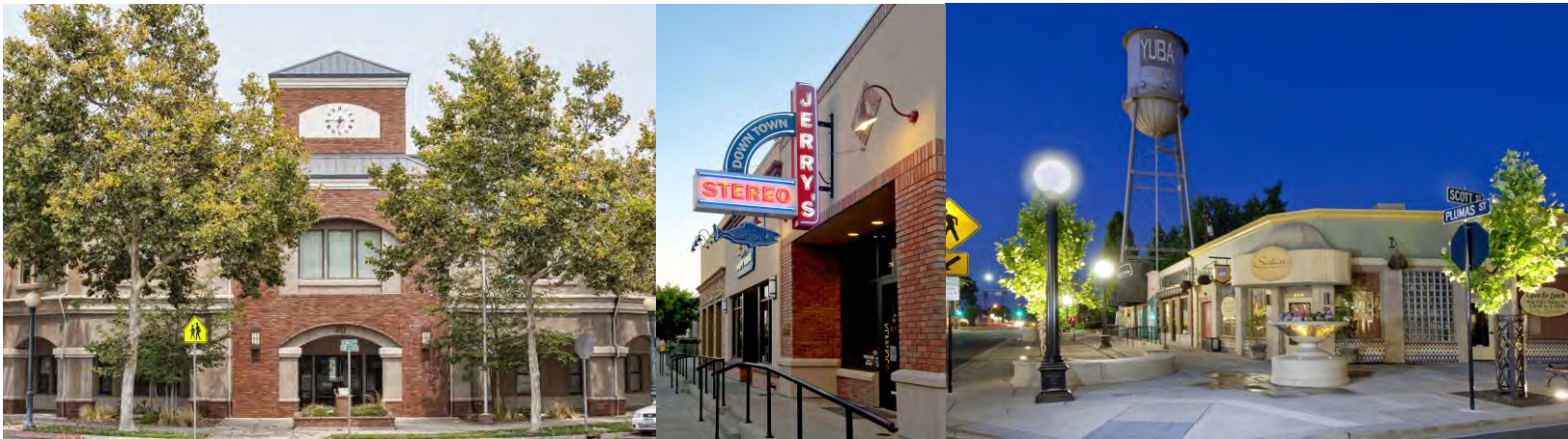
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# ATTACHMENT 1

CITY OF Yuba City  
2021-2022 *Annual  
Action Plan*

COMMUNITY BLOCK DEVELOPMENT GRANT



Development Services Department

July 6, 2021

DRAFT 2021 Annual Action Plan

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# Executive Summary

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

### 1. Introduction

The City of Yuba City is an entitlement jurisdiction for Community Development Block Grant (CDBG) funds, one of several Department of Housing and Urban Development (HUD) formula entitlement programs. As an entitlement jurisdiction, HUD requires the City to complete and submit an Annual Action Plan (Action Plan) in order to receive CDBG funds annually. The Draft 2021 Action Plan is the second Action Plan covered by the 2020 Consolidated Plan (Con Plan).

The format of the Draft 2021 Action Plan is required and consistent with HUD's Integrated and Disbursement Information System (IDIS).

The Draft 2021 Action Plan consists of five (5) sections including: 1) Executive Summary; 2) Expected Resources; 3) Annual Goals and Objectives; 4) Affordable Housing; and, 5) Program Specific Requirements.

Yuba City's Development Services Department is the lead agency responsible for developing the Draft 2021 Action Plan and is responsible for administration of CDBG funds, including implementation of projects and programs and monitoring projects and programs to ensure compliance with HUD requirements and regulations.

### 2. Summarize the objectives and outcomes identified in the Plan

The City is required to implement and use HUD's Outcome Performance Measurement System (OPMS). The OPMS was developed to enable HUD to collect and standardize performance data on entitlement-funded activities from all grantees nationwide for use in reporting to Congress on the effectiveness of HUD's formula entitlement programs.

Based on the Needs Assessment and Market Analysis information, the City's 2020 Con Plan identifies the following affordable housing and community development goals by OPMS objectives and outcomes.

### 3. Evaluation of past performance

In addition, annually the City is required, at the conclusion of the Program Year (PY), to complete and submit to HUD a Consolidated Annual Performance and Evaluation Report (CAPER) reporting on the Action Plan Goal outcomes and expenditures. Subsequently to the submittal of the CAPER, HUD assesses the City's management of CDBG program funds.

Overall, the City has performed satisfactorily managing the CDBG Program and addressing its priority needs through the programs set out in the 2020 Con Plan.

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

The Citizen Participation process included a variety of efforts to encourage public participation, especially from lower income residents and service providers, in development of the Draft 2021 Action Plan. Two meetings were held during the Action Plan development process to solicit public input. The first public meeting was held on March 2, 2021 to solicit input and request participation in the development of the Draft 2021 Action Plan. The second meeting, a Public Hearing, was scheduled on June 1, 2021 before the City Council; however, as a result of staff turnover and the Draft 2021 Action Plan not ready to be presented, the meeting was continued for a later date.

The Public Hearing will be held on July 6, 2021 and will be published in the Appeal-Democrat 30 days prior to the meeting in accordance with the City's Citizen Participation Plan. A 30-day public review and comment period will begin on June 11, 2021 and end on July 13, 2021.

The meetings were noticed on the City's website, in addition, information regarding the meetings was mailed directly to the City's CDBG Interest List, including public and private service providers and government agencies.

A summary of the Draft 2021 Action Plan was published on June 11, 2021 in the Appeal Democrat, noting that a Public Hearing will be held on July 6, 2021 to solicit public comment on the Draft 2021 Action Plan. The Draft 2021 Action Plan will also be made available on the City's website and in hard copy at both City Hall and the Public Library.

#### **5. Summary of public comments**

RESERVED FOR PUBLIC COMMENTS.

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

#### **7. Summary**

The 2021 Draft Action Plan identifies the activities the City will undertake during the 2021 Program Year to address the goals identified in the 2020 Con Plan. The 2021 Draft Action Plan identifies the following activities the City and/or its sub-recipients will undertake with the CDBG funds:

- **Public service activities that address homeless needs, including:**
  1. Sutter-Yuba Homeless Consortium – Homeless Services Consolidation
    - 1.1. Bridges to Housing
    - 1.2. Central Valley Homeless Veterans Assistance



- 1.3. Hands of Hope
- 1.4. The Salvation Army
- 1.5. Regional Emergency Shelter Team (REST)
- 1.6. Sutter County Homeless Shelter

- **Housing activities, including:**

1. FREED – Home Repair/Modification Program for Disabled and Elderly Homeowners
2. Habitat for Humanity – Housing Preservation Program
3. City of Yuba City – Owner-Occupied Housing Rehabilitation Program

- **Public Facilities and Improvements, including Removal of Architectural Barrier activities:**

1. Yuba City Public Works Department – ADA Sidewalk and Public Facility Improvements

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

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

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

<b>Agency Role</b>	<b>Name</b>	<b>Department/Agency</b>
CDBG Administrator	City of Yuba City	Development Services Department

**Table 1 – Responsible Agencies**

**Narrative**

The City’s Development Services Department (DSD) is the lead agency responsible for overseeing development of the Action Plan.

HUD requires entitlement jurisdictions that receive CDBG, HOME Investment Partnership Program (HOME) or Emergency Shelter Grant (ESG) funds directly from HUD to complete an Annual Action Plan.

The City does not receive HOME or ESG funds directly from HUD; as a result, the Action Plan focuses only on identifying and prioritizing programs allowed under CDBG funding.

The City’s Development Services Department is responsible for the administration of the CDBG funds, including facilitating project/program implementation, monitoring project activities and outcomes, and ensuring compliance with all HUD requirements and regulations such as fair housing, Davis-Bacon requirements (prevailing wages), environmental reviews, affirmative action, competitive bidding procedures, and fiscal and contract administration. CDBG activities are carried out by both internal City Departments as well as external sub-recipients.

## **Consolidated Plan Public Contact Information**

Comments and/or inquiries regarding the Action Plan should be directed to:

Shannon Jones, Development Services Analyst, City of Yuba City, Development Services Department, 1201 Civic Center Blvd., Yuba City, CA 95993, phone: (530) 822-5145, e-mail: [sjones@yubacity.net](mailto:sjones@yubacity.net).

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

### **1. Introduction**

**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 has developed and maintained on-going, collaborative relationships with the Regional Housing Authority, Sutter-Yuba Homeless Consortium, (SYHC), local service providers, Sutter County agencies and the Yuba-Sutter Economic Development Corporation in an effort to enhance the coordination of services to low and moderate-income persons, special needs groups, and businesses. The City’s efforts have included attending meetings, exchange of information and coordination of services.

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

The City works in cooperation with the SYHC to address the needs of homelessness in the community. The SYHC consists of over 50 members, including the City of Yuba City, that utilize the Continuum of Care planning process to address homeless needs in the City of Yuba City and throughout the region. The SYHC allows for maximizing funding resources, helps to avoid duplication of services and provides for a comprehensive approach to homelessness. During the Draft 2021 Action Plan process, the City consulted members of the SYHC in order to meet the Action Plan requirements.

**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**

This section is not applicable as the City is not an ESG grantee. The Sutter-Yuba Homeless Consortium is the entity that administers the HMIS.

### **2. 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**

Agencies representing the homeless, non-homeless and housing providers participated in the annual CDBG Community Needs Workshop. The agencies were encouraged to apply for CDBG funding. The agencies were asked to review and comment on the Draft 2021 Action Plan. Public service agency consultations assist the City to prioritize funding and to identify trends in housing and human service needs.

1	<b>Agency/Group/Organization</b>	CITY OF YUBA CITY
	<b>Agency/Group/Organization Type</b>	Other government - Local
	<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 Non-Homeless Special Needs 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>	By email communication and public workshops. The City maintains a close working relationship with service providers and also open communication to ensure participation and coordination.

**Table 2 – Agencies, groups, organizations who participated**

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

The City has not intentionally excluded or avoided consulting any agency type or organization during the consultation and planning 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	Sutter-Yuba Homeless Consortium	The goals contained in the 2020 Con Plan and Draft 2021 Action Plan are consistent with the Continuum of Care. The City will work within the framework of the Sutter-Yuba Homeless Consortium and Continuum of Care to address homeless needs.
Yuba City Housing Element	City of Yuba City	The goals contained in the 2020 Con Plan and Draft 2021 Action Plan are consistent with the Programs outlined in the Draft 2021-2029 Housing Element.
Yuba City Economic Development Strategic Work Plan	City of Yuba City	The goals contained in the 2020 Con Plan and Draft 2021 Action Plan are consistent with the initiatives outlined in the Economic Development Strategy.
PHS 5-Year Plan	Regional Housing Authority of Sutter and Nevada Counties	The goals contained in the 2020 Con Plan and Draft 2021 Action Plan are consistent with the needs, goals and objectives outlined in the PHA 5-year Plan.

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

**Narrative**

The City will, in conjunction with the development of affordable housing, submit applications for funding, implementation of activities and delivery of services targeted to low and moderate-income households, continue to work and coordinate with other public entities, including the Regional Housing Authority, Sutter County and the State of California.

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

### **1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting**

The City followed requirements for citizen participation outlined in the City’s Citizen Participation Plan. The City encouraged citizens, along with local and regional organizations, to participate during the preparation of the Draft 2021 Action Plan. Regional and local service agencies, non-profit organizations, City staff, City Council and City Commissions were invited to two (2) public meetings held to discuss the Draft 2021 Action Plan update and solicit comments. The first virtual meeting was held on March 2, 2021 at 10:00 a.m. The second meeting, a Public Hearing, was scheduled to be held on June 1, 2021; however, as a result of staff turnover and changes to the proposed 2021-2022 budget, the meeting was continued for a later date.

The Draft 2021 Action Plan will be made available for public review and comment during a 30-day period, June 11, 2021 through July 13, 2021. A Public Hearing will be held on July 6, 2021 at 6:00 p.m., or soon thereafter, at City Hall in Yuba City before the City Council to solicit public comment regarding the Draft 2021 Action Plan. The Draft 2021 Action Plan will also be made available during the 30-day comment period on the City’s website and copies made available at City Hall. The City’s website also included notification of the development of the Draft 2021 Action Plan and encouraged citizens to provide input.

Prior to submission to the Department of HUD, the City Council reviews and approves the Action Plan.

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Meeting	Minorities  Non-targeted/broad community	The City hosted a virtual public meeting on March 2, 2021 to provide information on the consultation and planning process, review the application process and encourage public participation and comment in the development of the 2021 Action Plan.	No public comments were received.	The City has not intentionally excluded or avoided consulting any agency type or organization during the consultation and planning process.	<a href="http://www.yubacity.net">www.yubacity.net</a>
2	Public Hearing	Minorities  Persons with disabilities  Non-targeted/broad community  Residents of Public and Assisted Housing	The City scheduled a Public Hearing on June 1, 2021 to request approval and authorization for the submission of the 2021 Annual Action Plan.	As a result of staff turnover and the Draft 2021 Action Plan not ready to be presented, the Public Hearing was continued for a later date.	The City has not intentionally excluded or avoided consulting any agency type or organization during the consultation and planning process.	<a href="http://www.yubacity.net">www.yubacity.net</a>



Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	City Website	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Announcement that the City was developing the Draft 2021 Action Plan, encouraged public input and participation. Identified meeting dates and the availability of the Draft 2021 Action Plan for public review and comment.	Reserved for public comments.	The City has not intentionally excluded or avoided consulting any agency type or organization during the consultation and planning process.	<a href="http://www.yubacity.net">www.yubacity.net</a>
4	Newspaper Ad	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Public Notice of the June 1, 2021 Public Hearing was posted in the Appeal Democrat on April 30, 2021.	City re-noticed Public Hearing for July 6, 2021.	The City has not intentionally excluded or avoided consulting any agency type or organization during the consultation and planning process.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
5	Public Hearing	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	The City scheduled a Public Hearing on July 6, 2021 to request approval and authorization for the submission of the Draft 2021 Annual Action Plan.	Reserved for public comments.	The City has not intentionally excluded or avoided consulting any agency type or organization during the consultation and planning process.	<a href="http://www.yubacity.net">www.yubacity.net</a>
6	Newspaper Ad	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Public Notice of the July 6, 2021 Public Hearing was posted in the Appeal Democrat on June 11, 2021.	Reserved for public comments.	The City has not intentionally excluded or avoided consulting any agency type or organization during the consultation and planning process.	

**Table 4 – Citizen Participation Outreach**

## Expected Resources

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

#### Introduction

The anticipated resources identified in the table below include only those funding sources covered by the 2020 Con Plan. The only source of funds covered by the Con Plan the City receives annually, as an entitlement jurisdiction, is CDBG 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	\$641,102	\$4,632	\$729,389.98	\$1,375,123.98	\$1,950,000	Expected amount available remainder of Con Plan is estimated based on a \$650,000 annual grant for remaining 3 years.

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

CDBG funds may not be sufficient to fully fund activities undertaken and are leveraged with a variety of Federal, State funds, charitable organizations and private donations. The CDBG funds do not require matching funds.

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

#### Discussion

The Regional Housing Authority administers the City’s Owner-Occupied Housing Rehabilitation Program,

(Housing Rehabilitation Program). The amount and availability of funds for this Program cannot be predicted due HUD funding constraints and the unknown amount of Program Income that will be received. Program Income is generated by past loans being paid off and the proceeds deposited into the Housing Rehabilitation Program activity.

The City will aggressively pursue, or support applications by other entities for, Federal and State funding over the 2021 Program Year to address priority needs; however, other funding sources available to the City or its partners will be through a competitive application process. The City cannot be assured an application(s) will be successful based on the rating and ranking criteria. Due to limited funding availability, the City will struggle to meet future matching requirements should the City be successful in applying for other Federal or State funding sources and matching funds be required.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Homeless Assistance	2020	2024	Homeless	Citywide	Homeless Housing and Supportive Services	CDBG: \$96,165	Public service activities other than Low/Moderate Income Housing Benefit: 275 Persons Assisted
2	Housing Rehabilitation	2020	2024	Affordable Housing	Citywide	Preservation of existing units	CDBG: \$228,772	Homeowner Housing Rehabilitated; FREED – Minor Home Repair; Habitat for Humanity, Exterior Home Repair Program; and Owner-Occupied Housing Rehabilitation Program: 73 Households
3	Infrastructure Improvements/ADA Modifications	2020	2024	Non-Housing Community Development	Citywide	Public Improvements and Infrastructure	CDBG: \$300,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 12,736 Persons Assisted

**Table 6 – Goals Summary**

## Goal Descriptions

<b>1</b>	<b>Goal Name</b>	Homeless Assistance
	<b>Goal Description</b>	Activities include Sutter-Yuba Homeless Consortium-Homeless Coordinator, A Hand Up Ministry-Food provisions for the homeless, Bridges to Housing-Homeless Assistance, Central Valley Homeless Veterans, Hands of Hope-Day Shelter, The Salvation Army provides rental assistance and supportive services to homeless individuals and households, REST provides seasonal emergency shelter services to single males and females and the Sutter County Homeless Shelter, provides year-round emergency shelter services to single males and females experiencing homelessness. This 40-bed shelter also provides case management, housing navigation, and Peer Mentorship.
<b>2</b>	<b>Goal Name</b>	Housing Rehabilitation
	<b>Goal Description</b>	Activities include Habitat for Humanity Exterior Home Repair Program, FREED-Minor Home Repair/Modification Program and the City's Owner-Occupied Housing Rehabilitation Program.
<b>3</b>	<b>Goal Name</b>	Infrastructure Improvements/ADA Modifications
	<b>Goal Description</b>	Activities include installation of ADA accessible ramps, curb cuts and gutters.

# Projects

## AP-35 Projects – 91.220(d)

### Introduction

This section identifies activities the City will undertake during the 2021-2022 Program Year (PY) with Community Development Block Grant (CDBG) funds.

### Projects

#	Project Name
1	Program Administration; 21A – General Program Administration
2	Sutter-Yuba Homeless Consortium, Homeless Services Coordination; LMC, 05 – Public Services
3	City of Yuba City – Homeless Liaison; Homeless Services Coordination; LMC, 05 – Public Services
4	Habitat for Humanity – Exterior Home Repair Program; LMH, 14A - Rehab; Single-Unit Residential
5	FREED Home Repair/Modification Program; LMH, 14A - Rehab; Single-Unit Residential
6	Owner-Occupied Housing Rehabilitation Program; LMH, 14A – Rehab, Single-Unit Residential
7	ADA Sidewalk and Curb Cut Installation; LMC, 03L - Sidewalks

Table 7 - Project Information

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

The activities funded during the 2021-2022 PY are consistent with the priority needs identified in the Strategic Plan. Lack of funding is the greatest obstacle to addressing underserved needs. The City has \$641,102 in CDBG funds available for the PY. The City received \$697,000 in funding requests. In addition, the CDBG Program puts a cap on the amount of funds that can be spent on Public Services. The City is limited from spending more than 15% of its annual allocation, plus Program Income, on Public Service activities; as a result, some activities are not funded at the full amount requested.

## AP-38 Project Summary

### Project Summary Information

1	<b>Project Name</b>	Program Administration; 21A - General Administration
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Housing Rehabilitation Non-Homeless Supportive Services Homeless Assistance Infrastructure Improvements/ADA Modifications Public Facilities Construction/Rehabilitation
	<b>Needs Addressed</b>	Program Administration
	<b>Funding</b>	CDBG: \$96,165
	<b>Description</b>	General administration, oversight and management of Community Development Block Grant Program.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Not applicable.
	<b>Location Description</b>	1201 Civic Center Blvd., Yuba City, CA
	<b>Planned Activities</b>	Administration, management, implementation and monitoring of activities funded by Community Development Block Grant funds.
2	<b>Project Name</b>	Sutter-Yuba Homeless Consortium – Homeless Services Consolidation; LMC, 05 – Public Services
	<b>Target Area</b>	Citywide



<b>Goals Supported</b>	Homeless Assistance
<b>Needs Addressed</b>	Homeless Housing and Supportive Services
<b>Funding</b>	CDBG: \$54,404
<b>Description</b>	The Sutter-Yuba Homeless Consortium, (SYHC), in collaboration with Hands of Hope, Bridges to Housing, The Salvation Army, Central Valley Homeless Veterans Assistance Program, Regional Emergency Shelter Team (REST) and the Sutter County Homeless Shelter provide services to the homeless population in Sutter and Yuba Counties. In addition, the SYHC will be acting as the lead agency and fiscal agent in providing services and programs, in conjunction with six (6) other non-profit agencies, to the City's homeless population.
<b>Target Date</b>	6/30/2022
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	A combined total of 275 low-income homeless persons
<b>Location Description</b>	Citywide
<b>Planned Activities</b>	Continuum of Care Homeless Coordinator Salary; One-time security deposit assistance for homeless re-housing; assistance for homeless veterans to secure permanent housing; assistance for day shelter for homeless families; and rental assistance and supportive services provided by The Salvation Army. Additional services provided by Hands of Hope include showers, laundry facilities, clothes closet, computer access as well as referral and advocacy services, REST provides seasonal emergency shelter services to single males and females and day-to-day operational services provided by the Sutter County Homeless Shelter.

<b>3</b>	<b>Project Name</b>	City of Yuba City Homeless Liaison; LMC, 05 – Public Services
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Homeless Assistance
	<b>Needs Addressed</b>	Homeless Housing and Supportive Services
	<b>Funding</b>	CDBG: \$41,761
	<b>Description</b>	The City’s Police Department’s Homeless Liaison coordinates referrals for services for the homeless population with the Sutter-Yuba Homeless Consortium.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	100 unduplicated low-income homeless individuals
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	Liaison will direct homeless individuals to resources provided by local organizations, many within the Sutter-Yuba Homeless Consortium network;; collaborate on homeless outreach; provide training to resource officers on strategies to encourage homeless individuals to utilize resources;
<b>4</b>	<b>Project Name</b>	FREED Home Repair Program; LMH, 14A - Rehab; Single-Unit Residential
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Housing Rehabilitation
	<b>Needs Addressed</b>	Preservation of existing units
	<b>Funding</b>	CDBG: \$25,000

	<b>Description</b>	Provide accessibility improvements and minor home repairs for low-income disabled and senior homeowners.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	60 low-income persons
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	The Program will provide health and safety related home accessibility modifications to low-income disabled and elderly homeowners that will allow them to remain living safely and independently in their home.
5	<b>Project Name</b>	Exterior Home Repair Program; LMH, 14A - Rehab; Single-Unit Residential
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Housing Rehabilitation
	<b>Needs Addressed</b>	Preservation of existing units
	<b>Funding</b>	CDBG: \$30,000
	<b>Description</b>	The Program will provide preventative exterior home maintenance/critical home repairs to qualified low-income homeowners.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	10 low-income households
	<b>Location Description</b>	Citywide

	<b>Planned Activities</b>	Provide preventative home maintenance/critical home repair services that will serve homeowners in the City earning 31-80% of the median income. Many of the families that are expected to be served are seniors on a fixed income, disabled, veterans or a combination of these demographics.
6	<b>Project Name</b>	Owner-Occupied Housing Rehabilitation Program; LMH, 14A – Rehab Single Family Residential
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Housing Rehabilitation
	<b>Needs Addressed</b>	Preservation of existing units
	<b>Funding</b>	CDBG: \$143,772*
	<b>Description</b>	Provide financial assistance to qualified low-income homeowners to address health and safety repairs, ADA improvements, energy efficiency and code violations.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	3 Low-Income Households
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	Funds will be used to provide low interest loans to qualified low-income homeowners to address health and safety, energy efficiency, ADA improvements and code violations.
7	<b>Project Name</b>	ADA Sidewalk and Public Facility Improvements; LMC, 03L – Sidewalks
	<b>Target Area</b>	Qualified Low/Mod Census Tracts

<b>Goals Supported</b>	Infrastructure Improvements/ADA Modifications
<b>Needs Addressed</b>	Public Improvements and Infrastructure
<b>Funding</b>	CDBG: \$300,000
<b>Description</b>	Provide sidewalks and improvements to public facilities allowing ADA accessibility.
<b>Target Date</b>	6/30/2022
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	12,736 low-income persons
<b>Location Description</b>	Qualified Low/Mod Census Tracts
<b>Planned Activities</b>	Provide safe passage for individuals with disabilities by installing new curb, gutter, and ADA compliant sidewalks/ramps.

*\*The total amount funded includes a proposed transfer of \$50,000 from the 2020-2021 Program Year, Program Administration activity.*

## **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**

In general, the City will allocate investment of resources on a city-wide basis. The City will allocate a portion of its funding to the Qualified Low/Mod Census Tracts.

#### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
Citywide	<b>40</b>
Qualified Low/Mod Census Tracts	<b>40</b>

**Table 8 - Geographic Distribution**

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

As noted above, the City allocates the majority of funding on a city-wide basis; however, the distribution of funding is predicated somewhat on the nature of the activity to be funded. Resources targeted to new construction and preservation of existing housing will be allocated on a city-wide basis.

Resources targeted to special needs populations, including homeless, will also be allocated on a city-wide basis, where needs are identified and/or where resources can be coordinated with existing facilities and services.

Activities such as public facilities and improvements will be targeted to areas identified as Qualified Low/Mod Census Tracts; these are those older, low-income neighborhoods within the City most in need of assistance.

# Affordable Housing

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

### Introduction

This section provides estimates on the number of homeless, non-homeless and special needs households to be provided affordable housing during the 2021 Program Year and the number of affordable housing units that will be provided by program type. The estimates do not include the provision of emergency shelter, transitional shelter or social services.

<b>One Year Goals for the Number of Households to be Supported</b>	
Homeless	0
Non-Homeless	73
Special-Needs	0
Total	73

**Table 9 - One Year Goals for Affordable Housing by Support Requirement**

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	73
Acquisition of Existing Units	0
Total	73

**Table 10 - One Year Goals for Affordable Housing by Support Type**

### Discussion

Goals contained in the City’s 2020 Consolidated Plan are to increase the supply of affordable housing through Housing Rehabilitation and construction of new affordable housing units. The City does not anticipate it will provide rental assistance or acquire existing housing units during the five-year planning period covered by the Consolidated Plan. The City will support both public and private agencies and non-profit and for-profit housing developers in their efforts to increase the supply of affordable housing to homeless, non-homeless and special needs populations.

The housing units and households anticipated to be assisted during the 2021 Program Year will be provide by the following Housing Programs: FREED Minor Home Modification/Repairs, Habitat for Humanity’s Exterior Home Repair and the City’s Owner-Occupied Housing Rehabilitation Programs.

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The purpose of this section is to outline actions the City will take to address the needs of public housing. The City does not own or operate Public Housing or have any oversight over the operation of the Regional Housing Authority (RHA); therefore, the City will act to continue its efforts to maintain a close working relationship with the RHA supporting their actions to address the needs of Public Housing.

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

As noted above, the City does not own or operate any public housing in the City. The RHA serves the City. During the Program Year, the City will continue its close working relationship with the RHA to expand housing opportunities for the City's residents.

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

Since the City does not own or operate public housing or have oversight over RHA operations, there are no actions directed specifically to Public Housing tenants.

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

The RHA is not designated as “troubled”.



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

### **Introduction**

This section identifies the actions the City will take during the 2021-2022 Program Year (2021 PY) to address homelessness. The City's goals are to address chronic homelessness by assisting transitional housing programs that provide on-going supportive services such as case management, education and job training to help ensure that people do not return to homelessness. The City will also provide assistance to homeless persons and low-income families at risk of becoming homeless.

### **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 does not provide any homeless services; however, the City does work in partnership with the Sutter-Yuba Homeless Consortium (SYHC) and Continuum of Care to address homelessness. Annually the SYHC conducts a Point-in-Time (PIT) count. The PIT provides valuable information, including demographic and living situation information that allows service providers and the community to better identify and evaluate the homeless population and their needs. During the PY the City will provide CDBG funds to the SYHC and its efforts to address homeless needs.

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

During the 2021 PY the City will allocate a portion of CDBG funds under the Public Service Category to organizations that provide emergency shelter and transitional housing services to the homeless. The City will provide CDBG funding to the SYHC who is acting as the lead agency for all six (6) non-profit agencies to address the needs and provide services to the homeless population. Funding for two of the service providers are for the Sutter County Homeless Shelter for day-to-day operational services and to Hands of Hope for that provides showers, laundry facilities, clothes closet, computer access as well as referral and advocacy services.

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

The City will provide CDBG funding for several organizations that serve the homeless, including families with children and veterans. In conjunction with the Sutter-Yuba Continuum of Care, organizations that

will be assisted during the 2021 PY are: 1) Bridges to Housing – provides financial assistance to homeless or at-risk individuals who are in need of deposit and rental assistance. They will also provide assistance to help pay for past due rent and utilities as well as referrals, case management and on-going support to ensure they do not become homeless again. 2) Central Valley Homeless Veterans Assistance Program – provides financial assistance to low-income veterans in order to obtain emergency, transitional and permanent housing, as well as helping at-risk veterans maintain their permanent housing stability. This agency also provides financial assistance to extremely low-moderate income veterans for utility payments, if no other options are available, to help maintain the veteran's housing in a habitable condition. 3) Hands of Hope – assists with the operation of the Coordinated Entry System (CES) that allows fair and equal access to housing and supportive services. 4) The Salvation Army – provides rental assistance and supportive services to homeless individuals and households in the community. This program provides financial assistance in the following ways: application fees, moving expenses, monthly rental assistance, utility assistance, rental deposits, and storage fees. 5) Regional Emergency Shelter Team (REST) – provides seasonal emergency shelter to individuals and families experiencing homelessness in Yuba City; the Emergency Winter Shelter operates each year from late November to early April. This program provides shelter, meals, case management, and other supportive services. 6) Sutter County Better Way Shelter – provides year-round emergency shelter services to single males and females ages 18+ experiencing homelessness. This 40-bed shelter also provides supportive services such as job search, document recovery, establishing with a primary care doctor, case management, and post-housing support of up to 3 months.

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

The City's efforts during the 2021 PY to prevent homelessness will include affordable housing programs that maintain the existing affordable housing stock or increase the number of affordable housing units available to low-income households. As noted above, the City will also support housing programs that address the underlying reasons for homelessness and provide on-going support services for formerly homeless families and programs that provide assistance to low-income families at risk of becoming homeless, such as the Bridges to Housing Program.

## **Discussion**

In addition to resources available to and controlled by the City, organizations within the community for which their mission is to provide services to the homeless may receive funds from a variety of federal, state and local sources. These funding sources include Emergency Solutions Grant (ESG), California Emergency Solutions and Housing (CESH), Homeless Emergency Aid Program, (HEAP), Community Services

Block Grant (CSBG), Homeless Housing and Prevention Program (HHAP) and Continuum of Care Program Competition, as well as charitable organizations and private donations. Throughout the 2021 PY the City will work closely and support the efforts of the Sutter-Yuba Homeless Consortium to address the housing and supportive needs of the homeless.

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

### **Introduction:**

The City is in the process of updating the Housing Element, a Draft 2021-2029 Housing Element is estimated to be available in July 2021. This Housing Element provides a detailed analysis of potential barriers to affordable housing development, including local, State and Federal governmental constraints, market constraints and environmental constraints. This updated Housing Element incorporated community outreach regarding fair housing issues from the 2020-2024 Consolidated Plan and Analysis of Impediments (2020) and allowed the City to reach members across all socioeconomic segments. The following provides a summary of discussion contained in the City's Housing Element:

### **Governmental Constraints:**

Governmental constraints include the regulatory functions that are basic to the role of local government; however, there is much debate about whether or not these regulations discourage the availability of housing to people of all income levels.

### **Land Use Regulations:**

The land use categories contained in the City's General Plan, (Low Density Residential, Medium Density Residential and High Density Residential), provide for residential grown at various density levels.

Zoning requirements for setbacks, lot coverage and parking are not perceived as a constraint to housing development in the City.

### **Permits and Fees:**

The Draft 2021-2029 Housing Element concludes that permits and fees in the City may be high in comparison to other jurisdictions in the region and could represent a constraint to housing development.

### **Infrastructure:**

The provision of on-site improvements, such as streets, curbs, gutters, sidewalks, landscaping, water and sewer are standard conditions of approval. In many cases, off-site improvements and/or mitigations may also be required to accommodate development. These off-site improvements might include street widening, traffic signals, public utility easements, flood control improvements. Both on-site and off-site improvements are incorporated into the total project costs discussed under Market Constraints below.

**Development Review Process:**

The City's development review guidelines work to ensure a streamlined project review process and ensure fairness and consistency in the development review process. The City's development and design review processes are not perceived as a barrier to development.

**Building Code and Enforcement:**

The City's building codes represent basic construction standards within the State of California and thus do not place an undue burden on the construction or rehabilitation of affordable housing; however, stakeholders expressed that incomplete code enforcement may exacerbate issues that low-income individuals may face. (i.e. when code enforcement does not adequately follow up on housing condition violations result in tenants or owners being displaced due to cost of repairs.)

**Reasonable Accommodation and Housing for Persons with Disabilities:**

In accordance with California State SB 520, the Housing Element analyzes potential and actual government constraints specifically on development of housing for persons with disabilities. The Americans with Disabilities Act (ADA) is supported at the State and local level. The City follows State codes, which are more restrictive than Federal codes.

In conformance with the passage of SB 520, the City has evaluated its zoning code, building code, and permit processing procedures for compliance with ADA guidelines. Using the SB 520 Analysis Tool, staff found no significant barriers to the development, maintenance and improvement of housing for persons with disabilities. Answers to the questions contained in the Analysis Tool are kept on file and will be periodically updated as required.

The 2021-2029 Draft Housing Element commits to passing a reasonable accommodation ordinance to develop a procedure for requesting reasonable accommodation in the application of zoning laws and other land use regulations, policies and procedures for persons with disabilities seeking equal access to housing.

**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**

Consistent with the Draft 2021-2029 Housing Element, Housing Program Schedule, the City is addressing the following policies that may act as barriers to the development of affordable housing.

## Conservation of Existing Housing

Continue to enforce City building, fire, health, and zoning codes to remedy existing pockets of blight and deterioration to conserve and improve the condition of existing affordable housing stock in coordination with rehabilitation and other infrastructure improvement programs. The City will collaborate with the Housing Authority to target efforts in the rehabilitation assistance programs throughout the City, with a focus on ensuring equal access to the programs across all socioeconomic groups. The City will provide marketing materials in languages other than English, as needed. The City will create a program to prevent displacement and mitigate relocation impacts as a result of code enforcement activities.

- **Accessory Dwelling Units.** Continue the City’s policy that allows for accessory dwelling units (ADUs) within single-family residential neighborhoods by reducing lot coverage requirements and allowing for tandem parking when setback requirements are met. In addition, the zoning code will be amended to allow ADUs and Junior ADUs (JADUs) in all residential zones (R-1, R-2, and R-3), in accordance with Assembly Bill (AB) 2299 and Senate Bill (SB) 1069.
- **Facilitate a Variety of Housing Types.** The City will continue to ensure that zoning standards and development requirements facilitate the construction of a diversity of housing types, including apartment complexes, group housing, and townhomes to meet the needs of all households and income levels.
- **Infrastructure Provision and Financing.** Minimize infrastructure costs for residential development by identifying infrastructure needs and available sources of funding for infrastructure improvements.
- **Density Bonus.** The City will codify the City’s density bonus ordinance in compliance with the state’s density bonus law (Government Code Section 65915, as revised) and will continue to offer specific incentives for the development of individual or group-care housing affordable to seniors and special-needs population through City-specific density bonuses, reduced parking requirements, and development fee reductions for projects in infill locations.
- **Partner with Housing Advocates.** Continue and expand, where feasible, partnerships with for-profit or nonprofit housing organizations, including the Regional Housing Authority, to provide affordable housing. Consider contracting with additional organizations to provide housing services and information for special-needs groups within the City.
- **Farmworker Housing.** Continue to work with Sutter County, the farm industry, and neighborhoods where housing projects are proposed to facilitate the provision of farmworker housing. Assist in meeting the housing needs of farmworkers in and around Yuba City.

- **Facilitate Construction of Special-Needs Housing.** The City will remove barriers for special-needs groups by amending the zoning code to address the following:
  - Transitional and Supportive Housing
  - Reasonable Accommodation
  - Employee Housing
  - Single-Room Occupancy Units
  - Low-Barrier Navigation Centers
  
- **Residential Care Facilities.** Continue to offer specific incentives for development of individual or group-care housing affordable to the City’s senior and special-needs populations through City-specific density bonuses (in addition to state requirements), reduced parking requirements, and development fee reductions for projects at infill localities.
  
- **Housing for Special Needs Groups.** The City will work with housing providers to ensure that special housing needs and the needs of lower-income households are addressed for seniors, large families, female-headed households, female-headed households with children, persons with disabilities and developmental disabilities, extremely low-income households, and homeless individuals and families.
  
- **Assistance for Persons with Developmental Disabilities.** The City will work with the Alta California Regional Center to implement an outreach program that informs families within Yuba City about housing and services available for persons with developmental disabilities.
  
- **Affirmatively Furthering Fair Housing.** Implement the City’s Analysis of Impediments to Fair Housing Choice (AI), adopted in 2020, to address disparities in housing needs and in access to opportunity for all persons regardless of race, color, religion, sex, national origin, familial status, disability, gender, gender identity, gender expression, sexual orientation, marital status, ancestry, veteran or military status, source of income, and genetic information as protected categories by the California Fair Employment and Housing Act (Part 2.8 [commencing with Section 12900] of Division 3 of Title 2), Section 65008, and any other state and federal fair housing and planning law.

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

### **Introduction:**

This section addresses the City's planned actions during the 2021-2022 Program Year (2021 PY) to carry out strategies covered in the Consolidated Plan including, fostering and maintaining affordable housing, evaluation and reduction of lead based paint hazards, reduce the number of families within the poverty level and develop the institutional structure and enhancing coordination between public and private agencies that serve low-income and special needs populations.

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

The greatest obstacle to meeting underserved needs in the City is the lack of funding. During the 2021 PY and the duration of the 2020 Con Plan period the City will continue its efforts to identify funding sources, support funding applications by developers and service providers that expand the availability of affordable housing and support applications for homeless assistance and supportive service funds. The City will also implement zoning and land use policies that encourage the development of affordable housing. The City will continue to participate and encourage partnerships between local agencies and organizations so underserved needs may be better met by collaborative use of resources.

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

The City will continue to offer and/or provide funding for a range of affordable housing activities including single-family housing rehabilitation, multi-family housing rehabilitation and first-time homebuyer programs. The City will work in partnership with private developers, local non-profit agencies and the Regional Housing Authority to develop and preserve affordable housing units.

### **Actions planned to reduce lead-based paint hazards**

The City will continue to implement HUD's lead-based paint regulations that became effective in September 2000. Efforts by the City to reduce lead-based paint hazards include the disclosure to homeowners of possible lead hazards, sponsoring certification training for contractors, implementation of lead risk assessment and clearance testing procedures and supervision of lead-related work performed. In addition, the City will continue to adhere to its Housing Rehabilitation Program guidelines that were amended to stipulate the type and amount of assistance provided and define costs covered under the City's lead reduction program.

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

The City will continue its efforts to increase the availability of affordable housing opportunities and assist homeless individuals or those who may be at risk of homelessness. In addition, the City will implement land use policies that seek to balance the creation of jobs and housing and ensure a variety of employment



opportunities requiring varying levels of skills and training.

The City will continue its efforts to develop and maintain cooperative relationships with public and private organizations that share a common mission for improving the quality of life for individuals through housing, social services, employment and skills training and economic development.

### **Actions planned to develop institutional structure**

The City's Development Services Department is the City Department responsible for the administration of the City's Housing Programs, including the Community Development Block Grant (CDBG) Program. The Development Services Department also oversees the City's Community Development activities. The City applies for CDBG funds annually and both internal City Departments and external Sub-Recipient agencies implement the programs and projects identified in the Annual Action Plan. The Development Services Department will continue to collaborate with other City Departments, the City Council, City Commissions, as well as local agencies and organizations and residents to develop programs and activities that serve low and moderate-income individuals and families within the jurisdiction.

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

The City will continue to meet with and maintain a dialog with non-profit agencies and organizations that serve low and moderate-income persons. The City will work to enhance and improve the organizational capacity and foster a collective planning process.

The City will continue to work closely with the Regional Housing Authority to develop, preserve and improve the supply of affordable housing in the City.

### **Discussion:**

Although there are coordinated programs and services to address the needs of lower income households and the homeless, it is recognized that many unmet needs will remain.

## Program Specific Requirements

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

**Introduction:**

This section identifies any funds, including Program Income, that will be available in addition to the City’s annual CDBG allocation for activities during this the 2020-2021 Program Year.

At a minimum 70% of CDBG funds must benefit low- and moderate-income persons. This Section also identifies the percentage of funds that will be spent on low and moderate-income persons over a specified period of time, 1, 2, or 3 consecutive year period. In a one-year period, if the City cannot meet the minimum 70% benefit, the jurisdiction may elect to accomplish the minimum 70% benefit over a longer period of time, up to 3 years.

### 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
---	---

**Discussion:**

The City estimates that 80% of the 2021 PY funds will be expended on low-and moderate-income persons.

# ATTACHMENT 2

Application for Federal Assistance SF-424								
<b>* 1. Type of Submission:</b> <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application			<b>* 2. Type of Application:</b> <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision			<b>* If Revision, select appropriate letter(s):</b> <input type="text"/> <b>* Other (Specify):</b> <input type="text"/>		
<b>* 3. Date Received:</b> 07/06/2021			<b>4. Applicant Identifier:</b> <input type="text"/>					
<b>5a. Federal Entity Identifier:</b> CA64176 YUBA CITY			<b>5b. Federal Award Identifier:</b> B-21-MC-06-0036					
<b>State Use Only:</b>								
<b>6. Date Received by State:</b> <input type="text"/>			<b>7. State Application Identifier:</b> <input type="text"/>					
<b>8. APPLICANT INFORMATION:</b>								
<b>* a. Legal Name:</b> City of Yuba City								
<b>* b. Employer/Taxpayer Identification Number (EIN/TIN):</b> 94-6000460				<b>* c. Organizational DUNS:</b> 08-218192				
<b>d. Address:</b>								
<b>* Street1:</b> 1201 Civic Center Blvd.								
<b>Street2:</b> <input type="text"/>								
<b>* City:</b> Yuba City								
<b>County/Parish:</b> <input type="text"/>								
<b>* State:</b> CA: California								
<b>Province:</b> <input type="text"/>								
<b>* Country:</b> USA: UNITED STATES								
<b>* Zip / Postal Code:</b> 95993								
<b>e. Organizational Unit:</b>								
<b>Department Name:</b> Development Services				<b>Division Name:</b> Housing				
<b>f. Name and contact information of person to be contacted on matters involving this application:</b>								
<b>Prefix:</b> Mrs.		<b>* First Name:</b> Shannon						
<b>Middle Name:</b> <input type="text"/>								
<b>* Last Name:</b> Jones								
<b>Suffix:</b> <input type="text"/>								
<b>Title:</b> Administrative Analyst								
<b>Organizational Affiliation:</b> <input type="text"/>								
<b>* Telephone Number:</b> 530-822-5145				<b>Fax Number:</b> 530-822-7575				
<b>* Email:</b> sjones@yubacity.net								

**Application for Federal Assistance SF-424**

**\* 9. Type of Applicant 1: Select Applicant Type:**

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

**\* 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

**11. Catalog of Federal Domestic Assistance Number:**

14.218

CFDA Title:

Community Development Block Grant/Entitlement Grants

**\* 12. Funding Opportunity Number:**

\* Title:

**13. Competition Identification Number:**

Title:

**14. Areas Affected by Project (Cities, Counties, States, etc.):**

Add Attachment

Delete Attachment

View Attachment

**\* 15. Descriptive Title of Applicant's Project:**

Funds to benefit low and moderate-income individuals and families citywide and on a targeted basis in accordance with the adopted 2021-2022 Annual Action Plan.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

**Application for Federal Assistance SF-424**

**16. Congressional Districts Of:**

\* a. Applicant

\* b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

**17. Proposed Project:**

\* a. Start Date:

\* b. End Date:

**18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="641,102.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text"/>
* g. TOTAL	<input type="text" value="641,102.00"/>

**\* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- a. This application was made available to the State under the Executive Order 12372 Process for review on .
- b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- c. Program is not covered by E.O. 12372.

**\* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**

- Yes
- No

If "Yes", provide explanation and attach

**21. \*By signing this application, I certify (1) to the statements contained in the list of certifications\*\* and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances\*\* and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)**

\*\* I AGREE

\*\* The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

**Authorized Representative:**

Prefix:  \* First Name:   
Middle Name:   
\* Last Name:   
Suffix:

\* Title:

\* Telephone Number:  Fax Number:

\* Email:

\* Signature of Authorized Representative:  \* Date Signed:

**ASSURANCES - CONSTRUCTION PROGRAMS**

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

**PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.**

**NOTE:** Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the Awarding Agency. Further, certain Federal assistance awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance, and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project costs) to ensure proper planning, management and completion of the project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title, or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal interest in the title of real property in accordance with awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progress reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards for merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
9. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
10. Will comply with all Federal statutes relating to non-discrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended, relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee-3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and, (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.



11. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal and federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) Implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL	TITLE  City Manager	
APPLICANT ORGANIZATION  City of Yuba City		DATE SUBMITTED

## CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

**Affirmatively Further Fair Housing** --The jurisdiction will affirmatively further fair housing.

**Uniform Relocation Act and Anti-displacement and Relocation Plan** -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

**Anti-Lobbying** --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

**Authority of Jurisdiction** --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

**Consistency with plan** --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

**Section 3** -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 135.

\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

## Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

**Citizen Participation** -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

**Community Development Plan** -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

**Following a Plan** -- It is following a current consolidated plan that has been approved by HUD.

**Use of Funds** -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) \_\_\_\_\_ [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

**Excessive Force** -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

**Compliance with Anti-discrimination laws** -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

**Lead-Based Paint** -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

**Compliance with Laws** -- It will comply with applicable laws.

\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

## **APPENDIX TO CERTIFICATIONS**

### **INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:**

#### **Lobbying Certification**

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

# ATTACHMENT 3

RESOLUTION NO. \_\_\_\_\_

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF YUBA CITY  
APPROVING THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) 2021-2022  
ANNUAL ACTION PLAN CERTIFYING COMPLIANCE WITH THE REQUIREMENTS OF THE  
CDBG PROGRAM, AND AUTHORIZING STAFF TO SUBMIT ALL APPROVED DOCUMENTS  
TO THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT**

WHEREAS, the Department of Housing and Urban Development has determined that the City of Yuba City will receive \$641,102 under program year 2021-2022 of the Housing and Community Development Act of 1974, as amended; and

WHEREAS, the City of Yuba City held a public meeting on February 19, 2020, as well as a public hearing on June 15, 2021, to consider public comments and proposals regarding the 2021-2022 Annual Action Plan, the community development objectives and the projected use of CDBG funds contained therein; and

WHEREAS, the City of Yuba City has provided the citizens with an opportunity to review and comment on concerns involving the amount of funds available for proposed community development and housing activities, the range of activities that may be undertaken and other important program requirements, and provided citizens with adequate opportunity to participate in the development of the 2021-2022 Annual Action Plan, including any revisions, changes or amendments thereto for a 30-day period commencing on June 11, 2021 and ending on July 13, 2021.

NOW, THEREFORE, be it resolved by the City Council of the City of Yuba City that the 2021-2022 Annual Action Plan is hereby approved, that the City Manager is authorized to execute all documents related thereto, and that staff is authorized to submit all documents to the United States Department of Housing and Urban Development.

The foregoing resolution was duly and regularly introduced, passed, and adopted by the City Council of the City of Yuba City at a regular meeting thereof held on July 6, 2021, by the following vote:

AYES:

NOES:

ABSENT:

ATTEST:

\_\_\_\_\_  
Marc Boomgaarden, Mayor

\_\_\_\_\_  
Ciara Wakefield, Deputy City Clerk

APPROVED AS TO FORM  
COUNSEL FOR YUBA CITY:

\_\_\_\_\_  
Shannon Chaffin, City Attorney  
Aleshire & Wynder, LLP