



CITY OF PALMDALE

Draft CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT (CAPER)

First Program Year

July 1, 2020–June 30, 2021

**DEPARTMENT OF NEIGHBORHOOD SERVICES
September 7, 2021**



CITY OF PALMDALE

**DRAFT 2020/2021 CONSOLIDATED ANNUAL PERFORMANCE
AND EVALUATION REPORT
JULY 1, 2020 THROUGH JUNE 30, 2021**

STEVEN D. HOFBAUER

Mayor

LAURA BETTENCOURT

Mayor Pro Tem

AUSTIN BISHOP

Council Member

JUAN CARRILLO

Council Member

RICHARD J. LOA

Council Member

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MIKE MILLER

Director of Neighborhood Services

SOPHIA REYES

Housing Manager

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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 2020-2021 Consolidated Annual Performance and Evaluation Report (CAPER) is the City of Palmdale'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 during the first program year of the 2020-2024 Consolidated Plan period, covering July 1, 2020 to June 30, 2021. This CAPER will also describe the use of the Community Development Block Grant Coronavirus (CDBG-CV) funds, as authorized by the Coronavirus Aid, Relief, and Economic Security (CARES) Act, enacted on March, 27, 2020 and programmed into the City's 2019-2020 Annual Action Plan, as amended.

The City receives CDBG and HOME funds from HUD on a formula basis each year and received a special allocation of CDBG-CV funds. In turn, the City implements projects and awards grants and loans to nonprofit, for-profit and public organizations for projects in furtherance of the adopted Consolidated Plan. The CDBG and HOME programs provide for a wide range of eligible activities for the benefit of low- and moderate-income Palmdale residents. The CDBG-CV funds provide for eligible activities that prepare for, respond to, and prevent COVID-19 pandemic.

For the 2020-2021 program year, the City received \$1,589,640 of CDBG funds and \$586,296 of HOME funds from HUD. Together, with prior year(s) funding available, a total of \$2,414,272 was allocated to projects in the 2020-2021 Action Plan. Additionally, the City received a special allocation of CDBG (CDBG-CV) in the amount of \$1,932,895 to be used exclusively on eligible activities that prepare for, respond to and prevent the COVID-19 pandemic. The CDBG-CV funds were programmed in the 2019-2020 Action Plan. This investment of CDBG, HOME. And CDBG-CV 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 341 residents;
- Provide homelessness prevention and assistance services to 178,625 residents;
- Provided tenant-based rental assistance to 29 senior households;
- Complete ADA improvements at Yellen Park benefiting 6,160 residents;
- Complete Infrastructure Improvements for Courson Pool benefiting 41,255 residents;
- Begin construction on Juniper Grove Affordable Apartments, which will provide for a total of 101 units;
- Provide for progress for ADA improvements at Q-12 that will benefit 41,255 when complete;
- Provide for progress for the Spot Blight Acquisition and Demolition activity;
- Respond to COVID-19 pandemic by providing 11 low- and moderate-income microenterprise businesses with grant funds;
- Respond to COVID-19 pandemic by providing 40 low- and moderate-income households

- with Mortgage Assistance; and
- Respond to COVID-19 pandemic by providing emergency tenant-based rental assistance to 26 households.

Table 1 provides a summary of the five-year and one-year accomplishments for the period ending June 30, 2021, arranged by each of the Strategic Plan Goals included in the 2020-2024 Strategic Plan of the Consolidated Plan and the COVID-19 Response goal in the 2019-2020 Action Plan.

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)

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

Goal	Category	2020-2021 Amount Allocated	Indicator	Unit of Measure	5-Year Strategic Plan			2020-2021 Program Year 5		
					Expected	Actual	Percent Complete	Expected	Actual	Percent Complete
Affordable Housing Development	Affordable Housing	HOME: \$351,866	Rental units constructed	Household Housing Unit	99	0	00.00%	0	0	0%
Affordable Housing Preservation	Affordable Housing	HOME: \$0	Rental Units Rehabilitated	Household Housing Unit	5	0	0.00%	0	0	0.00%
Rental Assistance	Affordable Housing	HOME: \$326,304	Tenant-based rental assistance / Rapid Rehousing	Households	80	55	68.75%	80	55	68.75%
Fair Housing Services	Affordable Housing	CDBG: \$35,031	Other	Other	1,500	341	22.73%	300	341	113.67%
Homelessness Prevention and Assistance	Homeless	CDBG: \$238,446	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	N/A	N/A	N/A	N/A	N/A	N/A Accomplishments recorded under CDBG-CV Goal
Public Facilities and Infrastructure Improvements	Non-Housing Community Development	CDBG: \$821,881	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	200,000	47,415	23.71%	92,320	47,415	51.36%

Goal	Category	2020-2021 Amount Allocated	Indicator	Unit of Measure	5-Year Strategic Plan			2020-2021 Program Year 5		
					Expected	Actual	Percent Complete	Expected	Actual	Percent Complete
Economic Opportunity	Non-Housing Community Development	CDBG: \$220,082	Expand economic opportunity for low-income residents and small business owners	Businesses Assisted	40	0	0.00%	40	0	0.00%
				Jobs Created/Retained	20	0	0.00%	20	0	0.00%
Planning	Planning and Administration	CDBG: \$274,200 HOME: \$146,463	Other	Other	2	1	50.00%	2	1	50.00%
COVID-19 Response	Non-Housing Community Development	CDBG-CV \$1,932,895	COVID-19 Impact	Businesses Assisted	20	11	55.00%	20	11	55.00%
				Households Assisted	50	40	80.00%	50	40	80.00%
				Persons Assisted	357,250	178,625	50.00%	357,250	178,625	50.00%
				Planning and Admin.	1	1	100.00%	1	1	100.00%

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.

During the program year, the City and its housing and community development partners made progress on several 2020-2021 activities as well as some multi-year activities that continued during the program year. All CDBG and HOME funded activities addressed specific high priority objectives identified in the 2020-2024 Consolidated Plan. All CDBG-CV funded activities prepared for, responded to, or prevented the COVID-19 pandemic.

The CDBG-funded South Antelope Valley Emergency Services activity provided much needed services through the CDBG entitlement funding and the expanded their services with CDBG-CV funding. In early March, 2020 the County Department of Public Health issued a State of Emergency and ordered all non-essential business to close due to the COVID-19 Pandemic. On March 16, 2020 SAVES adopted the COVID-19 National Emergency model to become an emergency-only food distribution center. SAVES re-designed from client-choice to a no-contact drive-thru. SAVES also coordinated with local churches and community group volunteers to deliver emergency food to shut-in senior residents. SAVES operated under this model for the entire 2020-2021 program year to comply with ongoing Public Health orders and to maintain the mission of SAVES to provide emergency services to Palmdale residents while keeping both staff and the public safe and healthy. As a result, SAVES served 178,625 persons within all residential tracts of the City, meeting the Low and Moderate Area National Objective. During the program year 45,157 food orders were distributed to households in need.

The majority of CDBG funds were allocated to public facilities and infrastructure improvement activities to benefit low- and moderate-income neighborhoods, provide disabled access, provide facilities for homelessness prevention services, or that directly support affordable housing. During the program year the activity for ADA Improvements at Yellen Park was completed benefiting 6,160 residents, as was the infrastructure activity for Courson Pool benefiting 41,255 residents. The project scope for the ADA Improvements at Q-12 was increased to include street improvements. Construction is anticipated to commence by the end 2021. The NEPA Environmental Assessment was completed for the 2019 Spot Blight Acquisition and Demolition activity and the acquisition process has commenced.

The 2017, 2018 and 2019 HOME-funded Tenant Based Rental Assistance (TBRA) provided assistance to 29 unduplicated extremely low-income senior households (age 62 or older) experiencing a severe housing cost burden (more than 50% of household income goes to rent). In response to the COVID-19 Pandemic, the 2020 HOME-funded TBRA utilized available waivers to provide rental assistance to 26 unduplicated households who were economically impacted by Coronavirus.

The City has been working tirelessly to prepare for, respond to, and prevent Coronavirus. During this program year the City utilized CDBG-CV funds to implement a Business Assistance Program

that provided 11 low- and moderate-income microenterprise businesses with grant funds and a Mortgage Assistance Program that provided financial support to 40 eligible households who were economically impacted.

The City has made significant progress toward the numeric accomplishment goals for projects during this first year of the five-year Consolidated Plan period, and to prepare for, respond to, and prevent COVID-19 pandemic. Each of the activities that were underway during the 2020-2021 program year are listed in Figure 1, including the amount of CDBG, HOME, or CDBG-CV funds allocated to the activity and the amount spent as of June 30, 2021. Figure 2 provides the numeric accomplishment goal and the amount accomplished as of June 30, 2021.

Figure 1 – Use of CDBG and HOME Funds

1. Affordable Housing Development

2019 Juniper Grove Apartments	HOME	\$376,812.00	\$158,327.00	42.02%
2020 Juniper Grove Apartments	HOME	\$351,866.00	\$0.00	0.00%
2019 Juniper Grove Apartments	CDBG	\$250,000.00	\$225,000.00	90.00%
2017 Tenant- Based Rental Assistance	HOME	\$160,000.00	\$160,000.00	100.00%
2018 Tenant- Based Rental Assistance	HOME	\$35,000.00	\$35,000.00	100.00%
2019 Tenant- Based Rental Assistance	HOME	\$339,312.00	\$151,135.93	44.54%
2020 Tenant-Based Rental Assistance	HOME	\$326,304.00	\$122,273.41	37.47%
	Subtotal	\$1,839,294.00	\$851,736.34	46.31%

2. Fair Housing Services

Fair Housing Services	CDBG	\$35,031.00	\$35,031.00	100.00%
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3. Public Services Including Homelessness

South Antelope Valley Emergency Services	CDBG	\$238,446.00	\$237,976.24	99.80%
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4. Public Facilities and Infrastructure Improvements

2019 Section 108 Debt Service	CDBG	\$372,047.00	\$372,046.91	100.00%
2018 Courson Connection Infrastructure	CDBG	\$100,000.00	\$63,588.95	63.59%
2018 ADA Compliance – Yellen	CDBG	\$375,000.00	\$340,014.71	90.67%
2018 Street Improvement Q-12	CDBG	\$836,500.00	\$144,481.59	17.27%
2020 Street Improvement Q-12	CDBG	\$200,000.00	\$0.00	0.00%
2019 Spot Blight Acquisition and Demolition	CDBG	\$200,000.00	\$33,730.00	16.87%
2020 Spot Blight Acquisition and Demolition	CDBG	\$249,834.00	\$0.00	0.00%
	Subtotal	\$2,333,381.00	\$953,862.16	40.88%

5. Economic Opportunity

Business Assistance Program	CDBG	\$220,082.00	\$0.00	0.00%
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6. Planning and Administration

CDBG Program Administration	CDBG	\$264,200.00	\$119,379.45	45.19%
CDBG Planning	CDBG	\$10,000.00	\$2,368.48	23.68%
HOME Program Administration	HOME	\$146,463.00	\$127,888.93	87.32%
	Subtotal	\$420,663.00	\$249,636.86	59.34%

7. COVID Response

South Antelope Valley Emergency Services	CDBG-CV	\$367,500.00	\$268,919.89	73.18%
Business Assistance Program	CDBG-CV	\$330,720.00	\$107,282.18	32.44%
Mortgage Assistance Program	CDBG-CV	\$548,095.00	\$239,452.72	43.69%
Rental Assistance Program	CDBG-CV	\$300,000.00	\$0.00	0.00%
CDBG-CV Administration	CDBG-CV	\$386,580.00	\$127,345.77	32.94%
	Subtotal	\$1,932,895.00	\$743,000.56	38.44%

Total for all Goals:		\$7,019,792.00	\$3,071,243.16	43.75%
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Figure 2 – Program Year Accomplishments by Strategic Plan Goal

Strategic Plan Goal / Activity	Unit of Measure	Expected	Actual
1. Affordable Housing Development			
2020 Juniper Grove Apartments	Household Unit	99	0
2019 Juniper Grove Apartments			
2020 Tenant-Based Rental Assistance	Household Unit	80	26
2019 Tenant-Based Rental Assistance	Household Unit	30	29
2018 Tenant-Based Rental Assistance			
2017 Tenant-Based Rental Assistance			
2. Fair Housing Services			
Fair Housing Services	People	300	341
3. Public Services Including Homelessness			
South Antelope Valley Emergency Services	People	See Goal 7	See Goal 7
4. Public Facilities and Infrastructure Improvements			
Section 108 Debt Service	N/A	N/A	N/A
2018 Courson Connection Infrastructure	People	41,255	41255
2018 ADA Compliance – Yellen Park	People	6,160	6160
2020 ADA Compliance – Q-12	People	41,255	0
2019 ADA Compliance – Q-12			
2018 ADA Compliance – Q-12			
2020 Spot Blight Acquisition & Demolition	People	3,650	0
2019 Spot Blight Acquisition & Demolition			
5. Economic Opportunity			
Business Assistance Program	Businesses	40	0
6. Planning and Administration			
CDBG Program Administration	N/A	N/A	N/A
HOME Program Administration	N/A	N/A	N/A
7. COVID-19 Response			
South Antelope Valley Emergency Services	People	178,625	178,625
Business Assistance Program	Businesses	20	11
Mortgage Assistance Program	Households	50	40
Rental Assistance Program	Households	50	0
CDBG-CV Administration	N/A	N/A	N/A

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)

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

	CDBG	HOME
White	1,338	19
Black or African American	1,638	15
Asian	40	2
American Indian or American Native	6	5
Native Hawaiian or Other Pacific Islander	2	0
Other multi-racial	2,592	9
Total	5,616	50
Hispanic	2,498	20
Not Hispanic	3,118	30

Narrative

Table 2 provides an aggregate of race and ethnicity data for persons and households served during the program year based on accomplishment data from all CDBG, HOME, and CDBG-CV activities reported in HUD’s Integrated Disbursement and Information System (IDIS).

Based on the information in Table 2, a diverse array of persons and households benefitted from CDBG, HOME, and CDBG-CV funded housing, public facilities, or public service projects during the program year. To note, the City has two TBRA activities: 1. An ongoing TBRA activity in the third year of the subrecipient agreement that assisted 29 unduplicated extremely low income, rent-burdened Senior households; and 2. A TBRA activity responding to COVID-19 pandemic that assisted 26 households who were economically impacted by the pandemic (PR-23 records 50 households, as reported in tables 2, 11, and 12).

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Table 3 - Resources Made Available

Source of Funds	Resources Made Available in 2020-2021 Action Plan	Amount Expended During Program Year
CDBG	\$1,589,640	\$1,126,404
HOME	\$824,633	\$565,603
Other: CDBG-CV	\$1,932,895	\$743,000.56

Narrative

The federal, state, local and private resources available for the implementation of projects during the 2020-2021 program year are identified in Table 3. The CDBG resources include \$1,589,640 of CDBG formula grant funds. The HOME resources include \$586,296 of HOME formula grant funds and \$238,337 of unexpended HOME funds from prior years, for a total HOME investment of \$824,633. The City received a special allocation of \$1,932,895 of CDBG-CV funds. A grand total of \$4,347,168 of CDBG, HOME, and CDBG-CV funds were allocated to projects in the Action Plan.

Identify the geographic distribution and location of investments

Table 4 – Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Low- and Moderate-Income Areas	13	13	Q-12 (\$200,000)

Narrative

The 2020-2021 Action Plan allocated \$200,000 to public facilities and Infrastructure activities, representing 13 per cent of the program year CDBG investments. Combined with prior program funds, over \$1.9 million of CDBG funds were designated to Public Facilities and Infrastructure activities designed to benefit the Low-and Moderate-Income Areas, of which 77% benefited low- and moderate-income areas.

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 Palmdale, 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 primary funding sources for leveraging CDBG and HOME funds in Palmdale are Housing Successor Agency housing asset funds, redevelopment Successor Agency funds and the Redevelopment Property Tax Trust Fund (RPTTF) funds.

During the program year, the City finalized work with Meta Housing Corporation on the Juniper Grove Affordable Housing project. The Juniper Grove project located at the southeast corner of Division and East Ave R in Palmdale leverages HOME funds of \$728,678 and CDBG funds of \$250,000 with Low Income Housing Tax Credits through the California Tax Credit Allocation Committee yielding \$22,310,650 of Tax Credit Equity. Additional financing of \$33,211,811 was secured from other sources including multiple grants from the Los Angeles Community Development Authority. This project will provide for the new construction of 101 units of housing serving families with rents affordable to households earning 30-50 percent of area median income (AMI).

Additional CDBG leveraging opportunities were available for South Antelope Valley Emergency Services (SAVES) through the Emergency Food and Shelter Program Phase 37 (funding of \$25,300 for Jan 2019– Oct 2021), Phase 38 (funding of \$20,200 Jan 2020 – Oct 2021) and Phase CARES (funding of \$20,200 Jan 2020 – Oct 2021). Additionally, over \$15,000 of cash donations from the community were received, and in-kind donations of food from area businesses and the Palmdale School District were valued over \$3 million.

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 2020-2021 program year, the City of Palmdale received a 100 percent match reduction from HUD.

Table 5 – Fiscal Year Summary - HOME Match Report

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	\$4,819,617
2. Match contributed during current Federal fiscal year	\$0
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	\$4,819,617
4. Match liability for current Federal fiscal year	\$0
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	\$4,819,617

Table 6 – Match Contribution for the Federal Fiscal Year

Match Contribution for the Federal Fiscal Year								
Project No. or Other ID	Date of Contrib.	Cash (non-Federal sources)	Foregone Taxes, Fees, Charges	Appraised Land/Real Property	Required Infrastructure	Site Prep., Const. Materials, Donated labor	Bond Financing	Total Match
N/A	N/A	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Table 7 – Program Income

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
\$31,040	\$0	\$31,040	\$31,040	\$0

HOME MBE/WBE report

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period

Table 8 – Minority Business and Women Business Enterprises

During the reporting period there were no HOME activities required to report on MBE/WBE.

	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Contracts						
Number	0	0	0	0	0	0
Dollar Amount	\$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						
Number	0	0		0		
Dollar Amount	\$0	\$0		\$0		
Sub-Contracts						
Number	0	0		0		
Dollar Amount	\$0	\$0		\$0		

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

Table 9 – Minority Owners of Rental Property

	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

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

Table 10 – Relocation and Real Property 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

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.

Table 11 – Number of Households

	One-Year Goal	Actual
Number of homeless households to be provided affordable housing units	99	0
Number of non-homeless households to be provided affordable housing units	70	50
Number of special-needs households to be provided affordable housing units	0	0
Total	169	50

Table 12 – Number of Households Supported

	One-Year Goal	Actual
Number of households supported through rental assistance	70	50
Number of households supported through the production of new units	99	0
Number of households supported through the rehab of existing units	0	0
Number of households supported through the acquisition of existing units	0	0
Total	169	50

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

The Juniper Grove Affordable Housing Project financing closed in October, 2020. The City committed \$728,678 of HOME funds and \$250,000 of CDBG funds for site assemblance. The project provides for the production of 101 new affordable units, of which 5 units are HOME units, 50 units are designated for individuals experiencing homelessness, and 2 units are for managers. It is anticipated construction will be complete in program year 2022-2023. For Tenant Based Rental Assistance, the City supported 29 Senior households through ongoing rental assistance and an additional 26 households economically impacted by COVID-19 pandemic through a new TBRA program responding specifically to Coronavirus (PR-23 records 50 households, as reported

in tables 2, 11, and 12). Additionally, the City encouraged households to apply for the California State Covid Relief Rental Assistance Program.

Discuss how these outcomes will impact future annual action plans.

In future annual action plans, the City anticipates continuing to invest HOME funds to address housing affordability for renters and homeowners through the creation of new units, rehabilitation of existing substandard units, and the provision of Tenant Based Rental Assistance to the City’s most vulnerable residents – extremely low-income senior citizens experiencing a severe housing cost burden.

The City is actively seeking a certified CHDO with capacity to develop housing to increase the likelihood of meeting the HOME program requirement that 15 percent of each allocation be committed to a CHDO project within 24 months. The active Tenant Based Rental Assistance Program will ensure that HOME funds are effectively committed on time to meet HUD’s 24-month commitment deadline. As a result of these actions, the City will be able to strategically invest the remaining HOME funds in affordable housing development or rehabilitation projects at a point in time when these projects are shovel ready with all other financing commitments in place.

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.

Table 13 – Number of Persons Served

Number of Persons Served	CDBG Actual	HOME Actual
Extremely Low-income	26	37
Low-income	27	13
Moderate-income	0	0
Total	53	50

Narrative Information

The 2020-2024 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 2020-2021 program year, the City invested HOME funds to Valley Oasis to implement the Tenant-Based Rental Assistance (TBRA) program for extremely low-income seniors experiencing a housing cost burden. In response to COVID-19, the City also implemented a new TBRA program to provide emergency rental assistance to households economically impacted by Coronavirus. Furthermore, the City utilized CDBG-CV funds

to implement a Mortgage Assistance Program for households economically impacted by Coronavirus to maintain their housing.

Other strategic investments were made with HOME funds to support the building of affordable rental units for Juniper Grove Apartments and CDBG funds to support site assemblage of the Juniper Grove project. Furthermore, the City continues to assist Homes 4 Families through the development process for its Single Family CalVet Residential Enriched Neighborhood (REV) Veterans Housing complex to include up to 56 units of housing for veterans using local housing funds and other private sources.

Through the City's TBRA, Mortgage Assistance Program, and affordable housing programs, it attempts to meet the needs of worst-case housing needs (defined as low-income renters who experience severe cost burden, substandard housing, or involuntary displacement), as well as households economically impacted by the COVID-19 Pandemic. Additionally, the City refers individuals at-risk of homelessness to the homeless services and programs described in more detail in the next section of the CAPER.

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 Palmdale. LAHSA develops and oversees a comprehensive strategy to address homelessness.

Additionally, in February, 2016, the Los Angeles Board of Supervisors approved an unprecedented action plan of nearly two dozen interlocking strategies, focusing on six key areas to combat homelessness. The City of Palmdale has been one of over 100 community groups, cities and county leaders who continue to actively participate in the planning and implementation of these strategies to address homelessness. As part of the County strategy, the City of Palmdale participated in a process to create a city-specific plan to prevent and combat homelessness. In addition to participating in County-wide stakeholder meetings and as a member of the Continuum of Care (CoC), the City of Palmdale participates in a regional approach to address homelessness within the Antelope Valley Service Planning Area No. 1 (SPA 1). SPA 1 covers approximately 2,500 square miles of desert and forest, from the Kern County line on the north, to the San Bernardino County line on the east, the Ventura County line on the west and the Angeles Forest on the south. The homeless count conducted by LAHSA in January 2019 estimated that the number of homeless persons in SPA 1 increased three percent to 3,293. This count indicated that the number of homeless in Palmdale had increased by 39 percent to 318 people homeless persons in 2019. A more recent count conducted by LAHSA in January 2020 estimated that the number of homeless persons in SPA 1 increased forty-four percent to 4,755. This count indicated that the number of homeless in Palmdale had decreased by 9 percent to 289 people homeless persons in 2020. The homeless count was not conducted in 2021 due to the COVID-19 pandemic.

The City participates in the Antelope Valley Homeless Coalition, an inter-agency council with approximately 30 participants. Through this participation, the City is able to coordinate efforts and resources with local homeless service providers including Los Angeles County's Coordinated Entry System, outreach and engagement, 2-1-1, and the Homeless Access Center in Palmdale operated by Valley Oasis. Prior to COVID-19 the City partnered with community organizations to hold quarterly Homeless Connect days for people who are homeless or at-risk of homeless, as well as with PATH to conduct weekly outreach and engagement at the City Library and the LAHSA City of Palmdale

Emergency Response Team to provide outreach to people who are literally homeless in the community. The City partners with LAHSA and other community organizations for Project Roomkey in response to COVID-19 Pandemic.

The South Antelope Valley Emergency Services program provides food and other resources to persons experiencing homelessness and individuals and families at risk of homelessness. The City allocated the full 15 percent of its 2020-2021 CDBG funds, and supplemented this activity with CDBG-CV funds.

Addressing the emergency shelter and transitional housing needs of homeless persons

The ultimate solution to ending homelessness is 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, the CoC continues to rely on its emergency and transitional housing system in order to address the immediate needs of Los Angeles County's homeless population. To expand the options available in the community, the County's Homeless Initiative has expanded LAHSA-funded crisis housing to 24-hour facilities and has begun providing Rapid Re-Housing and Homeless Prevention funds to the community.

To address homeless needs in Palmdale among the 18-24 year-old age segment, the City and Advancing Communities Together, Inc. established the Palmdale Dream Center, an 11-unit transitional housing center with congregate activities and services designed to promote continuing education and employment for residents to achieve self-sufficiency and permanent housing. The Coordinated Entry System for youth is Countywide and many of the County's strategies for addressing homelessness also have a component that prioritizes transitional age youth.

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. 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.

During 2020-2021, the City and Valley Oasis used HOME funds to implement the TBRA Program to provide assistance for extremely low-income elderly residents who are experiencing a severe

rent burden. In response to COVID-19 pandemic the City also implemented a Business Assistance Program to support low- and moderate-income microenterprise businesses, as well as a TBRA program to provide emergency rental assistance, and a Mortgage Assistance Program to provide emergency mortgage relief to support households experiencing economic impact as a result of the Coronavirus.

The City provided funds to South Antelope Valley Emergency Services (SAVES), which provides emergency shelter (motel vouchers) and food to eligible low-income persons, homeless persons, and emancipated youth. SAVES distributes food and clothing to individuals and households at risk of becoming homeless. SAVES provides referral services to partners for job placement, health, educational/training, and social service needs. Additionally, SAVES collaborates with local community partners to offer a continuum of services on-site by providing office space free of rent. During this program year, SAVES expanded services to provide support to the array of households experiencing economic impact from the COVID-19 pandemic. SAVES conducted drive-thru emergency services and coordinated with an array of community partners to create drive-thru resource fairs. Information provided to residents included outreach and referral to the Census, the SNAP application process, and information on housing services, including services from rental assistance to tenant rights legal assistance, as well as medical services and vaccination opportunities. SAVES utilizes volunteer workers and Los Angeles County Transitional Subsidized Employment (TSE) program participants providing the opportunity to build job skills and experience in a warehouse/food pantry setting and training in general office skills.

The City supports America's Job Center of California (AJCC) previously known as the South Valley WorkSource Center or One Stop Center centrally located in Palmdale. The Center provides comprehensive employment, training and educational services to employers and job seekers.

The Housing Rights Center uses CDBG funds 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.

The City is included in the Housing Authority of the County of Los Angeles' efforts to provide Section 8 rental assistance to extremely low- and very low-income households located within the City limits. The Section 8 program gives priority to households that are at risk of becoming homeless or currently residing in inadequate housing.

During 2020-2021, the Housing Authority of the City of Palmdale continued a contract for the Homeless Prevention and Rapid Rehousing Program utilizing Housing Asset Funds to provide short- and medium-term rental assistance and other appropriate activities for homeless prevention and rapid rehousing of persons who have become homeless. Implementation began in January, 2019 and has assisted thirty-one unduplicated households.

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 2020-2024 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 will provide CDBG funds to South Antelope Valley Emergency Services (SAVES) and HOME funds to Valley Oasis for the Tenant Based Rental Assistance Program. HOME funds are also used to promote affordable housing development and preservation efforts. Additionally, the Homeless Prevention Rapid Rehousing Program funded by Housing Asset Funds will continue to provide assistance to rehouse households experiencing homelessness, as well as prevent individuals and families from becoming homeless. In response to COVID-19 pandemic, the City has utilized HOME funds to implement a TBRA program, and CDBG-CV funds to implement a Business Assistance Program and a Mortgage Assistance Program, as well as supplement the SAVES program. The City is also encouraging residents to apply for other funding available in response to the Coronavirus, including the State of California's COVID Relief Rental Assistance Program.

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

Actions taken to address the needs of public housing

The City of Palmdale Housing Authority was formed in 1994 under State of California Housing Authority Law to actively improve existing neighborhoods and develop affordable housing opportunities using local, state and federal resources. The Palmdale Housing Authority does not administer Section 8 and does not own HUD Public Housing; however, the City is within the service area of the Los Angeles County Development Authority (LACDA) for the purposes of Section 8 and Public Housing. During the 2020-2021 program year, LACDA continued to serve the needs of residents through Section 8 vouchers and public housing.

In recognition that the U.S. Census Bureau projects that the elderly in California will have an overall increase of 112 percent from 1990 to 2020, HACoLA has made changes to address the need for the growing senior population. In August of 2013, HUD approved HACoLA's application to designate 13 public housing senior developments as housing for elderly families only (62 years or older).

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

LACDA actively encourages residents to be involved in the organization through resident councils and active participation in housing authority decisions via surveys and other forms of engagement. LACDA also maintains quarterly newsletters for Section 8 tenants, public housing residents, and Section 8 property owners.

LACDA encourages residents to explore homeownership opportunities. LACDA currently administers the Family Self-Sufficiency (FSS) program for public conventional housing and Housing Choice Voucher program residents. The FSS program provides critical tools and supportive services to foster a resident's transition from financial and housing assistance to economic and housing self-sufficiency, most importantly homeownership.

To support this effort, LACDA utilizes marketing materials to outreach and further promote the program's requirements and benefits to all public housing residents. For families that are eligible to participate, a Contract of Participation (COP) is prepared to govern the terms and conditions of their participation and an Individual Training Service Plan (ITSP) is created that outlines the following: supportive services to be provided, activities to be completed by the participant, and agreed upon completion dates for the services and activities. The COP is valid for five years and may be extended to allow the family to meet their ITSP goals.

Once the COP is established and the family experiences an increase in tenant rent as a result of earned income, an escrow account in their name is established and increased earned income is deposited into this account. Escrow accounts are disbursed to the family once the family has

graduated successfully from the program. Families are encouraged to utilize these funds towards educational and homeownership endeavors.

Additionally, LACDA provides residents with information on their homeownership programs.

Actions taken to provide assistance to troubled PHAs

N/A, LACDA is designated as a 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 2020-2024 Consolidated Plan include 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.

To address housing affordability and the lack of monetary resources for affordable housing, the Strategic Plan called for the investment of a significant portion of CDBG and HOME funds for the development of 101 new affordable rental housing units, 56 homeownership housing units, and the rehabilitation and preservation of 5 existing affordable housing units over the five-year period of the plan. The current CDBG and HOME investments in progress or completed during this program year that will either directly impact housing affordability or make an indirect impact through support of new housing projects include:

- \$339,312 of 2019 HOME funds for the ongoing Tenant Based Rental Assistance Program to make rental housing units affordable to extremely-low income severely cost-burdened seniors;
- \$326,304 of 2020 HOME funds for a new Tenant Based Rental Assistance Program to provide emergency rental assistance to households economically impacted by the COVID-19 Pandemic; and
- \$728,678 of 2019 and 2020 HOME funds for Juniper Grove Affordable Apartments multi-family new construction project; and \$250,000 of 2019 CDBG funds to assist with site assemblance. Once complete, Juniper Grove will provide 99 affordable units and 2 manager units.

Although the City no longer has access to Redevelopment Housing Set-Aside funds, the City continues to successfully leverage its CDBG and HOME funds to attract private and other available public resources to create affordable housing with suitable neighborhood amenities for low- and moderate-income residents. The City worked with Meta Housing Corporation to secure Low Income Housing Tax Credits through the California Tax Credit Allocation Committee that will yield \$22,310,650 of Tax Credit Equity for the Juniper Grove Apartments project which includes 99 new affordable rental units for the current five-year Consolidated Plan period.

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 invested CDBG and HOME funds through the 2020-2021 Action Plan in projects that will support the development of new rental housing units, provide Tenant Based Rental Assistance to extremely low-income and cost-burdened seniors and households economically impacted by Coronavirus, and projects that provide public services to low- and moderate-income people to prevent homelessness, and provide mortgage relief to households economically impacted by Coronavirus. To address underserved needs, 99 percent of the City's 2020-2021 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 implementation of CDBG and HOME activities meeting the goals established in the 2020-2024 Consolidated Plan - Strategic Plan and the 2020-2021 Action Plan addressed the needs of poverty-level families and made strategic investments to reduce the number of poverty-level families in the future by:

- Supporting activities that expand the supply of housing that is affordable to low- and moderate-income households, such as the Juniper Grove Affordable Housing Project;
- Supporting activities that ensure equal access to housing opportunities such as Fair Housing Services provided by the Housing Rights Center;
- Supporting a continuum of housing and public service programs to prevent and eliminate homelessness through the South Antelope Valley Emergency Services program (including the supplemental activity in response to COVID-19 Pandemic), two TBRA programs (one operated by Valley Oasis and providing assistance to senior households and one providing emergency rental assistance to households economically impacted by COVID-19 pandemic); as well as a mortgage assistance program providing mortgage relief in response to the Coronavirus;

- Supporting activities that improve public facilities and infrastructure including the investment of over \$1.9 million of CDBG funds in projects completed or underway during this program year; and
- Expand economic opportunity for low- and moderate-income residents and small business owners by providing a Business Assistance Program to microenterprise businesses negatively impacted by COVID-19 pandemic.

In addition to these efforts, mainstream state and federal resources also contributed to reducing the number of individuals and families in poverty. Federal programs such as the Earned Income Tax Credit and Head Start provided Palmdale residents with pathways out of poverty as they pursued employment and educational opportunities.

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

The institutional delivery system in Palmdale is high-functioning and collaborative—particularly the relationship between local government and the nonprofit sector comprised of a network of capable non-profit organizations that are delivering a full range of services to residents. Strong City departments anchor the administration of HUD grant programs and the housing, community and economic development activities that are implemented by the City.

In order to support and enhance the existing institutional structure, the City of Palmdale collaborated with affordable housing developers and nonprofit agencies receiving CDBG and HOME funds through the 2020-2021 Action Plan to ensure that the needs of low- and moderate-income residents were met as envisioned within the 2020-2024 Consolidated Plan - Strategic Plan.

Efforts to enhance the institutional delivery system included continued implementation of the Tenant Based Rental Assistance Program in partnership with Valley Oasis that uses HOME funds and continued work with Advancing Communities Together. These critical partnerships significantly enhance the City’s ability to implement the 2020-2024 Consolidated Plan - Strategic Plan.

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 Palmdale- particularly the low- and moderate-income areas. Representatives of the Department of Neighborhood Services participated in Antelope Valley Coalition meetings and South Antelope Valley Emergency Services coordinated its efforts with Valley Oasis and the Los Angeles Homeless Services Authority, the Continuum of Care Lead Agency. Additionally, the Director of Neighborhood Services and other department staff regularly participated in

Neighborhood Advisory Committee (NAC) meetings during the program year to coordinate the efforts of local nonprofits and religious 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 jurisdiction's analysis of impediments to fair housing choice. 91.520(a)

The 2020 Analysis of Impediments to Fair Housing Choice (AI) adopted by the Palmdale City Council on June 2, 2020 included three impediments to fair housing choice in the 2020-2024 Fair Housing Plan. During the 2020-2021 program year, the City of Palmdale Department of Administrative 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 Palmdale. 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 virtual workshops in Palmdale 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: 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 Palmdale residents and housing providers. Data supplied by the Housing Rights Center indicated that the number of fair housing discrimination complaints in Palmdale remained steady for the fiscal years ending June 30, 2014 and for the period from 2015-2019 with an average of 29 complaints per year. As a result, the Fair Housing Plan within the AI recommended enhanced outreach efforts to real estate professionals with fair housing questions or concerns in Palmdale and the region, as well as continuation of existing City efforts to increase participation in fair housing education workshops for prospective homebuyers, renters, and providers of housing such as multifamily management companies, independent landlords and real estate agents or brokers.

During the 2020-2021 program year, the City contracted with Housing Rights Center to provide virtual workshops in Palmdale and throughout the region and worked with Housing Rights Center to expand community participation including outreach efforts regarding fair housing workshops to renters and property managers/owners to make them aware that these workshops are available at no charge. Outreach events included an online workshop for landlords and tenants,

as well as daily assistance for tenants and landlords impacted by COVID-19 pandemic. The Housing Rights Center displayed literature at the Public Library and other high traffic areas of the City, including the Department of Neighborhood Services building and the office for the Community Programs Divisions, as well as posting an array of items on the City's website for ease of access during the pandemic. Fair Housing public service announcements were also played throughout the year several times a month on the City's public access channel and frequent postings on the Housing Rights Center Facebook and Twitter pages.

Impediment No. 3: Race/Ethnic Relations

Race/ethnic relations may contribute to bias or stereotypes that have an impact on Fair Housing Choice. Fair housing complaint data from 2006-2009 indicated that race/ethnicity was the second-leading cause of housing discrimination in the City. Between 2008-2012 there were between six and 17 hate crimes per year reported to the Federal Bureau of Investigation (FBI) between 2016-2020 the FBI reported a total of 14 hate crimes during that period. Of those 14, 12 of those hate crimes were on the basis of race, ethnicity, or ancestry and two were on the basis of religion.

The AI recommended that the City, in partnership with community nonprofits, fair housing organizations, other government agencies and special districts, provide public information programs disseminating information on fair housing laws, inclusion and diversity.

Outreach and education efforts include developing and distributing written materials and public service announcements that describe the applicable laws that protect against housing discrimination and ways to prevent housing injustices. These materials are provided for distribution at fair housing workshops for residents, apartment owners, and property managers, at fair housing information booths at local community events, available at City offices, provided to local agencies, and included in information provided as part of the Partners Against Crime (PAC) crime free multi-family housing certification process. Activities were postponed during this program year due to COVID-19 Pandemic.

For the past 22 years, the City of Palmdale has been a supporter of the Antelope Valley International Heritage Festival, which was renamed to the Antelope Valley International Multicultural Festival. The festival helps foster mutual understanding among the diverse cultural, racial, and religious groups in the Antelope Valley. The 2019 Festival was held on Saturday, September 15, 2019 at Poncitlan Square in Palmdale. The 2020 Festival was cancelled due to COVID-19 Pandemic.

City staff has conducted other outreach efforts in the community to be supportive of organizations and programs fostering tolerance or race relations. The City is also in its fourteenth year conducting its Partners Academy, an eight-week course that educates residents on all aspects of city operations from public safety, finance, economic development, and community relations. Residents have the opportunity over the course of two nights to speak to the Mayor

and City Manager on any topic of interest or concern, which would include any concerns about race relations or conflict in the community. To date 245 residents have completed the program. The 2020 program was postponed due to COVID-19 Pandemic.

The Los Angeles County Sheriff's Department is leading several efforts to bridge Sheriff and community relations. The S.H.A.R.E. Tolerance program has been created to educate members of the community, particularly our youth, regarding the dangers of hate and intolerance. It was conceived and developed by deputy sheriffs who care about the problem and wanted to do something effective about it. Utilizing a custom-built mobile theater, uniformed deputies show a 35-minute documentary film about hate crimes to groups of up to 24 people at a time. Afterwards, the deputies facilitate a 60-to-90-minute discussion about the film, the issues it presents, and the challenges of combating hate and intolerance. This program was implemented in the Antelope Valley and regularly makes presentations at area high schools. This program was postponed due to COVID-19 Pandemic.

Additionally, in March 2012 the Palmdale Station Captain created a Community Advisory Committee to foster stronger relationships between the community and the Sheriff's Department. The committee is made up of members of the community who represent various racial and ethnic demographics, faith-based organizations, and community organizations and continued to serve as a sounding board to the Captain on issues of concern to the community. This program was postponed due to COVID-19 Pandemic.

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, HOME, and CDBG-CV 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. On-site monitoring was postponed due to the COVID-19 pandemic. The City has been working with the compliance staff for each subrecipient to conduct internal monitoring and provide virtual technical assistance.

Technical Assistance

To enhance compliance with federal program regulations, the Department of Administrative Services made technical assistance available to prospective applicants for any CDBG or HOME Notice of Funding Availability (NOFA) upon request to review the Strategic Plan goals, program requirements, and available resources with potential applicants. Technical assistance was provided to six prospective applicants. Additionally, technical assistance was provided during the implementation of CDBG, HOME, and CDBG-CV funded projects to ensure that appropriate resources are provided in furtherance of compliance with the program regulations.

Activity Monitoring

All activities were monitored, 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 submitted an audit and other documentation to establish their capacity, and any findings noted in the audit are reviewed. Subsequent to entering into a written agreement, staff and consultants performed periodic desk monitoring including ongoing review of required performance reports and documentation to substantiate CDBG, HOME, and CDBG-CV expenditures. For the CDBG public service activity implemented by South Antelope Valley Emergency Services, an on-site monitoring was postponed due to the COVID-19 Pandemic. The 2018-2019 monitoring visit had no findings.

For Juniper Grove Affordable Housing project monitoring of Davis-Bacon, Minority and Women's Business Enterprise (MBE/WBE) and Section 3 requirements will be conducted through an MOU with the Los Angeles County Development Authority, and monitored by LDM Associates, Inc. LDM

Associates, Inc. will also resume monitoring of CDBG Capital Projects to determine the adequacy of implementation by the Department of Public Works and its consultants. For HOME funded activities, annual monitoring of tenant files is in process to ensure that for renter occupied units, household income, rents and utility allowances are in compliance with applicable limits pursuant to the affordability covenant.

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 Antelope Valley Press in English and in Spanish on August 23, 2021 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.

The draft CAPER was available on the City website and at the following locations:

City Hall: Administration Building

38300 Sierra Hwy
Palmdale, California 93550

Department of Administrative Services, Community Programs Division

823 E. Ave Q-9, Suite A
Palmdale, California 93550

Palmdale Public Library

700 East Palmdale Blvd.
Palmdale, California 93550

A public hearing was conducted before the City Council on Tuesday, September 7, 2021 to solicit comments from residents and interested parties. In compliance with Public Health Orders limiting public gatherings for public health reasons the public hearing was conducted both in-person and virtually, in compliance with the Flexibilities and Waivers Granted by the CARES Act and Mega Waiver and Guidance posted on June 22, 2020. A summary of any written or oral comments received during the public hearing is included in Appendix B.

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.

On March 4, 2020, the Los Angeles County Board of Supervisors and the Department of Public Health declared a local and public health emergency in response to the increased spread of coronavirus across the country. On March 11, 2020, the City of Palmdale started a phased mitigation approach to delay the spread of the virus, including postponing or canceling all non-essential activities. On March 17, 2020, the City of Palmdale (City) declared a State of Emergency in the City of Palmdale in response to the increasing threat of Coronavirus (COVID-19) throughout Los Angeles County, the state and the country. On At the time of this writing, the emergency orders remain in Place in Palmdale. A majority of non-essential activities continue to be postponed or heavily impacted due to COVID-19 pandemic.

The City approved a substantial amendment to the 2019 Action Plan on June 2, 2020 for the first tranche of CDBG-CV resources (\$935,276) and on February 2, 2021 for the second tranche of CDBG-CV resources (997,619). The City began planning for CDBG-CV funded activities at the end of the FY2020-2021 program year, and launched the programs at the beginning of FY2020-2021 program year to prepare for, respond to, and prevent Coronavirus.

Combined, the CDBG and CDBG-CV funds are making a significant impact on strategies to address the high priority needs identified in the community. As shown in Figure 1 in section CR-05 of this document, CDBG and CDBG-CV funds are contributing to all the Strategic Plan goals including Fair Housing Services, Homelessness Prevention and Assistance, Public Facilities and Infrastructure Improvements, Economic Opportunity, Affordable Housing, COVID-19 Response, and Planning and Administration.

Fair Housing Services

The Fair Housing Services activity provided \$35,031 to Housing Rights Center for the provision of fair housing outreach, education and enforcement activities, including landlord-tenant matters. During the program year, this activity was below its service goal of 300 people, serving 241 people. In response to the COVID-19 pandemic, Housing Rights Center switched their entire operation to a virtual platform. This format has made fair housing services more accessible.

Homelessness Prevention and Assistance

To support a continuum of services in the Antelope Valley to prevent and eliminate homelessness including but not limited to emergency services, homeless prevention programs, case management and transitional housing, the City's South Antelope Valley Emergency Services program served 178,625 persons within the residential low-

moderate areas within the City of Palmdale. In March, 2020 the County Department of Public Health issued a State of Emergency and ordered all non-essential business to close due to the COVID-19 Pandemic. On March 16, 2020 SAVES adopted the Covid-19 National Emergency model to become an emergency-only food distribution center. SAVES re-designed from client-choice to a no-contact drive-thru. SAVES also coordinated with local churches and community group volunteers to deliver emergency food to shut-in senior residents. During this period, SAVES worked hard to provide food services on an emergency basis to 1) comply with Public Health orders of that period of time; and 2) expand the mission of SAVES to provide emergency services to Palmdale residents impacted by COVID-19 while keeping both staff and the public safe and healthy.

Public Facilities and Infrastructure

To improve City of Palmdale public facilities and infrastructure to benefit low- and moderate-income people or those presumed under HUD regulations to be low- and moderate-income such as elderly people and disabled adults as well as residents of low- and moderate-income housing, the City invested a large portion of its CDBG resources to address this Strategic Plan goal. Two out of the four public facilities and infrastructure activities with measurable accomplishment goals (excludes Section 108 Debt Service) are multi-year projects that remained in progress as of June 30, 2021. Given the nature of the improvements being undertaken, many of these projects require implementation over multiple program years.

Economic Opportunity

In response to COVID-19 Pandemic, the City prioritized economic opportunity activities. During this program year two rounds of funding for the Business Assistance Program was made available to the community. The program provides microenterprise businesses with up to \$10,000 in grant funds for reimbursement of eligible expenditures. The program is funded with both entitlement CDBG and CDBG-CV funds. During the program year 11 microenterprise businesses were assisted.

Affordable Housing

To support the goal of affordable housing the City is using CDBG funds to assist with site assemblance on the Juniper Grove Affordable Apartment project.

In response to COVID-19 Pandemic, the City provided mortgage assistance program to economically impacted low- and moderate-income households. The program provides up to \$6,000 for up to 6 consecutive months of mortgage assistance. During this program year 40 eligible households were assisted. The City has also programmed CDBG funds for an emergency rental assistance and anticipates implementing the program in the 2021-2022 program year. During this program year, households were assisted through the

emergency TBRA rental assistance program or encouraged to apply for the California State COVID Rent Relief Program.

COVID-19 Response

The City has worked tirelessly to prepare for, respond to, and prevent Coronavirus. The CDBG-CV funds have made a significant impact in these efforts. As detailed above, CDBG-CV funds have been used to support microenterprise businesses, households economically impacted by COVID-19, and to support the expanded homelessness and prevention services available at SAVES.

The 2020-2021 CAPER shows a number of activities in progress, even in the midst of the COVID-19 pandemic. The Q-12 ADA Sidewalk project was delayed due to impact from COVID-19. It is anticipated that the project will be complete near the end of program year 2021-2022. The Spot Blight Acquisition and Demolition activity completed the NEPA Environmental process and received HUD's authority to use grant funds. Progress to acquire the property and remove blight is underway. Should any challenges arise in the implementation of these or other CDBG-funded activities, the City will pro-actively identify additional opportunities to invest CDBG funds to meet Strategic Plan goals.

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

Maintaining HOME-assisted affordable housing is a high priority. During the program year, the City started the process to inspect the tenant files for HOME-assisted properties. Due to the COVID-19 Pandemic monitoring compliance with the housing codes and other applicable regulations was postponed until the end of the Emergency Order, which is still in place at the time of this report. The City is working to have all tenant files and inspections completed within 120 days of the end of the COVID-19 Pandemic Waiver.

- Whispering Palms – 76 units – Inspection postponed due to COVID-19 Pandemic
- Summer Terrace – 80 units – Inspection postponed due to COVID-19 Pandemic
- Palo Verde Terrace – 78 units - Inspection postponed due to COVID-19 Pandemic
- Wright Brothers Court – 156 units – Inspection postponed due to COVID-19 Pandemic
- Palmdale Dream Center – 11 units – Inspection postponed due to COVID-19 Pandemic
- Q-2 Duplex – 2 units – Inspection postponed due to COVID-19 Pandemic
- 10th Place – 4 units - Inspection postponed due to COVID-19 Pandemic
- Courson Arts Colony East – 5 units - Inspection postponed due to COVID-19 Pandemic

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

Each of the HOME-assisted properties with five or more units maintains an Affirmative Fair Housing Marketing Plan. During annual monitoring, the annual Affirmative Fair Housing Marketing Report is typically reviewed to ensure compliance with HUD requirements to affirmatively further fair housing choice. Due to the COVID-19 pandemic, the full monitoring review was postponed. Each of the HOME-assisted properties monitored in the prior program year were in compliance.

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 CDBG and HOME program, the City of Palmdale did not receive program income during the 2020 program year.

Describe other actions taken to foster and maintain affordable housing. 91.220(k)

In the implementation of the 2020-2021 Action Plan, the City invested HOME funds to preserve and maintain affordable housing by partnering with development partners and nonprofit service providers to support the development of new rental housing units and to provide rental assistance. CDBG funds were invested in infrastructure and other public facilities improvements

projects necessary to provide suitable infrastructure and neighborhood amenities to support the creation of decent affordable housing.



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APPENDIX A Public Notices

CITY OF PALMDALE
NOTICE OF PUBLIC REVIEW AND PUBLIC HEARING
DRAFT CONSOLIDATED ANNUAL PERFORMANCE EVALUATION REPORT (CAPER)
FOR FISCAL YEAR 2020-2021
AND
PUBLIC HEARING TO OBTAIN CITIZEN INPUT ON COMMUNITY NEEDS FOR THE 2022-
2023 ACTION PLAN

Pursuant to the United States Department of Housing and Urban Development (HUD) regulations, the City of Palmdale has prepared the draft Consolidated Annual Performance Evaluation Report (CAPER) for the 2020-2021 Community Development Block Grant (CDBG) and HOME Investment Partnerships Program (HOME). The CAPER provides an assessment of the City's performance in meeting Fiscal Year (FY) 2020-2021 housing and community development goals as outlined in the previously adopted Fiscal Year 2020-2021 One Year Action Plan (as amended). Additionally, the CAPER discusses changes the City anticipates making in the upcoming year as a result of the assessment of FY 2020-2021 annual performance.

In compliance with the City's approved Citizen Participation Plan and the Consolidated Plan implementing regulation 24 CFR 91.105, this notice is given to invite public review and comment of the City of Palmdale's Draft 2020-2021 CAPER. This document can be reviewed at the following locations:

- City of Palmdale Department of Administrative Services, Community Programs Division, 823 East Avenue Q-9, Suite A, (661) 267-5400. 7:30 a.m. to 6:00 p.m. (Monday-Thursday)
- City of Palmdale Public Library, 700 East Palmdale Blvd. (661) 267-5600 10:00 a.m. to 8:00 p.m. (Monday-Thursday); 10:00 a.m. to 5:00 p.m. (Friday-Saturday); 1:00 p.m. to 5:00 p.m. (Sunday) Library hours subject to COVID-19 requirements.
- City of Palmdale Administration Building, 38300 Sierra Highway (661) 267-5100 7:30 a.m. to 6:00 p.m. (Monday-Thursday)
- www.cityofpalmdale.org

The CAPER draft will be available for public review from August 23, 2021 to September 7, 2021. Individuals wishing to express their views concerning the above-referenced documents may provide written comments to the City on or before 5:00 p.m. on September 7, 2021 to the City of Palmdale, Economic and Community Development Department, 83250 Sierra Highway, Palmdale, CA 93550.

Notice is hereby given that the City Council will hold a public hearing to receive comments on the CAPER, to receive citizen input on community needs for consideration in the 2022-2023 Action Plan, and to receive input on the use of future CDBG and HOME funds in future Action Plans.

The City Council will hold both public hearings on September 7, 2021, at 7:00 p.m. at City Council Chambers, 38300 Sierra Highway, Palmdale, California. For more information, please call Sarah Mailes of the Economic and Community Development Department at (661) 267-5368.

In accordance with the current guidance from the California Department of Public Health and the County of Los Angeles Department of Public Health, the Council Chamber is open for in-person public comment and seating. Masks are required to be worn by all persons in attendance. It is recommended that all citizens practice social distancing to the extent possible while in attendance.

Comments may be submitted in advance of the meeting utilizing the City's eComment tool located at <https://cityofpalmdale.org/310/City-Council-Meetings>. Click on "eComment" next to the meeting Agenda once available. **The eComment period for this item will end two hours prior to the start of the City Council meeting.**

--Or--

Verbal comments may be submitted via Zoom meeting technology. Live public comment will be available via telephone. The call-in number and Meeting ID will be provided in the published September 7, 2021 meeting agenda during the Public Hearing.

It is the objective of the City to comply with Section 504 of the Rehabilitation Act of 1973, as amended, the Americans with Disabilities Act (ADA) of 1990 and the ADA Amendment Act of 2008, the Fair Housing Act, the Architectural Barriers Act, and the City's adopted Limited English Proficiency Plan (LEP) in all respects. If you require public documents in an accessible format, the City will make reasonable efforts to accommodate your request. If you require a reasonable accommodation to attend or participate in a hearing or meeting, including auxiliary aids or translation services, please contact the City Clerk's Office at least 48 hours prior to the meeting at (661) 267-5151.

Shanae Smith
City Clerk
August 23, 2021

AYUNTAMIENTO DE LA CIUDAD DE PALMDALE
AVISO DE REVISIÓN Y AUDIENCIA PÚBLICAS
BORRADOR DEL REPORTE DE LA EVALUACIÓN DEL RENDIMIENTO ANUAL
CONSOLIDADO (CAPER) PARA EL AÑO FISCAL 2020-2021
Y
AUDIENCIA PÚBLICA PARA OBTENER APORTACIONES POR PARTE DE LOS
CIUDADANOS SOBRE LAS NECESIDADES COMUNITARIAS PARA EL PLAN DE
DESEMPEÑO 2022-2023

En conformidad con los reglamentos del Departamento de Vivienda y Desarrollo Urbano de los Estados Unidos (HUD), el Ayuntamiento de la Ciudad de Palmdale ha preparado el borrador del Reporte de la Evaluación del Rendimiento y Desempeño Anual Consolidado (CAPER, por sus siglas en inglés) del Programa de Subsidios Globales para el Desarrollo Comunitario (CDBG, por sus siglas en inglés) y del Programa de Asociación para Inversiones en Vivienda HOME del Año Fiscal 2020-2021. El CAPER proporciona una evaluación del desempeño y rendimiento del Ayuntamiento de las metas establecidas para la vivienda y desarrollo comunitario durante el Año Fiscal 2020-2021 tal y como se delineó en el Plan de Desempeño Anual 2020-2021 previamente adoptado y tal como se haya enmendado. Este reporte a su vez expone cambios que el Ayuntamiento anticipa llevar a cabo durante los subsecuentes años debido al resultado de la evaluación del rendimiento anual del Año Fiscal 2020-2021.

Conforme al Plan de Participación Ciudadana aprobado y con la regla de implementación del Plan Consolidado 24 CFR 91.105, por medio de este aviso se invita al público a la revisión pública y comentarios del Borrador del CAPER 2020-2021 del Ayuntamiento de la Ciudad de Palmdale. Dicho documento puede ser revisado en los siguientes lugares:

- Departamento de Servicios Administrativos, 823 East Avenue Q-9, Suite A, 7:30 A.M. a 6:00 P.M. (Lunes-Jueves) (661) 267-5368
- Biblioteca Pública de la Ciudad de Palmdale, 700 East Palmdale Blvd. (661) 267-5600 10:00 A.M. a 8:00 P.M. (Lunes-Jueves); 10:00 A.M. a 5:00 P.M. (Viernes-Sábado); 1:00 P.M. a 5:00 P.M. (Domingo) El horario de la Biblioteca esta sujeto a los requisitos de COVID-19.
- Ayuntamiento de la Ciudad de Palmdale, Edificio Administración, 38300 Sierra Highway (661) 267-5100 7:30 A.M. a 6:00 P.M. (Lunes-Jueves)
- www.cityofpalmdale.org

El borrador del CAPER estará disponible para revisión pública del 23 de agosto de 2021 al 7 de septiembre de 2021. Los individuos que deseen expresar sus puntos de vista sobre los documentos mencionados anteriormente pueden enviar comentarios por escrito al Ayuntamiento de la ciudad antes de las 5:00 P.M. el 7 de septiembre de 2021 al Ayuntamiento la Ciudad de Palmdale, Departamento de Desarrollo Económico y Comunitario 38250 Sierra Highway, Palmdale, CA 93550.

Por medio de la presente, se da aviso de que el Concejo Municipal del Ayuntamiento celebrará una audiencia pública para recibir comentarios sobre el CAPER, recibir aportaciones por parte de los ciudadanos sobre las necesidades de la comunidad para su consideración en el Plan de

Desempeño 2022-2023 y para recibir aportaciones sobre el uso de los fondos de CDBG y HOME en futuros Planes de Desempeño.

El Concejo Municipal del Ayuntamiento celebrará ambas audiencias públicas el 7 de septiembre de 2021 a las 7:00 P.M. en la Cámara del Concejo Municipal del Ayuntamiento, 38300 Sierra Highway, Palmdale, California. Para obtener mayor información, comuníquese con Sarah Mailes del Departamento de Desarrollo Económico y Comunitario, al (661) 267-5368.

De acuerdo con las guías actual del Departamento de Salud Pública de California y el Departamento de Salud Pública del Condado de Los Ángeles, la Cámara de Comercio está abierta para comentarios y asientos del público en persona. Se requiere que todas las personas presentes usen cubrebocas. Se recomienda que todos los ciudadanos practiquen el distanciamiento social en la medida de lo posible mientras asisten.

Los comentarios se pueden enviar antes de la reunión utilizando la aplicación de comentarios electrónicos de la Ciudad ubicada en <https://cityofpalmdale.org/310/City-Council-Meetings>. Haga clic en "eComment" junto a la agenda de la reunión una vez que esté disponible. El período de eComent para este artículo finalizará dos horas antes del inicio de la reunión del comité de la ciudad.

--O--

Los comentarios verbales se pueden enviar a través de la aplicación de reuniones Zoom. Los comentarios públicos en vivo estarán disponibles por teléfono. El número para llamar y la identificación de la reunión se proporcionarán en la agenda de la reunión publicada el 7 de septiembre del 2021 durante la reunión del comité de la ciudad.

Rebecca J. Smith
Secretario Municipal
Agosto 23, 2021



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**APPENDIX B
Summary of Citizen Participation Comments**

Summary of Public Comments

Palmdale City Council Meeting

Public Hearing

September 7, 2021

Comments

Comments will be recorded after the Public Hearing scheduled on September 7, 2021.



CITY OF PALMDALE

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APPENDIX C IDIS Reports



PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	1,914,259.05
02 ENTITLEMENT GRANT	1,589,640.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	0.00
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00
06 FUNDS RETURNED TO THE LINE-OF-CREDIT	0.00
06a FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00
08 TOTAL AVAILABLE (SUM, LINES 01-07)	3,503,899.05

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	597,578.39
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	597,578.39
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	156,778.93
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	372,046.91
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	1,126,404.23
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	2,377,494.82

PART III: LOWMOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	563,848.39
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	0.00
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	563,848.39
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	94.36%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: 2019 PY: 2020 PY: 2021
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	597,578.39
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	563,848.39
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	94.36%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	237,976.24
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	237,976.24
32 ENTITLEMENT GRANT	1,589,640.00
33 PRIOR YEAR PROGRAM INCOME	0.00
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	1,589,640.00
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	14.97%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	156,778.93
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	156,778.93
42 ENTITLEMENT GRANT	1,589,640.00
43 CURRENT YEAR PROGRAM INCOME	0.00
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	1,589,640.00
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	9.86%

LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17

Report returned no data.

LINE 18 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 18

Report returned no data.

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2019	8	269	6344905	Juniper Grove Apartments - CDBG	1	LMH	\$225,000.00
					03F	Matrix Code	\$225,000.00
2014	1	227	6423905	Courson Connection Infrastructure	03F	LMA	\$23,798.18
2014	1	227	6435108	Courson Connection Infrastructure	03F	LMA	\$8,948.66
2014	1	227	FUTURE	Courson Connection Infrastructure	03F	LMA	(\$26,148.77)
					03F	Matrix Code	\$6,598.07
2018	5	258	6435108	ADA Compliance- Yellen	03L	LMA	\$20,240.86
2018	5	258	6467144	ADA Compliance- Yellen	03L	LMA	\$15,372.00
2018	5	260	6435108	ADA Compliance- Q-12	03L	LMA	\$40,159.35
2018	5	260	6467144	ADA Compliance- Q-12	03L	LMA	\$18,501.87
					03L	Matrix Code	\$94,274.08
2020	4	273	6467144	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$148,661.81
2020	4	273	6489151	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$39,906.79
2020	4	273	6513415	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$12,796.10
2020	4	273	FUTURE	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$36,611.54
					03T	Matrix Code	\$237,976.24
Total							\$563,848.39

LINE 27 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 27

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity prevent, prepare for, and respond to Coronavirus	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	4	273	6467444	Yes	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$148,661.81
2020	4	273	6489151	Yes	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$39,906.79
2020	4	273	6513415	Yes	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$12,796.10
2020	4	273	FUTURE	Yes	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$36,611.54
						05W	Matrix Code	\$237,976.24
Total				No	Activity to prevent, prepare for, and respond to Coronavirus			\$237,976.24
				Yes	Activity to prevent, prepare for, and respond to Coronavirus			\$237,976.24

LINE 37 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 37

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2020	8	271	6423905	CDBG Planning and Administration	21A		\$312.84
2020	8	271	6435108	CDBG Planning and Administration	21A		\$49,715.96
2020	8	271	6467444	CDBG Planning and Administration	21A		\$19,498.72
2020	8	271	6489151	CDBG Planning and Administration	21A		\$18,703.14
2020	8	271	FUTURE	CDBG Planning and Administration	21A		\$31,148.79
					21A	Matrix Code	\$119,379.45
2020	8	290	FUTURE	CDBG Planning	20		\$2,368.48
					21D	Matrix Code	\$2,368.48
2020	2	272	6467444	Fair Housing Services	21D		\$8,757.75
2020	3	272	6489151	Fair Housing Services	21D		\$5,838.50
2020	3	272	FUTURE	Fair Housing Services	21D		\$20,434.75
					21D	Matrix Code	\$35,031.00
Total							\$156,778.93



PART I: SUMMARY OF CDBG-CV RESOURCES

01 CDBG-CV GRANT	1,932,895.00
02 FUNDS RETURNED TO THE LINE-OF-CREDIT	0.00
03 FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00
04 TOTAL AVAILABLE (SUM, LINES 01-03)	1,932,895.00

PART II: SUMMARY OF CDBG-CV EXPENDITURES

05 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	615,654.79
06 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	127,345.77
07 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00
08 TOTAL EXPENDITURES (SUM, LINES 05 - 07)	743,000.56
09 UNEXPENDED BALANCE (LINE 04 - LINE8)	1,189,894.44

PART III: LOWMOD BENEFIT FOR THE CDBG-CV GRANT

10 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
11 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
12 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	615,654.79
13 TOTAL LOW/MOD CREDIT (SUM, LINES 10 - 12)	615,654.79
14 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 05)	615,654.79
15 PERCENT LOW/MOD CREDIT (LINE 13/LINE 14)	100.00%

PART IV: PUBLIC SERVICE (PS) CALCULATIONS

16 DISBURSED IN IDIS FOR PUBLIC SERVICES	508,372.61
17 CDBG-CV GRANT	1,932,895.00
18 PERCENT OF FUNDS DISBURSED FOR PS ACTIVITIES (LINE 16/LINE 17)	26.30%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

19 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	127,345.77
20 CDBG-CV GRANT	1,932,895.00
21 PERCENT OF FUNDS DISBURSED FOR PA ACTIVITIES (LINE 19/LINE 20)	6.59%

LINE 10 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 10

Report returned no data.

LINE 11 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 11

Report returned no data.

LINE 12 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 12

Plan Year	IDIS Project	IDIS Activity	voucher Number	Activity Name	matrix Code	National Objective	Drawn Amount
2020	9	289	6513418	Mortgage Assistance Program	05Z	LMC	\$219,576.90
	9	289	FUTURE DRAW	Mortgage Assistance Program	05Z	LMC	\$19,875.82
2020	4	273	FUTURE DRAW	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$268,919.89
	10	275	6513418	Barela Hair	18C	LMCMC	\$10,000.00
		276	6513418	BJ Martial Arts Inc. dba AV Taekwondo	18C	LMCMC	\$10,000.00
		277	6513418	Inno Taekwondo Academy Inc. dba Dragon Han Martial Arts	18C	LMCMC	\$10,000.00
		278	6513418	Palmdale Postal	18C	LMCMC	\$8,808.39
		279	6513418	Figueroa's Mexican Grill	18C	LMC	\$10,000.00
		280	6513418	Chique Salon, Inc.	18C	LMCMC	\$10,000.00
		281	6513418	Extreme Barbershop	18C	LMCMC	\$9,750.03
		282	6513418	Everything Hair Boutique	18C	LMCMC	\$9,070.65
		283	6513418	Bo-D Tuxedo Rental and Sales	18C	LMCMC	\$9,998.98
		284	6513418	HK Development Group DBA Berrystar Frozen Yogurt	18C	LMCMC	\$9,654.13
		285	6513418	S&S Eyebrow Threading	18C	LMCMC	\$10,000.00
Total							\$615,654.79

LINE 16 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 16

Plan Year	IDIS Project	IDIS Activity	voucher Number	Activity Name	matrix Code	National Objective	Drawn Amount
2020	9	289	6513418	Mortgage Assistance Program	05Z	LMC	\$219,576.90
	9	289	FUTURE DRAW	Mortgage Assistance Program	05Z	LMC	\$19,875.82
						Matrix Code (\$239,452.72
2020	4	273	FUTURE DRAW	South Antelope Valley Emergency Services (SAVES)	05W	LMA	\$268,919.89
						Matrix Code (\$268,919.89
Total							\$508,372.61

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	voucher Number	Activity Name	matrix Code	National Objective	Drawn Amount
2020	12	288	6513418	COVID Administration and planning	21A		\$106,310.76
2020	12	288	FUTURE DRAW	COVID Administration and planning	21A		\$21,035.01
Total							\$127,345.77
							\$743,000.56