

# Executive Summary

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

### 1. Introduction

As a Participating Jurisdiction and Entitlement Community receiving annual funding allocations from the Federal government to fund local housing and community development needs, the City of Davis is required to develop a Consolidated Plan once every five years. The Consolidated Plan serves as a comprehensive guide on how the City intends to utilize the allotted federal funds to address national objectives in a manner that will produce the greatest measurable impact on the local Davis community. The most recent Consolidated Plan was completed for the five-year period between 2015 and 2020. For each year within the Plan, the City is required to prepare a one-year Action Plan to notify citizens and the US Department of Housing and Urban Development (HUD) of the City's intended actions during that particular fiscal year. The annual Action Plan includes citizen and stakeholder input and is due to the HUD field office in San Francisco 45 days prior to the beginning of the fiscal year. The City of Davis has prepared a Fifth Year Action Plan covering the time period from July 1, 2019 to June 30, 2020.

The Plan continues to address the Consolidated Plan's three basic goals of providing decent housing, a suitable living environment, and expanded economic opportunities, as detailed in the next section. The jurisdiction's performance will be evaluated by HUD in meeting these goals. The Plan states how it will continue to work towards meeting these goals for all community development programs and housing programs.

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

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The discussion of the annual objectives and outcomes is included in the AP-35 Projects section of this document. Overall, each project addresses goals listed within the Consolidated Plan; decent housing, suitable living environment, and expanded economic opportunities. Each goal is described below:

Goal 1: DECENT HOUSING, which includes:

- Assisting homeless persons in obtaining affordable housing;
- Assisting persons at-risk of becoming homeless;
- Retaining the existing affordable housing stock; and

- Increasing the availability of affordable permanent housing in good condition to low-income and moderate-income families and without discrimination on the basis of race, religion, creed, ancestry, national origin, religion, age, sex, sexual preference, marital status, family status, source of income physical or mental disability, Acquired Immune Deficiency Syndrome (AIDS) or AIDS-related conditions (ARC), or any other arbitrary basis.

Goal 2: A SUITABLE LIVING ENVIRONMENT, which includes:

- Increasing access to quality public and private facilities and services; and
- Restoring and preserving properties of special historic, architectural, or aesthetic value.

Goal 3: EXPANDED ECONOMIC OPPORTUNITIES, which includes:

Establishment, stabilization and expansion of small businesses (including micro-businesses).

### 3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

At the end of each fiscal year, the City must also prepare a Consolidated Annual Performance and Evaluation Report (CAPER) to provide information to HUD and Davis citizens about the year's accomplishments. This information allows HUD, City officials, and the public to evaluate the City's performance and determine whether the activities undertaken during the fiscal year helped to meet the City's five-year goals and to address priority needs identified in the Consolidated Plan and the annual Action Plan. This performance report, prepared with public review and comment, is to be submitted to HUD annually no later than 90 days after the conclusion of each program year.

In evaluating the past performance of program year 2018/2019, the City accomplished the following activities:

- Continued efforts (implementation of the ten-year plan) to end and prevent homelessness in Yolo County;
- Continued to work with ADA Community Advisors group, city staff and the ADA Self Evaluation and Transition plan to identify and address needed repairs and other accessibility improvements at various locations in the public right-of-way throughout the City, including public buildings;
- Continued to provide shelter for homeless individuals and families, as well as meals and other support services and leveraged federal dollars to receive private local funding to expand services to the homeless, including the establishment of a private and locally funded program based on a housing first model;
- Assisted the elderly with access to healthcare and support services to live independently;
- Provided assistance to persons who have physical, mental and/or developmental disabilities;

- Provided advocacy and support services for victims of domestic violence;
- Grew organic produce and eggs for other public service organizations that assist individuals and families that meet the income limits;
- Continued to implement the City's Fair Housing program, serving 300 citizens during the program year.
- Address health & well-being services outreach, prevention, early intervention, and support.

These activities will be documented in more detail in the City's Consolidated Annual Performance and Evaluation Report (CAPER), which is anticipated to be available for public review in September 2019.

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

Summary from citizen participation section of plan.

The City of Davis' citizen participation process for the development of this Fifth Year Action Plan was coordinated by city staff working with the Social Services Commission, a citizen advisory board to the City Council. Public input was gathered at meetings and public hearings beginning with the Commission meeting of November 19, 2018 held to analyze and make recommendations on community critical needs for the use of CDBG and HOME funds for the upcoming year. There were no changes to the critical needs list from last Fiscal Year. The City Council reviewed and adopted this list of needs in December 2018, and approved issuance of the Request for Proposals (RFPs) in December 2018 to begin accepting CDBG and HOME applications. Staff conducted a public workshop on January 22, 2019 for potential applicants to provide information about the availability and potential uses of CDBG and HOME funds, and gathered public input regarding possible projects, while working with potential applicants to ensure the submittal of eligible activities. The Social Services Commission held a public hearing and conducted their final deliberations and funding decisions on March 18, 2019.

Public hearing notices were published in the Davis Enterprise, a large circulation county-wide newspaper, and notice was sent via the city's listserv to approximately 150 interested community members. A summary of the draft Fifth Year Action Plan and notice of its availability were published in the Davis Enterprise on April 12, 2019. In addition to the live meeting televised on the local cable government channel, which was accessible through streaming video on the City's website, all documents were made available at City offices for public review and on the City's website.

Citizen comments on the proposed Fifth Year Action Plan included:

- \_\_\_\_\_ individuals made comments during the Public Hearing at the Social Services Commission meeting. Public and commissioner comments are summarized in question #5.
- Over \_\_\_ people attended the City Council meeting on April 23, 2019 when the Public Hearing was held, although only one person spoke during the Hearing. Council comments included the limited number of dollars available for worthwhile public service projects, the importance of the CDBG dollars in particular in providing important services to the community and the request for

staff to advertise more widely in the community to seek participants for the ADA Advisors Committee to advise staff.

Other than questions by applicants about the timeline and federal budget, no comments were received during the advertised 30 day (April 12, 2019 to May 13, 2019) public comment period held for the draft Action Plan.

## 5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

Beginning on April 12, 2019 and ending May 13, 2019, a draft of the Fifth Year Action Plan will be made available for public review electronically on the City's website at: <http://cityofdavis.org/city-hall/city-manager-s-office/housing-and-grants-management/grants-management>, and by hard copy on request only at the City Clerk's Office, 23 Russell Blvd., Davis CA 95616. Public computers are available for online viewing at City Hall. On April 12, 2019, the availability of the draft Plan was noticed in the local newspaper, the Davis Enterprise. Notice was also placed on the City's website and will remain there until the conclusion of the process.

Three public hearings were held to provide citizens and community groups an opportunity to make comments and ask questions about the Fifth Year Action Plan. The initial public hearing was conducted at the City Council meeting on December 4, 2018 for the purpose of finalizing the Critical Needs List and directing staff to issue the annual Request for Proposals (RFP). This first public hearing was noticed in the Davis Enterprise on November 23, 2018, and on the City's website. No comments were received at this meeting directed towards the annual action plan. The second public hearing was conducted before the Social Services Commission at their meeting on March 18, 2019. Comments received at the meeting were directed towards public support of specific proposals under consideration; all three commenters represented the agencies about which they spoke and all three noted how important the CDBG public service funding was for their agencies.

The City Council conducted the final public hearing in this process on Tuesday, April 23, 2019 in the Community Chambers at 23 Russell Boulevard, Davis, California. The public hearings for the Social Services Commission and the City Council were noticed in the Davis Enterprise on March 8, 2019 and on April 12, 2019, in addition to posting the hearings the City's website and sending notifications via the city's listserv.

One potential applicant, Davis Oral Health, asked initial questions about its potential proposal. No other group requested technical assistance in developing a proposal for the Fifth Year Action Plan. Through the City's annual request for proposals process, technical assistance is provided to community groups interested in submitting funding requests under the CDBG and HOME programs. Technical assistance is provided in the form of workshops and direct staff responses to phone calls and emails.

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

All comments are accepted.

7. Summary

The City has received its 2019/2020 allocation, completed all steps of the necessary and desired public process, and is prepared to appropriately expend the 2019/2020 allocation on CDBG eligible projects.

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

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

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

Agency Role	Name	Department/Agency
CDBG Administrator	DAVIS	City Manager's Office
HOME Administrator	DAVIS	City Manager's Office

Table 1 – Responsible Agencies

Narrative (optional)

The City of Davis Housing and Grants Management Division of the City Manager’s Office is the lead agency for overseeing the development of the Plan and has the primary responsibility for administering programs covered by the Plan. The Office will contract with the Yolo County Housing for the Fifth Year to provide assistance in managing the CDBG grant process.

Consolidated Plan Public Contact Information

The public contacts for the Consolidated Plan are Kelly Stachowicz, Assistant City Manager, City of Davis and Lisa Baker, Chief Executive Officer, Yolo County Housing.

- Kelly Stachowicz - [kstachowicz@cityofdavis.org](mailto:kstachowicz@cityofdavis.org) or (530) 757-5602
- Lisa Baker – [lbaker@ych.ca.gov](mailto:lbaker@ych.ca.gov) or (530) 662-5428

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

### 1. Introduction

Coordination with federal and local agencies, along with non-profit and for-profit organizations providing services to the low- and very-low income in the community is essential to the existence of the programs, as well as the best way to ensure the gaps in services are being addressed. Through an integrated access system, the city is moving towards a model of service that is connected and communicates on all levels throughout the county.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))

The City of Davis regularly supports local service providers through its funding of public service agencies and housing projects. For example, the City provides ongoing assistance to Yolo Community Care Continuum (YCCC) by partially paying for staff that provides in-home support to persons with serious mental illness. Services include teaching independent living skills such as meal planning, shopping, cooking, cleaning, and laundry. YCCC uses a scattered site congregate model, providing housing to residents with corresponding support services. Each resident has his/her own room and the kitchen and common areas are shared. In 2006, YCCC in partnership with Community Housing Opportunities Corporation, a local nonprofit housing organization, acquired Homestead Cooperative which also offers individuals their own room, shared living room and kitchen. The acquisition of Homestead made an additional 21 affordable units available to people with a serious mental illness that are supported by the services of YCCC. Beginning in 2011 and ending in 2013, the City assisted YCCC in renovating the Farmhouse, supportive treatment housing for 10-15 very low-income individuals diagnosed with mental illness, returning to the community after hospitalization. In addition, YCCC, through separate funding streams, added an extra bed to their programming at the city-owned Pacifico development. The City works to coordinate support services with housing providers whenever possible.

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

The City of Davis is an active member of the Yolo County's Continuum of Care, called the Housing Poverty Action Committee (HPAC). Over the past year, the City has worked on several efforts with HPAC to address the needs of those living homeless and at risk of homelessness in Davis. When feasible, dollars through CDBG and HOME are used to supplement our goals to provide more permanent supported housing. In March of 2017, the Davis City Council unanimously adopted a low barrier/no barrier approach to ending homelessness.

Major efforts include:

- Continuation of New Pathways, a collaborative effort, to house individuals who are chronically homeless and provide them with supportive services. Modeled on the successful Bridge to Housing effort in nearby West Sacramento, New Pathways provides bridge housing and supportive services to individuals who are chronically homeless. Four HPAC members -- the County, the City, Yolo County Housing and Davis Community Meals and Housing -- work together in a housing first effort to put a roof over the heads of those most vulnerable while permanent housing is secured and to connect them to supportive services. To date, seven (7) long term chronically homeless have graduated into permanent housing and continue to remain permanently housed.
- Getting to Zero grant funding from the Sutter Health Foundation. In partnership with HPAC colleagues, Davis Community Meals and Housing and Yolo County Housing, the City of Davis received funding in December 2016 from the Sutter Health Foundation to expand the New Pathways initiative to a more comprehensive Davis Pathways program for adults who are chronically homeless. In addition to the 4-person bridge housing described above, Davis Pathways provides a paid employment training program, a bridge housing voucher program administered by the Housing Authority, and robust Housing Authority case management focused on housing retention.
- Collaboration on Davis Point-in-Time Study. The City and Davis Community Meals, a nonprofit agency located in Davis, actively participated in the HPAC sub-committee to design and implement the Point-in-Time Study to count the number of individuals living homeless in our region. Based on the outcome, HPAC uses this information to improve our strategic plan to meet the needs of homeless individuals, families, and those at risk of homelessness.
- Request for HUD Technical Assistance. Under leadership from Davis, HPAC requested technical assistance from HUD to help with maximizing the amount of funding received through the Continuum of Care application. Approved by HUD, a city of Davis representative along with County staff have spearheaded the efforts with TAC (Boston) experts to develop an agenda for the work to be accomplished through this technical consultation. The desired outcome is the receipt of additional federal funds to serve those in need in our community.
- Serving Homeless Families. The City of Davis is an active member of the Yolo County's Continuum of Care, called the Housing Poverty Action Committee (HPAC). Over the past year, the City has worked on several efforts with HPAC to address the needs of those living homeless and at risk of homelessness in Davis. When feasible, dollars through CDBG and HOME are used to supplement our goals to provide more permanent supported housing. In March of 2017, the Davis City Council unanimously adopted a low barrier/no barrier approach to ending homelessness.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate



outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

Local service providers assess the use of ESG funds based on pressing community needs, including gaps in service, as identified in the 10 Year Plan to End Homelessness. The Continuum of Care uses HMIS to measure outcomes and coordinate services throughout the County of Yolo.

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

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Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	Yolo County Housing
	Agency/Group/Organization Type	Housing PHA Services - Housing Services-homeless Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Yolo County Housing was consulted for information on Public Housing within the City of Davis, as the City does not own or maintain Public Housing. The City and Yolo County Housing have had a valued and successful working relationship for many years.
2	Agency/Group/Organization	DAVIS COMMUNITY MEALS
	Agency/Group/Organization Type	Services-homeless Neighborhood Organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Davis Community Meals is the primary organization for homeless services within the City of Davis. They were consulted for information about the needs of the homeless population within Davis and greater Yolo County. Through the development of the Consolidated Plan and a review of current and future city resources for public service, the city plans to meet with providers and the community to identify local services gaps and form local objectives to address needs and reduce homelessness. DCM will be working with the city in this process.
3	Agency/Group/Organization	Empower Yolo, Inc
	Agency/Group/Organization Type	Services-Victims of Domestic Violence Services - Victims Neighborhood Organization
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Empower Yolo operates the only domestic violence shelter within the County of Yolo. They were consulted for information about the needs of victims of domestic violence and trafficking within Davis and greater Yolo County. Through the development of the Consolidated Plan and a review of current and future city resources for public service, the city plans to meet with providers and the community to identify local services gaps and form local objectives to address needs and reduce homelessness. Empower Yolo will be working with the city in this process.

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

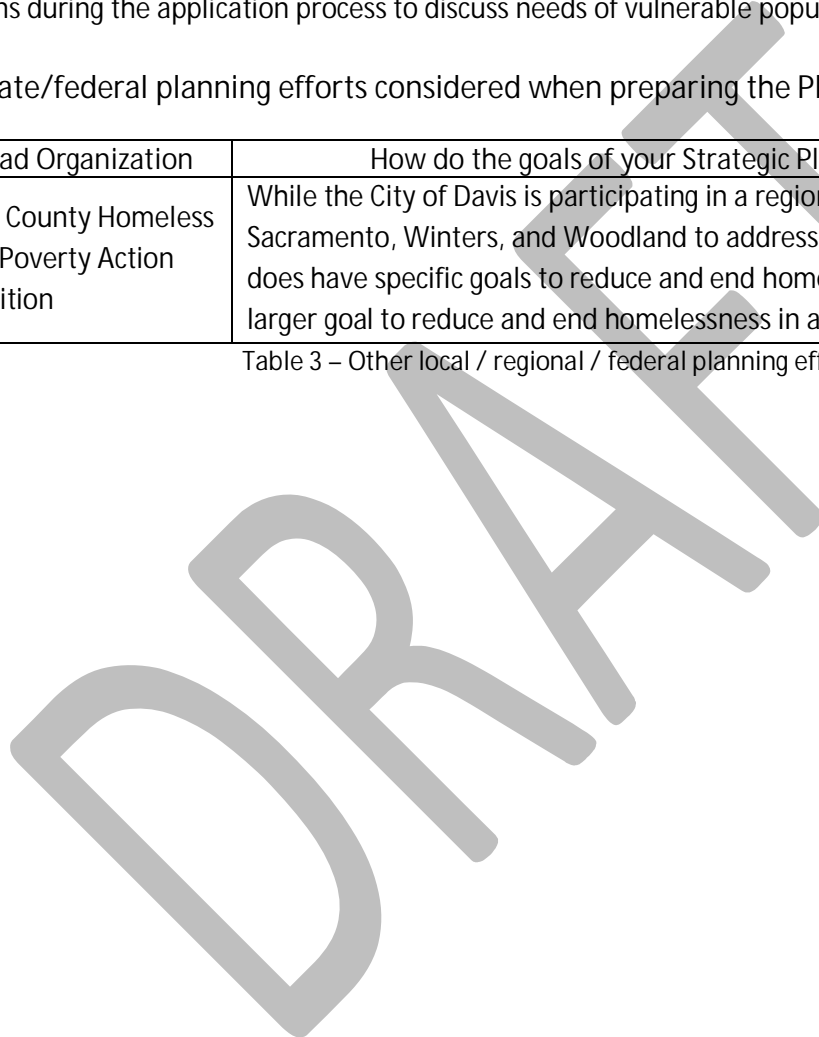
During the development of the Consolidated Plan covering this Action Plan program year, all agencies providing public services were invited to participate in a needs workshop and also at the Community Needs discussion at the Social Services Commission. In addition, staff has reached out to service organizations during the application process to discuss needs of vulnerable populations within the city.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Yolo County Homeless and Poverty Action Coalition	While the City of Davis is participating in a regional effort with Yolo County and the cities of West Sacramento, Winters, and Woodland to address homelessness on a regional basis, the agency does have specific goals to reduce and end homelessness in Davis. These goals overlap with the larger goal to reduce and end homelessness in all of Yolo County.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)



AP-12 Participation – 91.105, 91.200(c)

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

Citizen participation is a critical part of the Annual Action Plan process, including developing and amending the plan, as well as reporting on program performance on an annual basis. Consultation, public hearings, workshops, citizen surveys and opportunities to provide written comments are all a part of the strategy in obtaining citizen input. Feedback from the public, specifically from the Community Needs Survey, often highlights areas of focus that may otherwise go overlooked when setting goals for CDBG/HOME funding.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Hearing	Non-targeted/broad community	The first public hearing held by the City Council on December 4, 2018 discussed the Critical Needs List and issued the RFP for 2019/2020 program year applications. Council meetings are attended by members of the community on a regular basis.	No comments were received at this hearing.	No comments were received at this hearing.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Public Hearing	Non-targeted/broad community	The second public hearing was held by the Social Services Commission on March 18, 2019 for the 2019-2020 CDBG and HOME grant funding deliberations and recommendations. Community members, including representatives of local public service organizations, attended this meeting.	TBD	TBD	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
3	Public Hearing	Non-targeted/broad community	A public hearing will be held before the City Council on April 23, 2019 as the Council will determine final funding amounts for CDBG and HOME grants for the 2019/2020 program year, pending final notification from the federal government as to the 19-20 annual allocation.	TBD	TBD	

Table 4 – Citizen Participation Outreach

## Expected Resources

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

#### Introduction

CDBG and HOME funds only provide a portion of the monies necessary to implement the activities and programs in the Fifth-Year Action Plan, and for the duration of the planning period. The federal Supportive Housing Program is anticipated to provide ongoing support and additional funds will come from other sources that are non-federal in order to implement the proposed activities and projects.

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	600,000	0	886,981	1,486,981	0	Potential activities under CDBG program regulations and planning.



Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	300,000	0	443,979	743,979	0	Potential affordable housing activities under HOME program regulations and planning.
Housing Trust Fund	public - local	Acquisition Homeowner rehab Housing Multifamily rental new construction Multifamily rental rehab	0	0	0	0	0	Housing Trust Funds will be used to build new affordable units and rehabilitate existing affordable housing units.
Supportive Housing Program	public - federal	Housing Other	66,282	0	0	66,282	66,282	These funds will provide permanent supportive housing and transitional housing locally.

Table 5 - Expected Resources – Priority Table

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

All of the affordable housing projects will be leveraged with other sources beyond the CDBG and HOME programs. It is expected that local projects will compete for state and federal tax credits, Housing Trust Fund money from affordable housing in-lieu fees, and private grant funding over the life of the Action Plan. In addition, local land donations from private developments are reasonably expected to be available to assist the identified affordable housing projects. However, as tax credits become more competitive and available funding for affordable housing projects is cut or eliminated, as with California Redevelopment Agencies, the city is limited to focusing on one or two projects at a time, and even so, identifying adequate financing for a project can take years.

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

In 2014, the City issued Requests for Proposals for the remaining city-owned land dedication sites at 4100 Hackberry Place and 2990 Fifth Street. Each site was awarded to developers. The project at 4100 Hackberry Place produced eight affordable ownership housing units, all of which have been sold to 19 low to moderate-income individuals, three homes containing families. The 2990 Fifth Street will be the site of a 90-unit affordable rental complex focused on serving extremely low-income and special needs households. That site is currently in design review and in the process of securing funding. In addition, the City is working to transfer ownership of the Pacifico affordable housing rental complex, located at 1752 Drew Circle, to Yolo County Housing, which currently manages the project. This site, which will be renamed Symphony Apartments, will also be rehabilitated using local funding. This project supports other housing goals related to providing permanent supportive housing and preserving extremely low income housing. In addition, several projects that would include both rental and ownership affordable units are in the proposal stage in the community. Clarity on whether those projects proceed and how many affordable units they include will come throughout the 2019-2020 program year.

## Discussion

The City makes it a priority to leverage resources so that all funding entities can maximize their contributions. Each of the three above mentioned projects are the result of a combination of funding sources – local, state, Federal, and/or private, with the dissolution in California of redevelopment, municipalities like Davis, must be increasingly vigilant in seeking a variety of funding sources and resources to achieve the needs identified in the plan.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Improve Accessibility of Streets and Sidewalks	2015	2020	Non-Housing Community Development		Removal of Architectural Barriers Street and Sidewalk ADA Improvements	CDBG: \$390,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 4113 Persons Assisted
	Rehabilitation of Existing Affordable Housing	2015	2020	Affordable Housing		Rehabilitation of Existing Rental Units	CDBG: \$0	Rental units rehabilitated: 0 Household Housing Unit
2	Provide Fair Housing Services	2015	2020	Non-Homeless Special Needs		Fair Housing Activities	CDBG: \$35,000	Public service activities other than Low/Moderate Income Housing Benefit: 300 Persons Assisted
3	Provide Affordable Housing Units	2015	2020	Affordable Housing		Production of New Rental Units	HOME: \$270,000	Rental units constructed: 37 Household Housing Unit
4	Provide Senior Services	2015	2020	Non-Homeless Special Needs		Senior Services	CDBG: \$15,050	Public service activities other than Low/Moderate Income Housing Benefit: 88 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	Aid Victims of Domestic Violence	2015	2020	Non-Homeless Special Needs		Services for Victims of Domestic Violence	CDBG: \$7,400	Public service activities other than Low/Moderate Income Housing Benefit: 40 Persons Assisted
6	Aid Persons with Mental Illness with Independence	2015	2020	Non-Homeless Special Needs		Services for the Disabled	CDBG: \$5,850	Public service activities other than Low/Moderate Income Housing Benefit: 38 Persons Assisted
7	Provide Services To Individuals Who Are Homeless	2015	2020	Homeless		Homeless Support	CDBG: \$34,950	Public service activities other than Low/Moderate Income Housing Benefit: 1,542 Persons Assisted
8	End Chronic Homelessness	2015	2020	Homeless		Homeless Support	CDBG: \$9,200	Public service activities other than Low/Moderate Income Housing Benefit: 125 Persons Assisted
9	Provide Access to Health Care	2015	2020	Non-Homeless Special Needs		Health Services	CDBG: \$17,550	Other: 4,288 Other

Table 6 – Goals Summary

## Goal Descriptions

1	Goal Name	Improve Accessibility of Streets and Sidewalks
	Goal Description	Citywide Projects carried out to ensure the accessibility of heavily traveled public-right-of-ways. Priority projects are repairs for health and safety and modifications for ADA compliance via removal of architectural barriers. This includes ADA upgrades to flatwork, curb-cuts to sidewalks, public parking areas, public buildings, parks and recreation facilities and intersections.
	Goal Name	Rehabilitation of Existing Affordable Housing
	Goal Description	Ensuring the affordability and longevity of affordable housing rental properties by assisting in renovations.
2	Goal Name	Provide Fair Housing Services
	Goal Description	Fair Housing services are provided by city staff and are a requirement of the CDBG grant program.
3	Goal Name	Provide Affordable Housing Units
	Goal Description	Assist in the development of the Mutual Housing at 5 <sup>th</sup> Street apartments, to provide 37 new units for households with incomes at or below 30 to 40% area median income (AMI).
4	Goal Name	Provide Senior Services
	Goal Description	Senior services are provided primarily by Yolo Hospice - Citizens Who Care program, offering a caregiver respite and friendly visitor program, and People Resources – dba Elderly Nutrition's Meals on Wheels program, which offers delivery of nutritious meals to homebound seniors.
5	Goal Name	Aid Victims of Domestic Violence
	Goal Description	Services for victims of domestic violence are provided by Empower Yolo.
6	Goal Name	Aid Persons with Mental Illness with Independence
	Goal Description	Supportive housing for individuals with mental illness is provided through Yolo Community Care Continuum

7	Goal Name	Provide Services To Individuals Who Are Homeless
	Goal Description	Services for individuals who are homeless are provided by Davis Community Meals, through their Shelter Resource Center; the Interfaith Rotating Winter Shelter, through overnight staffing; and Short Term Emergency Aid Committee providing a food closet to the homeless and those at risk of homelessness.
8	Goal Name	End Chronic Homelessness
	Goal Description	The Public Service component of this goal is carried out through the work of Davis Community Meals, and their Homeless Outreach Coordinator services.
9	Goal Name	Provide Access to Health Care
	Goal Description	Health Services enrollment for the uninsured and low- to extremely-low income through Yolo County Children's Alliance.

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# Projects

## AP-35 Projects – 91.220(d)

### Introduction

Below is a list of the projects the City intends to carry out over the next program year.

### Projects

#	Project Name
1	CDBG Program Administration
2	HOME Program Administration
3	City of Davis Fair Housing Services
4	City of Davis Public Facilities ADA Improvement and Repair Projects
5	Mutual Housing at 5 <sup>th</sup> Street
6	Davis Community Meals - Homeless Outreach Program
7	Davis Community Meals - Shelter Resource Center
8	Davis Oral Health Project
9	Empower Yolo
10	Interfaith Rotating Winter Shelter
11	People Resources, Inc. dba Meals on Wheels Elder Nutrition
12	Short Term Emergency Aid Committee
13	Yolo County Children’s Alliance
14	Yolo Community Care Continuum
15	Yolo Hospice – Citizens Who Care
16	Yolo Hospice – Adult Day Program

Table 7 - Project Information

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

The allocation of priorities is based on many factors; the consolidated plan goals, the critical needs list established by the Social Services Commission and the City Council, and the types of funding applications received for the program year.

Addressing unmet needs is dependent on funding availability, available partnerships, as well as volunteer opportunities, data collection and community input.



## AP-38 Project Summary

1	Project Name	CDBG Program Administration
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	CDBG: \$85,000
	Description	Program administration includes planning and monitoring activities, data collection, analysis and reporting, contract management, labor standards, and environmental regulations compliance, and is necessary to ensure the City's continued effective use of federal funds.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	N/A, this is for grant program administration
	Location Description	Citywide, however activities are undertaken by staff and contractors at 23 Russell Blvd., Suite 1, Davis CA 95616
	Planned Activities	Planning and monitoring activities, data collection, analysis and reporting, contract management, labor standards, and environmental regulations compliance.
2	Project Name	HOME Program Administration
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	HOME: \$30,000
	Description	Staffing and expenses related to meeting program requirements and offering technical assistance to sub-recipients, including planning and monitoring activities, data collection, analysis and reporting, contract management, labor standards, and environmental regulations compliance.
	Target Date	6/30/2020

	Estimate the number and type of families that will benefit from the proposed activities	N/A, this is for grant program administration.
	Location Description	Citywide, however activities are undertaken by staff at 23 Russell Blvd., Suite 4, Davis CA 95616.
	Planned Activities	Planning and monitoring activities, data collection, analysis and reporting, contract management, labor standards, and environmental regulations compliance.
3	Project Name	City of Davis Fair Housing Services
	Target Area	
	Goals Supported	Provide Fair Housing Services
	Needs Addressed	
	Funding	CDBG: \$35,000
	Description	Administration of the City's Fair Housing Program which includes response to resident inquiries, complaint assessment and referral, education, training, technical assistance and Fair Housing administration.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 300 individuals will be assisted through this activity
	Location Description	Citywide, however activities are undertaken by staff at 23 Russell Blvd., Suite 1, Davis CA 95616.
	Planned Activities	Response to resident inquiries, complaint assessment and referral, education, training, technical assistance and Fair Housing administration.
4	Project Name	City of Davis Public Facilities ADA Improvement and Repair Projects
	Target Area	
	Goals Supported	Improve Accessibility of Streets and Sidewalks
	Needs Addressed	Removal of Architectural Barriers Street and Sidewalk ADA Improvements

	Funding	CDBG: \$390,000
	Description	The City Public Facilities ADA Improvement and Repair Projects were developed from internal review and discussion and consideration of ADA compliance needs. Projects for this program year include flatwork (sidewalk and curb cuts), ADA improvements to city-owned facilities, ADA improvements to park and playground areas (to allow individuals of all abilities access to play structures and park amenities), and the staff time to monitor these programs, distributed into each project.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that the individuals who experience disabilities living in Davis, 4,113 persons as estimated by the American Community Survey, will be assisted by the proposed activities.
	Location Description	Citywide, however activities are undertaken by staff at 23 Russell Blvd., Suite 1, Davis CA 95616.
	Planned Activities	Flatwork (sidewalk and curb-cuts), installation of audible signals, ADA improvements to city-owned facilities.
5	Project Name	Mutual Housing at 5th Street
	Target Area	
	Goals Supported	Provide Affordable Housing Units
	Needs Addressed	Production of New Rental Units
	Funding	HOME: \$270,000
	Description	This project is for the development of a 38-unit, multi-family affordable housing project to serve households with incomes at or below 30, 40, and 60% percent of AMI, with one on-site manager unit.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	37 housing units for households with incomes at or below 30 to 60 percent of AMI will be created by this proposed activity. Approximately 81 beneficiaries overall.
	Location Description	2100 5 <sup>th</sup> Street, Davis, CA 95618

	Planned Activities	Development of a 38-unit, multi-family affordable housing project households with incomes between 30 and 40 percent of AMI, with one on-site manager unit.
6	Project Name	Davis Community Meals - Homeless Outreach Program
	Target Area	
	Goals Supported	End Chronic Homelessness Provide Services to Individuals Who Are Homeless
	Needs Addressed	Homeless Support
	Funding	CDBG: \$9,200
	Description	This project provides operational costs (i.e. administrative and management) for an outreach program geared towards the homeless men and women in Davis, with a focused approach on approximately 96 chronically homeless individuals who have been difficult to connect with housing and services. Using an assessment of individual needs, locale and current conditions as a starting point, DCM plans to use the focused and consistent encouragement and assistance of staff and volunteers, as well as friends of the individuals who are homeless, to offer resource and referral assistance for all services, including mental health and substance abuse issues.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 125 homeless individuals will benefit from this proposed activity.
	Location Description	This program will operate city-wide, administration is run through the DCM offices at 202 F Street, Davis CA 95616
Planned Activities	Using an assessment of individual needs, locale and current conditions as a starting point, will use the focused and consistent encouragement and assistance of staff and volunteers, as well as friends of the individuals who are homeless, to offer resource and referral assistance for all services, including mental health and substance abuse.	
7	Project Name	Davis Community Meals - Shelter Resource Center
	Target Area	
	Goals Supported	End Chronic Homelessness Provide Services To Individuals Who Are Homeless

	Needs Addressed	Homeless Support
	Funding	CDBG: \$15,150
	Description	This project provides a transitional housing program and some overnight emergency shelter services for homeless Davis residents, as well as extensive referral services, including the availability and accessibility of information about service programs and housing for homeless and low-income Davis residents, and day time resource services (e.g. showers, washing machines, snacks, etc.)
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 850 people will be served through the Shelter Resource Center.
	Location Description	1111 H Street in Davis, CA 95616
	Planned Activities	Transitional housing program and some overnight emergency shelter services for homeless Davis residents, as well as extensive referral services, including the availability and accessibility of information about service programs and housing for homeless and low-income Davis residents, and day time resource services (e.g. showers, washing machines, snacks, etc.).
8	Project Name	Davis Oral Health
	Target Area	
	Goals Supported	Provide Access to Health Care
	Needs Addressed	Health Services Homeless Support
	Funding	CDBG: \$5,850
	Description	The Davis Oral Health project provides outreach to homeless, disadvantaged, and needy families regarding the availability of the dental care kits and distribution to those populations. The distribution is made to the Davis area agencies who provide other services and supplies. The first line in defense in community dental health is developing and encouraging proper oral health care practices. Proper dental health care can pay dividends later in terms of avoiding extensive treatment options later down the road.
	Target Date	6/30/2020

	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that a total of 4,128 individuals and families that qualify for the CDBG program will benefit from these activities.
	Location Description	Services are provided at several public service agencies in the Davis area. Davis Oral Health is located at 2736 Brentwood Place, Davis, CA 95618
	Planned Activities	Davis Oral Health intends to purchase the supplies needed for their dental kits. Then distribute the dental kits to the area public service agencies.
9	Project Name	Empower Yolo
	Target Area	
	Goals Supported	Aid Victims of Domestic Violence
	Needs Addressed	Services for Victims of Domestic Violence
	Funding	CDBG: \$7,400
	Description	Empower Yolo offers a crisis shelter that houses self-identified victims of domestic violence, sexual assault and stalking. The shelter offers short-term stabilization for the family and can be the referral point to transitional housing. This funding will go to support the shelter costs for each client.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 40 women and their children will benefit from the proposed activities.
	Location Description	The location of the shelter is confidential (but serves Davis), administrative services are provided at 175 Walnut Street, Woodland CA 95695
	Planned Activities	Crisis shelter that houses self-identified victims of domestic violence, sexual assault and stalking. The shelter offers short-term stabilization for the family and can be the referral point to transitional housing.
10	Project Name	Interfaith Rotating Winter Shelter
	Target Area	

	Goals Supported	Provide Services to Individuals Who Are Homeless
	Needs Addressed	Homeless Support
	Funding	CDBG: \$9,650
	Description	Funds to provide overnight supervisors at Interfaith Rotating Winter Shelter (IRWS) locations at least one evening per week to provide resource and referrals to all of our shelter guests, as well as monitor for emergency situations and enforce behavioral expectations in a consistent and fair manner.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 140 men, women and children will benefit from the proposed activity.
	Location Description	The churches which host the rotating shelter are determined a few months before the shelter opening in November.
	Planned Activities	During the 2019-2020 operating year, the shelter expects to provide shelter to 140 men, women and children. They will be provided with a warm, safe and stable overnight shelter at various congregations throughout Davis. A hot, nutritious meal shall be provided to all guests each evening. Socialization and fellowship shall be provided by staff, volunteers and various community members. In addition, participants will be provided with referrals to mental health and/or substance abuse counseling.
11	Project Name	People Resources, Inc. dba Meals on Wheels Elder Nutrition
	Target Area	
	Goals Supported	Provide Senior Services
	Needs Addressed	Senior Services
	Funding	CDBG: \$9,200
	Description	This project is to nourish and enrich the lives of low-income individuals in Yolo County, with emphasis on those age 60 and older, by providing nutritious meals to active and homebound people; thereby promoting their health, well-being and independence.
	Target Date	6/30/2020

	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 72 qualifying seniors will benefit from this program.
	Location Description	Offices for People Resources, Inc. are located at 40 N. East Street, Suite C, Woodland, CA 95776. The population served live in Davis.
	Planned Activities	One noontime meal provided each weekday, meeting one-third of the daily nutritional requirements for seniors.
12	Project Name	Short Term Emergency Aid Committee
	Target Area	
	Goals Supported	Provide Services to Individuals Who Are Homeless
	Needs Addressed	Homeless Services
	Funding	CDBG: \$10,150
	Description	This CDBG funding is used to purchase food to augment donations for the STEAC food closet. STEAC provides nutritious food throughout the year to very low and low-income Davis residents and individuals who are homeless.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 1,331 income-qualified individuals and families will benefit from the proposed activities
	Location Description	1712 Picasso Ave, Suite D, Davis, CA 95618
	Planned Activities	Provide nutritious food to low-income Davis residents 5 days a week throughout the year.
13	Project Name	Yolo County Children's Alliance
	Target Area	
	Goals Supported	Provide Access to Health Care
	Needs Addressed	Heath Services
	Funding	CDBG: \$5,850



	Description	This CDBG funding is used to provide assistance to enroll and maintain MediCal and CalFresh programs that have a positive effect on the health and well-being of college students and children of recipients. In addition, funding will provide access to healthcare per the Consolidated Plan.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 120 income-qualified UC Davis students and families with children will benefit from the proposed activities.
	Location Description	600 A Street, Suite Y Davis, CA 95616
	Planned Activities	Provides assistance to beneficiaries with enrolling and maintaining their MediCal and CalFresh program benefits. CDBG funds will be used to pay a portion of the salary and fringe benefits of a Community Resource Specialist.
14	Project Name	Yolo Community Care Continuum
	Target Area	
	Goals Supported	Aid Persons with Mental Illness with Independence
	Needs Addressed	Services for the Disabled
	Funding	CDBG: \$5,850
	Description	This project provides individualized services to low-income resident clients who have a severe mental illness. The services provided teach residents the skills necessary to maintain housing, including managing symptoms of mental illness, navigating health care needs, and developing independent living skills. This program aims to keep clients out of institutional environments
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 38 individuals with severe mental illness will benefit from this proposed activity.
	Location Description	Administration of this program operates from 285 West Court Street, Suite 207 Woodland CA 95695 and clients live in Davis.

	Planned Activities	Individualized support services for low-income resident clients who have a severe mental illness.
15	Project Name	Yolo Hospice – Citizens Who Care
	Target Area	
	Goals Supported	Provide Senior Services
	Needs Addressed	Senior Services
	Funding	CDBG: \$5,850
	Description	In-Home Respite and Friendly Visiting Program provides friendly companionship to frail older adults and gives caregivers of dependent adults a weekly break from caregiving. The program trains and supervises volunteers to provide weekly in-home visits and respite service which last a minimum of two hours, offering services vital to the functioning and health of individuals and families faced with extraordinarily stressful late-life circumstances.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 16 frail older adults and their caregivers will receive visits and respite assistance through this program.
	Location Description	This program runs city-wide to all seniors who qualify
Planned Activities	Weekly breaks for caregivers to the elderly and training and supervision for volunteers to provide weekly in-home visits and respite service which last a minimum of two hours, offering services vital to the functioning and health of individuals and families faced with extraordinarily stressful late-life circumstances	
16	Project Name	Yolo Hospice – Adult Day Program
	Target Area	
	Goals Supported	Provide Access to Health Care
	Needs Addressed	Services for the Disabled
	Funding	CDBG: \$5,850

Description	This project provides access to healthcare resources for care givers of disabled seniors participating in the Adult Day Program (ADP). One-on-one caregiver counseling for those caregivers of the ADP participants. A Caregiver Specialist will provide resources, information, referrals to community services, and general support. A resource lending library and community activities will also be available.
Target Date	6/30/2020
Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 40 very- to low-income caregivers of disabled seniors will benefit from this program.
Location Description	1909 Galileo Ct, Davis, CA 95618
Planned Activities	Support and resources to be provided to caregivers of disabled seniors in Davis to assist them with respite, but also information on how to provide better health care for those seniors.

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## AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Consistent with the Consolidated Plan, assistance has not been allocated based on geographic areas within the City of Davis.

### Geographic Distribution

Target Area	Percentage of Funds

Table 8 - Geographic Distribution

### Rationale for the priorities for allocating investments geographically

Assistance will be provided throughout the entire City since Davis does not have large pockets of low-income persons and families or areas of minority concentrations.

### Discussion

This section is intentionally blank.

# Affordable Housing

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

### Introduction

The city is planning to assist one rental rehabilitation housing project in the upcoming year using CDBG funding from program year 2017-18. HOME funds will assist one project with rental assistance/rehabilitation to qualifying recipients in program year 2019-20.

A second project is the development of new affordable rental units through the Mutual Housing on 5<sup>th</sup> Street project. This development will be assisted with prior and possibly current year HOME funds. Once completed, the four-story building, Mutual Housing on 5<sup>th</sup> Street, will consist of 15 one-bedroom units, 12 two-bedroom units, and 10 three-bedroom units. The project targets general occupancy households with incomes between 30% and 60% of AMI.

There are also three affordable ownership projects being developed, one on a city-donated site.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	47
Special-Needs	0
Total	47

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

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	37
Rehab of Existing Units	10
Acquisition of Existing Units	0
Total	47

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

### Discussion

Community Housing Opportunities, Corp. (CHOC) requested a reallocation program year 2017-2018 CDBG funds initially for their Sojourner Truth project of \$151,000 to 2018-19 program year for much needed rehabilitation repairs for their Rosa Parks project. These funds will be used to rehabilitate the buildings domestic water plumbing. Existing copper piping is aged and broken in various places. Implementing the necessary repairs will preserve the health and safety of very low- and low-income residents of the affordable housing units and implement a long-term reliable solution. Total

number of the low-income beneficiaries is 45 for the ten-unit complex.

Mutual housing has applied for HOME funds for the Mutual Housing on 5<sup>th</sup> Street project. The project targets general occupancy households with incomes between 30% and 60% of AMI. Total number of very-low and low-income beneficiaries is 81 for the 37-unit complex.

Affordable housing ownership housing units are also being provided under the City's inclusionary requirement. Additional affordable ownership and rental units may be developed under the city's inclusionary requirements in the upcoming year, but development and completion are still uncertain.

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

### Introduction

As stated in the Consolidated Plan, public housing in the City of Davis is under the jurisdiction of Yolo County Housing (YCH).

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

There is no public housing in Davis.

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

There is no public housing in Davis.

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

Yolo County Housing is a HUD National High Performing Agency.

### Discussion

This section does not apply.

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

### Introduction

The City of Davis partners with local service organizations and the County in responding to issues of homelessness and poverty, including through the provision of funding and site assistance, public outreach and education, policy development and strategic planning, and coordination and collaboration.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

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

Through CDBG public service funds the City assists Davis Community Meals, a local non-profit agency, with the provision of two programs that address reaching out and conducting a needs assessment with individuals and families within the community who are homeless. The City funds Davis Community Meals (DCM) in their outreach program that allows individual staff and volunteers to go to areas of the city where homeless individuals are located and reach out to them directly to offer services. DCM is completing this program in coordination with Yolo Community Care Continuum's GAP program and the county's Crisis Intervention Project who provide similar programs with a focus on homeless individuals with mental illness. The City also funds DCM and its ongoing administration of the local Shelter and Resource Center. The resource center is a place where anyone in need can access during the week to receive services, be assessed for additional need gaps, and get referred to other resources. Staff at the resource center provide an individual review and assessment, including assistance in connecting individuals to services. Each of these programs will be funded in this program year.

Davis Pathways Program. The City has received private funding to match local funding to increase permanent supportive housing for its chronically homeless population. The foundational efforts made possible by the work done through CDBG funding has made this new effort possible.

The funds will be used to support Davis Pathways, a program that aligns private and public funding and resources to support no-or-low barrier access to housing for an estimated 45 individuals over three years.

Addressing the emergency shelter and transitional housing needs of homeless persons

The local cold weather emergency shelter, provided by local faith organizations each year as the Interfaith Rotating Winter Shelter, applies for and receives CDBG funding to provide paid overnight staffing. The overnight staff increase the safety of the program participants and volunteers, as well as

provide continuity and predictability in the enforcement of policies and procedures.

Transitional and emergency shelter beds are provided by Davis Community Meals and Housing (DCMH), with the majority of funding for these programs coming from Supportive Housing Program funds. Due to this other funding source, CDBG and HOME funds are not envisioned to be used for this purpose, although a small amount of CDBG funds might be needed from time to time for structural rehabilitation of DCM facilities.

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

The City continues to develop new affordable housing units, with a focus on extremely low-income units with supportive services, and also continues to rehabilitate existing affordable units. The City uses HOME funds for the purpose of developing these units, and CDBG funds to rehabilitate aging units. Projects in this category include the Rosa Parks project with rehabilitation of 8 units at 60% and 2 units at 50% AMI supporting 45 people. The City is also using an existing land dedication site as a means for developing additional extremely low-income units within the next one to two years.

Transitional housing is used to assist in the transition of households out of homelessness when permanent housing is not available, and supportive services offered at the permanent supportive housing locations provide support to residents with the goal of keeping them from returning to homelessness. Lastly, Yolo County Housing's housing choice voucher program and an emergency assistance program through the Short-term Emergency Aid Committee (STEAC), and the rapid re-housing program offered through Yolo Center for Families, also work to keep people out of homelessness.

New Pathways, a collaborative effort, to house individuals who are chronically homeless and provide them with supportive services. New Pathways provides bridge housing and supportive services to individuals who are chronically homeless. The County, the City, Yolo County Housing and Davis Community Meals and Housing work together in a housing first effort to put a roof over the heads of those most vulnerable while permanent housing is secured and to connect them to supportive services.

Getting to Zero, in partnership with HPAC colleagues, Davis Community Meals and Housing and Yolo County Housing, the City of Davis received funding in December 2016 from the Sutter Health Foundation to expand the New Pathways initiative to a more comprehensive Davis Pathways program for adults who are chronically homeless. In addition to the 4-person bridge housing described above, Davis Pathways provides a paid employment training program, a Getting to Zero bridge housing voucher



program administered by the Housing Authority, and robust Housing Authority case management focused on housing retention.

The City continues to support the Interfaith Winter Rotating Shelter. Along with HPAC colleagues and a generous business owner, the City has developed a fallback plan to house homeless families who can no longer be accommodated safely (due to space considerations) within the City's Interfaith Winter Rotating Shelter as necessary.

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

The City works with Yolo Community Care Continuum, a local non-profit to provide permanent supportive housing for individuals with mental illness exiting homelessness. These programs are funded with other local and federal funds. In addition, the local resource centers in Davis, partially funded by CDBG grants, are focused on individuals and families who are homeless or at-risk of homelessness and provide support services and referrals with the goal of keeping them out of homelessness.

## Discussion

One year goals for the number of households to be provided housing through the use of HOPWA for:

- Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family N/A
- Tenant-based rental assistance N/A
- Units provided in housing facilities (transitional or permanent) that are being developed, leased, or operated N/A
- Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds N/A

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

### Introduction:

The City of Davis is committed to reducing and removing barriers to affordable housing whenever possible.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

In accordance with programs outlined in the City's Housing Element of the General Plan and discussed in the Consolidated Plan, the City will continue to remove barriers to affordable housing by:

- Exempting all affordable housing and multi-family projects from Phased Allocation Plan requirements under the growth management program.
- Exempting all affordable housing, second units, and vertical mixed-use projects from the one-percent growth cap.
- Granting density bonuses for the provision of affordable housing and housing for seniors, consistent with state law and the City's affordable housing ordinance.
- Reducing parking fees for downtown/core area mixed-use development.
- Maintaining availability of land supply adequate to meet the city's Regional Housing Needs Allocation for housing at all income levels, with review of potential sites for other future housing needs.
- Implementing guidelines for infill development and fee reductions and reduced requirements for infill development comprised of mixed use and condominium development.
- Exempting small projects (fewer than 5 units) and second units from the City's Universal Access requirements.

### Discussion:

This section is intentionally blank.

## AP-85 Other Actions – 91.220(k)

### Introduction:

As previously discussed, the city has plans in place to address obstacles meeting needs of underserved populations, maintaining and building relationships with service providers, and the maintenance of affordable housing quality.

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

During the development and drafting of the Consolidated Plan, input from the community and public service providers was collected to identify unmet service and facility needs in Davis. From those discussions, elements were added to the annual Critical Needs list, revised and approved by the Social Services Commission and adopted by the City Council, to guide future CDBG funding applications towards those identified needs - including the creation of a drug and alcohol detoxification center, an increase in services directed towards individuals struggling with mental illness, the development of an adult day care center and microenterprise assistance to qualifying individuals and companies. While it is anticipated these efforts will take multiple program years to address, the identification of these needs through the public input process is critical. The Critical Needs list is updated each year for this reason.

The City is also pursuing the identification of alternative funding sources for public service projects, either proffered through the city or the identification of grants public service organizations can apply for individually.

### Actions planned to foster and maintain affordable housing

The City, via CDBG public facilities funds, will assist in the rehabilitation of Community Housing Opportunity Corporation's Rosa Parks affordable rental housing community. The funding should address a long-term solution to the aged and broken plumbing and ensure the units are available to low and very low income households for the future. These funds are being reallocated from program year 2017-2018 that were to be used for the Sojourner project where other funds were used due to the urgent need.

Mutual Housing has applied for HOME funds to build new affordable housing units affordable to 30% - 60% income households.

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

As stated in the Consolidated Plan, the City's current affordable housing stock did not commence construction until after the adoption of an inclusionary housing policy in 1987, which is after the use of lead-based paint had been prohibited. Therefore, the number of housing units with lead-based paint

that is occupied by low- and moderate-income persons and families is quite low.

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

The City's anti-poverty strategy is based on preserving housing affordability for very low- and low-income households, maintaining the existing housing stock to provide safe and decent places to live, creating additional affordable rental and ownership units, supporting micro-enterprises through training and workshops and assisting social services agencies that provide food, clothing, and emergency shelter. A number of the public service organizations proposed to receive funding from the CDBG grant for this program year provide assistance to families of extremely-low to low income, and the development of the land dedication site on 5th Street, will provide additional rental units for families and individuals who qualify by income.

### Actions planned to develop institutional structure

While the city's existing delivery system of services has been in place for many years and provides important oversight, including public disclosure of funding awards, separate oversight for compliance with federal regulations, and the coordination of many different local organizations with specific specialties, the structure of services outside of the city has also begun a more coordinated approach to service delivery. Through its collaboration with the cities of West Sacramento, Winters and Woodland and the county of Yolo, Davis is participating in the 10 Year Plan to End Homelessness, which emphasizes a coordinated approach to provide support for individuals and families experiencing homelessness.

In addition to the work with the Continuum of Care, in 2015 the City held a homeless summit focused on services and particularly services related to homelessness. As a collaborative of city, county, non-profit, business, faith-organizations, and other community member representatives. As a result of that Summit, the City was able to move forward with New Pathways, including interim rent ready housing, employment opportunities and the Getting to Zero program

The City has developed a Social Services Strategic Plan to address the overall needs of individuals and families within the community. The strategy, which should be finalized during the program year, draws on information learned through extensive public outreach to providers, recipients and other community members, the Critical Needs List developed by the community and specific community needs.

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

While the City does not own or maintain any public housing in Davis, a cooperative relationship between the City and the regional housing authority, Yolo County Housing supports both City and YCH programs

locally, including affordable housing units and rental vouchers.

Discussion:

This section is intentionally blank.

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# Program Specific Requirements

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

### Introduction:

The city ensures that 100% of CDBG funding will be used for activities that benefit persons of low and moderate income. The city does not receive program income from CDBG-funded projects and does not have any homebuyer programs.

### Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

### Other CDBG Requirements

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

HOME Investment Partnership Program (HOME)  
Reference 24 CFR 91.220(l)(2)

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

All forms of investment being used have been identified.

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

Not applicable.

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

Not applicable.

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

Not applicable.

This section is intentionally blank.