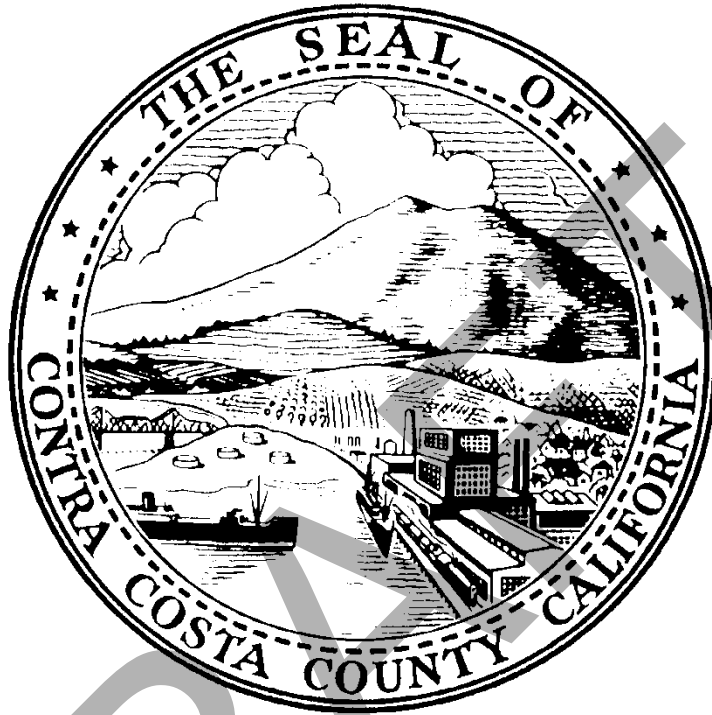


# CONTRA COSTA COUNTY



## *FY 2020/21* *ACTION PLAN*

*Community Development Block Grant*  
*HOME Investment Partnerships Act*  
*Emergency Solutions Grants*  
*Housing Opportunities for Persons with AIDS*

*May 12, 2020*

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## Expected Resources

### AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

#### Introduction

Contra Costa anticipates that over the five year course of the Strategic Plan it will have CDBG, HOME, ESG, and HOPWA (pass through from the City of Oakland) available. These federal funds will be used to leverage public and private resources in all program areas. The Annual Action Plan budgets reflect one-fifth of the anticipated resources

#### 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	4,638,753	700,000	196,292	5,535,045	18,400,000	Expected amount available based on recent allocation and anticipated estimated Program Income during the FY 2020/21 program year.

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	3,181,000	300,000	0	3,481,000	12,000,000	Expected amount available based on recent allocation.
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	403,140	0	0	403,140	1,480,000	Expected amount available based on recent allocation.

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: \$		
Other	public - federal	Acquisition Admin and Planning Housing Multifamily rental new construction Multifamily rental rehab Services	904,875	0	0	904,875	3,400,000	The County is a sub-grantee to the City of Oakland (Alameda County) for the Housing Opportunities for Persons with AIDS (HOPWA) program. The HOPWA area is the entire County.

Table 1 - 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**

County policy requires projects funded with CDBG funds to provide a minimum match as follows: 10 percent required from non-profit organizations, 25 percent from local government agencies, and 100 percent from for-profit entities. Public service and economic development projects (sponsored by non-profit organizations and public agencies) receiving multiple year funding are further required to increase the level of match for each year of funding up to 50 percent match after year five.

In accordance with federal regulations, all projects funded with Consortium HOME funds are required to provide a minimum 25 percent permanent match to the project from non-federal sources.

In accordance with federal regulations, all projects funded with ESG funds are required to provide a minimum 100 percent match from non-federal sources.

HOPWA regulations do not require matching funds. However, housing development projects using HOPWA funds must provide HOPWA-assisted units in proportion to the amount of HOPWA funds in the project.

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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**

The County, as the Housing Successor Agency to the former redevelopment agency, owns land that will be used for affordable housing development in Bay Point, North Richmond, and Rodeo.

The Housing Successor (to the former Redevelopment Agency) will issue requests for proposals to develop the Rodeo and Bay Point parcels during the Consolidated Plan period. The Housing Successor is considering using the proceeds of that sale to support the Rodeo, and Bay Point developments.

**Discussion**

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## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	AH-1 New Construction of Affordable Rental Housing	2020	2025	Affordable Housing	Contra Costa County	Affordable Housing	HOME: \$3,340,000	Rental units constructed: 150 Household Housing Unit
2	AH-3: Maintain and Preserve Affordable Housing	2020	2025	Affordable Housing	Contra Costa County	Affordable Housing	CDBG: \$2,070,152	Rental units rehabilitated: 111 Household Housing Unit Homeowner Housing Rehabilitated: 27 Household Housing Unit
3	AH-4: New Supportive Housing - Special Needs	2020	2025	Affordable Housing	Contra Costa County	Affordable Housing	HOPWA: \$542,000	Housing for People with HIV/AIDS added: 5 Household Housing Unit
4	CD-1: General Public Services	2020	2025	Non-Housing Community Development	Contra Costa County	Non-Housing Community Development	CDBG: \$207,500	Public service activities other than Low/Moderate Income Housing Benefit: 10000 Persons Assisted
5	CD-2: Non-Homeless Special Needs Population	2020	2025	Non-Homeless Special Needs Non-Housing Community Development	Contra Costa County	Non-Housing Community Development	CDBG: \$212,300	Public service activities other than Low/Moderate Income Housing Benefit: 1400 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	CD-3: Youth	2020	2025	Non-Housing Community Development	Contra Costa County	Non-Housing Community Development	CDBG: \$84,500	Public service activities other than Low/Moderate Income Housing Benefit: 2000 Persons Assisted
7	CD-4: Fair Housing	2020	2025	Non-Housing Community Development	Contra Costa County	Non-Housing Community Development	CDBG: \$40,000	Public service activities other than Low/Moderate Income Housing Benefit: 40 Persons Assisted
8	CD-5: Economic Development	2020	2025	Non-Housing Community Development	Contra Costa County	Non-Housing Community Development	CDBG: \$411,400	Public service activities other than Low/Moderate Income Housing Benefit: 20 Persons Assisted Jobs created/retained: 5 Jobs Businesses assisted: 180 Businesses Assisted
9	CD-6: Infrastructure/Public Facilities	2020	2025	Non-Housing Community Development	Contra Costa County	Non-Housing Community Development	CDBG: \$519,140	Public service activities other than Low/Moderate Income Housing Benefit: 1000 Persons Assisted
10	H-1: Housing & Supportive Services for Homeless	2020	2025	Homeless	Contra Costa County	Homelessness Prevention	CDBG: \$100,000 ESG: \$241,884	Public service activities other than Low/Moderate Income Housing Benefit: 1000 Persons Assisted Homeless Person Overnight Shelter: 326 Persons Assisted



Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
11	H-2: Rapid Rehousing & Homelessness Prevention	2020	2025	Homeless		Non-Housing Community Development	CDBG: \$25,075 ESG: \$131,021	Tenant-based rental assistance / Rapid Rehousing: 18 Households Assisted Homelessness Prevention: 10 Persons Assisted
12	CD-7: Administration	2020	2025	Administration	Contra Costa County	Administration	CDBG: \$927,751 HOME: \$317,199 ESG: \$30,236	Other: 4 Other

Table 2 – Goals Summary

### Goal Descriptions

1	<b>Goal Name</b>	<b>AH-1 New Construction of Affordable Rental Housing</b>
	<b>Goal Description</b>	<p>The Contra Costa Consortium has used HOME funds primarily for the new construction of affordable rental and for-sale housing. The 2013 HOME final rule effectively tightened the HOME commitment and expenditures timelines. The County is allocating funds for new construction in FY 2020/21. However, the County may need to adjust the HOME program in future years and fund rehabilitation and/or energy efficiency improvements in existing structures in order to meet the tight expenditure deadlines.</p> <p>CDBG funds are used to support new construction through land acquisition.</p>

2	<b>Goal Name</b>	<b>AH-3: Maintain and Preserve Affordable Housing</b>
	<b>Goal Description</b>	Maintaining and preserving affordable housing (rental and homeownership) is a growing need as existing affordable housing reaches the of current affordability terms. Increasing market rate rents are an incentive for private owners to convert their affordable units to market rate units. Affordable housing developers purchase existing building when feasible in an effort to maintain existing affordable housing.
3	<b>Goal Name</b>	<b>AH-4: New Supportive Housing - Special Needs</b>
	<b>Goal Description</b>	Increase the supply of appropriate and supportive housing for special needs populations, which may include individuals living with HIV/AIDS.
4	<b>Goal Name</b>	<b>CD-1: General Public Services</b>
	<b>Goal Description</b>	Ensure that opportunities and services provided to improve the quality of life and independence for lower-income persons, and ensure access to programs that promote prevention and early intervention related to a variety of social concerns such as substance abuse, hunger, and other issues.
5	<b>Goal Name</b>	<b>CD-2: Non-Homeless Special Needs Population</b>
	<b>Goal Description</b>	Ensure that opportunities and services are provided to improve the quality of life and independence for persons with special needs, such as elderly/frail elderly, persons with disabilities, victims of domestic violence, abused/neglected children, persons with HIV/AIDS, illiterate adults, and migrant farmworkers.
6	<b>Goal Name</b>	<b>CD-3: Youth</b>
	<b>Goal Description</b>	Increase opportunities for children/youth to be healthy, succeed in school, and prepare for productive adulthood.
7	<b>Goal Name</b>	<b>CD-4: Fair Housing</b>
	<b>Goal Description</b>	Continue to promote fair housing activities and affirmatively further fair housing.

8	<b>Goal Name</b>	<b>CD-5: Economic Development</b>
	<b>Goal Description</b>	<p>Reduce the number of persons with incomes below the poverty level, expand economic opportunities for very-low and low-income residents, and increase the viability of neighborhood commercial areas. Strategies include:</p> <ul style="list-style-type: none"> <li>• Support job training, retraining, and employment search services for low-income persons; and</li> <li>• Provide technical assistance and capital (loan or grant) to small business/micro-enterprises to develop and/or expand capacity and produce jobs for low-income persons.</li> </ul>
9	<b>Goal Name</b>	<b>CD-6: Infrastructure/Public Facilities</b>
	<b>Goal Description</b>	<p>Maintain quality public facilities and adequate infrastructure and ensure access to public facilities for the disabled. Strategies include:</p> <ul style="list-style-type: none"> <li>• To construct or improve public facilities and infrastructure including, but not limited to, providing and improving access to facilities for persons with disabilities. This may include directly improving or constructing facilities or infrastructure in low-income areas or providing assistance to non-profit agencies that serve low-income populations.</li> <li>• To remove barriers to the safe travel of persons with disabilities that exist in the public right-of-way.</li> <li>• To make improvements to the public right-of-way to enhance public safety and accessibility, and to improve public health, and to promote the provisions of a "complete streets program." Improvements will be targeted to areas where the current level of improvements is less than the current standard.</li> </ul>
10	<b>Goal Name</b>	<b>H-1: Housing &amp; Supportive Services for Homeless</b>
	<b>Goal Description</b>	Further "Housing First" approach to ending homelessness by supporting homeless outreach efforts, emergency shelter, transitional housing, and permanent housing with supportive services to help homeless persons achieve housing stability.
11	<b>Goal Name</b>	<b>H-2: Rapid Rehousing &amp; Homelessness Prevention</b>
	<b>Goal Description</b>	Expand existing prevention services including emergency rental assistance, case management, housing search assistance, legal assistance, landlord mediation, money management and credit counseling.

12	<b>Goal Name</b>	<b>CD-7: Administration</b>
	<b>Goal Description</b>	<p>Support development of viable urban communities through extending and strengthening partnerships among all levels of government and private sector, and administer federal grant programs in a fiscally prudent manner. Strategies include:</p> <ul style="list-style-type: none"> <li>• To continue the collaborative administration with the other Consortia jurisdictions for the County's housing and community development programs undertaken under this Strategic Plan. This effort will include common policies and procedures for requests for the use of funds, subrecipient reporting, record-keeping, and monitoring.</li> <li>• To support the efforts of the housing authorities of the City of Pittsburg, City of Richmond, and Contra Costa County. Members will also cooperatively further the efforts of the Contra Costa Continuum of Care Council on Homelessness.</li> </ul>

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## AP-35 Projects - 91.420, 91.220(d)

### Introduction

The projects below all meet specific Consolidated Plan priorities and goals. The 2020-2025 Consolidated Plan establishes the priorities for affordable housing and non-housing community development (Public Service, Infrastructure/Public Facilities, and Economic Development) programs and projects funded with CDBG, HOME, ESG, and HOPWA funds. In addition to the Consolidated Plan priorities, the Board has established a priority for housing projects which includes units affordable to extremely-low income households. The project summary below provides information on specific housing projects and non-housing projects funded with CDBG, HOME, ESG, and HOPWA funds. Additional HOPWA funds may be allocated later in the year through a separate competitive application process.

#	Project Name
1	Bay Area Crisis Nursery: Bay Area Crisis Nursery
2	ECHO Housing: Landlord/Tenant Services
3	Food Bank of Contra Costa and Solano: Collaborative Food Distribution
4	Loaves & Fishes of Contra Costa: Nourishing Lives
5	Monument Crisis Center: Critical Safety Net Resources for Families and Individuals
6	Richmond Community Foundation: Sparkpoint Contra Costa
7	St. Vincent de Paul of Contra Costa County: Rotacare Pittsburg Free Medical Clinic
8	Choice in Aging: Adult Day Health Care at Mt. Diablo Center
9	Contra Costa Crisis Center: Crisis / 211 Contra Costa
10	Contra Costa Family Justice Alliance: West Contra Costa Family Justice Center
11	Contra Costa Senior Legal Services: Legal Services for Seniors
12	Court Appointed Special Advocates (CASA): Children at Risk
13	City of Lafayette: Lamorinda Spirit Van Senior Transportation Program
14	Lion's Center for the Visually Impaired: Independent Living Skills
15	Meals on Wheels Diablo Region: Care Management
16	Meals on Wheels Diablo Region: Meals on Wheels
17	Ombudsman Services of Contra Costa
18	Pleasant Hill Recreation & Park District: Senior Service Network
19	Rainbow Community Center of Contra Costa: Kind Hearts Community Support Program
20	West County Adult Day Care: Alzheimer's Respite Center
21	A Place of Learning: After School Tutoring & Mentoring
22	East Bay Center for Performing Arts: Deep Roots, Wide World Program
23	James Morehouse Project / Bay Area Community Resources: James Morehouse Project
24	Mt. Diablo Unified School District: CARES After School Enrichment Program
25	RYSE, Inc.: RYSE Career Pathway Program
26	Village Community Resource Center: VCRC Program Support
27	ECHO Housing: Fair Housing Services

#	Project Name
28	Multicultural Institute: Lifeskills/Day Labor Program
29	Opportunity Junction: Bay Point Career Development Services
30	Rising Sun Center for Opportunity: Climate Careers (Contra Costa County)
31	Coordinated Outreach, Referral, and Engagement (CORE) Homeless Street Outreach
32	Interfaith Council of Contra Costa County: Winter Nights Emergency Family Shelter
33	Shelter Inc.: Homeless Prevention and Rapid Rehousing Program
34	CoCoKids: Road to Success
35	Loaves & Fishes: Culinary Training Program
36	Opportunity Junction: Administrative Careers Training
37	Renaissance Entrepreneurship Center: Renaissance Richmond
38	West Contra Costa Business Dev. Center, Inc.: Emerging Entrepreneurs Program
39	Boys & Girls Clubs of Contra Costa: Martinez Clubhouse Restroom Renovations
40	City of Richmond: Football/Soccer Field Turf Replacement within MLK Park
41	Lions Center for the Visually Impaired - Phase 1 Renovations
42	Martinez Early Childhood Center, Inc.: Classroom and Kitchen Flooring Replacement
43	NIAD Community Accessibility Improvement Project (Phase I)
44	Opportunity Junction - ADA Compliant Entry/Exit and Side Doors Project
45	ESG20 Contra Costa County
46	CCC/Habitat for Humanity: Neighborhood Preservation Program
47	Eden Housing, Inc: Riverhouse Hotel
48	Eden Housing, Inc: Emerson Arms
49	Richmond Neighborhood Housing Services: Scattered Site Rehab Phase 3
50	CDBG Program Administration
51	HOME Program Administration
52	HOPWA Program Administration
53	HOPWA - Housing Related Services
54	HOPWA - Permanent Housing (Unallocated)

**Table 3 – Project Information**

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

The established Priority Needs and Goals of the FY 2020-2025 Consolidated Plan form the basis for allocating investments geographically within the Urban County and HOME Consortium area during the next five-year period. The Priority Needs and Goals are a result of community outreach efforts, consultations with various public and private non-profit agencies, and an on-line "Community Needs" survey conducted during the Citizen Participation process of the FY 2020-2025 Consolidated Plan.

The Urban County has extensive housing and community development needs. However, the lack of adequate funding is one of the most critical obstacles to addressing underserved needs. Therefore, only eligible activities that meet a Priority Need and fit within one of the Goals (AH-1 thru AH-4; H-1 thru H-2,

and CD-1 thru CD-7) established in the FY 2020-2025 Consolidated Plan will be funded during the next five years.

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**AP-38 Project Summary**  
**Project Summary Information**

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1	<b>Project Name</b>	Bay Area Crisis Nursery: Bay Area Crisis Nursery
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-3: Youth
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Provide short-term residential/shelter services and emergency childcare for 21 children ages birth through 5 years.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	21 children up to age 5
	<b>Location Description</b>	1506 Mendocino Dr, Concord, CA 94521
	<b>Planned Activities</b>	Provide short-term residential/shelter services and emergency childcare for 21 children ages birth through 5 years.
2	<b>Project Name</b>	ECHO Housing: Landlord/Tenant Services
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-4: Fair Housing
	<b>Needs Addressed</b>	Homelessness Prevention
	<b>Funding</b>	CDBG: \$80,000
	<b>Description</b>	Provide information and assistance to 200 tenants and landlords on their housing rights and responsibilities.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The project estimates to serve 200 Urban County clients. Particularly racial and ethnic minorities, seniors, and persons with disabilities.
	<b>Location Description</b>	301 West 10th Street Antioch, CA 94509
	<b>Planned Activities</b>	Provide information and assistance to 200 tenants and landlords on their housing rights and responsibilities.
	<b>Project Name</b>	Food Bank of Contra Costa and Solano: Collaborative Food Distribution

3	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$46,500
	<b>Description</b>	Provide food to over 10,000 low-income persons in the Urban County.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Provide food to over 10,000 low-income persons in the Urban County.
	<b>Location Description</b>	P.O. Box 6324, Concord, CA 94524 and numerous other site locations.
	<b>Planned Activities</b>	Provide food to over 10,000 low-income persons in the Urban County.
4	<b>Project Name</b>	Loaves & Fishes of Contra Costa: Nourishing Lives
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$20,000
	<b>Description</b>	Provide emergency food assistance to 650 people, resulting in improved nutrition.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	650 people; clients served are low- to very low-income men, women, and children recently out of work, homeless, unemployed, underemployed or disabled.
	<b>Location Description</b>	835 Ferry Street, Martinez, CA 94553
<b>Planned Activities</b>	Provide free buffet-style lunches and groceries weekdays to 500 homeless and low-income Urban County residents at the Loaves & Fishes Martinez Dining Room.	
5	<b>Project Name</b>	Monument Crisis Center: Critical Safety Net Resources for Families and Individuals

	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$30,000
	<b>Description</b>	Provide wrap-around safety net services through on-site food distribution, direct referrals to shelter, workshops for financial assistance and employment, referrals to healthcare, and on-site legal and crisis support services. Services will be provided to at least 2,000 lower income Urban County residents will be provided services.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	2,000 low-income, Urban County residents
	<b>Location Description</b>	1990 Market Street, Concord, CA 94520
	<b>Planned Activities</b>	Provide wrap-around safety net services through on-site food distribution, direct referrals to shelter, workshops for financial assistance and employment, referrals to healthcare, and on-site legal and crisis support services. Services will be provided to at least 2,000 lower income Urban County residents will be provided services.
<b>6</b>	<b>Project Name</b>	Richmond Community Foundation: Sparkpoint Contra Costa
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$13,000
	<b>Description</b>	Provide services to 160 Urban County residents to assist them in obtaining and maintaining employment, improve their careers.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	160 Urban County residents, primarily Bay Point community residents.

	<b>Location Description</b>	Community Career Center located at 3105 Willow Pass Road, Bay Point, CA 94565
	<b>Planned Activities</b>	Provide services to 160 Urban County residents to assist them in obtaining and maintaining employment, improve their careers.
<b>7</b>	<b>Project Name</b>	St. Vincent de Paul of Contra Costa County: Rotacare Pittsburg Free Medical Clinic
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$15,000
	<b>Description</b>	Provide free urgent and chronic medical care to 386 uninsured clients in the Urban County.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	386 uninsured clients in the Urban County.
	<b>Location Description</b>	RotaCare Pittsburg Free Medical Clinic located at 2110 Gladstone Drive, Pittsburg, CA 94565.
	<b>Planned Activities</b>	Provide free urgent and chronic medical care to 480 uninsured clients in the Urban County.
<b>8</b>	<b>Project Name</b>	Choice in Aging: Adult Day Health Care at Mt. Diablo Center
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$9,300
	<b>Description</b>	Provide health and social services, including physical and cognitive exercise, to 24 Urban County elderly persons, allowing respite for their caregivers.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	24 elderly persons.
	<b>Location Description</b>	Choice in Aging Mt. Diablo Center, located at 490 Golf Club Road, Pleasant Hill, CA 94523
	<b>Planned Activities</b>	Provision of day care services to elderly, with a focus on the maintenance of optimal levels of cognitive and physical health.
<b>9</b>	<b>Project Name</b>	Contra Costa Crisis Center: Crisis / 211 Contra Costa
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$18,000
	<b>Description</b>	Provide crisis intervention service and information and referrals to 8,200 Urban County residents including homeless persons, abused children, seniors, battered spouses, persons with HIV/AIDS, and the disabled.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Provide crisis intervention service and information and referrals to 8,200 Urban County residents.
	<b>Location Description</b>	Services are provided over the phone.
	<b>Planned Activities</b>	Provide crisis intervention service and information and referrals to 8,200 Urban County residents including homeless persons, abused children, seniors, battered spouses, persons with HIV/AIDS, and the disabled.
<b>10</b>	<b>Project Name</b>	Contra Costa Family Justice Alliance: West Contra Costa Family Justice Center
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development

	<b>Funding</b>	CDBG: \$32,000
	<b>Description</b>	Operate the West County Family Justice Center (FJC) to provide one-stop services to over 400 victims of domestic violence, sexual assault, child abuse, elder abuse and human trafficking.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	400 victims of domestic violence, sexual assault, child abuse, elder abuse, and human trafficking.
	<b>Location Description</b>	West County Family Justice Center, located at 256 - 24th Street, Richmond, CA 94804
	<b>Planned Activities</b>	Operate and maintain the West County Family Justice Center in order to provide one-stop services to at least 400 victims of domestic violence, sexual assault, child abuse, elder abuse and human trafficking.
<b>11</b>	<b>Project Name</b>	Contra Costa Senior Legal Services: Legal Services for Seniors
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$15,000
	<b>Description</b>	Provide free legal advice to 200 Urban County seniors, resulting in the retention of housing, protection from physical and financial abuse, and the provision of consumer and individual rights.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	200 Urban County seniors
	<b>Location Description</b>	2702 Clayton Road, Ste. 202, Concord, CA 94519
	<b>Planned Activities</b>	Provide free legal advice to 200 Urban County seniors, resulting in the retention of housing, protection from physical and financial abuse, and the provision of consumer and individual rights.

<b>12</b>	<b>Project Name</b>	Court Appointed Special Advocates (CASA): Children at Risk
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$18,000
	<b>Description</b>	Provide advocacy, mentoring, and representation services to 70 Urban County abused and neglected children who are wards of the County's Juvenile Dependency Court as a way to improve access to health and social services, and a safe and permanent living situation.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Provide services to 70 Urban County abused and neglected children.
	<b>Location Description</b>	2151 Salvio Street, Suite 295, Concord, CA 94520
	<b>Planned Activities</b>	Provide advocacy, mentoring, and representation services to 70 Urban County abused and neglected children who are wards of the County's Juvenile Dependency Court as a way to improve access to health and social services, and a safe and permanent living situation.
<b>13</b>	<b>Project Name</b>	City of Lafayette: Lamorinda Spirit Van Senior Transportation Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Provide low-cost transportation to seniors living in Lafayette, Moraga, and Orinda. Transportation services will be provided to 160 seniors, allowing them to get to medical and other personal appointments, go grocery and sundry shopping, and attend exercise and other classes.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	160 homebound seniors
	<b>Location Description</b>	500 St. Marys Road, Lafayette, CA 94549
	<b>Planned Activities</b>	Seniors in the Lamorinda area will be provided with free or low-cost transportation for essential services and recreation. These seniors would not otherwise have a way to get to these locations.
<b>14</b>	<b>Project Name</b>	Lion's Center for the Visually Impaired: Independent Living Skills
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Provide in-home independent living skills instruction and training to 42 visually impaired adults throughout the Urban County so they will maintain their independence and avoid institutionalization.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	42 Visually impaired adults throughout the Urban County, most are elderly.
	<b>Location Description</b>	Most services are provided at the clients' home, but Lion's main office is located at 175 Alvarado Avenue, Pittsburg, CA 94565.
	<b>Planned Activities</b>	Provide in-home independent living skills instruction and training to 42 visually impaired adults throughout the Urban County so they will maintain their independence and avoid institutionalization.
<b>15</b>	<b>Project Name</b>	Meals on Wheels Diablo Region: Care Management
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$15,000



	<b>Description</b>	Provide care management services to 300 Urban County seniors resulting in the resolution of issues affecting health and wellness, quality of life, and ability to live independently.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	300 Urban County seniors.
	<b>Location Description</b>	1300 Civic Drive, Walnut Creek, CA 94596
	<b>Planned Activities</b>	Provision of care management services to seniors, including needs assessment, crisis intervention, foreclosure prevention assistance, financial planning/aid, legal assistance, elder abuse prevention services, etc.
16	<b>Project Name</b>	Meals on Wheels Diablo Region: Meals on Wheels
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$15,000
	<b>Description</b>	Deliver hot and nutritious meals to 300 frail, homebound, Urban County seniors, resulting in maintained and/or improved health and welfare, and aging in place.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	300 frail, homebound, Urban County seniors.
	<b>Location Description</b>	1300 Civic Drive, Walnut Creek, CA 94596 Meal deliveries take place at the homes of program participants.
<b>Planned Activities</b>	Volunteers will deliver hot meals to seniors who are unable to prepare food for themselves and who are without a caregiver. A registered dietitian constructs each daily menu, ensuring that health needs are met. Alternatively, underserved areas are provided with a week's supply of frozen/microwaveable food on a single day.	

17	<b>Project Name</b>	Ombudsman Services of Contra Costa
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$12,000
	<b>Description</b>	Provide advocacy services to 300 Urban County elders residing in longterm care facilities, insuring that these elderly residents receive proper health care and necessary daily living support.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	300 elderly and dependent seniors residing in long term care facilities.
	<b>Location Description</b>	Services are provided at various locations (i.e. convalescent homes) throughout the County. Ombudsman's offices are located at 4415 Cowell Road, Suite 100, Concord, CA 94518.
<b>Planned Activities</b>	Provide advocacy services to 300 Urban County elders residing in longterm care facilities, insuring that these elderly residents receive proper health care and necessary daily living support.	
18	<b>Project Name</b>	Pleasant Hill Recreation & Park District: Senior Service Network
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Provide on-site care management services and crisis intervention to 150 Urban County seniors resulting in the prevention of displacement and/or premature institutionalization.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	150 Urban County seniors

	<b>Location Description</b>	233 Gregory Lane, Pleasant Hill, CA 94523
	<b>Planned Activities</b>	Provide on-site care management services and crisis intervention to 150 Urban County seniors resulting in the prevention of displacement and/or premature institutionalization.
<b>19</b>	<b>Project Name</b>	Rainbow Community Center of Contra Costa: Kind Hearts Community Support Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$11,000
	<b>Description</b>	Provide home/friendly visitor services and wellness calls to 65 Urban County seniors with HIV/AIDS and Lesbian, Gay, Bisexual and Transgender seniors to decrease isolation and improve quality of life.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	65 Urban County seniors with HIV/AIDS and Lesbian, Gay, Bisexual and Transgender seniors.
	<b>Location Description</b>	The home/friendly visitor programs are provided at the clients' home, but the community center is located at 2118 Willow Pass Road, Suite 500, Concord, CA 94520.
	<b>Planned Activities</b>	Provide congregate meals, food pantry services, home/friendly visitor services and wellness calls to 65 Urban County People with AIDS and Lesbian, Gay, Bisexual and Transgender seniors to decrease isolation and improve quality of life.
<b>20</b>	<b>Project Name</b>	West County Adult Day Care: Alzheimer's Respite Center
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$40,000
	<b>Description</b>	Provide day care services five days per week for 56 Urban County seniors with Alzheimer's/dementia resulting in retention of housing and delay of institutionalization.

	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	56 Urban County seniors with Alzheimer's disease/dementia.
	<b>Location Description</b>	1015 Nevin Avenue, Suite 108, Richmond, CA 94801
	<b>Planned Activities</b>	Provide day care services five days per week for 56 Urban County seniors with Alzheimer's/dementia resulting in retention of housing and delay of institutionalization.
<b>21</b>	<b>Project Name</b>	A Place of Learning: After School Tutoring & Mentoring
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-1: General Public Services
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Provide free after-school/Summer mentoring/tutoring services to 40 low-income Urban County students resulting in improved academic performance and decision making skills and increased self-esteem, as measured by pre- and post-participation evaluations and feedback from school staff and parents.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	40 low-income Urban County students
	<b>Location Description</b>	315 Orchard Drive, Brentwood, CA 94513
	<b>Planned Activities</b>	Provide free after-school/Summer mentoring/tutoring services to 40 low-income Urban County students resulting in improved academic performance and decision making skills and increased self-esteem, as measured by pre- and post-participation evaluations and feedback from school staff and parents.
<b>22</b>	<b>Project Name</b>	East Bay Center for Performing Arts: Deep Roots, Wide World Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-3: Youth

	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$11,500
	<b>Description</b>	Provide performing arts instruction to over 700 students at two City of Richmond elementary schools, resulting in improved academic performance, community building, and exposure to diverse global art traditions. Program performance will be measured via observation and both a mid-year and year-end surveys taken by the students.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	700 students, primarily residing in the City of Richmond.
	<b>Location Description</b>	Instruction will take place at the following two West Contra Costa Unified School District elementary schools: <ul style="list-style-type: none"> <li>• Stege Elementary - 4949 Cypress Avenue, Richmond, CA 94804</li> <li>• Nystrom Elementary - 230 Harbour Way South, Richmond, CA 94804</li> </ul>
	<b>Planned Activities</b>	Provision of performing arts curriculum to students, primarily of a socioeconomically disadvantaged background, at two West Contra Costa Unified School District elementary schools. The curriculum will focus on music fundamentals, hands-on instruction, global music repertoire, and ensemble performance techniques.
<b>23</b>	<b>Project Name</b>	James Morehouse Project / Bay Area Community Resources: James Morehouse Project
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-3: Youth
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Provide comprehensive mental health and student support services to 155 students attending El Cerrito High School resulting in improved well-being and an increase in school readiness measured by student pre- and postevaluations.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	155 El Cerrito High School students.
	<b>Location Description</b>	540 Ashbury Avenue, El Cerrito, CA 94530
	<b>Planned Activities</b>	Provide comprehensive mental health and student support services to 155 students attending El Cerrito High School resulting in improved well-being and an increase in school readiness measured by student pre- and postevaluations.
24	<b>Project Name</b>	Mt. Diablo Unified School District: CARES After School Enrichment Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-3: Youth
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Provide after school enrichment classes for 700 K-8 students in Bay Point, resulting in greater understanding of the content of the enrichment services, connection to and engagement in school, and academic improvement.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	700 elementary and middle school students in Bay Point.
	<b>Location Description</b>	1266 San Carlos Avenue, Room A6, Concord, CA 94518
	<b>Planned Activities</b>	Provide after school enrichment classes for 700 K-8 students in Bay Point, resulting in greater understanding of the content of the enrichment services, connection to and engagement in school, and academic improvement.
25	<b>Project Name</b>	RYSE, Inc.: RYSE Career Pathway Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-3: Youth

	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$40,000
	<b>Description</b>	Operate the Career Pathway Program by providing career development and soft skills support, media arts skill development, paid work experience opportunities, and academic enrichment and interventions. A total of 230 West County youth will be provided services during the year.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	230 West County youth
	<b>Location Description</b>	205 41st Street, Richmond, CA 94805
	<b>Planned Activities</b>	Operate the Career Pathway Program by providing career development and soft skills support, media arts skill development, paid work experience opportunities, and academic enrichment and interventions. A total of 230 West County youth will be provided services during the year.
<b>26</b>	<b>Project Name</b>	Village Community Resource Center: VCRC Program Support
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-3: Youth
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$13,000
	<b>Description</b>	VCRC Program Support will aid a total of 100 children with after-school tutoring services.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	100 Far East County youth
	<b>Location Description</b>	633 Village Drive, Brentwood, CA 94513
	<b>Planned Activities</b>	VCRC Program Support will aid a total of 100 children with after-school tutoring services.

27	<b>Project Name</b>	ECHO Housing: Fair Housing Services
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-4: Fair Housing
	<b>Needs Addressed</b>	Homelessness Prevention
	<b>Funding</b>	CDBG: \$40,000
	<b>Description</b>	Provide comprehensive fair housing counseling services to approximately 80 Urban County residents.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The project estimates to serve 80 Urban County clients. Particularly racial and ethnic minorities, seniors, and persons with disabilities.
	<b>Location Description</b>	301 West 10th Street Antioch, CA 94509
	<b>Planned Activities</b>	Provide comprehensive fair housing counseling services to approximately 80 Urban County residents.
28	<b>Project Name</b>	Multicultural Institute: Lifeskills/Day Labor Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-5: Economic Development
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$26,000
	<b>Description</b>	Provide job-matching, individualized assistance with health, legal, educational needs to 400 poverty level and extremely-low income day laborers.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	400 poverty level and extremely-low income Spanish-speaking immigrant workers, primarily day-laborers, who seek full-time work in front of Home Depot or who complement existing low-wage employment with day labor jobs. Day laborers tend to be young, nearly half are under 30 and most are immigrants. The day labor population ranges from new immigrants to ople who have been established in the US for many years and are raising families here.



	<b>Location Description</b>	3600 MacDonald Avenue Richmond, CA 94801
	<b>Planned Activities</b>	Provide job-matching, individualized assistance with health, legal, educational needs to 400 poverty level and extremely-low income day laborers.
29	<b>Project Name</b>	Opportunity Junction: Bay Point Career Development Services
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-5: Economic Development
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$20,000
	<b>Description</b>	Provide a set of intensive, individualized vocational services to 30 persons. These services include assessment and development of employment plans, case management and service referrals, connections to in-demand vocational training, and one-on-one career skills development.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	30 program participants.
	<b>Location Description</b>	3105 Willow Pass Road, Bay Point, CA 94565
	<b>Planned Activities</b>	Provision of employment services in the Bay Point community through integration into SparkPoint Contra Costa, an economic development system that provides deep, personalized services like the development of employment plans, case management, and service referrals.
30	<b>Project Name</b>	Rising Sun Center for Opportunity: Climate Careers (Contra Costa County)
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$15,000
	<b>Description</b>	Provide training and employment to 8 low-income youth, ages 15-24, increasing economic equity and future career success.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	8 low-income youth, ages 15-24.
	<b>Location Description</b>	A temporary location in Contra Costa County will be leased prior to the commencement of the program.  The agency is headquartered at 1116 - 36th Street, Oakland, CA 94608
	<b>Planned Activities</b>	The Contra Costa County Climate Careers program will provide 8 low-income youth with employment and employment training during the Fall. Employment is focused on home sustainability improvements, while employment training includes both formal and informal general skills development.
<b>31</b>	<b>Project Name</b>	Coordinated Outreach, Referral, and Engagement (CORE) Homeless Street Outreach
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	H-1: Housing & Supportive Services for Homeless
	<b>Needs Addressed</b>	Homelessness Prevention
	<b>Funding</b>	CDBG: \$90,000
	<b>Description</b>	Provide day and evening homeless street outreach services to Urban County homeless individuals living outside throughout the County to engage, stabilize, and deliver health and basic need services, and aid in obtaining interim and permanent housing.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Provide day and evening homeless street outreach services to at least 740 Urban County individuals living outside throughout the County to engage, stabilize, and deliver health and basic need services, and aid in obtaining interim and permanent housing.
	<b>Location Description</b>	Services take place throughout the County, primarily in homeless encampments and in public locations.
	<b>Planned Activities</b>	Provide day and evening homeless street outreach services to at least 740 Urban County individuals living outside throughout the County to engage, stabilize, and deliver health and basic need services, and aid in obtaining interim and permanent housing.

<b>32</b>	<b>Project Name</b>	Interfaith Council of Contra Costa County: Winter Nights Emergency Family Shelter
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	H-1: Housing & Supportive Services for Homeless
	<b>Needs Addressed</b>	Homelessness Prevention
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Provide emergency shelter, food, tutoring, transportation, case management, housing placement assistance to 16 Urban County residents.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	16 Urban County Residents.
	<b>Location Description</b>	Rotating shelter locations
	<b>Planned Activities</b>	Provide emergency shelter, food, tutoring, transportation, case management, housing placement assistance to 16 Urban County residents.
<b>33</b>	<b>Project Name</b>	Shelter Inc.: Homeless Prevention and Rapid Rehousing Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	H-2: Rapid Rehousing & Homelessness Prevention
	<b>Needs Addressed</b>	Homelessness Prevention
	<b>Funding</b>	CDBG: \$25,075
	<b>Description</b>	Provide homelessness prevention and rapid rehousing services to 160 Urban County residents to quickly regain stable, permanent housing or maintain their current housing.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	160 low-income Urban County residents will benefit.
	<b>Location Description</b>	1333 Willow Pass Road #206 Concord, CA 94520

	<b>Planned Activities</b>	Provide homelessness prevention and rapid rehousing services to 160 Urban County residents to quickly regain stable, permanent housing or maintain their current housing.
<b>34</b>	<b>Project Name</b>	CoCoKids: Road to Success
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-5: Economic Development
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$90,000
	<b>Description</b>	Provide technical assistance, training, and ongoing support services to low and moderate-income persons so they can sustain their licensed family day care business or receive a childcare license to open and operate a new licensed family daycare business microenterprise).
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 90 low-income microenterprise/small business owners will be assisted with technical assistance by this project.
	<b>Location Description</b>	1035 Detroit Ave #200, Concord, CA 94518
	<b>Planned Activities</b>	Provide technical assistance, training, and ongoing support services to low and moderate-income persons so they can sustain their licensed family day care business or receive a childcare license to open and operate a new licensed family daycare business (microenterprise).
<b>35</b>	<b>Project Name</b>	Loaves & Fishes: Culinary Training Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-5: Economic Development
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$30,000
	<b>Description</b>	A free 12-week introductory culinary program for individuals interested in the culinary industry and experiencing barriers to employment.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	30 homeless and low-income individuals.
	<b>Location Description</b>	835 Ferry Street, Martinez, CA 94553
	<b>Planned Activities</b>	A free 12-week introductory culinary program for individuals interested in the culinary industry and experiencing barriers to employment.
<b>36</b>	<b>Project Name</b>	Opportunity Junction: Administrative Careers Training
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-5: Economic Development
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$100,000
	<b>Description</b>	To provide training and job placement assistance to 3 low-income persons, leading to economic self-sufficiency through careers in the administrative field.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	3 low-income program participants will be trained and placed in contracted employment.
	<b>Location Description</b>	3102 Delta Fair Boulevard, Antioch, CA 94509
	<b>Planned Activities</b>	The Administrative Careers Training (ACT) program will train/develop over 50 low-income persons for administrative careers. 3 participants will be placed into employment, under contract with an agency partner-employer.
<b>37</b>	<b>Project Name</b>	Renaissance Entrepreneurship Center: Renaissance Richmond
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-5: Economic Development
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$45,000

	<b>Description</b>	Intensive small business/microenterprise training and technical assistance to 50 unduplicated lower-income individuals who own or wish to start a small business/microenterprise.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	50 existing small business owners or persons wishing to open a business living in Richmond and the Urban County. Renaissance Richmond will support lower-income English- and Spanish-speaking Urban County residents, particularly women and people of color.
	<b>Location Description</b>	1500 MacDonald Avenue, Richmond, CA 94801
	<b>Planned Activities</b>	Intensive small business/microenterprise training and technical assistance to 50 unduplicated lower-income individuals who own or wish to start a small business/microenterprise.
<b>38</b>	<b>Project Name</b>	West Contra Costa Business Dev. Center, Inc.: Emerging Entrepreneurs Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-5: Economic Development
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$85,400
	<b>Description</b>	To provide technical assistance and support to existing microenterprises/small-businesses or persons wishing to open a microenterprise/small-business as a way to create/retain jobs.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 50 existing or prospective low-income microenterprise business owners will be assisted.
	<b>Location Description</b>	812 San Pablo Ave., Ste. 2, Pinole, CA 94564
	<b>Planned Activities</b>	To provide technical assistance and support to existing microenterprises/small-businesses or persons wishing to open a microenterprise/small-business as a way to create/retain jobs.
<b>39</b>	<b>Project Name</b>	Boys & Girls Clubs of Contra Costa: Martinez Clubhouse Restroom Renovations
	<b>Target Area</b>	Contra Costa County

	<b>Goals Supported</b>	CD-6: Infrastructure/Public Facilities
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$46,350
	<b>Description</b>	Remodel the girls and boys restrooms to ADA standards.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The Martinez Boy & Girls Club facility serves approximately 150 youth from the surrounding neighborhood where the facility is located.
	<b>Location Description</b>	1301 Alhambra Avenue, Martinez, CA 94553
	<b>Planned Activities</b>	The activity will include removing and replacing the lights to LED lights with an occupancy sensor, exhaust fans, sinks, urinals, toilets, and new partitions in both restrooms to meet ADA standards.
40	<b>Project Name</b>	City of Richmond: Football/Soccer Field Turf Replacement within MLK Park
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-6: Infrastructure/Public Facilities
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$250,000
	<b>Description</b>	The activity will replace the artificial turf for the football/soccer field located at Martin Luther King Jr. Park in the City of Richmond.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The Martine Luther King, Jr. Park primarily serves the "Iron Triangle" neighborhood in the City of Richmond. The park is within area that meets the "Low/Mods Area Benefit" criteria.
	<b>Location Description</b>	360 Harbour Way S, Richmond, CA
	<b>Planned Activities</b>	The activity will replace the artificial turf for the football/soccer field located at Martin Luther King Jr. Park in the City of Richmond.
41	<b>Project Name</b>	Lions Center for the Visually Impaired - Phase 1 Renovations
	<b>Target Area</b>	Contra Costa County

	<b>Goals Supported</b>	CD-6: Infrastructure/Public Facilities
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$95,000
	<b>Description</b>	Phase 1 Renovations include the replacement of windows, doors, flooring, lighting, kitchen remodel, bathroom fixture upgrades, and painting the interior of the entire facility.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The Lions Blind Center facility serves approximately 346 adults that reside in Contra Costa County who are blind/vision impaired.
	<b>Location Description</b>	175 Alvarado Avenue, Pittsburg, CA 94565
	<b>Planned Activities</b>	Phase 1 Renovations include the replacement of windows, doors, flooring, lighting, kitchen remodel, bathroom fixture upgrades, and painting the interior of the entire facility.
42	<b>Project Name</b>	Martinez Early Childhood Center, Inc.: Classroom and Kitchen Flooring Replacement
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-6: Infrastructure/Public Facilities
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$38,700
	<b>Description</b>	Replace old carpeting and cracking tiles in both classrooms and the kitchen within the Martinez Early Childhood Center in order to be compliant with state licensing mandates.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Approximately 150 low-income children will benefit from this activity.
	<b>Location Description</b>	615 Arch Street, Martinez, CA 94553



	<b>Planned Activities</b>	Martinez Early Childhood Center will replace deteriorated flooring with pre-finished Stone Plastic Composite (SPC) flooring that is more durable and longer lasting.
<b>43</b>	<b>Project Name</b>	NIAD Community Accessibility Improvement Project (Phase I)
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-6: Infrastructure/Public Facilities
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$71,190
	<b>Description</b>	Rehabilitation of the NIAD Art Center to improve accessibility and meet compliance with current code under the American with Disabilities Act (ADA). Phase I will rehabilitate the restrooms to be ADA compliant and compliant with Community Care Licensing requirements.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	The NIAD facility currently serves 65 adults with disabilities with an arts studio program that imparts both artistic and independent living skills.
	<b>Location Description</b>	551 23rd Street, Richmond, CA
	<b>Planned Activities</b>	The activity is for the Phase I rehabilitation of the NIAD Art Center to improve accessibility and meet compliance with current code under the American with Disabilities Act (ADA). Phase I will rehabilitate the restrooms to be ADA compliant and compliant with Community Care Licensing requirements.
<b>44</b>	<b>Project Name</b>	Opportunity Junction - ADA Compliant Entry/Exit and Side Doors Project
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-6: Infrastructure/Public Facilities
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	CDBG: \$15,400
	<b>Description</b>	Install entry and exit ADA compliant doors with automatic power door openers and replace the emergency side exit door of Opportunity Junction's main program/service facility.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Opportunity Junction serves approximately 70 low-income persons throughout the County at their main program/service facility.
	<b>Location Description</b>	3102 Delta Fair Blvd., Antioch, CA
	<b>Planned Activities</b>	The activity will install entry and exit ADA compliant doors with automatic power door openers and replace the emergency side exit door of Opportunity Junction's main program/service facility.
45	<b>Project Name</b>	ESG20 Contra Costa County
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	H-1: Housing & Supportive Services for Homeless H-2: Rapid Rehousing & Homelessness Prevention CD-7: Administration
	<b>Needs Addressed</b>	Homelessness Prevention Non-Housing Community Development Administration
	<b>Funding</b>	ESG: \$403,140
	<b>Description</b>	For FY 2020/21, Contra Costa County will use ESG funds to provide essential services and emergency shelter services to the homeless and to victims of domestic violence, to provide rental assistance to prevent homelessness and to quickly rehouse the homeless, and for program administration.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Persons experiencing homelessness, including those fleeing from domestic violence, and those at risk for becoming homeless.
	<b>Location Description</b>	Various, throughout the Urban County.
	<b>Planned Activities</b>	For FY 2020/21, Contra Costa County will use ESG funds to provide essential services and emergency shelter services to the homeless and to victims of domestic violence, to provide rental assistance to prevent homelessness and to quickly rehouse the homeless, and for program administration.

46	<b>Project Name</b>	CCC/Habitat for Humanity: Neighborhood Preservation Program
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	AH-3: Maintain and Preserve Affordable Housing
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	CDBG: \$545,000
	<b>Description</b>	Provision of 8 low-interest loans and 9 grants for the rehabilitation of single-family homes owned and occupied by very-low and low-income households. An additional 10 grants will be allocated to low-income mobile-home residents. Habitat for Humanity East Bay/Silicon Valley will be a subrecipient to DCD. Habitat will administer the program, while DCD will be responsible for overseeing operations and managing the current loan portfolio.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	27 low-income households, many of whom are senior and disabled individuals.
	<b>Location Description</b>	Throughout the Urban County with an emphasis on low-mod neighborhoods.
	<b>Planned Activities</b>	Eliminate conditions that may be detrimental to health, life, property, and/or public welfare. Renovation includes the elimination of blighting conditions, bringing home up to code, improving energy efficiency, promoting accessibility, and enhancing older neighborhoods.
47	<b>Project Name</b>	Eden Housing, Inc: Riverhouse Hotel
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	AH-3: Maintain and Preserve Affordable Housing
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	CDBG: \$642,454
	<b>Description</b>	Rehabilitation of an existing 75 unit rental development affordable to and occupied by very-low income households, including those with special needs.
	<b>Target Date</b>	6/30/2022

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	75 rental units affordable to and occupied by very-low income households.
	<b>Location Description</b>	700 Alhambra Avenue, Martinez, CA 94553
	<b>Planned Activities</b>	Rehabilitation of an existing 75 unit rental development affordable to and occupied by very-low income households, including those with special needs.
48	<b>Project Name</b>	Eden Housing, Inc: Emerson Arms
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	AH-3: Maintain and Preserve Affordable Housing
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	CDBG: \$550,000
	<b>Description</b>	Rehabilitation of an existing 32 unit rental development affordable to and occupied by very-low income households.
	<b>Target Date</b>	6/30/2022
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	32 rental units affordable to and occupied by very-low income households.
	<b>Location Description</b>	326 Ward Street, Martinez, CA 94553
	<b>Planned Activities</b>	Rehabilitation of an existing 32 unit rental development affordable to and occupied by very-low income households.
49	<b>Project Name</b>	Richmond Neighborhood Housing Services: Scattered Site Rehab Phase 3
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	AH-3: Maintain and Preserve Affordable Housing
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	CDBG: \$332,698
	<b>Description</b>	Rehabilitation of 4 single-family rental homes affordable to and occupied by low-income households.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Up to 4 low-income households.
	<b>Location Description</b>	Scattered sites in Richmond South Side neighborhood.
	<b>Planned Activities</b>	Rehabilitation of four single-family rental homes in Richmond.
50	<b>Project Name</b>	CDBG Program Administration
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-7 Administration
	<b>Needs Addressed</b>	Administration
	<b>Funding</b>	CDBG: \$1,067,751
	<b>Description</b>	Program Administration of CDBG Program. \$927,751 is coming from the FY 2020/21 allocation amount (20% of the FY 2020/21 allocation) and \$140,000 is coming from anticipated CDBG Program Income (20% of anticipated CDBG Program Income).
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A. General CDBG Program Administration
	<b>Location Description</b>	30 Muir Road, Martinez, CA 94553
	<b>Planned Activities</b>	General administration activities of administering the County's Urban County CDBG Program
51	<b>Project Name</b>	HOME Program Administration
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-7: Administration
	<b>Needs Addressed</b>	Administration
	<b>Funding</b>	HOME: \$317,199
	<b>Description</b>	Administration of the HOME Program
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A. General HOME Program Administration
	<b>Location Description</b>	30 Muir Road, Martinez, CA 94553
	<b>Planned Activities</b>	General administration activities of administering the HOME Program
52	<b>Project Name</b>	HOPWA Program Administration
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	CD-7: Administration
	<b>Needs Addressed</b>	Administration
	<b>Funding</b>	HOPWA: \$63,341
	<b>Description</b>	Administration of the HOPWA Program
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	N/A. General HOPWA Program Administration.
	<b>Location Description</b>	30 Muir Road, Martinez, CA 94553
	<b>Planned Activities</b>	General administration of the HOPWA Program
53	<b>Project Name</b>	HOPWA - Housing Related Services
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	H-2: Rapid Rehousing & Homelessness Prevention CD-2: Non-Homeless Special Needs Population
	<b>Needs Addressed</b>	Non-Housing Community Development
	<b>Funding</b>	HOPWA: \$200,000
	<b>Description</b>	HOPWA related services - Short Term Mortgage, Rent, Utility (STRMU) assistance, housing information services, and permanent housing placement services.
	<b>Target Date</b>	6/30/2021

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	190 households
	<b>Location Description</b>	To be determined
	<b>Planned Activities</b>	Short Term Mortgage, Rent, Utility (STRMU) assistance, housing information services, and permanent housing placement services.
54	<b>Project Name</b>	HOPWA - Permanent Housing (Unallocated)
	<b>Target Area</b>	Contra Costa County
	<b>Goals Supported</b>	AH-3: Maintain and Preserve Affordable Housing AH-4: New Supportive Housing - Special Needs
	<b>Needs Addressed</b>	Affordable Housing
	<b>Funding</b>	HOPWA: \$641,534
	<b>Description</b>	HOPWA - permanent housing. Specific project(s) to be identified during the program year.
	<b>Target Date</b>	6/30/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	To be determined
	<b>Location Description</b>	To be determined
	<b>Planned Activities</b>	New construction or rehabilitation/preservation of multifamily housing for persons with HIV/AIDS.

## AP-50 Geographic Distribution - 91.420, 91.220(f)

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

The County's CDBG entitlement area is the entire area of the County except for the Cities of Antioch, Concord, Pittsburg, and Walnut Creek. The County administers the HOME Program for the Contra Costa HOME Consortium, which includes the Cities of Antioch, Concord, Pittsburg, and Walnut Creek. The Contra Costa HOME Consortium entitlement area is the entire County. The County also administers the Emergency Solutions Grant (ESG) Program. The County's ESG entitlement area is the entire area of the County, except for the Cities of Antioch, Concord, Pittsburg and Walnut Creek. Contra Costa County is also a sub-grantee to the City of Oakland (Alameda County) for the Housing Opportunities for Persons with AIDs (HOPWA) program. The County's HOPWA entitlement area is the entire County.

Low-income census tracts can be found throughout the County; however, many communities in west and east Contra Costa County, such as Richmond, San Pablo, North Richmond, Montalvin Manor, Tara Hills, Bay View, and Bay Point all have a concentration of minority populations (more than 78.3% of the population) that are also in low/mod-income census tracts.

### Geographic Distribution

Target Area	Percentage of Funds
Contra Costa County	100

Table 4 - Geographic Distribution

### Rationale for the priorities for allocating investments geographically

Though projects may serve the entire Urban County, as is the case with many Public Service projects, it is the intent of the program to target services to areas with the highest need. This includes revitalization strategy areas or census tracts that meets "area benefit" criteria (an area, typically a census tract or a contiguous group of census tracts, where at least 51 percent of the population is low/mod-income). In all cases, Subrecipients must demonstrate that they will be able to serve a minimum of 51 percent very-low and low-income persons or households. However, it has been the County's practice to fund projects that serve a minimum of 75 percent extremely low, very low- and low-income persons or households. Furthermore, established policy gives priority to housing projects that provide units affordable to and occupied by households with extremely low-income. These policies and practices have ensured that projects/programs serve those areas with the highest need.

Housing activities to meet Consolidated Plan priorities include new construction, rehabilitation, and preservation of existing affordable housing. These housing projects have the potential to either assist in neighborhood revitalization or provide de-concentration of low-income and/or minority populations by



location in areas with little supply of affordable housing.

## **Discussion**

Given the size of the entitlement areas of the CDBG, HOME, ESG, and HOPWA Programs for the County, Contra Costa County's CDBG, HOME, ESG, and HOPWA funds are awarded to projects and programs on a competitive allocation basis. The projects/programs, as in the case of many Public Service projects, typically serve more than just one specific area or neighborhood of the County; however, it is the intent of the programs to target services to areas with highest need, such as a revitalization strategy areas or a census tract that has a high percentage of low/mod-income households.

The highest numbers of low income and minority households are in west Contra Costa County, followed by east Contra Costa County and central Contra Costa County. All projects funded with CDBG, HOME, ESG, and HOPWA funds are targeted to low income households throughout the County

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## Affordable Housing

### AP-55 Affordable Housing - 91.420, 91.220(g)

#### Introduction

The numbers served in the tables below represent the affordable housing projects funded in FY 2020/21, the first year of the FY 2020-2025 Consolidated Plan to meet the affordable housing goals and strategies.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	138
Special-Needs	0
Total	138

Table 5 - 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	0
Rehab of Existing Units	138
Acquisition of Existing Units	0
Total	138

Table 6 - One Year Goals for Affordable Housing by Support Type

#### Discussion

## **AP-60 Public Housing - 91.420, 91.220(h)**

### **Introduction**

There are three Public Housing Authorities operating in the Consortium, the Housing Authority of Contra Costa County (HACCC, which is by far the largest), the Richmond Housing Authority (RHA), and the Housing Authority of the City of Pittsburg (HACP).

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

HACCC has begun a long-term project to reposition and rehabilitate its public housing portfolio in the face of ever-decreasing federal, state and local funding. The planning portion of this process is expected to be completed this year and implementation has actually begun on portions of the plan. As part of this process HACCC has been approved for four RAD conversions that will remove 214 long-term vacant units at Las Deltas in North Richmond. These units will be removed from the public housing portfolio and converted to project-based voucher assistance that will be used to help fund construction or rehabilitation of more affordable housing units.

Over the long term, HACCC intends to convert all public housing to project-based units via RAD, although capacity to oversee that is not available at present.

HACCC anticipates utilizing approximately \$3.0 million of HUD funding for a variety of modernization improvements at all its public housing developments. Specific improvements include:

- \$1,183,000 for demolition of Las Deltas CA006/9A public housing site in North Richmond.
- \$1,131,000 for relocation costs during the RAD disposition of Las Deltas in North Richmond.
- \$245,000 for unscheduled and emergency unit modernization and site improvements at various properties.
- \$136,000 for non-routine maintenance repairs (ordinary maintenance items such as window and flooring replacement or electrical repair where the scale of damage is beyond the scope of day-to-day maintenance) at various properties.
- \$134,000 for construction and rehabilitation of on-site management offices at various properties.
- \$63,000 for new appliances at various properties.

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

HACCC actively encourages all Public Housing residents to get involved in the community in which they are living. Quarterly town hall meetings are organized at each property in an effort, among other goals, to develop resident leaders and solicit participation in resident service programs. HACCC believes that it is important to provide residents with conduits to service providers, in every community, that can

provide families with the opportunity to pursue employment, job training and other education that will lead them toward self-sufficiency. The ultimate goal is to transition households from welfare to work, and achieve greater independence. HACCC has active resident services at four of the thirteen Public Housing Developments located in Contra Costa County. The resident services program provides office and meeting facilities for work participants, childcare or after school programs for children of working parents, equipment and materials as funding allows, and technical assistance from non-profit or governmental agencies as needed.

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

Not applicable.

**Discussion**

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## **AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)**

### **Introduction**

During FY 2020/21, the County will continue its efforts to maintain the availability of housing and services for the homeless in Contra Costa.

Emergency Solutions Grant (ESG) funds may be used for five program components related to homelessness: street outreach, emergency shelter, homelessness prevention, rapid re-housing assistance and data collection. The County is allocating ESG funds for FY 2020/21 to emergency shelter services, including youth and domestic violence providers, homeless street outreach services, homelessness prevention to assist low-income residents at risk of becoming homeless, and rapid rehousing to assist homeless residents quickly regain housing stability.

CDBG funds are also targeted to support public service activities that offer a variety of services to the homeless and those at-risk of becoming homeless, as well as to special needs populations. In FY 2020/21, funds will be allocated for operating expenses of an emergency shelter for single adults as well as to programs that provide a homeless hotline, housing counseling and legal services, and food distribution. Support services such as client advocacy, job skills training, independent living skills training, respite care, counseling and case management, and nutrition education will be provided to the frail elderly, disabled, and the visually impaired. ESG funds will be allocated for adult and youth homeless shelters, emergency shelter for victims of domestic violence, homeless street outreach services, homeless support services and homeless prevention and rapid rehousing activities, including case management and direct financial assistance. These services are available throughout the County.

During FY 2020/21, the County will continue to work with the County's Council on Homelessness and the County's CoC to implement key strategies identified in the five-year CoC Plan and the Ten Year Plan to End Homelessness. The County's Ten Year Plan to End Homelessness includes priorities to address three types of homeless populations: the chronically homeless, those discharged into homelessness, and the transitionally (or episodic) homeless people. This will include programs and projects to increase income and employment opportunities for homeless households, expand needed support services and programs to prevent homelessness, and increase the availability of housing affordable to extremely-low income households and homeless persons.

### **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**

Contra Costa County and many of the other Contra Costa Consortium jurisdictions are providing CDBG funds for homeless outreach teams through the Contra Costa County Health Services Coordinated

Outreach, Referral, and Engagement (CORE) Homeless Street Outreach Program. Contra Costa County is providing \$90,000 in CDBG funds and \$30,884 in ESG funds to the CORE Street Outreach Program. The focus of the CORE Homeless Street Outreach Program is to target high-risk, hard-to-reach chronically homeless individuals, transition-aged youth, and families living outside whom typically do not access services or do not know how to access services. CORE uses a client-centered, “whatever it takes” approach to build rapport and engage consumers into services that aim to get them off the streets and stabilized. CORE Outreach teams consist of two outreach workers, two outreach team leads, and an Outreach Coordinator. Outreach staff are trained in core principles and practices of trauma informed care, motivational interviewing, and espouse a “housing first” philosophy.

The various CORE teams operate over an 18-hour period during the day and evening. Two or three person outreach teams go out in a systematic pattern within an established service area (East, Central, and West County) to contact chronically homeless individuals living on the streets, provide face-to-face outreach and engagement, and information necessary to address behavior contributing to their homelessness. All CORE teams work closely with law enforcement and other local entities, providing intervention services to advise the homeless of available options and to help them avoid incarceration.

Contra Costa 211: CDBG funds are also distributed to the Contra Costa Crisis Center for the 211 line (see the County's Project summary in AP-38 for more information). The line provides a single point of contact for homeless individuals seeking services throughout the County. Phone counselors complete an intake assessment to determine the needs of each caller then provide referrals to a variety of community programs including shelter, food pantries and mental health services. Contra Costa Crisis Center has been participating in the Coordinated Intake and Assessment subcommittee and will be a key partner in piloting and implementation.

Health Care for the Homeless: In addition to providing direct medical care, testing and immunization services, the County-funded Health Care for the Homeless Program uses its mobile healthcare van for outreach. The bilingual Healthcare for the Homeless Team assesses client’s needs, provides social support, and links clients to appropriate services and programs, including mental health and substance abuse programs, Medi-Cal, the County's Basic Adult Care program, and the Covered California healthcare insurance exchange.

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

Emergency Shelter Funding: Of the funds received by the County for FY 2020/21, \$211,000 (ESG) and \$10,000 (CDBG) are allocated to local emergency shelters to provide shelter and case management services to homeless adults, families and youth, and to victims of domestic violence and their children. Upon entry to one of the shelters, each resident or family is assigned a case manager to assist the individual in determining an appropriate service plan that will help them regain housing as soon as possible. The shelters are part of the County’s Continuum of Care and enable individuals and families the opportunity to work on stabilizing their lives and moving toward a permanent housing solution. The cities of Antioch, Concord, Pittsburg, and Walnut Creek are also providing CDBG funds to local

emergency shelters.

Transitional Housing Development: In October, 2011, under the working name “Synergy House” and using both CDBG and State funds, the County began to rehabilitate an existing vacant residential building in Martinez and convert it to a sober living transitional housing program for homeless single men completing substance abuse treatment programs. The new facility is directly adjacent to a recently constructed treatment facility, Discovery House. The facility opened in August 2013 and was newly designated as “Uilkema House”. The Uilkema House program added 12 new beds to the homeless continuum of care and allows Contra Costa homeless, single men completing treatment programs such as Discovery House to transition back into the community with the skills and resources necessary to maintain their sobriety.

CARE Centers/Multi-Service Centers: There are three multi-service centers, or Coordinated Assessment Referral and Engagement (CARE) Centers, located in specific regions of the County. The CARE Centers are drop in centers designed to offer basic survival needs as well as case management, life skills, referral and linkage, housing search assistance, employment assistance, assistance accessing healthcare and mainstream resources, alcohol and other drug counseling and treatment, and crisis intervention. The centers serve as a place of respite from the larger community and provide a sense of belonging and connection to those within the homeless community. The CARE Centers also serves families who are experiencing homelessness, educating them about their rights to services that enable their children to continue their education and connecting them to a variety of services focused on serving families. One of the CARE Centers primarily specializes in serving families and seniors.

**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**

Transitional Housing Development: The Uilkema House facility opened in August 2013 and added 12 new beds to the homeless continuum of care and allows Contra Costa homeless, single men completing treatment programs such as Discovery House to transition back into the community with the skills and resources necessary to maintain their sobriety.

Veterans: In cooperation with the local Veterans Administration office, Contra Costa's CoC continues to work to increase its capacity to house and serve homeless veterans, including the distribution of HUD-VASH vouchers and rental assistance for permanent housing units provided to homeless veterans and their families under the Supportive Services for Veteran Families (SSVF) program.

Shortening Period of Time Homeless: The County will continue to pursue increasing the capacity of its Rapid Rehousing program. For FY 2019/20, \$153,343 (\$128,268 in ESG and \$25,075 in CDBG funds) is allocated to provide rapid rehousing and homeless prevention services to individuals and families

experiencing homelessness or at risk of becoming homeless. Rapid rehousing provides housing relocation/stabilization services and financial assistance in paying deposits, rent and utility bills to help homeless individuals and families quickly regain and maintain housing and self-sufficiency. In order to reach those most in need, outreach includes health-care and mental health facilities, foster care and other youth programs, veteran's services and social services agencies, and churches and other religious organizations.

Reducing Recidivism: The Contra Costa County's Health Services Department has integrated the County's Mental Health, Alcohol and Other Drug Services and Homeless Programs into a single Behavioral Health Division to continue addressing the mental health and substance abuse issues that are common barriers to long-term housing success for homeless individuals and families.

**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.**

Foster Care: When foster youth age out of the foster care system, the County links them to the Independent Living Skills Program (ILSP). ILSP includes workshops that prepare youth for emancipation (money management, education, computer skills, home management, and social skills), employment assistance, non-McKinney-Vento housing and retention services, and an individualized transition plan out of foster care. In addition, foster youth can elect to remain in foster care or return to care after emancipation (but before turning 21) to receive a two-year housing subsidy, which can be used in a market rate unit, student housing, or congregate living. This is a State program that all foster youth and former foster youth are able to access.

Health Care: Hospital discharge protocol, adopted by the CoC and by all hospitals in the County, states: 1) Hospitals will not discharge people who are not ambulatory or not capable of caring for themselves; 2) prior to discharge, the hospital will seek a pre-discharge assessment from a Healthcare for the Homeless (HCH) nurse; 3) the HCH nurse will assess the viability of a respite placement and make a recommendation accordingly; 4) prior to discharge, the hospital will ensure that a patient has an appointment for follow-up medical care; 5) the hospital will discharge the patient with enough medications and/or supplies for at least 7 days; and 6) the hospital will ensure that the patient leaves with all of their belongings and is appropriately clothed.

Mental Health: Clients treated by the County Behavioral Health Division are regularly reviewed for readiness and prepared for discharge into environments that provide stepped-down levels of care. The Department holds a weekly Bed Committee where all institutionalized consumer's discharge plans are prepared. Discharge planning responsibilities fall to the Clinic managers for those consumers currently receiving services and to the Mental Health Transition Team (consisting of managers, a psychiatrist, RNs,



clinicians and peer providers) for those patients not otherwise connected to the County system.

State hospitals discharge to Institutes for Mental Disease (IMD)/Skilled Nursing Facilities (SNF) and not to HUD CoC funded programs. Persons discharged from IMDs/SNFs are placed in Crisis Residential/Transitional Residential Services (CR/TRS), and those discharged from Acute Inpatient Facilities (AIFs) are released to appropriate settings, such as the Respite Center at the County's Adult Emergency Shelter. Those exiting CR/TRS are discharged to independent, shared or supported (e.g. Board & Care) housing. State Mental Health Services Act (MHSA) funds also pay for 79 housing units for homeless discharges with severe mental illness.

AB 109: In 2012, CCICH (now called the Council on Homelessness) helped develop and implement two discharge plans for former inmates - the County Reentry Strategic Plan and the Public Safety "Realignment Plan." The Reentry Strategic Plan focuses on: 1) housing-focused discharge planning prior to release; 2) formalized pre-release planning that identifies service needs & connects prisoners with community-based service providers; and 3) enrollment in public benefits at least 90 days prior to release. The Realignment Plan, under which low-level offenders in State prisons are transferred to County custody, provides: 1) pre-release "reach-in" assessments, case management and referrals to housing resources, and 2) individualized treatment plans for mental health/substance abuse issues, linked with housing services. CCICH also coordinates with the Parole and Community Team (PACT), comprised of service providers, police & the California Department of Corrections Regional Parole Board, to link newly released ex-offenders with resources like housing, education, employment, job training, substance abuse treatment & childcare.

## **Discussion**

A major factor contributing to problems of the homeless and special needs populations in the County is the lack of housing affordable to extremely-low and very-low income households as well as an inadequate supply of accessible housing. The County's strategies to maintain and increase the supply of affordable housing are equally relevant as strategies to alleviate problems of these populations. As further recognition of the housing needs of homeless and at-risk populations, in FY 1998/99, the Contra Costa Board of Supervisors adopted a policy to encourage the inclusion of units affordable to extremely-low income households in projects funded with CDBG and HOME funds. In addition, a minimum of five percent of all new housing built with County funds must be accessible to mobility-impaired households and an additional two-percent must be accessible to hearing/vision impaired. Wherever feasible, the County also requires the inclusion of accessible units in housing rehabilitation projects.

Strategies to improve housing affordability through direct payment assistance are also effective in preventing and alleviating homelessness among lower-income and special needs households. Therefore, the County will continue to pursue additional Section 8 vouchers, FEMA funds, Shelter Plus Care and other resources to assist the currently homeless and at-risk population in obtaining and maintaining permanent housing.

In addition to strategies to increase the affordable housing supply using CDBG, HOME, and HOPWA resources, the County Health Services Department will apply for HEARTH Act funds to maintain and expand programs and projects to serve the homeless, including families with children, youth leaving foster care, victims of domestic violence, and individuals with problems

of substance abuse and mental illness. Potential projects include rental assistance for homeless individuals and families, continued operating support for permanent and transitional housing projects and multi-service centers, the potential development of additional permanent housing with support services for families, and a variety of support services (e.g., outreach, case management, education/job training, health services, counseling/parent education, substance abuse treatment and money management).

## **AP-75 Barriers to affordable housing -91.420, 91.220(j)**

### **Introduction**

There are several significant barriers to affordable housing within Contra Costa County, in general, and the entitlement cities of Antioch, Concord, Pittsburg, and Walnut Creek, in particular. At a high level, cross-cutting barriers include:

- Zoning and land use restrictions that prevent or otherwise limit the development of dense housing types that are more likely to be affordable than detached single-family homes;
- Zoning and land use approval processes that prolong the time it takes for development to occur;
- Community opposition to the development of affordable housing;
- Local development standards for height limits, stories, lot coverage maximums, and parking requirements which reduce the number of units allowed on any given site;
- Contra Costa County has an urban limit line to concentrate development in urban areas and protect open space. This policy increases the cost of land, which increases the cost of development;
- High land costs;
- Inadequate inclusionary housing policies;
- Insufficient financial resources for affordable housing development; and
- Insufficient tenant protections.

Specific barriers in each of the jurisdictions included in this Consolidated Plan are further explained in MA-40 of the FY 2020-25 Consolidated Plan.

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

The County will continue its efforts to remove or ameliorate public policies which negatively impact affordable housing development in the County including the following:

- Consistent with the General Plan, the County will initiate zoning changes for residential and

designated agricultural sites from current zoning designations to Planned Unit Development.

- Through the Density Bonus Ordinance, the County is required to grant one density bonus and incentives or concessions when an applicant for a housing development seeks and agrees to construct a housing development, excluding any units permitted by the density bonus that will contain at least one of the following: ten percent of the for lower income households; five percent of the total units for very low income households; a senior citizen housing development, or a mobile home park that limits residency based on age requirements for housing older persons; or ten percent of the total dwelling units in a common interest development for persons and families of moderate income, provided that all units in the development are offered to the public for purchase.
- The Inclusionary Housing Ordinance requires all developers of five or more units to provide 15 percent of the units at affordable costs to moderate, low or very-low income households depending on the type of project. Developers may pay a fee in lieu of providing the affordable units.
- The County will review and develop new regulations to permit the development of agriculturally related structures on agriculturally zoned land without a use permit in order to encourage the provision of onsite farmworker housing.

## Discussion

DRAFT

## AP-85 Other Actions - 91.420, 91.220(k)

### Introduction

This section discusses the County's Department of Conservation and Development's effort in addressing underserved needs, developing the institutional structure for delivering housing and community development activities, and expanding and preserving affordable housing opportunities within the Urban County's and HOME Consortium areas.

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

The following are obstacles to meeting needs of the underserved:

- Accessibility of services
- Awareness of services
- Coordination of services
- Resources appropriate to the level of need

**Accessibility of Services:** Lack of accessibility to services can be the result of lack of transportation for those in need, services that are not delivered in a culturally appropriate manner or in the appropriate language, burdensome prerequisites to accessing services ("red tape"), and services that are not provided in proximity to those in need. Lack of transportation is a particular challenge for those who do not drive, do not have a car, or are elderly and for persons with disabilities. Most if not all of the public service projects listed in AP-38 provide are located within the neighborhoods or communities of the target population to provide easy accessibility to their services. Some of the public service projects serving the elderly or persons with disabilities provide transportation to their services or provide "in-home" services.

**Awareness of Services:** The lack of awareness of the availability of services by those in need and a lack of knowledge about how to access services are significant obstacles to the provision of services. All agencies receiving CDBG, HOME, ESG, or HOPWA funds from the County must provide significant outreach to those in need. County DCD staff will continue to monitor CDBG/HOME/ESG/HOPWA funded agencies to verify if an agency's outreach is adequate and that outreach materials are available in various languages.

**Coordination of Services:** Those in need must often access services from several points; similar services may also be provided by more than one agency. Those being served by one agency may have needs that are not being addressed by the particular agency currently serving that person or family. County DCD staff advocates for CDBG/HOME/ESG/HOPWA funded agencies to collaborate and coordinate with other agencies in the community for serving their target population. DCD staff will continue to encourage agencies to collaborate and coordinate to avoid duplication of service and to provide more efficient

services to their clients or target populations.

**Resources:** Resources are generally less than required to meet the level of need. The CDBG/HOME/ESG/HOPWA funds that are available are prioritized to the high Priority Needs and Goals established in the 2015-2020 Consolidated Plan. Funding is also prioritized to those undertakings that represent the most efficient use of funds, are delivered by the most qualified persons, and serve the broadest geography.

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

The County uses 45 percent of its CDBG funding to support affordable housing preservation activities. For over 40 years, the Neighborhood Preservation Program has been providing low interest loans and grants to low-income homeowners for rehabilitation, and accessibility and energy efficiency improvements. This program improves living conditions for the recipients, and helps maintain viable neighborhoods. In addition to CDBG funds, HOME funds are available and utilized in coordination with the County's CDBG funds to support the development of affordable housing.

CDBG funds are also used to support acquisition and rehabilitation of existing affordable apartments as well as the conversion of market rate housing to affordable housing.

HOME funds are used for new construction, acquisition and rehabilitation, and preservation of existing affordable housing. These funds leverage State, local, and private funds.

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

The County will continue to protect young children from lead-based paint hazards in housing funded with CDBG, HOME, ESG, and HOPWA resources through the implementation of 24 CFR Part 35. The purpose of this regulation is to reduce or eliminate lead-based paint hazards in federally owned housing and housing receiving federal funds. All developers enter into legal agreements that include requirements for compliance with the lead-based paint regulation. The Neighborhood Preservation Program has developed a program-specific lead-hazard reduction implementation plan. All other projects will develop plans appropriate to the project type and level of funding received.

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

The County, and cities within it, employ a variety of strategies to help alleviate poverty, including efforts to stimulate economic growth and job opportunities, and to provide County residents with the skills and abilities required to take advantage of those opportunities. This also includes implementation of Section 3 strategies to ensure employment and contracting opportunities for low and very low-income persons or businesses residing within the community where a HUD-funded project is located. The County and a majority of cities actively work to attract and retain businesses. Many are involved in revitalization efforts for their downtown areas utilizing a variety of strategies such as infrastructure and façade

improvement programs, the State Main Street Program, and the preparation of revitalization plans to guide future development. The County, through its various departments, provides services and supports programs that promote personal responsibility, independence and self-sufficiency.

One of the responsibilities of the County's Department of Conservation & Development (DCD) is the management of the CDBG, HOME, ESG and HOPWA programs. Many CDBG and HOME funded programs are geared toward helping lower-income persons find and maintain stable housing, receive training for jobs that provide a livable wage, and access support services that are needed to attain self-sufficiency. By Board guidelines, 10 percent of the annual grant amount is set aside for economic development activities. Programs funded under the Economic Development category are intended to assist businesses with expanding economic opportunities for lower-income persons and to increase the viability of neighborhood commercial areas. As recorded in the list of projects of this Action Plan, job training and placement projects have been approved for funding. In addition to economic development activities, the County works with other jurisdictions and local non-profits to provide emergency and transitional housing, and support services necessary to assist the homeless in achieving economic independence.

The County's Employment and Human Services Department (EHSD) is responsible for providing services to adults, children, families, and the elderly. Bureaus within EHSD that directly relate to the reduction of poverty include the Workforce Services, Children and Family Services, and the Workforce Development bureaus. Other programs administered by EHSD, that indirectly support economic self-sufficiency and are intended to provide assistance to families and persons to lead productive lives include, but are not limited to: 1) the Family Preservation Program, which emphasizes keeping families together in a safe, nurturing environment and providing them with skills that will last when they leave the program; and 2) Service Integration Teams that provide services to increase the economic self-sufficiency of families, improve family functioning, and expand community capacity to support children and families.

The Workforce Development Board (WDB) of Contra Costa is a public policy body appointed by the County Board of Supervisors to oversee the strategic planning and policy development of the County's workforce development system. The Board is composed of business, labor, economic development, public agencies, education, and community-based organizations. The Board has also designated the WDB as the oversight body for the County's CalWORKS policy to ensure full integration of the area's workforce development system. The WDB has responsibility to oversee the provision of workforce services through its four One-Stop Business and Career Centers, and Affiliate Sites throughout the County.

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

During FY 2020/21, the County will continue to work with the cities and other public and private agencies and organizations to implement strategies designed to accomplish the affordable housing and community development objectives identified in FY 2020-2025 Consolidated Plan. Specific actions to be undertaken by the County include the provision of resources and technical assistance to public agencies

and the non-profit and for-profit community in developing, financing and implementing programs and projects consistent with the County annual and five-year plans. In addition, the County will work with the cities and other agencies to establish an informal cooperative network to share resources and facilitate development in the Urban County and Consortium area.

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

The County's efforts to coordinate activities and strategies for affordable housing development and the provision of emergency and transitional housing and supportive services include cooperative planning efforts as well as participation in a number of countywide housing and service provider organizations. Planning efforts to be undertaken during the current program year include the following:

Contra Costa Consortium members continue to work on strategies and actions designed to overcome identified impediments and eliminate problems of housing discrimination in Contra Costa.

The Continuum of Care and the Council on Homelessness works with Contra Costa jurisdictions, public and private agencies, the interfaith community, homeless advocacy groups and other community organizations to implement the Continuum of Care Plan, which includes strategies and programs designed to alleviate homelessness, and the Ten Year Plan to End Homelessness.

In addition to the above, the County participates in a number of countywide housing and service provider organizations, which are intended to share resources and coordinate strategies and programs for affordable housing and community development activities. These organizations include the Association of Homeless and Housing Service Providers, the Tri-Valley Affordable Housing Subcommittee, the Contra Costa HIV/AIDS Consortium, the Children and Families Policy Forum, Non-Profit Housing Association, and the Workforce Development Board.

### **Discussion**

## Program Specific Requirements

### AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

#### Introduction

Program Income: The County estimates receiving \$700,000 in CDBG program income and estimates receiving \$300,000 in HOME program income during FY 2020/21.

Other: The County does not have any float-funded activities, Section 108 loan guarantees, or surplus urban renewal settlement funds. The County does not have any Urgent Need activities.

Benefit to low- and moderate-income persons: All of the County's FY 2020/21 CDBG funds that do not go towards Program Administration are allocated to activities that will benefit persons of low- and moderate income. The County anticipates utilizing 20 percent of all CDBG Program funds towards CDBG Program Administration.

#### Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	\$700,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
<b>Total Program Income:</b>	<b>0</b>

#### Other CDBG Requirements

1. The amount of urgent need activities	0
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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.

80.00%

**HOME Investment Partnership Program (HOME)  
Reference 24 CFR 91.220(I)(2)**

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

The Contra Costa HOME Consortium does not provide HOME funds in any form not identified in Section 92.205. HOME funds are typically provided as low interest deferred residual receipt loans (multi-family housing), deferred shared appreciation loans (single-family housing), and small grants (specific project related program delivery).

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

The HOME Consortium uses recapture provisions to ensure that all or a portion of the HOME funds are repaid to the Consortium when the home is sold, transferred, or otherwise not occupied by an eligible owner.

Recapture Provisions The amount repaid to the HOME program is the original principal of the HOME loan plus a share of the appreciation. The appreciation is the difference between the original purchase price of the home and the current sales price. The current sales price will either be the fair market value, or if the home is subject to a resale restriction, the restricted sales price. The appreciation amount does not include any permanent fixed improvements, but may be adjusted downward by the value of deferred maintenance, not including expected wear and tear. The HOME program share of the appreciation is equal to the share of the HOME loan of the original purchase price. For example, if the purchase price was \$400,000, the HOME loan was \$20,000 (five percent of the purchase price), and the future sales price is \$500,000 then the amount repaid (not considering the adjustments for improvements or deferred maintenance) will be \$20,000 plus five percent of the \$100,000 appreciation (\$5,000) for a total repayment of \$25,000.

If the home has decreased in value because of market conditions, the HOME Consortium will share in the depreciation of the home. The amount of depreciation of the HOME loan is the percentage of the HOME loan to the original purchase price of the home. Using the same assumptions as in the

preceding paragraph, if the future sales price of the home is \$350,000, the amount due would be \$20,000 minus five percent of the depreciation (\$2,500) for a total repayment of \$17,500.

If the depreciation of the home is so significant that the outstanding debt on the home exceeds the value of the home, the Consortium will negotiate with the other lenders to accept a lower repayment. This will enable for all debt to be paid through the proceeds of the home sale.

The Home Consortium does not allow subsequent buyers to assume an existing loan, but may make the repaid funds available to a subsequent buyer as a new loan.

Resale Restrictions The HOME Consortium does not use resale restrictions. However, there may be HOME loans provided to buyers who also have resale restrictions. The resale restrictions may be required by a developer such as Habitat for Humanity, or may be required by another program such as Inclusionary Housing or Density Bonus. In those cases, the HOME loan will meet the recapture provisions described above. The HOME loan will be repaid, and may be available to the next purchaser of the home. The appreciation amount will be based on the maximum resale value as determined by the resale restriction if that value is below the fair market value. For example, if the original purchase price was \$400,000, the market value is \$500,000 and the resale restricted price is \$450,000, the HOME appreciation share will be calculated on \$450,000.

The resale restrictions will provide for a fair return on investment by calculating the future price based on the change of area median income. This factor is used to ensure the future price will still be affordable to the original target purchaser (typically low income). This price will be adjusted based on the value of capital improvements and deferred maintenance.

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:

HOME funds used for homebuyer activities are provided to purchasers of newly constructed or rehabilitated homes. The HOME Consortium uses recapture provisions to ensure that all or a portion of the HOME funds are repaid to the HOME Consortium when the home is sold, transferred, or otherwise not occupied by an eligible owner.

#### Recapture Provisions

The amount repaid to the HOME program is the original principal of the HOME loan plus a share of the appreciation. The appreciation is the difference between the original purchase price of the home and the current sales price. The current sales price will either be the fair market value, or if the home is subject to a resale restriction, the restricted sales price. The appreciation amount does not include any permanent fixed improvements, but may be adjusted downward by the value of

deferred maintenance, not including expected wear and tear. The HOME program share of the appreciation is equal to the share of the HOME loan of the original purchase price. For example, if

the purchase price was \$400,000, the HOME loan was \$20,000 (five percent of the purchase price), and the future sales price is \$500,000 then the amount repaid (not considering the adjustments for improvements or deferred maintenance) will be \$20,000 plus five percent of the \$100,000 appreciation (\$5,000) for a total repayment of \$25,000.

If the home has decreased in value because of market conditions, the HOME Consortium will share in the depreciation of the home. The amount of depreciation of the HOME loan is the percentage of the HOME loan to the original purchase price of the home. Using the same assumptions as in the preceding paragraph, if the future sales price of the home is \$350,000, the amount due would be \$20,000 minus five percent of the depreciation (\$2,500) for a total repayment of \$17,500.

If the depreciation of the home is so significant that the outstanding debt on the home exceeds the value of the home, the Consortium will negotiate with the other lenders to accept a lower repayment. This will enable for all debt to be paid through the proceeds of the home sale.

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The resale restrictions will provide for a fair return on investment by calculating the future price based on the change of area median income. This factor is used to ensure the future price will still be affordable to the original target purchaser (typically low income). This price will be adjusted based on the value of capital improvements and deferred maintenance.

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:

The HOME Consortium is not currently using HOME funds to refinance existing debt.

## **Emergency Solutions Grant (ESG)**

1. Include written standards for providing ESG assistance (may include as attachment)

Written standards for providing ESG assistance have been identified in accordance with 24 CFR 576.400(e)(1) and (e)(3). The following standards will be used to help homeless persons and families and those at risk of homelessness, especially unaccompanied youth and veterans, obtain or maintain permanent housing:

### **A. Eligibility Requirements**

Participation in Homeless Prevention/Rapid Rehousing requires that program participants meet the following:

1. Meet the HUD definition of homelessness or at risk of homelessness, as amended by the HEARTH Act;
2. No appropriate alternative housing option;
3. Does not have an annual income that exceeds 30% of the median family income;
4. Lacks sufficient resources and support networks necessary to secure or maintain housing without ESG assistance;
5. Agree to meet with a case manager for stabilization/relocation services.
6. Provide verification of homelessness or imminent loss of housing.

### **B. Provider Coordination**

Recipients of ESG funds will coordinate with other service providers throughout the County by the following means:

1. Through participation in the County's Council on Homelessness, which is charged with providing a forum for communication and coordination among providers; and
2. By participating in the Coordinated Entry System and by maintaining direct relationships and referral agreements with other service providers.

### **C. Determination of Services**

Rapid Rehousing: Eligible clients must meet HUD definition of homelessness; priority will be given to unaccompanied youth and veterans and to those individuals/families that can provide documentation of reasonable ability to maintain housing when the ESG subsidy ends.

Homeless Prevention: Eligible clients must meet HUD definition of at risk of homelessness; priority will be given to unaccompanied youth and veterans and to those individuals/families that can provide documentation of reasonable ability to maintain housing when the ESG subsidy ends.

#### **D. Determination of Financial Assistance**

Eligible clients will complete both a current and a projected budget with a case manager. The case manager will help to identify the amount of the deficit in obtaining and maintaining housing and help develop a basic outline of what steps are necessary to reach a sustainable income or expense reduction that will allow the household to achieve stability in housing. The plan will be reviewed to determine whether it is within the framework of available assistance. The client will receive the minimum assistance required to obtain/maintain housing.

#### **E. Length of Assistance**

Due to the limited funds available for Homeless Prevention and Rapid Rehousing services, clients typically will receive short-term rental assistance of three months or less. Clients will meet with a case manager monthly who will review income documentation. Any increase in income will result in a matching decrease in the amount of rental assistance provided.

#### **F. Stabilization/Relocation Services**

All clients will receive case management and stabilization/relocation services. These services may include counseling; developing, securing and coordinating services; monitoring and evaluating program participant progress; assuring that program participant's rights are protected; or developing an individualized housing and service plan, including a path to permanent housing stability.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

The Contra Costa Coordinated Entry system is a collaboration of multiple community, government, and faith-based agencies that, collectively, provide services that range from prevention of homelessness to permanent housing placements. Consumers are linked to supports needed to obtain and sustain housing.

##### **A. Eligibility**

Our Coordinated Entry system is designed to serve anyone in Contra Costa County who is experiencing a housing crisis. This includes those who are:

- Unsheltered (e.g., living outside, in a car, on the streets, or in an encampment),
- Sheltered (e.g., in emergency shelter or transitional housing), or
- At imminent risk of homelessness (e.g., being evicted, unable to pay rent, doubled up, or in an unsafe living situation).

B. Access Consumers connect to services through one of three portals:

- CALL: The 2-1-1 information line, operated by the Contra Costa Crisis Center, provides a phone portal for individuals and families needing to connect to homeless services.
- CARE Centers: Coordinated Assessment and Resource (CARE) Centers provide a walk-in option for individuals and families who need to connect to homeless services. Services offered include help with basic needs, light case management, housing navigation services and substance use disorder treatment and support.
- CORE Outreach: Coordinated Outreach Referral and Engagement (CORE) outreach teams engage homeless individuals living outside, help facilitate and/or deliver health and basic needs services, and connect clients to CARE Centers and other homeless services.

C. Assess

Severity and type of needs are assessed through a variety of tools:

- Prevention/Diversion Pre-Screen: Identifies need for financial assistance and/or case management services to prevent a person at risk of homelessness from becoming homeless, or to divert a person experiencing homelessness from entering the crisis response system (including emergency shelter and transitional housing)
- Homeless Management Information System (HMIS) Intake: Collects basic information about a client, including information to determine eligibility and prioritization for emergency shelter
- Emergency Shelter Prioritization Tool: in combination with the HMIS Intake, prioritizes individuals and families for available emergency shelter beds
- VI-SPDAT: The Vulnerability Index – Service Prioritization Decision Assistance Tool, an evidence-based tool that prioritizes individuals, transition-age youth, and families for available permanent housing based on acuity and chronicity

D. Assign

Clients are matched with available resources based on need and vulnerability. The most vulnerable clients are prioritized for available housing navigation and location services. The full continuum of our homeless housing and services are available through the Contra Costa Coordinated Entry system, including:

- Prevention/Diversion: Financial assistance or case management to stay housed
- Basic Needs and Services: showers, food, laundry, benefits enrollment, referrals, etc.
- Emergency Shelter: Short-term, temporary place to stay
- Housing Navigation Services: Assistance with locating and obtaining housing
- Rapid Re-housing: Time-limited rental assistance with case management
- Permanent Supportive Housing: Long-term housing assistance with services

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

The County allocates ESG funds through a competitive application process. The RFP is posted on the Conservation and Development Department's website and notice is mailed or emailed to the "Interested Persons" contact list. This list includes local social service agencies, homeless service providers and other interested individuals, as well as other County departments. Applications are reviewed by staff for completeness and for compliance with program requirements. Technical assistance is provided to applicants as needed by County staff. Funds are allocated based on the requirements of ESG regulations and the need for services within the County. ESG funding recommendations are presented to the CoC through the Contra Costa Council on Homelessness and then approved by the County's Board of Supervisors. ESG applicants are invited and encouraged to attend these meetings. Three out of the five ESG funded activities for FY 2019/20 are carried out by nonprofit organizations.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The County meets the requirement for homeless participation in the provision of services by consulting and coordinating services with the CoC and Council on Homelessness. The CoC and the Council on Homelessness provide a forum for communication and coordination among agencies and as a group provides advice and input on the operations of homeless services. Consumer input is incorporated into the development of local services through the ongoing participation of consumers in local meetings where they are given the opportunity to provide specific feedback on their needs and experiences with the existing system. In addition, each funded project is required to outline how homeless persons are involved in the operation of shelters and provision of services. Furthermore, the County's Council on Homelessness has a Consumer/Consumer Advocate seat in which the person appointed to that seat typically is either a current or previous consumer of the County's homeless services. The Consumer/Consumer Advocate seat is currently filled.

5. Describe performance standards for evaluating ESG.

A performance measurement outcome statement is included in all ESG contracts between the County and subrecipients. Projects are monitored and evaluated on meeting the requirements detailed in the statement. Subrecipients are also required to submit periodic progress reports detailing project progress toward objectives, problems and/or resolution to meeting goals, quantitative participation data by ethnicity, income, and household status. The projects are also subject to financial audit review by County staff. Additional requirements for performance goals and the evaluation of outcomes are determined in conjunction with the CoC and the Council on Homelessness.