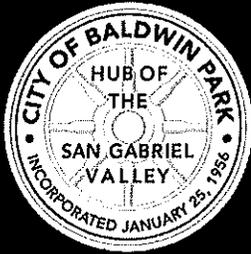


CITY OF BALDWIN PARK



FY 2018/2019 CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT

JULY 1, 2018 THROUGH JUNE 30, 2019

DRAFT

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CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

This 2018-2019 Consolidated Annual Performance and Evaluation Report (CAPER) is the City of Baldwin Park's report to the U.S. Department of Housing and Urban Development (HUD) describing the use of federal Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds. The CAPER reports on the fourth program year of the 2015-2019 Consolidated Plan, covering the period from July 1, 2018 to June 30, 2019.

The City receives CDBG and HOME funds from HUD on a formula basis annually, and in turn, implements projects and awards grants and loans to nonprofit, for-profit or public organizations for projects in furtherance of the adopted 2015-2019 Consolidated Plan. The CDBG and HOME programs generally provide for a wide range of eligible activities for the benefit of low- and moderate-income Baldwin Park residents.

For the 2018-2019 program year, the City received \$999,611 of CDBG funds, which were combined in the Action Plan plus \$21,196.58 in CDBG program income. In addition, the City received \$287,401 of HOME funds plus it has \$76,413.02 in HOME program income that needs to be committed for a total HOME investment of \$1,384,621.60. This investment of CDBG and HOME funds was a catalyst for positive change in the community. Together with other federal, state and local investments, HUD resources allowed the City and its partners to:

- Provide fair housing services to 80 residents
- Provide sports and recreational scholarships to 35 lower income young persons
- Create part-time jobs for 5 young persons
- Provide various social services to 31 seniors
- Provide anger management and behavioral counseling to 12 lower income persons
- Provide support to a food bank that served 2,764 lower income persons in need
- Provide emergency services in 280 domestic violence cases
- Provide a variety of social services to 480 persons
- Provide behavioral improvement program for 35 at risk youth.
- Provide a variety of services to 274 homeless persons and those at-risk of being homeless
- Remove over 100,000 square feet of graffiti from four parks and two community centers.
- Provide code enforcement in 1,332 cases, of which 1,302 cases were closed.

- Completed one housing rehabilitation with HOME funds.

Most of the above activities met or exceeded their goals. Projects that did not meet their goals will be discussed later in this report.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals:

| Goal | Category | Source / Amount | Indicator | Unit of Measure | Expected - Strategic Plan | Actual - Strategic Plan | Percent Complete | Expected - Program Year | Actual - Program Year | Percent Complete |
|--|-----------------------------------|-----------------|---|------------------------|---------------------------|-------------------------|------------------|-------------------------|-----------------------|------------------|
| Affordable Housing Development | Affordable Housing | HOME: \$0 | Rental units constructed | Household Housing Unit | 70 | 70 | 100.00% | 25 | 0 | 0% |
| Community Fac., Inf., and Section 108 Debt Service | Non-Housing Community Development | CDBG: \$443,576 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 1900 | 0 | 0.00% | 1 | 1 | 100% |
| Fair Housing Services | Affordable Housing | CDBG: \$2,500 | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 700 | 385 | 48% | 100 | 80 | 80% |
| Homelessness Prevention | Homeless | CDBG: \$10,000 | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 1,000 | 1,043 | 104% | 200 | 274 | 137% |

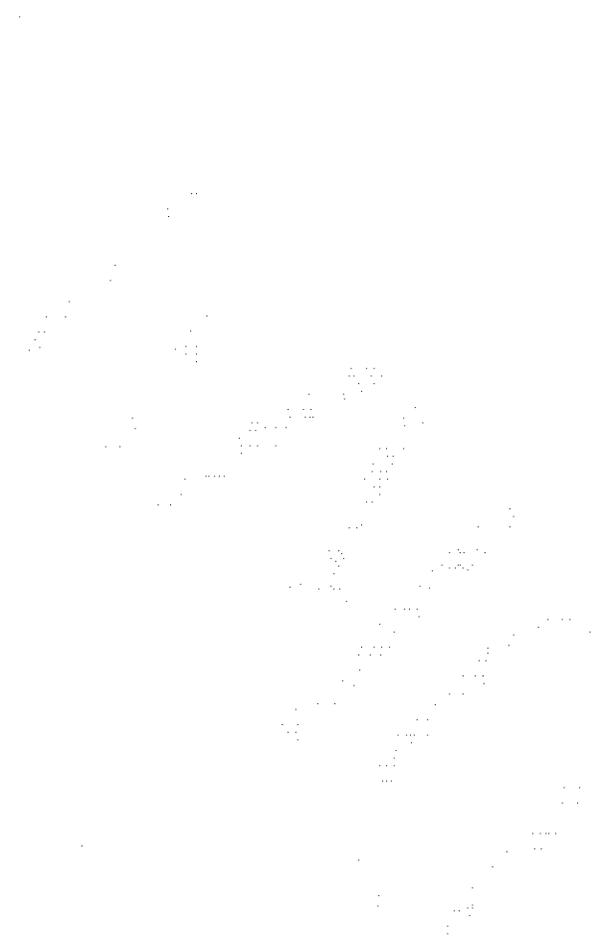
| | | | | | | | | | | |
|---|-----------------------------------|---------------------------------|---|------------------------|---------|--------|---------|-------|--------|------|
| Housing Preservation | Affordable Housing | CDBG: \$85,000 / HOME: \$45,000 | Homeowner Housing Rehabilitated | Household Housing Unit | 25 | 6 | 24% | 6 | 1 | 17% |
| Neighborhood Services | Non-Housing Community Development | CDBG: \$0 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 337,600 | 82190 | 24.35% | 0 | 0 | 0% |
| Neighborhood Services | Non-Housing Community Development | CDBG: \$30,000 | Graffiti Removal | Persons Assisted | 10,000 | 6000 | 60.00% | 5,000 | 15,790 | 315% |
| Neighborhood Services | Non-Housing Community Development | CDBG: \$173,663 | Housing Code Enforcement/Foreclosed Property Care | Household Housing Unit | 1,000 | 5105 | 510.50% | 2,000 | 1,332 | 66% |
| Public Services for low- and moderate-income res. | Non-Housing Community Development | CDBG: \$76,850 | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 8,500 | 14,502 | 133.29% | 2,654 | 3,172 | 159% |
| Special Needs Services | Non-Homeless Special Needs | CDBG: \$13,875 | Public service activities other than Low/Moderate Income Housing Benefit | Persons Assisted | 1,125 | 1,696 | 151% | 475 | 305 | 64% |

Table 1 - Accomplishments - Program Year & Strategic Plan to Date

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

Baldwin Park successfully implemented its approved programmed activities and is on track to meet the five-year goals in its CDBG projects. Unfortunately, HOME projects continue to be the most challenging. High housing costs remain an obstacle for homebuyer programs and the extreme market has also had an effect on the home improvement programs.

The City is also hopeful the new Measure H program for homeless services and prevention will provide much need funding to subsidize other resources and allow the City to implement new projects such as a transitional housing program for homeless families with children. The City will prepare a substantial amendment if necessary and/or include all new projects in the next five-year plan once projects have been identified.



CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).

91.520(a)

| | CDBG | HOME |
|---|--------------|----------|
| White | 2,223 | 0 |
| Black or African American | 12 | 0 |
| Asian | 1,327 | 0 |
| American Indian or American Native | 3 | 0 |
| Native Hawaiian or Other Pacific Islander | 1 | 0 |
| Other | 271 | |
| Total | 3,820 | 0 |
| Hispanic | 1,845 | 0 |
| Not Hispanic | 1,985 | 0 |

Table 2 – Table of assistance to racial and ethnic populations by source of funds

Narrative

Table 2 provides an aggregate of race and ethnicity data for the combined number of people, families, households or housing units reported as complete during the program year based on accomplishment data from all CDBG and HOME activities reported in HUD's Integrated Disbursement and Information System (IDIS).

Based on the information in Table 2, a diverse array of persons, families, households or housing unit occupants benefitted from CDBG and/or HOME funded housing, public facilities or public service projects during the program year.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

| Source of Funds | Source | Resources Made Available | Amount Expended During Program Year |
|-----------------|--------|--------------------------|-------------------------------------|
| CDBG | CDBG | \$999,611 | 828,198 |
| HOME | HOME | \$322,031 | 38,604 |

Table 3 - Resources Made Available

Narrative

The federal, state, local and private resources available for the implementation of projects during the 2018-2019 program year are identified in **Table 3**. The CDBG resources include \$999,611 of CDBG formula grant funds, \$21,196,58 in program income for a total CDBG investment of \$1,020,807. The HOME resources include \$322,031 of HOME grant funds, \$76,413.02 in program income and \$466,185.15 of unexpended HOME funds from prior years for a total HOME investment of \$864,629,17. A grand total of \$1,885,436 of CDBG and HOME funds was available to projects in the 2018-2019 Action Plan.

Identify the geographic distribution and location of investments

| Target Area | Planned Percentage of Allocation | Actual Percentage of Allocation | Narrative Description |
|--------------------------------|----------------------------------|---------------------------------|--|
| Citywide | 93 | 86 | Citywide |
| Low- and Moderate-Income Areas | 7 | 14 | Code Enforcement and Graffiti Removal Activities |

Table 4 – Identify the geographic distribution and location of investments

Narrative

For the 2018-2019 program year, the City did not allocate new CDBG funds to Public Facilities and Infrastructure activity. The City did allocate and spend CDBG funds for Code Enforcement (\$173,663) and Graffiti Removal (\$30,000) benefiting the low-and Moderate-Income Areas, which constitutes a total of 20% of available CDBG funds.

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

To address housing and community development needs in Baldwin Park, the City leverages its CDBG and HOME entitlement grants with a variety of funding resources in order to maximize the effectiveness of available funds. The City requires the public services to report their leveraging amount. In 2018-2019, the leveraged amount provided by public service agencies was \$2,374,137 from State, federal and private sources.

HUD requires HOME Participating Jurisdictions (PJs) to match 25 percent of their HOME annual allocation. In accordance with 24 CFR 92.222, PJs satisfying the distress criteria established by the HOME Program regulations are provided a match reduction. Match reductions are granted due to fiscal distress, severe fiscal distress, and Presidential disaster declarations. For the 2018-2019 program year, the City of Baldwin Park was required to provide a 12½ percent match contribution. However, only administrative funds were expended, so there was no match required in the 2018-2019 program year.

| Fiscal Year Summary – HOME Match | |
|--|-----------|
| 1. Excess match from prior Federal fiscal year | 3,892,995 |
| 2. Match contributed during current Federal fiscal year | 0 |
| 3. Total match available for current Federal fiscal year (Line 1 plus Line 2) | 3,892,995 |
| 4. Match liability for current Federal fiscal year | 0 |
| 5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4) | 3,892,995 |

Table 5 – Fiscal Year Summary - HOME Match Report

| Match Contribution for the Federal Fiscal Year | | | | | | | | | |
|--|----------------------|----------------------------|-------------------------------|------------------------------|-------------------------|---|----------------|-------------|---|
| Project No. or Other ID | Date of Contribution | Cash (non-Federal sources) | Foregone Taxes, Fees, Charges | Appraised Land/Real Property | Required Infrastructure | Site Preparation, Construction Materials, Donated labor | Bond Financing | Total Match | |
| None | N/A | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |

Table 6 – Match Contribution for the Federal Fiscal Year

| Program Income – Enter the program amounts for the reporting period | | | | |
|---|--|--|-----------------------------|---|
| Balance on hand at beginning of reporting period \$ | Amount received during reporting period \$ | Total amount expended during reporting period \$ | Amount expended for TBRA \$ | Balance on hand at end of reporting period \$ |
| 776,076 | 76,413.02 | 0 | 0 | 956,668 |

Table 7 – Program Income

| Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period | | | | | | |
|---|-------|-----------------------------------|---------------------------|--------------------|----------|--------------------|
| | Total | Minority Business Enterprises | | | | White Non-Hispanic |
| | | Alaskan Native or American Indian | Asian or Pacific Islander | Black Non-Hispanic | Hispanic | |
| Contracts | | | | | | |
| Dollar Amount | 0 | 0 | 0 | 0 | 0 | 0 |
| Number | 0 | 0 | 0 | 0 | 0 | 0 |
| Sub-Contracts | | | | | | |
| Number | 0 | 0 | 0 | 0 | 0 | 0 |
| Dollar Amount | 0 | 0 | 0 | 0 | 0 | 0 |
| | Total | Women Business Enterprises | Male | | | |
| Contracts | | | | | | |
| Dollar Amount | 0 | 0 | 0 | | | |
| Number | 0 | 0 | 0 | | | |
| Sub-Contracts | | | | | | |
| Number | 0 | 0 | 0 | | | |
| Dollar Amount | 0 | 0 | 0 | | | |

Table 8 - Minority Business and Women Business Enterprises

| Minority Owners of Rental Property – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted | | | | | | |
|--|-------|-----------------------------------|---------------------------|--------------------|----------|--------------------|
| | Total | Minority Property Owners | | | | White Non-Hispanic |
| | | Alaskan Native or American Indian | Asian or Pacific Islander | Black Non-Hispanic | Hispanic | |
| Number | 0 | 0 | 0 | 0 | 0 | 0 |
| Dollar Amount | 0 | 0 | 0 | 0 | 0 | 0 |

Table 9 – Minority Owners of Rental Property

| Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition | | | | | | |
|--|-------|-----------------------------------|---------------------------|--------------------|----------|--------------------|
| Parcels Acquired | | 0 | | 0 | | |
| Businesses Displaced | | 0 | | 0 | | |
| Nonprofit Organizations Displaced | | 0 | | 0 | | |
| Households Temporarily Relocated, not Displaced | | 0 | | 0 | | |
| Households Displaced | Total | Minority Property Enterprises | | | | White Non-Hispanic |
| | | Alaskan Native or American Indian | Asian or Pacific Islander | Black Non-Hispanic | Hispanic | |
| Number | 0 | 0 | 0 | 0 | 0 | 0 |
| Cost | 0 | 0 | 0 | 0 | 0 | 0 |

Table 10 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

| | One-Year Goal | Actual |
|--|----------------------|---------------|
| Number of Homeless households to be provided affordable housing units | 500 | 447 |
| Number of Non-Homeless households to be provided affordable housing units | 7 | 1 |
| Number of Special-Needs households to be provided affordable housing units | 0 | 0 |
| Total | 507 | 448 |

Table 11 – Number of Households

| | One-Year Goal | Actual |
|--|----------------------|---------------|
| Number of households supported through Rental Assistance vouchers | 500 | 447 |
| Number of households supported through The Production of New Units | 0 | 0 |
| Number of households supported through Rehab of Existing Units | 7 | 1 |
| Number of households supported through Acquisition of Existing Units | 0 | 0 |
| Total | 507 | 448 |

Table 12 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

The City continued to struggle meeting its housing goals in FY 2018-2019. Although the need and interest in homebuyer programs is great, the cost of homes exceed affordable amounts for low income households. The City continues to actively market its Home Improvement Grants and Loans, however, was unable to provide a loan in FY 2018-2019. The City has increasingly had to disqualify applications with living trusts and a reluctance to subordinate in a third position on loans; however, the City is in the process of reviewing applications. Because the success of the owner-occupied rehab programs is minimal, the City is once again re-evaluating its programs and available funding sources.

The City is evaluating several proposals using their HOME funds including the construction of a senior project. This project would commit all available HOME funds currently available to the City.

With the recent approval of Measure H to fund homeless services and prevention, the City has begun researching possible programs to implement if approved to receive Measure H funding. If other projects are deemed more effective, a substantial amendment to the five-year plan and annual plan will be processed.

It should be noted that the funds allocated to Rehabilitation Admin provides for annual monitoring, including inspections and reviews for affordable housing projects as well as administration of residential and rental rehab projects.

Discuss how these outcomes will impact future annual action plans.

Despite the challenges the City faced since 2017, the City funded its rehabilitation programs in 2018-2019, since the need for housing rehabilitation remains great. The City completed one housing rehabilitation project, but unfortunately, the City did not reach its goal to assist property owners with funds to improve their homes. The City will be considering changes that might be available to address the need for owner-occupied housing rehabilitation.

Also, after careful consideration, the City suspended its homebuyer program given the continued increase in home prices within the City.

The City is also considering options using HOME with Measure H funds to create affordable housing, possibly including transitional housing for homeless families. The City is also considering funding a senior project with its HOME in the 2019-2020 program year.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

| Number of Households Served | CDBG Actual | HOME Actual |
|-----------------------------|-------------|-------------|
| Extremely Low-income | 0 | 0 |
| Low-income | 0 | 0 |
| Moderate-income | 0 | 1 |
| Total | 0 | 1 |

Table 13 – Number of Households Served

Narrative Information

The 2015-2019 Consolidated Plan - Strategic Plan identified high priority affordable housing needs including preserving the supply of affordable housing and providing rental assistance to extremely low-

income seniors. During the 2018-2019 program year, as mentioned the City struggled with its HOME funded housing rehabilitation program. The City completed one housing rehab using HOME funds during the program year.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

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

In Los Angeles County, the Los Angeles Homeless Services Authority (LAHSA) is the lead agency coordinating the Continuum of Care (CoC). LAHSA is a joint powers authority for the City and County of Los Angeles (with the exception of the Cities of Long Beach, Pasadena and Glendale). A ten-member Commission governs LAHSA. Each of the County's five Supervisors appoints one (1) commissioner while the Mayor and City Council of Los Angeles appoint another five (5) members. LAHSA plans, coordinates and manages resources for the County's homeless programs. In addition, LAHSA provides technical assistance, data and other planning resources to many of the incorporated cities within the County, including the City of Baldwin Park. LAHSA develops and oversees a comprehensive strategy to address homelessness.

According to the Ten-Year Plan to End Homelessness, the CoC has implemented several regional strategies that enhances local coordination to more effectively assist people in need. To more rapidly identify and assess people experiencing homelessness, the CoC has created regional homeless access centers that offer fully coordinated systems of outreach and facilitate universal assessment, intake, referral and transportation to resources. The CoC also has resources of information (such as 2-1-1) to better serve individuals who are homeless or at risk of becoming homeless. In addition, the CoC has implemented a database using real time information from intake and assessment that is housed in the Homeless Management Information System (HIMS). Collectively these strategies help minimize duplication of effort and better connect the most vulnerable individuals and families, chronically homeless, and people at risk of becoming homeless to appropriate resources.

Measure H was approved through an L.A. County ballot that raised the sales tax by one-quarter (1/4) of a cent. The revenues are to provide services for the homeless. The tax applies to all the cities within the County of Los Angeles and would be in effect for ten years.

To reach out to unsheltered homeless persons and assess their individual needs for the purpose of connecting them with available emergency shelter and transitional housing resources, the City of Baldwin Park provided information and referrals — primarily to 2-1-1 Los Angeles County. Additionally, to reduce and end homelessness, the City of Baldwin Park provided a total of \$38,875 in CDBG public service funds to the following activities:

- East San Gabriel Valley Coalition for the Homeless (274 people)
- Domestic Violence Advocate (280 people)
- Santa Anita Family Services (31 people)

Addressing the emergency shelter and transitional housing needs of homeless persons

The ultimate solution to ending homelessness is transitional to permanent housing closely aligned with supportive services that ensure housing stability can be maintained. However, because the demand for affordable housing far outpaces the region's supply, Measure H was passed by the voters. Through Measure H, Cities will streamline the emergency and transitional housing system in order to address the immediate needs of Los Angeles County's homeless population.

The City has supported local nonprofit agencies that provide emergency rental assistance and transitional housing needs for homeless or those at risk of becoming homeless. To address the emergency shelter and transitional housing needs of homeless persons, the City supported the East San Gabriel Valley Coalition for the Homeless that provides transitional housing, emergency assistance and winter shelter assistance to homeless families or families at risk of homelessness. Last year, the East San Gabriel Valley Coalition for the Homeless served 261 unduplicated people.

Additionally, the City supported Domestic Violence Advocate and Santa Anita Family Services, organizations that provide emergency shelter and support services to victims of domestic violence. These programs provided a number of services to include but not limited to supportive services for survivors and perpetrators of domestic violence, batterer's program, and anger management, and assistance in guiding victims through the criminal justice system. Last year these programs served 593 unduplicated people.

Lastly, the City of Baldwin Park continues to support the efforts of the Los Angeles County Continuum of Care (CoC) and its member organizations that address homelessness.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after 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); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

An individual or family is considered to be at-risk of becoming homeless if it experiences extreme difficulty maintaining their housing and has no reasonable alternatives for obtaining subsequent housing. Homelessness often results from a complex set of circumstances that require people to choose between food, shelter and other basic needs. Examples of common circumstances that can cause homelessness include eviction, loss of income, insufficient income, disability, increase in the cost of housing, discharge from an institution, irreparable damage or deterioration to housing, and fleeing from family violence.

As mentioned above, the City supported the East San Gabriel Valley Coalition for the Homeless, which provides transitional housing, counseling and case management to families at risk of homelessness. Last

year, the East San Gabriel Valley Coalition for the Homeless served 261 unduplicated people through its transitional housing program. When paired with financial counseling, career coaching and other available case management services, the agency made certain that families are ready to succeed in their transition to permanent housing.

The City of Baldwin Park funds the Housing Rights Center to provide fair housing, tenant/landlord mediation and legal services for residents through attorney consultations and preparation of legal documents for the residents to represent themselves in family law and landlord/tenant actions. Some of these services are provided to prevent undue evictions that could lead to homelessness. Eighty households were served by the program during the program year.

The Baldwin Park Housing Authority receives funding directly from HUD to administer its Section 8 Tenant-Based Housing Choice Voucher (HCV) Program for the City as well as four neighboring cities for 18 tenant-based voucher families. The HCV Program also provided project-based rental assistance to 417 extremely low- and very low-income households and located within the City limits.

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

In support of CoC efforts, the 2015-2019 Strategic Plan provides for the use of CDBG funds to support activities implemented by local nonprofit organizations that provide services to help prevent and eliminate homelessness, including families at risk of homelessness. The City provided CDBG funds to East San Gabriel Valley Coalition for the Homeless as well as Domestic Violence Advocate and Santa Anita Family Services.

The City has applied for the Measure H Planning Grant and their application was approved. The City has researched projects to implement with Measure H funding to assist Homeless and at-risk families.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

The Baldwin Park Housing Authority (BPHA) was created and authorized to develop and operate housing and housing programs for low-income families. The BPHA receives its funding from the Department of Housing and Urban Development (HUD) for the administration of the Section 8 tenant-based Housing Choice Voucher (HCV) assistance program for the cities of Baldwin Park, West Covina, El Monte, South El Monte, and Monrovia in the County of Los Angeles. The data presented in tables below is for these cities as well as the management of a single public housing development in the City of Baldwin Park. The narrative reflects the conditions of BPHA's entire jurisdiction and the City of Baldwin Park.

The BPHA's mission statement is to ensure all eligible residents have equal access to available resources to enhance the enjoyment of life, enrich living conditions and create quality, stable communities of choice.

BPHA currently manages an active portfolio of 12 public housing units and 435 Section 8 and Project Based vouchers.

Table 14 - Public Housing by Type

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

In partnership with the BPHA, the City continued to actively encourage residents to be involved in the organization through resident councils and active participation in housing authority decisions via surveys and other forms of engagements. BPHA implemented the use of social media to improve and maximize the outreach to owners and tenants and increase the accessibility of information. Residents also maintain a resident advisory board.

BPHA continued to encourage residents to explore homeownership opportunities. Unfortunately, the City of Baldwin Parks eliminated its Housing Assistance program to low- and moderate-income first-time homebuyers, known as the Silent Second Program. However, the City is continuously monitoring the housing market to possibly reinstate when feasible.

Actions taken to provide assistance to troubled PHAs

The Baldwin Park Housing Authority continues is designation of High Performing Public Housing Agency.

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken 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. 91.220 (j); 91.320 (i)

The two primary barriers to affordable housing identified in the 2015-2019 Consolidated Plan included housing affordability and the lack of monetary resources for affordable housing. As discussed in the Consolidated Plan's Strategic Plan section, a significant portion of the monetary resources that were used for affordable housing in the past included tax increment financing through the former redevelopment agency that was eliminated as a result of changes in State policy.

The development of additional housing units affordable for low- and moderate-income households has been rated as the highest priority need due to the number of severely cost burdened households in Baldwin Park. In addition, a growing percentage of housing units is in need of rehabilitation to allow them to remain safe and habitable. The situation has been of particular concern for low- and moderate-income homeowners who are generally not in a financial position to properly maintain their homes.

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

The primary obstacles to meeting the underserved needs of low- and moderate-income people include lack of funding from federal, state and other local sources, the high cost of housing that is not affordable to low-income people and the lack of availability of home improvement financing in the private lending industry. To address these obstacles, the City has invested CDBG and HOME funds in prior years to projects that supported the development of new rental housing units and the rehabilitation of existing rental housing units. To address underserved needs, 100 percent of the City's 2018-2019 expenditure of CDBG and HOME funds (excluding Section 108 Debt Service and Administration) was for projects that benefit low- and moderate-income people.

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

The Residential Lead Based Paint Hazard Reduction Act of 1992 (Title X) emphasizes prevention of childhood lead poisoning through housing-based approaches. To reduce lead-based paint hazards, the rehabilitation of housing units built prior to January 1, 1978 includes a lead-based paint testing and risk assessment. Where lead-based paint is identified, the City ensures that developers and contractors incorporate safe work practices or abate the lead-based paint as part of the scope of work to effectively reduce lead-based paint hazards to children in accordance with 24 CFR Part 35.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

The City has a number of active programs throughout several of its department that directly or indirectly

contribute in lowering the number of poverty-level families.

The Community Development Department has an Economic Development Division with a dedicated staff member whose primary objective is to implement strategies for business retention and attraction. The purpose of these efforts is to have thriving business community that will provide residents with increased employment opportunities. Economic Developments efforts include working with the East San Gabriel Valley America's Job Center of California (AJCC) by promoting their job recruitments and programs to residents and Housing Authority program participants. The AJCC participates in the planning of the city's annual job fair, which is held in March. This year, the city contracted with the AJCC to have youth program participants work in the city. The youth will gain valuable job experience, while assisting the city in addressing personnel shortages.

The Economic Development Division's retention and expansion efforts include conducting free business workshops for local businesses and acting as a referral source to other federal, state and local businesses resources. These other resources include SCORE business mentorship services and Small Business Development Center (SBDC) consulting services. Both SCORE and the SBDC are organizations supported by the U.S. Small Business Administration (SBA).

The Economic Development Division's business attraction efforts include attending networking events that allow for opportunity to promote the city to outside businesses. This includes attending events organized by the International Council of Shopping Centers (ICSC) and the San Gabriel Valley Economic Development Partnership. Attraction efforts also include assisting businesses that are considering moving to or opening in the City with site selection. All these undertakings are intended to positively impact the city's business community that will in turn provide employment opportunities to residents.

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

The institutional delivery system in Baldwin Park is high-functioning and collaborative — particularly the relationship between local government and the nonprofit sector comprised of a network of capable community-based organizations that are delivering a full range of services to residents. Affordable housing development and preservation activities are being carried out by the Housing Division of the Community Development Department in partnership with housing developers and contractors. Public service activities were carried out by nonprofit organizations and City Departments to achieve the Strategic Plan goals.

One of the keyways the City is developing and expanding institutional structure to meet underserved needs has been by funding a wide variety of services targeted to youth, seniors, special needs populations and individuals or families at risk of homelessness with CDBG public service grants.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

To enhance coordination between public and private housing and social service agencies, the City continued consulting with and inviting the participation of a wide variety of agencies and organizations involved in the delivery of housing and supportive services to low- and moderate-income residents in Baldwin Park—particularly the low-and moderate- income areas.

Representatives of the Department of Community Development – Housing Division participated in coordinated efforts with the Los Angeles Homeless Services Authority, the Continuum of Care Lead Agency. Additionally, the Housing Division and other City staff regularly participated in meetings during the year to coordinate with local organizations that are working in neighborhoods to address poverty through direct community engagement.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

The 2015 Analysis of Impediments to Fair Housing Choice (AI) adopted by the Baldwin Park City Council on May 6, 2015 included three impediments to fair housing choice in the 2015-2019 Fair Housing Plan. During the 2018-2019 program year, the City of Baldwin Park Department of Neighborhood Services and the Housing Rights Center affirmatively furthered fair housing choice through the implementation of recommendations contained within the Fair Housing Plan.

Impediment No. 1: Discrimination against Persons with Disabilities

The AI revealed that physical and mental disability fair housing discrimination complaints are the most common basis for fair housing discrimination complaints in Baldwin Park. To address the lack of understanding and sensitivity to the fair housing needs of physically and mentally disabled people, the City contracted with Housing Rights Center to provide an owner workshop on April 24, 2019 and a tenant workshop on May 1, 2019 in Baldwin Park and throughout the region that were geared toward disabled housing issues including reasonable accommodation and emphasizing that landlords may not refuse to rent on the basis of disability or any arbitrary factor. These workshops specifically addressed the housing needs and rights of persons with disabilities by expanding the base of knowledge concerning specific types of housing discrimination against the mentally and physically disabled.

Impediment No. 2: Unfair Lending Practices

The AI found in analyzing Home Mortgage Disclosure Act (HMDA) data that loan approval rates were higher for Asians and Whites than it was for Hispanics in Baldwin Park. Home loan approval rates increased as income increased but Hispanic applicants had lower approval rates in comparison to similarly situated racial/ethnic groups with respect to income. The AI recommended bi-annual review of the HMDA data beginning in May 2017 to ensure that minority racial groups are not disproportionately receiving lower loan approval rates. This will be done as part of the 2020-2024 Consolidated Plan and Analysis of Impediment currently underway.

Impediment No. 3: Lack of Awareness of Fair Housing Laws

The AI confirmed that there continues to be a lack of knowledge of fair housing rights and responsibilities among Baldwin Park residents and housing providers. Statistics demonstrate that over two thirds of all cases can be successfully conciliated. This shows that housing providers and consumers are able to resolve their differences when the City's contracted fair housing service provider, as a neutral convener, provides clarifying information to resolve actual or perceived discrimination.

During the 2018-2019 program year, the City contracted with Housing Rights Center to provide fair housing services in Baldwin Park.

CR-40 - Monitoring 91.220 and 91.230

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

To ensure that CDBG and HOME funds were used efficiently and in compliance with applicable regulations, the City provided technical assistance to all subrecipients at the beginning of the program year and monitored subrecipients throughout the program year.

Technical Assistance

To enhance compliance with federal program regulations, the City provided an annual Notice of Funding Availability (NOFA) workshop to review the Plan goals, program requirements and available resources with potential applicants. Subsequent to the approval of the Annual Action Plan, a mandatory subrecipient workshop was held to review program regulations in detail, to provide useful forms and resources for documenting compliance and to review the City's compliance procedures and requirements. Additionally, individualized technical assistance is provided on an as-needed basis throughout a program year.

Activity Monitoring

All activities were monitored in November 2018, beginning with a detailed review upon receipt of the application to determine eligibility, conformance with a National Objective and conformance with a Strategic Plan goal. This review also examined the proposed use of funds, eligibility of the service area, eligibility of the intended beneficiaries and likelihood of compliance with other federal requirements such as the National Environmental Policy Act, the System for Award Management (SAM) debarment list, prevailing wage, Minority and Women Business Enterprise, Section 3 and federal acquisition and relocation regulations, as applicable.

Subrecipients are required to submit an audit at the time of submitting their application and other documentation to establish their capacity, and any findings noted in the audit are reviewed with the applicant. Eligible applications are then considered for funding. Once funded, desk monitoring includes ongoing review of required quarterly performance reports. For CDBG public service activities, an on-site monitoring is conducted once every two (2) years, except new subrecipients are monitored on-site the first year. These reviews include both a fiscal and programmatic review of the subrecipient's activities. The reviews determine if the subrecipient is complying with the program regulations and City contract. Areas routinely reviewed include overall administration, financial systems, appropriateness of program expenditures, program delivery, client eligibility determination and documentation, reporting systems, and achievement toward achieving contractual goals. Following the monitoring visit, a written report is provided delineating the results of the review and any findings of non-compliance and the required

corrective action. Subrecipients normally have 30 days to provide the City with corrective actions taken to address any noted findings. Individualized technical assistance is provided, as noted above, as soon as compliance concerns are identified. For CDBG capital projects, monitoring also includes compliance with regulatory agreement requirements. For HOME funded activities, annual monitoring is undertaken to ensure that for renter occupied units, household income, rents and utility allowances are in compliance with applicable limits pursuant to the affordability covenant. For ownership units, annual monitoring of occupancy is conducted throughout the affordability period.

The following four HOME rental projects were inspected and monitored:

- Telacu (8 Units) – 10/18/18;
- Metro Village (11 units) – 7/12/18;
- Immanuel Housing (5 units) – 10/22/18; and
- Rio Hondo CDC – 1/7/19

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

In accordance with the City’s adopted Citizen Participation Plan, a public notice was published in the San Gabriel Valley Examiner in English and in Spanish on September 12, 2019 notifying the public of the availability of the Consolidated Annual Performance and Evaluation Report for a 15-day public review and comment period. A copy of the public notices is included in Appendix A.

Baldwin Park City Clerk’s Office
14403 Pacific Avenue
Baldwin Park, CA 91706

Baldwin Park Community Development Department
Housing Division
14403 Pacific Avenue
Baldwin Park, CA 91706
City website at <https://www.baldwinpark.com/public-notices>

Baldwin Park Public Library
4181 Baldwin Park Blvd
Baldwin Park, CA 91706

Baldwin Park Housing Department Facebook

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction’s program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

CDBG funds are making a significant impact on strategies to address the high priority needs identified in the 2015-19 Consolidated Plan – Strategic Plan. As shown in **Figure 1** in section CR-05 of this document, CDBG funds are contributing to eight of the ten Strategic Plan goals including Fair Housing Services, Public Services, Special Needs, Homelessness Prevention, Neighborhood Services, Public Facilities and Infrastructure Improvements, Section 108 Loan Repayment and Planning and Administration. The remaining two Strategic Plan goals are better suited for HOME-funded activities to address the Affordable Housing Development and Affordable Housing Preservation goals.

There were no changes in the City's programs.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

Not applicable.

CR-50 - HOME 91.520(d)

Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations

Please list those projects that should have been inspected on-site this program year based upon the schedule in §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

Maintaining HOME-assisted affordable housing is a high priority. During the program year, the City inspected the HOME-assisted properties listed below to determine compliance with the housing codes and other applicable regulations. Where any deficiencies existed, the property owner and property management were notified to make repairs and City staff followed up to ensure completion.

- TELACU Senior Court, 14442 Pacific Avenue – 75 units – passed
- Los Angeles Street Project, 16351 Los Angeles Street – 5 units – passed
- Metro Village Apartments, 14428 E. Ramona Blvd– 11 units – passed
- ROP Bresee Property, 4500 Bresee Ave – 1 single family unit - passed

Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 92.351(b)

The aforementioned HOME-assisted properties maintain an Affirmative Fair Housing Marketing Plan. During annual monitoring, the annual Affirmative Fair Housing Marketing Report and waitlist are reviewed to ensure compliance with HUD requirements to affirmatively further fair housing choice.

Refer to IDIS reports to describe the amount and use of program income for projects, including the number of projects and owner and tenant characteristics

According to the PR-09 report for the HOME program, \$76,413 of HOME program income was receipted during the 2018-2019 program year. The funds will be committed when the City approves the next HOME project.

Describe other actions taken to foster and maintain affordable housing. 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 91.320(j)