



**JULY 1, 2017 – JUNE 30, 2018
ANNUAL ACTION PLAN**

**For the
U.S. Department of Housing and Urban Development
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM
(CDBG)**



Adopted July 26, 2017



Executive Summary

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

1. Introduction

The City of West Sacramento (City) became eligible to receive federal Community Development Block Grant (CDBG) Entitlement funding from the U.S. Department of Housing and Urban Development (HUD) in fiscal year 2016/2017. In accordance with HUD regulations, the City developed a five-year Consolidated Plan examining the needs of low-income persons and neighborhoods, and setting goals for the use of CDBG funding. The consolidated planning process honors community connections established during previous outreach efforts and builds upon the community concerns voiced during the citizen participation process. The consolidated plan process included: a review of previously collected data, recent census data and other available data; citizen input received from focus groups; presentations to City Commissions, the City Council and interested groups; and three public hearings. The City of West Sacramento 2016-2020 Consolidated Plan was adopted by the West Sacramento City Council on July 20, 2016 and approved by HUD. The 2017/2018 Annual Action Plan outlines activities planned for funding in the second year of the Consolidated Plan.

2. Summarize the objectives and outcomes identified in the Plan

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

The 2017/2018 CDBG Annual Action Plan outlines activities to be accomplished during the second year of the five-year Consolidated Plan. The City's 2017/2018 CDBG funds and program income will be used to address the following goals in the 2016-2020 Consolidated Plan. 2017/2018 CDBG funds and program income will be used for the following activities.

Consolidated Plan Goal #1. Reduce the incidence and impact of homelessness. An estimated \$402,568 will be used to acquire property suitable for the development of a minimum of 20 housing units targeted to persons experiencing homelessness and persons at-risk of homelessness.

Consolidated Plan Goal #4. Affirmatively further fair housing compliance. CDBG funds of up to \$21,000 will be used to provide fair housing services including outreach, counseling, education, testing and enforcement, in addition to landlord/tenant dispute resolution to reduce discrimination in housing and

to reduce the incidence of homelessness due to avoidable evictions. General administration funding will be used to participate in the development of a Sacramento region assessment of fair housing.

2016/2017 CDBG funding is allocated to engineering and design of the River Walk Trail Extension project located in the Washington Neighborhood (Census Tract 101.01). This project is anticipated to be completed in 2017/2018 (Consolidated Plan Goal #2).

In addition to CDBG funding, the City will leverage local and State resources to accomplish the following goals:

- Employ a full time Homeless Coordinator and to provide outreach, referrals and case management to homeless persons (Con Plan Goal #1).
- Subsidize the overhead at the Fourth and Hope winter shelter program in Woodland (Con Plan Goal #1).
- Provide funding towards the cost of the half time Yolo County Homeless Coordinator position (Con Plan Goal #1).
- Provide downpayment assistance to a minimum of 5 low-income homebuyer households.
- Substantially complete the Grand Gateway Transportation Infrastructure project serving the southern border of the Washington neighborhood (Con Plan Goal #2)
- Complete the design and environmental review for the Sycamore Trail project, which includes a bike/pedestrian freeway overpass linking the very low-income Glide/Evergreen neighborhood with schools, parks and other amenities.
- Continue the Microenterprise small business development program through October 31, 2017 when State CDBG funding expires (Con Plan Goal #3).
- Explore potential funding sources to develop job readiness skills for persons experiencing homelessness (Con Plan Goal #1 and Goal #3).

3. Evaluation of past performance

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

Prior to fiscal year 2016/2015, the City participated in the State of California Small Cities CDBG Program. Over the years, State CDBG funds were used for a myriad of projects serving low- income residents including: low- or zero-interest loans for housing rehabilitation to homeowners; business loans for expansions creating jobs for low-income persons; replacement of failing septic tanks with hook ups to sewer service; construction job training; assistance to first time homebuyers; construction of infrastructure for affordable housing; rehabilitation of affordable multifamily housing; acquisition and rehabilitation of transitional housing for homeless families; preschool tuition assistance; training and

technical assistance for microenterprise business owners; fair housing services; homeless services; the Washington Neighborhood Sustainable Community Strategy; a study of factors contributing to and community impacts of homelessness; and a study of mobile home park issues.

The City's first year of federal Entitlement funding is being used for design and engineering for improvements to the River Walk Trail from the I Street Bridge north to the Broderick Boat Ramp, located in the Washington Neighborhood (Census Tract 101.01). A Request for Proposals has been issued to select a qualified consultant for the project. The project is anticipated to be underway in May 2017 and completed by June 2018.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The City's Economic Development and Housing (EDH) Commission conducted a public hearing on January 25, 2017 announce the availability of 2017/2018 CDBG funding and to receive public comments regarding activities for funding consideration. The EDH conducted a second public hearing on March 22, 2017 to review the first draft Annual Action Plan which included an estimated CDBG allocation amount due to a delay in HUD funding announcements this year. The first draft Annual Action Plan was available for a 30 day public comment period from March 16, 2017 through April 14, 2017. The first draft plan was presented to the City's Parks, Recreation and Intergenerational Services Commission on February 7, 2017 and to the Yolo County Homeless and Poverty Action Coalition (the local Continuum of Care) on February 22, 2017. A second draft Annual Action Plan document was developed once final HUD allocation amounts were announced. The revised draft Annual Action Plan was available for a 30 day review period from June 21 through July 20, 2017 and was presented to the EDH for a final review on July 19, 2017. A final public hearing was held before the City Council on July 26, 2017 prior to adoption of Resolution 17-52 adopting the Annual Action Plan and authorizing submission to HUD for approval.

All public hearings were noticed in the *West Sacramento News-Ledger* two weeks prior to the meetings and were emailed to interested individuals and agencies including the Yolo County Homeless and Poverty Action Coalition (HPAC) which acts as the local Continuum of Care and the Bryte and Broderick Community Action Network.

5. Summary of public comments

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

The most consistently repeated comments received through the citizen participation process concerned the need for housing available to persons experiencing homelessness and those at-risk of homelessness. The 2016-2020 Consolidated Plan identified housing cost burden as the most significant housing issue facing low- and moderate-income West Sacramento households. The impact of affordability is compounded by barriers to housing for homeless persons including transportation costs, poor rental histories, lack of money for rental and utility deposits; and mental health or substance abuse issues that make it difficult to successfully maintain permanent housing.

Other comments received include the need for:

- A new funding source for housing search assistance to replace an expiring three-year State of California Mental Health Services Act (MHSA) Innovation grant
- Assistance for families with children and the elderly who are at-risk of homelessness, including rapid re-housing funds
- Affordable housing for larger families
- An improved West Sacramento distribution site for the Yolo County Food Bank
- Housing rehabilitation assistance
- Retail and grocery stores in the Washington Neighborhood (Census Tract 101.01)
- Services for persons with disabilities
- Assistance for persons economically displaced from the Bay Area to our community
- Continuance of the City's Microenterprise business assistance program

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

All comments received through the citizen participation process are accepted. CDBG funds are limited and not sufficient to fund all projects discussed during public hearings and other community outreach efforts. Many suggested activities are eligible for other funding such as Yolo County CalWorks and the City's newly adopted Measure E which will provide funds for homeless services and projects. Activities proposed for 2017/2018 funding further the goals of the City's 2016-2020 Consolidated Plan, do not duplicate projects funded through other sources, and address the most significant needs identified during the citizen participation process.

7. Summary

Citizen participation is critical to the CDBG planning process to identify the most pressing needs of lower-income neighborhoods and persons. The City's 2016-2020 Consolidated Plan citizen participation included extensive outreach to individuals, non-profit organizations, social service agencies and governmental agencies to ensure the most effective use of scarce local resources to effect long-term, substantial change in the lives of lower-income residents of West Sacramento. The citizen participation process for the 2017/2018 Annual Action Plan builds on the consolidated planning process and exceeds the requirements in the City's Citizen Participation Plan.

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

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

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

Agency Role	Name	Department/Agency
CDBG Administrator	WEST SACRAMENTO	Economic Development & Housing Department

Table 1 – Responsible Agencies

Narrative (optional)

The City of West Sacramento Department of Economic Development and Housing is the lead agency for the development and implementation of the 2017/2018 Annual Action Plan.

Consolidated Plan Public Contact Information

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

1. Introduction

The City of West Sacramento Citizen Participation Plan outlines the process for development of the Annual Action Plan. At a minimum, the City must:

- Conduct at least two public hearings;
- Provide presentations to the Economic Development and Housing Commission and the Parks, Recreation and Intergenerational Services Commission; and,
- Draft an Annual Action Plan and make it available for public review and comment for a 30 day period prior to adoption.

The citizen participation process that resulted in the 2107/2018 exceeded the minimum standards in an effort to ensure that the plan is reflective of community needs and substantially furthers the goals in the 2016-2020 Consolidated Plan.

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

The City is an active participant in the Yolo County Homeless and Poverty Action Coalition (HPAC), which acts as the local Continuum of Care, along with the Yolo County Department of Health and Human Services, the Housing Authority of Yolo County (Yolo County Housing), the U.S. Veteran’s Administration and local health, mental health and service provider agencies. A presentation was made to the HPAC on February 22, 2017 with 25 service agencies represented. A copy of the attendance sheet is included in the Appendix.

The City of West Sacramento is signatory to the ten-year plan entitled “One Piece at a Time: Ending and Preventing Homelessness for Yolo County Residents” available at www.yolocounty.org.

The City employs a full time Homeless Outreach Coordinator who provides outreach, referrals and case management to homeless individuals; and acts as the City’s liaison with Yolo County and homeless service providers. The City is very involved with local developers of affordable housing. A member of the City Council sits on the Yolo County Housing Authority Advisory Board and City staff are available to provide technical assistance as needed to developers. The City has provided financial assistance to a number of affordable housing developers over the years. The most recent example is the development of West Gateway Place, a partnership between Jamboree Housing and the West Sacramento Housing Development Corporation. West Gateway Place Phase 1 opened in February 2017 with 77 affordable

apartment homes. The City provided \$8.11 million in permanent financing, which includes \$1.1 million of State CDBG program income for public infrastructure needed to support the project. A second phase is under development and City staff are working closely with the developer to secure funding for the project.

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

City staff participate in the local Continuum of Care known as the Yolo County Homeless and Poverty Action Coalition (HPAC) to ensure that all homeless activities are coordinated with local service providers, the Yolo County Department of Health and Human Services, the Housing Authority of Yolo County and other community partners. As noted above, a presentation regarding the Annual Action Plan was made to the HPAC on February 22, 2017 with 25 service agencies represented. A copy of the attendance sheet is included in the Appendix.

The City shares in the cost for the Yolo County Homeless Coordinator position, along with Yolo County and the Cities of Davis, Woodland and Winters. There are no emergency shelters located in West Sacramento, however the City provides funding to Fourth and Hope, an emergency shelter in Woodland serving many homeless persons originating from West Sacramento. In 2013, the City assisted Friends of the Mission, a non-profit organization associated with Fourth and Hope, to acquire and rehabilitate four units of permanent supportive housing for formerly homeless persons using NSP3 funding received from the State of California. In the mid-1990s, the City provided State CDBG funding to Shores of Hope (formerly United Christian Centers of Sacramento) for the acquisition and rehabilitation of an 11 unit transitional housing facility which now serves transitional aged homeless youth.

For many years, the City has hosted the quarterly Northern California Homeless Roundtable fostering education and collaboration for service providers throughout the region. As noted above, the City is signatory to the ten-year plan entitled "One Piece at a Time: Ending and Preventing Homelessness for Yolo County Residents" adopted in 2009. The City is assisting with a revision of this document to focus on a coordinated entry system for all agencies and programs assisting homeless persons in Yolo County.

The City employs a full time Homeless Coordinator who provides outreach, case management, referrals and housing search assistance to at-risk and homeless persons. The Homeless Coordinator is part of a Community Intervention Program, a joint partnership between the City's Police Department and the Yolo County Health and Human Services Department facilitating referrals to services such as

medical, mental health, social security, food stamps, substance abuse treatment, financial assistance and job counseling.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The City is not a HUD ESG grant recipient, although several social service agencies working in West Sacramento receive funding through the State of California ESG program. As noted above, the City participates in Yolo County HPAC Continuum of Care deliberations regarding pressing community needs appropriate for ESG allocations received from the State of California. The City contributes to the salary of the Yolo County Homeless Coordinator who acts as staff to the CoC, coordinating CoC grant applications, grants management and reporting. In the past, HPAC members would make funding recommendations to the Yolo County Community Services Action Board for approval. But this process is under revision due to changes to the State's process for allocation and evaluation of ESG funded activities. The member agencies of HPAC, including the City, will comply with the new State requirements for allocation, performance standards and evaluation of outcomes.

Yolo County ESG recipient agencies use the HUD required Homeless Management and Information System (HMIS) to measure outcomes and coordinates services throughout Yolo County. Policies and procedures for using HMIS to create a coordinated entry system are in development. The system will allow homeless individuals to apply for services from a range of agencies through a single coordinated entry point.

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

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	Yolo County Homeless & Poverty Action Coalition
	Agency/Group/Organization Type	Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Service-Fair Housing Services - Victims Health Agency Child Welfare Agency Other government - County Other government - Local Regional organization Continuum of Care

<p>What section of the Plan was addressed by Consultation?</p>	<p>Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy</p>
<p>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</p>	<p>The Yolo County Homeless and Poverty Action Coalition (HPAC) acts as the county-wide Continuum of Care. The HPAC is composed of public, private and non-profit agencies providing services to homeless and persons at-risk of homelessness. Emails were sent to HPAC member agencies and a presentation regarding the Annual Action Plan was provided at the 2/22/17 HPAC meeting. Notices of all CDBG Public Hearings and notices of draft document review periods are emailed to all HPAC member agencies, including: Communicare Health Centers, Davis Community Meals, Elica Health Centers, Empower Yolo (assistance for victims of sexual assault and domestic violence), Fourth & Hope Homeless Shelter, Legal Services of Northern California, Shores of Hope, Veteran's Administration, Short Term Emergency Aid Committee, Volunteers of America, Yolo County Care Continuum, Yolo County Family Resource Center, Yolo County Health and Human Services, Yolo County Housing Authority, Yolo County Office of Education and the Yolo Food Bank.</p>

2	Agency/Group/Organization	West Sacramento Economic Development and Housing Commission
	Agency/Group/Organization Type	Housing Services - Housing Services-homeless Services-Employment Other government - Local Business and Civic Leaders
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Economic Development Anti-poverty Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City's Economic Development and Housing (EDH) Commission is composed of seven West Sacramento residents tasked by the City Council to provide recommendations regarding affordable housing and economic development policy issues. The EDH Commission conducted a public hearing on January 25, 2017 to receive public comments regarding the availability of 2017/2018 CDBG funds and activities to consider for funding. The Commission conducted a second public hearing on March 22, 2017 to receive public comment on the draft 2017/2018 Annual Action Plan.

3	Agency/Group/Organization	West Sacramento Parks, Recreation and Intergenerational Services Commission
	Agency/Group/Organization Type	Services-Children Services-Elderly Persons Other government - Local Civic Leaders
	What section of the Plan was addressed by Consultation?	Homelessness Needs - Unaccompanied youth Parks and recreational infrastructure
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Parks, Recreation and Intergenerational Services Commission is composed of eight City residents tasked by the City Council to provide recommendations on programs, facilities and services serving youth and the elderly; in addition to City recreational facilities and trails. The PRIS Commission received a presentation regarding the use of 2016/2017 CDBG funds to date and requesting comments on activities under consideration for 2017/2018 CDBG funding.
4	Agency/Group/Organization	Bryte and Broderick Community Action Network
	Agency/Group/Organization Type	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Services-Education Business and Civic Leaders Neighborhood Organization

	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Economic Development Anti-poverty Strategy Needs of youth and elderly
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The City emails public notices for all CDBG public hearings and public review periods to the Bryte and Broderick Community Action Network (BBCAN), which places the notices in their weekly email newsletters. The BBCAN email list includes hundreds of households, primarily located in the lower-income northern part of the City which includes the older neighborhoods of Bryte, Broderick and Washington (Census Tracts 101.01 and 101.02).
5	Agency/Group/Organization	West Sacramento Chamber of Commerce
	Agency/Group/Organization Type	Business Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	The Economic Development and Housing Commission includes members of the Chamber of Commerce. They provided comments at the January 25 and March 22, 2017 public hearings.

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

The City consulted all agencies known to have an interest in the needs of low income persons and all agencies identified in the Citizen Participation Plan as required for Annual Action Plan development.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Yolo County Homeless and Poverty Action Coalition (HPAC)	The 2017/2018 Annual Action Plan is consistent with the Yolo County 10 Year Homeless Plan completed by HPAC in 2008 entitled One Piece at a Time: Ending and Preventing Homelessness for Yolo County Residents. The Action Plan addresses goals to: 1. Create permanent housing for people who are homeless or at-risk of homelessness that is linked with supportive services; 2. Facilitate and streamline access to housing and housing-related supportive services by people who are homeless or at-risk of homelessness.
Washington Realized: A Sustainable Community Strat	City of West Sacramento Department of Economic Development and Housing	The Annual Action Plan is consistent with the Washington Realized goals to provide parks and recreational facilities in the Washington neighborhood, and to reduce the incidence of homelessness.
Housing Element of the General Plan	City of West Sacramento Planning Department	The Annual Action Plan is consistent with goals in the 2013 update to the City's Housing Element including: HE-PR-1.6 pursuing funds for affordable housing; HE-PR-1.9 cooperation with housing providers; HE-PR-6.1 participation with HPAC; and HE-PR-6.6 development of housing for persons with special needs, such as persons with disabilities and persons experiencing homelessness.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

AP-12 Participation – 91.105, 91.200(c)

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

An initial public hearing was conducted before the City's Economic Development and Housing Commission on January 25, 2017 to announce the availability of CDBG funding for 2017/2018. Public comments were received regarding the needs of low-income persons and activities for funding consideration. A presentation was made to the Parks, Recreation and Intergenerational Services Commission on February 7, 2017 and to the Yolo County Homeless and Poverty Action Coalition (HPAC) at the February 22, 2017 meeting. The HPAC serves as the local Continuum of Care and is composed of organizations primarily tasked with serving homeless persons. A second public hearing to receive comments on the first draft Annual Action Plan was held before the Economic Development and Housing Commission on March 22, 2017. The first draft contained estimated CDBG funding due to delays in the HUD allocation announcement this year. To comply with HUD directives, a second draft Annual Action Plan was developed once actual CDBG funding allocations were announced. The revised version of the draft Annual Action Plan was made available for a second 30 day public comment period from June 21, 2017 through July 20, 2017. A final public hearing will be held before the City Council on July 26, 2017. Although there no citizen comments were received, the City Council voiced strong support for the proposed 2017/2018 goals and one Council person recommended that microenterprise assistance be considered in future years.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
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1	Public Hearing	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Homeless and persons at-risk of homelessness</p>	<p>The Economic Development and Housing Commission conducted Public Hearing #1 on January 25, 2017 to note accomplishments to date for 2016/2017 CDBG Funding, to announce the availability of 2017/2018 CDBG funding and to receive public comments regarding programs and projects deserving of consideration.</p>	<p>Yolo County Care Continuum (YCCC) received three years of State of California Mental Health Services Act (MHSA) Innovation funding for the Housing Now program which provides housing search assistance and has helped over 100 homeless persons to attain permanent housing in Yolo County. This is a significant success considering the very low rental vacancy rates in the Sacramento</p>	<p>All comments were accepted.</p>	
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				<p>region. MHSA Innovation funding has expired and the program is in danger of closing without a new funding source. The Yolo County Children's Alliance is seeing an increase in homelessness among families with children and the elderly. They support funding for rapid rehousing assistance. The Family Resource Center notes a lack of affordable housing for larger families. Until more</p>		
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				<p>affordable housing is built, they recommend more transitional housing. A volunteer at the Yolo Food Bank suggested funding for a permanent distribution site in West Sacramento. A resident noted the need for housing rehabilitation assistance and more retail/grocery stores in the Washington neighborhood. A resident encouraged funding for employment,</p>		
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				<p>affordable housing and independent living services for persons with disabilities. A resident encouraged the City to consider the needs of new residents who have been economically displaced from the Bay Area. A Commissioner recommended consultation with the Chamber of Commerce. A Commissioner supported the development of more affordable housing, especially permanent supportive</p>		
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
				housing, in addition to assistance for families at-risk of homelessness and evaluation of homelessness on a regional basis.		
2	Public Meeting	Persons with disabilities Non-targeted/broad community Homeless and persons at-risk of homelessness	On February 7, 2017, the Parks, Recreation and Intergeneration Services Commission received a presentation regarding the use of 2016/2017 CDBG funding and to provide comments on activities for funding consideration in 2017/2018.	The Commission voiced strong support for housing dedicated to moving homeless out of camps and transient motels and into permanent supportive housing.	All comments were accepted.	

3	Public Meeting	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish, Russian and others</p> <p>Persons with disabilities</p> <p>Residents of Public and Assisted Housing</p> <p>Youth and elderly</p>	<p>A presentation was made to the Yolo County Homeless and Poverty Action Coalition (HPAC) at the February 22, 2017 meeting to seek comments on the needs of the lowest income residents of our community. There were 25 agencies represented at the meeting including County social services, mental and physical health services, homeless programs, the Yolo County Housing Authority (YCH) and affordable</p>	<p>The lack of permanent supportive housing was seen as the most pressing need for these populations. This is especially critical due to the low vacancy rates in West Sacramento. Landlords can "cherry pick" the most desirable tenants, which makes it very difficult for individuals and families in difficult circumstances to obtain housing.</p>	<p>All comments were accepted.</p>	<p>http://www.yolocounty.org/health-human-services/adult-aging/homeless-services/homeless-and-poverty-action-coalition-hpac</p>
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
			housing providers. Please see attendance register in Appendix.			
4	Public Hearing	<p>Non-English Speaking - Specify other language: Spanish</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Homeless and persons at-risk of homelessness</p>	The Economic Development and Housing Commission conducted a public hearing on March 22, 2017 to receive public comments on the draft 2017/2018 Annual Action Plan.	Commission members present voiced support of proposed funding allocations.	All comments were accepted.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
5	Newspaper Ad	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing Community at-large	All public hearings were noticed in the West Sacramento newspaper of record, the News-Ledger, at least 14 days prior to the event. Notices were published in both English and Spanish.			

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
6	Internet Outreach	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>All public hearings were noticed on the City of West Sacramento website, at least 14 days prior to the event. The draft 2017/2018 Annual Action Plan was posted to the City's website for a 30 day public comment period from March 16, 2017 through April 14, 2017.</p>			<p>www.cityofwestsacramento.org</p>

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
7	Newspaper Ad	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>The draft 2017/2018 Annual Action Plan was made available for review on the City's website for a 30 day period from March 16, 2017 through April 14, 2017.</p>			<p>www.cityofwestsacramento.org</p>

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
8	Newspaper Ad	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>The 30 day public comment period for the draft 2017/2018 Annual Action Plan was noticed in the West Sacramento newspaper of record, the News-Ledger. Notices were published in both English and Spanish.</p>	<p>No comments were received.</p>		

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
9	Public Meeting	<p>Non-English Speaking - Specify other language: Spanish</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Employers</p>	<p>A revised second draft Annual Action Plan was presented to the Economic Development and Housing Commission on July 19, 2017.</p>	<p>The Commission voiced strong support for the proposed goals and projects.</p>		<p>www.westsacramentochamber.com</p>

10	Draft available for public review	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	<p>Copies of the draft 2017/2018 Annual Action Plan and the revised Annual Action Plan were made available to the public at the West Sacramento branch of the Yolo County Library (Arthur F. Turner Library) and at the City of West Sacramento City Hall. The first draft Annual Action Plan was available March 16 through April 14, 2017. After HUD funding allocations were finalized, a second revised draft Annual Action Plan was made available June 21</p>	No comments were received.		
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Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (if applicable)
			through July 20, 2017.			
11	Newspaper Ad	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	A second 30 day public comment period for the revised draft Annual Action Plan was noticed in the West Sacramento newspaper of record, the News-Ledger. Notices were published in both English and Spanish.			

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
12	Public Hearing	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	A third public hearing was conducted before the City Council on July 26, 2017.	<p>No comments were received from the public.</p> <p>The Council voiced strong support for permanent supportive housing targeted to chronically homeless individuals.</p>	<p>One Council member recommended continuation of the City's microenterprise assistance program. This will be considered during the 2018/2019 Annual Action Plan process.</p>	

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

HUD has announced that the City of West Sacramento will receive \$446,077 in Entitlement CDBG funds for fiscal year 2017/2018. The City estimates \$100,000 in program income received from activities funded by previous years' State CDBG grants. In addition to federal Entitlement CDBG funds and program income, the City will have access to funds from its final State CDBG grant through October 2017 for fair housing services, preschool tuition assistance, homeless outreach and coordination, and microenterprise assistance.

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	446,077	100,000	0	546,077	1,338,231	The City will receive \$446,077 in CDBG funds for 2017/2018 and estimates receipt of \$100,000 in program income.

Table 5 - Expected Resources – Priority Table

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

The City endeavors to leverage federal funding with a number of State, local and private sources, including:

State of California

- \$4,130,888 from the State Affordable Housing and Sustainable Communities (AHSC) program for the Grand Gateway Transportation Infrastructure project to improve streets and sidewalks; and to provide ADA access, bike/pedestrian upgrades and transit improvements to the southern portion of the Washington neighborhood (Washington Target Area CT 101.01).
- \$500,000 State of California HOME grant for the City's First Time Homebuyer Assistance Program to provide downpayment assistance to low-income homebuyers.

Local

- \$1,150,000 from the Sacramento Area Council of Governments (SACOG) Active Transportation Program funding for design and environmental review of an extension of the Sycamore Trail including a bike/pedestrian freeway overpass that links the low-income Glide/Evergreen Avenue neighborhood with schools, parks and other amenities to the south.
- \$230,000 in local funds for Bryte Park Improvements phase 2 project
- \$1,100,000 as local match for the Sycamore Trail overpass design and environmental review
- \$850,000 as local match for the Grand Gateway Transportation Infrastructure
- \$20,000 for a portion of the cost of the Yolo County Homeless Coordinator position and a portion of overhead costs at the Fourth and Hope homeless winter shelter located in Woodland.
- \$70,536 for the City's full time Homeless Coordinator position providing outreach, referrals, and case management to persons experiencing homelessness and persons at-risk of homelessness.

Total leverage funds available in FY 2017/2018 = \$8,051,424.

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

Most City owned parcels are not appropriate for residential or facility development due to location, size constraints or contamination issues. The City owned a parcel at 825 Delta Lane which it sold to the developer of West Gateway Place affordable housing phase 1 for the development of 77 units of affordable housing. The City still owns the adjacent parcel which is set aside for development of phase 2 of the project to produce another 60 units. The City has aggregated a site at 1725, 1731 and 1773 West Capitol Avenue which may be appropriate for a capital development project.

Discussion

The City's federal Entitlement funds are only a portion of total funding allocated to serving the needs of low-income residents and neighborhoods. CDBG funds are allocated to projects where the funding can be used most efficiently, while more flexible funding sources are used for other critical service and infrastructure needs.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Reduce the Incidence and Impact of Homelessness	2016	2020	Homeless		Impact of Homelessness	CDBG: \$415,862	Housing for Homeless added: 20 Household Housing Unit
4	Increase Compliance with Fair Housing Laws	2016	2020	Non-Homeless Special Needs		Affirmatively Further Fair Housing Compliance	CDBG: \$21,000	Public service activities other than Low/Moderate Income Housing Benefit: 30 Persons Assisted

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Reduce the Incidence and Impact of Homelessness
	Goal Description	<p>As in most areas of the nation, homelessness is a significant concern in West Sacramento. In 2013, the City used a State CDBG planning grant to initiate a dialogue around the impacts of homelessness between stakeholders including City staff, homeless persons, law enforcement, local residents, community groups, faith-based organizations, business owners and social service agencies. Over a five month period, a Homeless Action Plan was developed that included four key objectives:</p> <ul style="list-style-type: none"> • Prevention and early intervention activities; • creating housing available to persons experiencing homelessness or at-risk of homelessness; • integration of supportive services with housing to help the homeless access and maintain permanent housing; and • implementation and financing plan for addressing homelessness. <p>The Homeless Action Plan was intended to be an 18-month effort to make an impact on homelessness in the community. Of the 24 action items in the plan, most were accomplished. However housing units available to, and affordable to, persons experiencing homelessness remains a significant need. The most recent HUD Homeless Census (2015) identified 60 unsheltered homeless persons in West Sacramento. Four units of permanent supportive housing were developed using State of California Neighborhood Stabilization Program (NSP) funds, but this is not nearly enough to address the need. Rental rates have escalated rapidly over the past two years and rental vacancy rates are very low. The most common comment heard during the citizen participation process was a need for Permanent Supportive Housing for persons with disabilities who are homeless or were recently homeless.</p>
4	Goal Name	Increase Compliance with Fair Housing Laws
	Goal Description	The City's fair housing program encourages compliance with Fair Housing law through outreach, counseling, education, testing and enforcement. Landlord/tenant dispute resolution endeavors to reduce the incidence of homelessness by avoiding unnecessary evictions.

Projects

AP-35 Projects – 91.220(d)

Introduction

The number one goal of the 2016-2020 Consolidated Plan is to reduce the incidence of homelessness and its impacts on the community and persons who are homeless or at-risk of homelessness. The goal was based on community concerns voiced during public outreach and public hearing session, in addition to data from the homeless count conducted by the local Continuum of Care, the Yolo County Homeless and Poverty Action Coalition (HPAC) on January 26, 2015. The 2015 homeless count identified 167 homeless persons living in West Sacramento on the night of the count. Nearly half (80) were “unsheltered”, meaning that they had spent the previous night in a location that is not meant for human habitation such as a car, a tent or outside. The remaining “sheltered” homeless (87) were living in transitional housing or receiving temporary assistance to live in a motel. There is no emergency shelter available in West Sacramento. During the time of the 2015 count, the City was coordinating with Yolo County and the Yolo County Housing Authority to provide temporary shelter and supportive services to 65 homeless individuals who had been living in camps along the river. This temporary pilot program, known as Bridge to Housing, provided temporary shelter from November 2014 through March 2015 and continued supportive services for up to a year to increase participants' ability to maintain their housing.

The HPAC conducted a new homeless count in January 2017. The number of homeless had increased slightly to 174 persons, of whom 87 were unsheltered.

The most common concern voiced throughout the 2017/2018 citizen participation process was the scarcity of housing affordable to, and available to, persons experiencing homelessness or those at-risk of homelessness. To address this concern, more affordable housing is needed. Particularly housing targeted to the lowest income levels that has few barriers to entry for persons who have poor credit or rental history, persons with disabilities, and persons suffering from substance abuse issues. Often, these populations may need ongoing supportive services to successfully attain and maintain a permanent housing situation.

Projects

#	Project Name
1	Acquisition for Affordable Housing Development
2	Fair Housing Services
3	General Administration and Planning

Table 7 - Project Information

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

needs

West Sacramento has the highest percentage of chronically homeless individuals in Yolo County. Housing affordable to homeless, at-risk and extremely low-income persons is very limited and waiting lists are long. There are many barriers to housing including credit history, a history of evictions, criminal background, and the cost of rental and utility deposits. Homeless advocates encourage the development of low-barrier housing coupled with supportive services to promote successful maintenance of permanent housing. Mental health, healthcare and substance abuse treatment are critical to the success of many homeless persons.

Fair housing counseling and landlord/tenant dispute resolution services provide a complementary approach towards achieving the goal of reducing the incidence of homelessness. Resolving issues between vulnerable households and their landlords before they escalate to the point of an eviction can help many to maintain housing security.

AP-38 Project Summary
Project Summary Information

1	Project Name	Acquisition for Affordable Housing Development
	Target Area	
	Goals Supported	Reduce the Incidence and Impact of Homelessness
	Needs Addressed	Impact of Homelessness
	Funding	CDBG: \$415,862
	Description	Property acquisition to support development of a minimum of 20 units of affordable housing targeted to lower income persons and that has reduced barriers to entry.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Funding will support the development of a minimum of 20 units of affordable housing targeted to individuals and families experiencing homelessness or that are at-risk of homelessness.
	Location Description	The location of the project has not yet been determined. To reduce transportation costs and boost lower-income families' disposable income, sites near transit nodes and services needed to ensure successful maintenance of permanent housing will receive priority.
Planned Activities	Acquisition of vacant land or improved properties suitable for rehabilitation for the development of a minimum of 20 units of affordable housing. Housing will be targeted to families and individuals experiencing homelessness or at-risk of homelessness.	
2	Project Name	Fair Housing Services
	Target Area	
	Goals Supported	Increase Compliance with Fair Housing Laws
	Needs Addressed	Affirmatively Further Fair Housing Compliance
	Funding	CDBG: \$21,000
	Description	Public services funding will fund housing counseling, education, testing and tenant/landlord dispute resolution to reduce the incidence of discrimination and avoidable evictions.
	Target Date	6/30/2018

	Estimate the number and type of families that will benefit from the proposed activities	Current funding from the State of California CDBG program will expire on October 31, 2017. This public service activity will receive federal CDBG Entitlement funding beginning November 1, 2017 to continue the City's efforts to promote fair housing and reduce the risk of eviction which may lead to homelessness. It is estimated that 30 low-income households will receive assistance. Due to the high number of immigrant and non-English speaking households in West Sacramento, it is estimated that 50% of persons assisted will be from minority households.
	Location Description	Fair housing services will be available citywide.
	Planned Activities	Provide a phone information line, fair housing counseling, community education, outreach, engagement and landlord/tenant dispute resolution assistance.
3	Project Name	General Administration and Planning
	Target Area	
	Goals Supported	Reduce the Incidence and Impact of Homelessness Increase Compliance with Fair Housing Laws
	Needs Addressed	Impact of Homelessness Washington Infrastructure Needs (CT101.01) Strengthen Economic Opportunities for Low-Income Affirmatively Further Fair Housing Compliance
	Funding	CDBG: \$109,215
	Description	General administration of the CDBG program and planning activities associated with CDBG eligible activities.
	Target Date	6/30/2018
	Estimate the number and type of families that will benefit from the proposed activities	General administration and planning for the CDBG program does not require a benefit count.
	Location Description	City of West Sacramento, Economic Development and Housing Division, 1110 West Capitol Ave, West Sacramento, CA 95691.
	Planned Activities	General administration of the CDBG program and planning activities associated with CDBG eligible activities. This will include a Sacramento regional Analysis of Fair Housing (AFH) in compliance with HUD requirements.

AP-50 Geographic Distribution – 91.220(f)

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

The 2016-2020 Consolidated Plan identified the Washington neighborhood (Census Tract 101.01) as a low-income area challenged with aging infrastructure, underutilized properties, derelict buildings, contaminated parcels (brownfields) and a lack of economic vitality. Fiscal year 2016-2017 CDBG funds were dedicated to the Washington Neighborhood Target Area. Fiscal year 2017/2018 funding is allocated to projects addressing citywide issues.

Geographic Distribution

Target Area	Percentage of Funds
Washington Neighborhood	0

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

2016/2017 CDBG funding was allocated 100% to the improvement of the River Walk Trail serving the Washington Neighborhood target area (Census Tract 101.01).

In 2017/2018, 100% of funds are proposed for projects serving low-income persons, primarily those experiencing or at-risk of homelessness, on a citywide basis. Although persons experiencing homelessness are primarily found in the northern and eastern portions of West Sacramento, homelessness is a citywide issue and must be addressed across all geographic boundaries.

Discussion

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

According to a U.S. Census American Community Survey (ACS) study of the 50 largest metropolitan areas of the nation, residents of the Sacramento Region have the seventh highest housing cost burden in the nation. HUD’s generally accepted definition of housing affordability is a housing cost burden of no more than 30% of household income. The ACS study shows that the Sacramento Region average housing cost burden increased from 27% in 2008 to 30% in 2010. This trend is likely to continue as both home prices and rental rates have continued to increase faster than median income since 2010.

Working families face a tradeoff between lower cost housing and living close to major employment centers. According to the Center for Housing Policy, households at low- and moderate income levels spend an average of 8% of their income on transportation; whereas very low-income spend an average of 12% and extremely low-income spend an average of 24% of income on transportation. The study’s number one recommendation to improve the economic well-being of lower-income families is to consider housing and transportation together to ensure that affordable housing is situated near employment centers and transit nodes to reduce transportation costs and boost families’ disposable income.

One Year Goals for the Number of Households to be Supported	
Homeless	20
Non-Homeless	0
Special-Needs	0
Total	20

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

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	20
Rehab of Existing Units	0
Acquisition of Existing Units	0
Total	20

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

Discussion

Federal Entitlement CDBG funds will be used for acquisition for the development of at least 20 units

of housing targeted to persons who are homeless or at-risk of homelessness.

State of California HOME funds will be used for downpayment assistance for an estimated five low-income homebuyer households.

AP-60 Public Housing – 91.220(h)

Introduction

There are two public housing projects in West Sacramento that are operated by the Yolo County Housing Authority: 76 family units at Las Casitas and 63 senior units at Riverbend Manor. The Yolo County Housing Authority administers Housing Choice Vouchers (formerly known as Section 8) in West Sacramento

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

The two public housing projects in West Sacramento, Las Casitas and Riverbend Manor, are located in the Washington neighborhood. Residents will receive targeted marketing of the Microenterprise Program, fair housing services and the First Time Homebuyer Program. Residents will also benefit from completion of the River Walk Park Trail Extension funded in fiscal year 2017/2018 as it is located only a few blocks from the projects.

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

City housing staff participate in the Yolo County Housing Authority Family Self-Sufficiency (FSS) Program Coordinating Committee. FSS staff receive information on City programs including the State HOME funded First Time Homebuyer Assistance Program.

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

Not applicable. HUD has designated the Yolo County Housing Authority as a high performing agency.

Discussion

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

Introduction

As in most areas of the nation, homelessness is a significant concern in West Sacramento. In 2013, the City used a State CDBG planning grant to initiate a dialogue around the impacts of homelessness between stakeholders including City staff, homeless persons, law enforcement, local residents, community groups, faith-based organizations, business owners and social service agencies. Over a five month period, a Homeless Action Plan was developed that included four key objectives:

- Prevention and early intervention activities;
- creating housing available to persons experiencing homelessness or at-risk of homelessness;
- integration of supportive services with housing to help the homeless access and maintain permanent housing; and
- implementation and financing plan for addressing homelessness.

The Homeless Action Plan was intended to be an 18-month effort to make an impact on homelessness in the community. Of the 24 action items in the plan, most were accomplished. However housing units available to, and affordable to, persons experiencing homelessness remains a significant need. The most recent HUD Homeless Census (2015) identified 60 unsheltered homeless persons in West Sacramento. Four units of permanent supportive housing were developed using State of California Neighborhood Stabilization Program (NSP) funds, but this is not nearly enough to address the need. Rental rates have escalated rapidly over the past two years and rental vacancy rates are very low. The most common comment heard during the citizen participation process was a need for Permanent Supportive Housing for persons with disabilities who are homeless or were recently homeless.

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

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

In 2017/2018, the City will:

- Employ a full time Homeless Coordinator to conduct outreach, referrals to services, case management and housing search assistance for persons experiencing homelessness and those

at imminent risk of homelessness.

- Continue to provide funding towards the half time Yolo County Homeless Coordinator position.

Addressing the emergency shelter and transitional housing needs of homeless persons

City will:

- Continue to subsidize overhead costs at the Fourth and Hope Homeless Shelter (formerly the Wayfarer Center) located in Woodland, CA.
- Provide staff to participate in the Yolo County Homeless and Poverty Action Coalition (HPAC) which acts as the local Continuum of Care.
- Provide CDBG funds for the acquisition of vacant land or developed properties for the development of a minimum of 20 units of housing targeted to persons experiencing or at-risk of homelessness.

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

The City is currently seeking affordable housing developers interested in the development of housing affordable to, and available to homeless individuals and families, and homeless veterans and their families. During 2017/2018, the City anticipates the purchase of vacant land or improved land suitable to the development of a minimum of 20 units of permanent housing.

The City's Homeless Coordinator works closely with service providers, primarily members of the Yolo County Homeless and Poverty Action Coalition (HPAC), the local Continuum of Care, to move homeless and at risk individuals and families into appropriate housing situations. The HPAC includes representatives from a wide array of service providers including: healthcare, mental health treatment, substance abuse treatment, financial assistance, food assistance, housing providers, the Veteran's Administration, schools and domestic violence/sexual assault assistance. These agencies work diligently to strengthen the housing stability of individuals and families in Yolo County.

In 2009, the City participated in a county-wide effort to apply for a HUD Homeless and Rapid Rehousing Program (HRRP) grant. The Yolo County program received accolades from HUD for its smooth implementation and success. The agency selected to lead the effort, the Yolo County Family Resource Center, continues to operate a Rapid Rehousing program in West Sacramento using ESG and other

funding sources.

Friends of the Mission administers 8 beds of permanent supportive housing for formerly homeless that were developed using City of West Sacramento NSP funds received from the State of California. The Yolo County Housing Authority administers 2 units of permanent supportive housing for persons with mental disabilities in West Sacramento. Shores of Hope operates 11 units of transitional housing for unaccompanied, transitional aged youth.

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.

In addition to the City's Homeless Coordinator noted above, the Yolo Family Resource Center (FRC) assists individuals and families to access the support and resources needed to encourage health, stability and self-sufficiency. The FRC operates a HUD funded Rapid-Rehousing program to help at risk individuals and families avoid becoming homeless. Shores of Hope provides employment counseling, job training to extremely-low income persons. Member agencies of HPAC (the Continuum of Care) work closely with institutions to minimize the incidence of discharge into a homeless situation

Discussion

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

Introduction:

The City's housing policies encourage the development of affordable housing and market rate housing. Development impact fees, environmental analysis, prevailing wage and conflicting requirements of the multiple funding sources needed to complete an affordable housing project result in escalating costs.

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 City's Zoning Ordinance includes zoning for multifamily development and allows for a density bonus to projects that create affordable and/or senior housing.

The City's Inclusionary Ordinance (Municipal Code Chapter 15.40) is a key component of the City's affordable housing strategy. The ordinance requires developers of residential units to make at least 5% of rental units in a project affordable to households at or below 50% of MHI (very-low income) and at least 5% affordable to households at or below 80% MHI (low-income) for a period of 55 years. For-sale projects must make at least 10% of units affordable to low-income households for 45 years. Since adoption in 2005, the policy has created 388 units of housing affordable to households at or below 50% of MHI (very-low income), 428 units affordable to households at or below 80% MHI (low-income) and 67 units affordable to households at or below 120% of MHI (moderate-income). This is a total of 883 long-term affordable units in eleven years. Developers may propose an alternative method of meeting an inclusionary requirement, such as the payment of an in-lieu fee which is placed in the Housing Trust Fund for affordable housing development. Approval of an alternative is solely at the discretion of the City. Since implementation in 2011, the City has used the Housing Trust Fund to provide financial assistance to developers to create 69 units of affordable rental housing at The Rivermark and 77 units at West Gateway Place phase 1.

The City's 2013-2021 Housing Element of the General Plan indicates that the City will implement the following actions:

HE-PR-6.5: Encourage housing developers to include mobility –impaired accessibility into project design, review regulations and procedures for City funded or operated housing programs to ensure that they do not include policies that exclude participation by persons with disabilities, and include accessibility considerations in the preparation of the City's infrastructure financing for housing and for residential neighborhoods.

HE-PR-6.6: The City will work with housing providers to ensure that special housing needs are addressed

for seniors, large families, female-headed households, single-parent households with children, persons with disabilities and developmental disabilities, homeless individuals and families, and farmworker families.

Discussion:

Despite the City's affordable housing policies, development of affordable housing is a lengthy and costly process. With the State's elimination of Redevelopment Agencies in 2012, the City's resources to provide assistance to developers are far more limited than in past years. This is compounded by proposed reductions in funding for affordable housing at the federal level.

AP-85 Other Actions – 91.220(k)

Introduction:

The Vision of the City of West Sacramento includes a commitment to quality public schools, educational programs, and vibrant neighborhoods with a range of quality housing choices for all residents.

Actions planned to address obstacles to meeting underserved needs

The City is an active participant in the Yolo County Homeless and Poverty Action Coalition (HPAC), the local Continuum of Care. The HPAC is committed to creating and sustaining a comprehensive, coordinated and balanced array of human services for homeless and low-income individuals and families within Yolo County. The City has been awarded State HOME funds for downpayment assistance to low-income first time homebuyers.

In November 2016, the citizens of West Sacramento voted to approve Measure E which enacted a sales tax to provide funding for education, trails, roads and homelessness. Measure E funds will be available for the first time in fiscal year 2017/2018. The City will use \$250,000 towards the salary of a full time homeless services coordinator and towards services assisting the homeless to locate suitable housing.

Actions planned to foster and maintain affordable housing

The need for affordable housing is escalating throughout the Sacramento Region. The City continues to seek resources and opportunities for the development of affordable housing through partnership with non-profit and for-profit housing developers. Since 2005, the City's Inclusionary Ordinance has required developers of market rate housing to produce affordable units or pay in-lieu fees to the City's Housing Trust Fund for future affordable housing development. The City will continue to enforce inclusionary requirements to promote the development of affordable housing.

Actions planned to reduce lead-based paint hazards

When funding is available, the City will seek to reinstate the Owner-Occupied Housing Rehabilitation Program.

Actions planned to reduce the number of poverty-level families

In 2016, the City was designated as an LRNG organization committed to engaging youth in mentorship and job experiences to ensure that they can develop their full potential in life and work. To prepare youth to be competitive in the job market of the future, the City created the Summer Steps program that hired 18 interns from 11th grade through graduate school, for summer 2017. In addition to receiving real-world job experience, participants are required to complete a series of tasks that will lead to a certification that they can include with college or job applications. For example, interns in the

Economic Development and Housing Department are required to attend a City Council meeting, Commission meetings, a Microenterprise business class and similar tasks that provide exposure to both City operations and the economic development and affordable housing career fields.

The City is working with Sacramento City College to match job training opportunities at the West Sacramento campus to business needs in the City. As noted above, Measure E will fund educational services including preschool, tuition-free college and college savings accounts for West Sacramento residents.

Actions planned to develop institutional structure

The City's 2013 Homeless Update study and resulting Homeless Action Plan identified a need for improved communication and coordination between the City, the County and stakeholders of the homeless services delivery system. With implementation of the Action Plan, the situation has improved, but the City will continue to strive for more effective solutions to the needs of homeless persons and persons at risk of homelessness.

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

The City continues to be an active participant in the Yolo County Homeless and Poverty Action Coalition (HPAC) as it facilitates coordination between public and private housing and social service agencies serving lower-income and homeless individuals and families. The City's Homeless Coordinator acts as a liaison between the City's housing programs, the Police Department, Yolo County Department of Health and Human Services (H&HS) and other social service agencies. The Homeless Coordinator is co-located at the County's West Sacramento H&HS offices to expedite referrals to needed services and to coordinate service delivery.

Discussion:

The City is committed to ensuring that the Vision of West Sacramento is realized for residents from all income levels and backgrounds.

Program Specific Requirements

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

Introduction:

The City has allocated all fiscal year 2016/2017 CDBG funds and program income to current projects. Therefore, no residual program income is anticipated to be available as of July 1, 2017. All CDBG funds are allocated to Low- and Moderate-Income Benefit projects. No funds are allocated to Urgent Need activities.

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

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

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

Other CDBG Requirements

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

Fiscal year 2017/2018 CDBG funding and program income will be used towards the development of affordable housing and fair housing services including tenant/landlord dispute resolution. Both are considered Low- and Moderate-income benefit activities under federal CDBG regulations.

Attachments

Citizen Participation Comments

CITY OF WEST SACRAMENTO
January 25, 2017
Minutes

The regular meeting of the Economic Development and Housing Commission was called to order at 6:02 PM in the City Council Chambers, 1110 West Capitol Avenue, West Sacramento, California. Commissioners Esquivel and White were absent. All other members were present.

The Pledge of Allegiance was led by Chairperson Brady.

Entry No. 1

All Commissioners present were sworn in by Polly Harris, Commission Clerk.

Entry No. 2

Presiding Commission Chair Brady was re-elected.

MOTION: Price SECOND: Keasling AYES: Altamirano, Brady, Bell, Campbell
ABSENT: Esquivel, White

Commissioner Price was elected Vice Chair.

MOTION: Keasling SECOND: Bell AYES: Altamirano, Brady, Campbell, Price
ABSENT: Esquivel, White

Entry No. 3

Economic Development Director, Aaron Laurel, gave a presentation welcoming the Commission.

Entry No. 4

Heard a presentation on establishing a quiet zone at the proposed new railroad crossing at 5th Street and Casey Street in the Bridge District.

Entry No. 5

Heard General Administration Functions as follows:

There were no presentations by the public on matters not on the agenda.

Entry No. 6

Acted on the Consent Agenda as follows:

Approved the November 9, 2016 Economic Development & Housing Commission meeting minutes.

MOTION: Altamirano SECOND: Price AYES: Brady, Bell, Campbell, and Keasling
ABSENT: Esquivel, White

Entry No. 7

Adopted Resolution 17-1 establishing the date, time and location for the 2017 regular meetings of the West Sacramento Economic Development and Housing Commission.

MOTION: Price SECOND: Bell AYES: Altamirano, Brady, Campbell, Keasling
ABSENT: Esquivel, White

Entry No. 8

Conducted a Public Hearing to announce the availability of 2017/2019 Community Development Block Grant (CDBG) funding.

Comments were heard from the following.

NAME
Isaac Blackstock

REPRESENTING/COMMENTS

Yolo County Care Continuum Housing Now Network /
Mr. Blackstock has been appointed to represent Yolo County, District 1 on the Community Services Action board by Supervisor Villegas. Housing Now worked closely with the City of West Sacramento Homeless Coordinator. In its first year they housed 32 chronically homeless and mentally ill individuals. In its second year they housed 52 people, in the first half of this, their 3rd year they have housed 56 people. Because of the ongoing services provided through Housing Now there have been no evictions in the first 2 years of the program. They are projected to house up to 120 people this year but funding has just been pulled. Mr. Blackstock requested funding for this program.

NAME

Jeneba Lahai, Health Programs Manager

REPRESENTING/COMMENTS

Yolo County Children's Alliance/
The Family Resource Center in West Sacramento is across from Blyle Park.
She is also seeing a rise in homelessness for seniors and families. There is no funding available for preventative assistance. Please consider funding utility and rental assistance through the Family Resource Center in West Sacramento.

NAME

Erin McEwen, Case Manager

REPRESENTING/COMMENTS

Yolo County Children's Alliance/
Has seen many homeless families. This population is vulnerable to fraudulent landlords. There are more families who need transitional housing. Yolo County has a Housing Support Allocation program which puts families up in hotels, but this is expensive. One possibility is to rehab some of the downtown hotels in West Sacramento into transitional housing and permanent supportive housing for very low income families and individuals.

NAME

Martha Mills

REPRESENTING/COMMENTS

Yolo Food Bank Volunteer/
Yolo Food Bank is based in Woodland and has a minimal presence in West Sacramento. 90+ people are served a week. There is very, very limited storage. Resources could be used to establish a West Sacramento Food Bank.

A sense of place is important. Funds could be found to rehab homes for seniors and very low income residents. Retail for the Broderick/Washington area is another area for improvement. A good grocery store and other retail options are needed.

NAME

Frances Gracechid, Executive Director

REPRESENTING/COMMENTS

Resources for Independent Living/
Would like to provide more housing and supportive services in Yolo County through a CDBG starter grant. They have helped hundreds of people move out of nursing homes and obtain housing with the help of in-home supportive services. Currently they have an Independent Living Specialist who works one day a week at the Dept. of Social Services in Woodland.

NAME
Tinda Charles

REPRESENTING/COMMENTS

Self

Concerned about economic displacement from the bay area and how it will affect the city.

Close of public comment.

Commissioner Price asked what the follow up to the presentation would be. Staff member Collis referred to the calendar of public meetings within the staff report. There will also be informal meetings with stakeholder organizations. In March a draft will come back to the Commission for comment.

Commissioner Altamirano asked about the percentage of money available for the types of services that the speakers at the hearing represented. Ms. Collis explained that permanent supportive housing often includes on-site supportive services. Under federal CDBG regulations 15% of funds can be spent on public services. There is no limit on capital expenditures or economic development activities. There are other funding sources that could be used for obtaining services. Currently, State CDBG public services funding is being used for homeless outreach, fair housing services and preschool tuition assistance. However, this funding expires October 31, 2017.

Commissioner Altamirano asked whether there was a winter shelter in West Sacramento. Staff member Collis explained that the City supports the Fourth and Hope shelter in Woodland. There are two shelter programs operating in Davis, but none are located in West Sacramento.

Commissioner Carribbell thanked staff and the public for their attendance. He requested clarification on the Annual Action Plan versus the Consolidated Plan. The Annual Action Plan is an annual update to the five-year Consolidated Plan.

Commission Chair Brady also thanked the staff and public for their input. A West Sacramento Food Bank is an exciting opportunity and stressed its importance. He asked how the public meetings are announced.

Staff member Collis explained that all the hearings are announced in the local paper, in the city's online calendar and in the city iLights. The Homeless Poverty Action Coalition is notified via email, Bryce Broderick Community Action Network (BBCAN) and several private individuals are also notified. Chairperson Brady suggested posting on the Chamber of Commerce website.


Chairperson Brady stated that the Commission should help guide and assist all of the organizations involved in providing the types of services discussed to achieve success.

Commissioner Keasting clarified that the goal of the nights hearing was to provide feedback and that staff would be returning to the next meeting with a proposed Annual Action Plan.

The meeting adjourned at 8:41 p.m.


Polly Harris, Commission Clerk

Minutes approved as presented by a majority vote of the Commission on March 22, 2017.


Polly Harris, Commission Clerk

**REGULAR MEETING OF THE
CITY OF WEST SACRAMENTO
ECONOMIC DEVELOPMENT & HOUSING COMMISSION
March 22, 2017
Minutes**

The regular meeting of the Economic Development and Housing Commission was called to order at 6:00 PM in the City Council Chambers, 1110 West Capitol Avenue, West Sacramento, California. Commissioners Campbell and Price were absent. All other members were present.

The Pledge of Allegiance was led by Commissioner White.

Entry No. 1

Commissioners Esquivel and White were sworn in.

Entry No. 2

Hear General Administration Functions as follows:

There were no presentations by the public on matters not on the agenda.

Entry No. 3

Acted on the Consent Agenda as follows:

Approved the January 25, 2017 Economic Development & Housing Commission meeting minutes.

MOTION: Altamirano SECOND: Keasling AYES: Bell, Esquivel, White
ABSENT: Campbell, Price

Entry No. 4

Hear a presentation and provided comments on the status of the voluntary I-5 Subregional Corridor Mitigation Program given by Jesse Khaiker, Public Works.

Entry No. 5

Held a public hearing to receive comments on the draft 2017/2018 Community Development Block Grant Annual Action Plan.

There were no comments from the public.

Upon closing the public hearing, approved a recommendation to the City Council to adopt the 2017/2018 CDBG Annual Action Plan.

MOTION: Keasling SECOND: Bell AYES: Brady, Esquivel, White
ABSENT: Campbell, Price

Entry No. 6

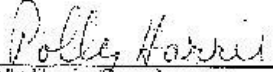
Hear General Administration Function, Part II.

Senior Program Manager Collis reported that the Director of Economic Development and Housing, Aaron Laurel is at the California Association for Local Economic Development (CALED) conference in San Diego. Also the City submitted a Brownfields application to the EPA to do environmental testing on City and Port owned parcels in the Pioneer Bridge area. Reuse planning will occur after the testing. The Reuse planning will require much public outreach which we hope the Commission will take part in.

Minutes
March 22, 2017
Page 2

Commissioner White invited everyone to come to the City's Earth Day event which will be held on April 23.

The meeting adjourned at 8:41 p.m.



Polly Harris, Secretary

Minutes approved as presented by a majority vote of the Commission on May 17, 2017.

Polly Harris, Secretary

Item 10
DRAFT

REGULAR MEETING OF THE
CITY OF WEST SACRAMENTO CITY COUNCIL,
REDEVELOPMENT SUCCESSOR AGENCY, AND
WEST SACRAMENTO FINANCING AUTHORITY
July 26, 2017
Minutes

There was no closed session meeting. The regular meeting was called to order at 7:02 PM in the Council Chambers, 1110 West Capitol Avenue, West Sacramento, California. All members were present. Mayor Cabaldon presided.

The Pledge of Allegiance was led by Fire Chief John Hellmann.

Entry No. 1

Heard General Administration Functions as follows:

Heard presentations by the public on matters not on the agenda.

Entry No. 2

Heard General Administration Functions as follows:

Councilmember Sandeen reported that the West Sacramento Area Flood Control Agency approved the biennial Administration & Operations and the Capital Improvement budgets for 2017/18 and 2018/19; selected Reclamation District 537 Trustee Tom Ramos as Board Chair; selected Councilmember Sandeen as Vice-Chair; received a presentation and update on the Pioneer Bluff and Stone Lock district levee setback analysis; received a detailed progress report on the Southport Levee Improvement Project which indicated that work is proceeding Mondays through Saturdays with ten-hour days to catch up after the wet winter and spring weather; and that utility relocation is also underway; discussed federal advocacy at length and a team is being set up across many agencies and a federal project work timeline is being scoped.

Councilmember Sandeen also reported that the Age-Friendly Advisory Committee finalized the Age-Friendly Action Plan which will be presented to the Council this evening. Councilmember Sandeen commended Deputy City Manager Robinson and colleagues for his work on the action plan; and expressed appreciation of the community for their engagement on the plan.

Councilmember Sandeen continued to report that the City/County 2x2 was attended by County Supervisors Villegas and Rexroad as well as City Councilmembers Orozco and Sandeen, City Manager Tuttle, and Assistant City Manager Berlin. They discussed homelessness and heard presentation by Karen Larsen, Director of Yolo County Health and Human Services Agency, on all of the services being provided to the homeless in West Sacramento and found that the primary service lacking here is permanent supportive housing.

Councilmember Sandeen concluded by reporting that along with Mayor Cabaldón and Councilmember Orozco, she attended the West Sacramento Fire Department's Youth Fire Academy Class 17-1 graduation; and commended Fire Chief Hellmann and the department for embracing this academy program.

Councilmember Orozco reported that the Sacramento Regional County Sanitation District Board received a presentation and update on the Echo Water Project which concluded that the program is on schedule and on budget.

Councilmember Orozco also reported that the City/County 2x2 discussed efforts to increase outreach in addressing homelessness in West Sacramento.

In addition, Councilmember Orozco reported that the Yolo County Children's Alliance was honored as a Nonprofit of the Year at the celebration of California Nonprofits Day at the state capitol in Sacramento; and was selected by Senator Pan as an exceptional nonprofit organization in the sixth district; and announced that the Yolo County Children's Alliance backpack drive and distribution will be held at the Family Resource Center on August 11 at 10:00 AM.

Councilmember Orozco continued to report that the Regional Water Authority was attended by Public Works Director Anbiah. The Board received a legislative update on Assembly Bill 1654 and State Bill 623. Assembly Bill 1654, a comprehensive alternative to the State's proposal to set enforceable statewide water use targets making water conservation a way of life and was passed by the Assembly, but is being significantly modified in the Senate. State Bill 623 would establish the Safe and Affordable Drinking Water Fund in the state treasury to assist communities and individual domestic well-users to address contaminants in drinking water. The Board

continued working on the Regional Water Authority strategic plan; and received an update on the status of the ongoing regulatory process that will affect the Sacramento-San Joaquin Delta and upstream water supplies.

Lastly, Councilmember Orozco reported that she attended the "Coffee with a Cop" event this morning at McDonald's on Harbor Boulevard and was a greatly attended event. Commended the West Sacramento Police Department for these community efforts.

Councilmember Ledesma reported that the Yolo County Transportation District discussed proposed financing for natural gas facilities which require major infrastructure; discussed the District's participation with Sacramento Regional Transit's fare payment system; and the District's proposed countywide Capital Improvements Program which is an effort to have a plan that assesses and evaluates needs in light of available funding and how to approach the disparity of needs from all five agencies.

Mayor Cabaldon expressed concerns over a potential county tax that would over burden the poorer people in higher populated areas such as the City of West Sacramento; that the plan going forward needs to be in line with the existing 50-year blueprint principles and with transit-oriented development.

Mayor Pro Tem Johannessen reported that the Age-Friendly Advisory Committee finalized the Age-Friendly Action Plan which will be presented to the Council this evening.

In addition, Mayor Pro Tem Johannessen reported that the Yolo-Solano Air Quality Management District Board found that the Sacramento-Yolo-Placer region is considered to be a non-attainment region due to fires, drought, and other factors. This will require the development of a Particulate Matter 2.5 Rule as these emissions come from generators, dry cleaners, and other businesses and tend to be the precursors to health problems. The Board also discussed jurisdictions and air quality implications of cannabis cultivation.

Mayor Pro Tem Johannessen also reported that the Yolo County Housing Authority approved an emergency transfer plan for victims of domestic violence to be transferred to available housing units; and approved a collective bargaining agreement seeing a decrease in employee funding.

Lastly, Mayor Pro Tem Johannessen reported that the Executive Commission for the Homeless 10-Year Plan focused on some of the main goals of the 10-year Homeless Plan and for the stakeholders to review the metrics and accountability of those goals.

Mayor Cabaldon announced that the previous council-recommended ad hoc committee for a limited purpose and a limited term to develop funding policy for ballot measures has been established with Mayor Cabaldon and Councilmember Ledesma as committee members to develop framework and recommendations which will be presented to the City Council at a future date.

Mayor Cabaldon reported that the Sacramento Area Council of Governments (SACOG) requested the City to take a position on Assembly Bill 1069 regarding shifting the regulation of taxi cabs from cities to the Regional Transportation Agency (SACOG). The City of West Sacramento does not have existing regulation for taxi cabs, but falls under the regulations of the city and county of Sacramento and the airport system. With this governance, the taxi drivers and consumers in West Sacramento have no voice. SACOG and other Regional Transportation Agencies are strongly opposed to Assembly Bill 1069, however it may be in the City's best interest to have regional regulation. This may need to be addressed at a future council meeting.

Mayor Cabaldon continued to report on the Bloomberg Mayors Innovation Challenge for which he is engaging each of the City's commissions; contemplating convening a set of change-makers about potential innovation ideas in priority areas; and possibly proposing an innovation festival similar to the hackathon.

Entry No. 3

Minute Order 17-53: Appointed Christina Jourden to the Arts, Culture & Historic Preservation Commission for the term ending December 31, 2018.

MOTION: Orozco. SECOND: Ledesma. AYES: Johannessen, Sandeen, Cabaldon.

Entry No. 4

Minute Order 17-54: Acted on the Consent Agenda as follows:

Adopted **Resolution 17-32** authorizing the collection of special tax to pay for certain Community Facilities District services on the secured tax roll in the same manner as the ordinary *ad valorem* property taxes in order to pay for certain maintenance services; and recognized that the collection of this special tax is for Community Facilities Districts previously established and authorized by the City Council including District A (Gateway), B (Newport Estates), C (Bridgeway Island), D (Southport Industrial Park), E (The Classics), F (Pheasant Hollow), G (Gateway Unit IV), H (Bridgeway Lakes), I (River Ranch), J (Parella), M (The Rivers), N (Parlin), O (Linden South), P (Ironworks), and R (Bridge District).

Adopted **Resolution 17-30** authorizing the collection of a special tax and to place these assessments on the secured tax roll to be collected in the same manner as the ordinary *ad valorem* property taxes for existing Community Facilities Districts for authorized capital facility construction purposes; and recognized that the collection of taxes will be used to pay outstanding bond debt and other purposes previously authorized by the City including Community Facilities Districts 8, 9, 10, 11, 12, 14, 15, 16, 17, 18, 19, 20, 21, 23, 24, 26, and 27.

Received and filed the Treasurer's Quarterly Financial Report on the City's investment portfolio for the period ending June 30, 2017.

Received staff's summary and results concerning the Hotel Inspection Program.

Received staff's information regarding the Lights Camera Action: Crime Prevention Through Environmental Design community guide which is intended to present a user-friendly introduction to CPTED principles and how they may be applied to existing neighborhoods and businesses through the use of comprehensive but simple evaluations and checklists.

Adopted **Resolution 17-56** accepting public improvements constructed for Final Map 5079 "Bridge District Phase 2 Homes" located in the Bridge District.

Approved the granting of a levee and flowage easement to the Sacramento and San Joaquin Drainage District; and approved **Resolution 17-53** delegating authority to the City Manager to grant a levee and slope control easements to the Sacramento and San Joaquin Drainage District (APN 014-700-003).

Found that the previously approved Bryce Park Master Plan Improvements Mitigated Negative Declaration is the appropriate level of environmental review for the Bryce Park Shade Structure project in compliance with the California Environmental Quality Act, that none of the conditions described in Section 15162 of the California Environmental Quality Act guidelines warranting subsequent or supplemental environmental review exist, and directed staff to file Notice of Determination with the State Office of Planning and Research and with Yolo County; authorized the Mayor to execute a contract with USA Shade & Fabric Structures for \$74,567.51 to purchase and install shade structures for Bryce Park play equipment; and granted the City Manager, or his designee, the authority to issue contract change orders up to 10% of the contract (\$7,457.00).

Awarded a contract to the lowest responsive, responsible bidder, Abide Builders, for the construction of Bryce Park Phase 2 improvements for a total base bid price of \$1,176,274.00; granted the City Manager, or his designee, the authority to issue contract change orders up to 10% of the construction cost (\$117,627.00); approved the plans and specifications for the Bryce Park Phase 2 improvements; extend the contract with HLA to complete all remaining design tasks associated with Bryce Park Phase 2 improvements; and approved an additional allocation from the Measure K unrestricted fund balance of \$565,216 towards the completion of this project.

Item 11, consideration of agreement with PROCS Consulting to complete the Parks & Open Space Master Plan Update and related recreation planning and design services, was pulled from the consent agenda and continued to a future meeting.

Reviewed the progress on 21st Century Policing, a City Council 2016 Strategic Plan high priority item, and provided appropriate feedback.

Approved the use of this proposed pre-qualified vendor list for the purpose of providing janitorial services to City facilities; and authorized the City Manager to execute a contract with each pre-qualified vendor for 5 years for an amount not to exceed the budget as approved by the City Council for fiscal years 2017/18 and 2018/19.

Received a status report on the Downtown/Riverfront Streetcar Project.

Approved an appropriation of \$227,355 in work order 14071 towards the completion of this project; and approved a contract for professional services with WALKSacramento in the amount of \$100,000 for the Safe Routes to School project and authorize the City Manager, or his designee, to make contract amendments up to 15% (\$15,000) of the value of the contract.

Reviewed and authorized a response required from the Public Works Director to the Yolo County Grand Jury regarding the report on Bicycle Safety.

Approved a contract for professional services with WSP in the amount of \$225,000 for the I Street Deck Conversion Feasibility Study project; and authorized the City Manager, or his designee, to make contract amendments up to 15% (\$33,750) of the value of the contract.

Approved the minutes of the June 28, 2017 regular City Council meeting.

MOTION: Orozco. **SECOND:** Johannessen. **AYES:** Ledesma, Sandeen, Cabaldon.

Entry No. 5

Minute Order 17-55: Conducted a public hearing to receive comment regarding delinquent charges and penalties for water, sewer, and refuse services. Hearing from no one, closed the public hearing; and adopted **Resolution 17-48** certifying inclusion of delinquent charges and penalties for water, sewer, and refuse services on the secured tax roll in the same manner as the general taxes and directing that a lien be placed on the subject properties.

MOTION: Johannessen. **SECOND:** Sandeen. **AYES:** Ledesma, Orozco, Cabaldon.

Entry No. 6

Minute Order 17-56: Conducted a public hearing to receive comment regarding past due Code Enforcement charges. Hearing from no one, closed the public hearing; and adopted **Resolution 17-50** certifying the list of past due Code Enforcement charges, directing that a lien be placed on the subject properties and requesting inclusion of these charges on the secured tax roll in order that they may be collected in the same manner as general taxes.

MOTION: Ledesma. **SECOND:** Orozco. **AYES:** Johannessen, Sandeen, Cabaldon.

Entry No. 7

Minute Order 17-57: Conducted a public hearing to receive comment regarding the charges for mandatory weed abatement services initiated by the City. Hearing from no one, closed the public hearing; and adopted **Resolution 17-37** certifying the list of weed abatement charges and directed the Yolo County Auditor to add the expenses to the individual tax rolls.

MOTION: Ledesma. **SECOND:** Orozco. **AYES:** Johannessen, Sandeen, Cabaldon.

Entry No. 8

Minute Order 17-58: Conducted a public hearing to receive comment regarding vacating a public utility easement reserved during abandonment of Tower Court. Hearing from no one, closed the public hearing; and adopted **Resolution 17-54** vacating a public utility easement which was reserved by the City in Resolution 98-82 vacating Tower Court right of way.

MOTION: Johannessen. **SECOND:** Ledesma. **AYES:** Orozco, Sandeen, Cabaldon.

Entry No. 9

Minute Order 17-59: Conducted a public hearing to receive comment regarding the 2017/2018 Annual Action Plan for the Community Development Block Grant program. Hearing from no one, closed the public hearing; and adopted **Resolution 17-52** adopting the 2017/2018 Community Development Block Grant Annual Action Plan; and authorized submission to the U.S. Department of Housing and Urban Development.

MOTION: Sandeen. **SECOND:** Orozco. **AYES:** Johannessen, Ledesma, Cabaldon.

Entry No. 10

Conducted a workshop on the Age-Friendly Action Plan; and continued plan approval to a future meeting.

Entry No. 11

Minute Order 17-60: Approved Resolution 17-55 authorizing the application to California Department of Parks and Recreation-Division of Boating and Waterways for Boating Infrastructure Grant Program Tier II funds for the Raley's Dock project; authorized the City Manager, or his designee, to accept the award of grant funds, should the application be successful; and executed the Division of Boating and Waterways Boating Infrastructure Grant Program Tier II grant agreement and undertake any actions provided in the program to fund completion of the Raley's Dock project.

MOTION: Sandeen. SECOND: Orozco. AYES: Johannessen, Ledesma, Cabaldon.

Entry No. 12

Received staff's presentation and provided direction on the West Capitol Avenue and Jefferson Boulevard Improvement project.

Entry No. 13

Received staff's recommendation and provided direction on a preferred Pilot 2 service concept; tentatively authorized local funding for the Pilot 2 Flexible Transportation Service; directed staff to return to Council with a funding plan to accompany a request for award of contract; and received staff's recommendation and provided direction on a preferred Riverfront Shuttle Approach.

Entry No. 14

Heard General Administration Function, Part II.

Assistant City Manager Berlin announced that the Broadway Bridge Open House and Environmental Scoping Meeting will be held at the Health Professions High School on McClatchy Way in Sacramento on July 27 from 5:00-6:30 PM; National Night Out will be held on August 1 beginning at 5:00 PM; and the next Farmers Market will be held at the Barn on August 10 beginning at 5:00 PM.

Councilmember Sandeen requested clarification on the meeting schedule for August 16.

Assistant City Manager Berlin confirmed that the Public Financing Authority will not be meeting on August 16; and that the Sacramento-Yolo Port District Commission will be meeting at 5:15 PM followed by the City Council meeting at 7:00 PM.

City Manager Tuttle reported that SSA Marine has exercised their option to manage the Port's North Terminal for an additional five years; and that Governor Brown has signed Assembly Bill 1228 which clarifies that commissioners of the Sacramento-Yolo Port District serve at the pleasure of the appointing authorities.

The meeting adjourned at 11:02 PM.

Kryss Rankin, City Clerk

Minutes approved as presented by a majority vote of the City Council on August 16, 2017.

Kryss Rankin, City Clerk

Grantee Unique Appendices

HPAC Sign-In		2/22/17
	Name	Organization
1	Ginger Hashimoto	HUSA
2	Tracy Dickinson	HUSA
3	NIAMI Michael	Empower Yolo
4	Dan Sokolow	CITY of Woodland
5	JOAN PEARRELL	Rep. City of Davis
6	BRAN COLLINS	ELICA
7	Lea Jensen-Pearce	QCH
8	Isaac Blacklock	YCC
9	Jenny Zolt	4th Hope
10	Kristy Zane	STEAC
11	Shelley Winder-Hite	mutual housing careers
12	KEREN LIME	HUSA / 4th HOPE
13	Diane Clarke dclarke@comcast.com	Yolo Conflict Resolution Center
14	KEVIN RODDY krodde@ucdavis.edu	ST VINCENT DE PAUL, DAVIS
15	KEEN WALKER keen.walker@ca.gov	VA
16	Robin Frank	Yolo County Childrens Alliance
17	Bill Pad	DCMH
18	Michelle Kellogg	YCC
19	Alysa Meyer	LSA
20	Destiny Collins	Volunteers of America
21	Kim Suresh	Turning Point HSS
22	Lorine Liles	City of West Sac
23	Martha Teeter	Davis Opportunity Village
24	Charita Allen	Yolo Healthy Aging Alliance
25	Matt Sawyer	West Sacramento Police Department
26	Brandi Blue	RIL
27	Joe Bonwell	Housing CA

46. <i>Kelvin Moore</i>	<i>Shiras of Hagan</i>
<i>2017</i>	<i>11/15/17</i>
29	

Grantee SF-424's and Certification(s)



August 14, 2017

John Burke
Community Planning and Development Division
U.S. Department of HUD
San Francisco Regional Office
One Sansome Street, Suite 1200
San Francisco, CA 94104-4430

RE: 2017/2018 Annual Action Plan
SF-424 and Certifications

Dear John:

This letter transmits the SF-424 and certifications for the City of West Sacramento 2017/2018 Annual Action Plan, executed by Martin Tuttle, City Manager. The City's Annual Action Plan has been completed in IDIS for your review.

Please contact me at louisec@cityofwestsacramento.org or at (916) 617-4555 if you have any questions or concerns.

Sincerely,

Louise Collis
Senior Program Manager

enclosures

1110 West Capitol Avenue
West Sacramento, CA 95691
(916) 617-4500
www.cityofwestsacramento.org

Annual Action Plan
2017

74

Application for Federal Assistance SF-424		
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application		
* 2. Type of Application: * If Revision, select appropriate letter(s): <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision		
* 3. Date Received: [Redacted]		
4. Applicant Identifier: [Redacted]		
5a. Federal Entity Identifier: [Redacted]		5b. Federal Award Identifier: [Redacted]
State Use Only:		
6. Date Received by State: [Redacted]		7. State Application Identifier: [Redacted]
8. APPLICANT INFORMATION:		
* a. Legal Name: City of West Sacramento		
* b. Employer/Taxpayer Identification Number (EIN/TIN): 942302972		* c. Organizational DUNS: 0384604370000
d. Address:		
* Street1: 1110 West Capitol Avenue		
Street2: [Redacted]		
* City: West Sacramento		
County/Parish: Yuba		
* State: CA: California		
Province: [Redacted]		
* Country: USA: UNITED STATES		
* Zip / Postal Code: 95691-2717		
e. Organizational Unit:		
Department Name: Economic Development & Housing		Division Name: [Redacted]
f. Name and contact information of person to be contacted on matters involving this application:		
Prefix: Ms.		* First Name: Louise
Middle Name: [Redacted]		
* Last Name: Collia		
Suffix: [Redacted]		
Title: Senior Program Manager		
Organizational Affiliation: City of West Sacramento		
* Telephone Number: 916-817-4555		Fax Number: 916-271-5948
* Email: louise@cityofwestsacramento.com		

Application for Federal Assistance SF-424	
* 9. Type of Applicant 1: Select Applicant Type: <input type="text" value="City or Township Government"/>	
Type of Applicant 2: Select Applicant Type: <input type="text"/>	
Type of Applicant 3: Select Applicant Type: <input type="text"/>	
* Other (specify): <input type="text"/>	
* 10. Name of Federal Agency: <input type="text" value="U.S. Department of Housing and Urban Development"/>	
11. Catalog of Federal Domestic Assistance Number: <input type="text" value="14.218"/> CDDA Title: <input type="text" value="Community Development Block Grant/Entitlement Grants"/>	
* 12. Funding Opportunity Number: <input type="text"/>	
* Title: <input type="text"/>	
13. Competition Identification Number: <input type="text"/> Title: <input type="text"/>	
14. Areas Affected by Project (Cities, Counties, States, etc.): <input type="text"/> <input type="button" value="Add Attachment"/> <input type="button" value="Delete Attachment"/> <input type="button" value="View Attachment"/>	
* 15. Descriptive Title of Applicant's Project: <input type="text" value="City of West Sacramento FY 2017/2018 CDBG Annual Action Plan"/>	
Attach supporting documents as specified in agency instructions. <input type="button" value="Add Attachments"/> <input type="button" value="Delete Attachments"/> <input type="button" value="View Attachments"/>	

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant: * b. Program/Project:

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

17. Proposed Project:

* a. Start Date: * b. End Date:

18. Estimated Funding (\$):

* a. Federal	<input type="text" value="446077.00"/>
* b. Applicant	<input type="text"/>
* c. State	<input type="text"/>
* d. Local	<input type="text"/>
* e. Other	<input type="text"/>
* f. Program Income	<input type="text" value="100000.00"/>
* g. TOTAL	<input type="text" value="546077.00"/>

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

a. This application was made available to the State under the Executive Order 12372 Process for review on

b. Program is subject to E.O. 12372 but has not been selected by the State for review.

c. Program is not covered by E.O. 12372.

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

Yes No

If "Yes", provide explanation and attach

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 28, Section 1001)**

** I AGREE

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

Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title:

* Telephone Number: Fax Number:

* Email:

* Signature of Authorized Representative: * Date Signed:

CERTIFICATIONS

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

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

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

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

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;

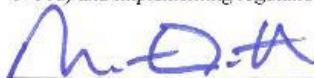
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and

3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

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

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

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


Signature of Authorized Official

8/10/17
Date

City Manager _____
Title

Specific Community Development Block Grant Certifications

The Entitlement: Community certifies that:

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

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

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

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

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

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2017/2018 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

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

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

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

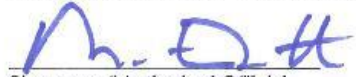
Excessive Force -- It has adopted and is enforcing:

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

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

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

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



Signature of Authorized Official



Date

City Manager

Title

OPTIONAL Community Development Block Grant Certification

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having particular urgency as specified in 24 CFR 570.208(c):

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities which are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.


Signature of Authorized Official


Date

City Manager
Title

Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

Eligible Activities and Costs -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

Subsidy layering -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;

Not applicable

Signature of Authorized Official

Date

Title

Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

Major rehabilitation/conversion/renovation – If an emergency shelter's rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

If the cost to convert a building into an emergency shelter exceeds 75 percent of the value of the building after conversion, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed conversion.

In all other cases where ESG funds are used for renovation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 3 years after the date the building is first occupied by a homeless individual or family after the completed renovation.

Essential Services and Operating Costs – In the case of assistance involving shelter operations or essential services related to street outreach or emergency shelter, the recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, so long as the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

Renovation – Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

Supportive Services – The recipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, victim services, counseling, supervision, and other services essential for achieving independent living), and other Federal, State, local, and private assistance available for these individuals.

Matching Funds – The recipient will obtain matching amounts required under 24 CFR 576.201.

Confidentiality – The recipient has established and is implementing procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project, except with the written authorization of the person responsible for the operation of that shelter.

Homeless Persons Involvement – To the maximum extent practicable, the recipient will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, and operating facilities assisted under the ESG program, in providing services assisted under the ESG program, and in providing services for occupants of facilities assisted under the program.

Consolidated Plan – All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.

Discharge Policy – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.

Not applicable

Signature of Authorized Official

Date

Title

Housing Opportunities for Persons With AIDS Certifications

The HOPWA grantee certifies that:

Activities -- Activities funded under the program will meet urgent needs that are not being met by available public and private sources.

Building -- Any building or structure assisted under that program shall be operated for the purpose specified in the consolidated plan:

1. For a period of not less than 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility,
2. For a period of not less than 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

Not applicable

Signature of Authorized Official _____

Date _____

Title

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

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

RESOLUTION 17-52

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WEST SACRAMENTO
ADOPTING THE 2017/2018 ANNUAL ACTION PLAN FOR THE COMMUNITY
DEVELOPMENT BLOCK GRANT PROGRAM**

WHEREAS, the City of West Sacramento (City) is eligible to receive Community Development Block Grant (CDBG) funds from the U.S. Department of Housing and Urban Development (HUD) as a federal Entitlement jurisdiction authorized under Title 1 of the Housing and Community Development Act of 1974, as amended under Title 1 of the Housing and Community Development Act of 1977 and the Cranston-Gonzalez National Affordable Housing Act of 1990; and

WHEREAS, per HUD regulations, the City must submit an Annual Action Plan to HUD that identifies funding allocations for the period of July 1, 2017 through June 30, 2018; and

WHEREAS, public hearings were conducted on January 25, 2017 and March 22, 2017 before the Economic Development and Housing Commission; and a public hearing was conducted on July 26, 2017 before the City Council to receive public comments on development of the 2017/2018 Annual Action Plan per HUD regulations.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of West Sacramento hereby approves the following 2017/2018 funding allocations for federal CDBG Entitlement funds and program income funds:

Fair Housing Services	Not to exceed	\$21,000
Acquisition for the development of a minimum of 20 units of housing for persons experiencing or at-risk of homelessness	Not to exceed	\$415,862
General Administration	Not to exceed	<u>\$109,215</u>
Total CDBG funds approved:		<u>\$546,077</u>

NOW, THEREFORE, BE IT FURTHER RESOLVED that the City Council of the City of West Sacramento hereby:

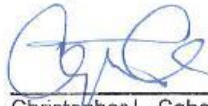
1. Adopts the 2017/2018 Annual Action Plan for the federal CDBG program; and
2. Authorizes and directs the City Manager or his designee to execute any agreements, contracts or other documents required by HUD for submission of the Annual Action Plan; and
3. Authorizes and directs the City Manager or his designee to submit the 2017/2018 Annual Action Plan to HUD.

PASSED AND ADOPTED by the City Council of the City of West Sacramento on this 26th day of July, 2017, by the following vote:

AYES: Johannessen, Ledesma, Orozco, Sandeen, Cabaldon.

NOES: None

ABSENT: None



Christopher L. Cabaldon, Mayor

ATTEST:


Kryss Rankin, City Clerk