

# Ventura County

---

## 2015-19 Regional Consolidated Plan

April 2018

Lead Agency

County of Ventura  
Community Development Division  
County Executive Office  
800 S. Victoria Avenue, L#1940  
Ventura, CA 93009

# Table of Contents

Table of Contents ..... 2

Executive Summary ..... 5

    ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b) ..... 5

The Process ..... 12

    PR-05 Lead & Responsible Agencies - 24 CFR 91.200(b)..... 12

    PR-10 Consultation - 91.100, 91.200(b), 91.215(l) ..... 14

    PR-15 Citizen Participation - 91.105, 91.200 ( c )..... 28

Needs Assessment ..... 32

    NA-05 Overview ..... 32

    NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c) ..... 33

    NA-15 Disproportionately Greater Need: Housing Problems - 91.205(b) (2)..... 41

    NA-20 Disproportionately Greater Need: Severe Housing Problems: 91.205 (b) (2) ..... 44

    NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.205 (b) (2)..... 47

    NA-30 Disproportionately Greater Need: Discussion - 91.205 (b)(2) ..... 48

    NA-35 Public Housing - 91.205 (b) ..... 49

    NA-40 Homeless Needs Assessment - 91.205 ( c )..... 55

    NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)..... 62

    NA-50 Non-Housing Community Development Needs - 91.215 (f) ..... 66

Housing Market Analysis..... 68

    MA-05 Overview ..... 68

    MA-10 Housing Market Analysis: Number of Housing Units - 91.210(a)&(b)(2)..... 69

    MA-15 Housing Market Analysis: Cost of Housing - 91.210(a) ..... 74

    MA-20 Housing Market Analysis: Condition of Housing - 91.210(a) ..... 77

    MA-25 Public And Assisted Housing - 91.210(b)..... 80

    MA-30 Homeless Facilities and Services - 91.210(c)..... 86

MA-35 Special Needs Facilities and Services - 91.210(d).....	90
MA-40 Barriers to Affordable Housing - 91.210(e).....	94
MA-45 Non-Housing Community Development Assets - 91.215 (f).....	96
MA-50 Needs and Market Analysis Discussion.....	106
Strategic Plan .....	109
SP-05 Overview .....	109
SP-10 Geographic Priorities - 91.215(a)(1) .....	110
SP-25 Priority Needs - 91.215(a)(2).....	116
SP-30 Influence of Market Conditions - 91.215 (b).....	125
SP-50 Public Housing Accessibility and Involvement - 91.215(c).....	142
SP-55 Strategic Plan Barriers to Affordable Housing - 91.215(h).....	143
SP-60 Homelessness Strategy - 91.215(d) .....	146
SP-65 Lead-based Paint Hazards - 91.215(i) .....	150
SP-70 Anti-Poverty Strategy - 91.215(j) .....	152
SP-80 Monitoring - 91.230 .....	154
Expected Resources .....	155
AP-15 Expected Resources - 91.220(c)(1,2) .....	155
Annual Goals and Objectives .....	161
AP-35 Projects - 91.220(d) .....	165
AP-38 Project Summary .....	166
AP-50 Geographic Distribution - 91.220(f) .....	182
Affordable Housing .....	183
AP-55 Affordable Housing - 91.220(g) .....	183
AP-60 Public Housing - 91.220(h) .....	184
AP-65 Homeless and Other Special Needs Activities - 91.220(i) .....	188
AP-75 Action Plan Barriers to Affordable Housing - 91.220(j) .....	191

AP-85 Other Actions - 91.220(k) ..... 194  
Program Specific Requirements..... 199

- Appendix A: Citizen Participation
- Appendix B: Maps
- Appendix C: Monitoring
- Appendix D: Ventura County Comprehensive Economic Development Strategy (CEDS) Implementation Projects
- Appendix E: Continuum of Care (CoC) Working Paper to Establish Written Standards
- Appendix F: Grantees' Proof of Publication
- Appendix G: County of Ventura SF424 Forms and Certifications

The following sections of the 2015-19 Regional Consolidated Plan for the County of Ventura were amended:

- Screen SP-26: Edited the description under Goal #2 "Increase Availability of Housing" to include down payment assistance.
- Screen SP-45 "Goals": updated the narrative response under "Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)" to include down payment assistance.
- Screen SP-46: Under Goal #2 "Increase Availability of Housing", edited the response under "Goal Descriptions" to include down payment assistance and added a Goal Outcome Indicator for "Direct Financial Assistance to Homebuyers" to assist 10 households. Also added a Goal Outcome Indicator for "Homeowner Housing Added" with a goal of creating 4 housing units.

## **Executive Summary**

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

#### **1. Introduction**

Ventura County is located northwest of Los Angeles County and is bordered by Kern County to the north, Santa Barbara County to the west, and the Pacific Ocean to the southwest. The County is considered moderately sized with a population of 823,318 residents in 2010, according to the Census.

This Regional Consolidated Plan covers the Ventura Urban County Entitlement Area (202,865 residents), along with four entitlement jurisdictions: the cities of Camarillo (65,201 residents), Simi Valley (124,237 residents), Thousand Oaks (126,683 residents), and San Buenaventura (106,433 residents). The Ventura Urban County Entitlement Area is comprised of the unincorporated areas and the cities of Fillmore, Moorpark, Ojai, Port Hueneme, and Santa Paula. Approximately 202,865 persons resided in the Urban County Entitlement Area in 2010, representing about one-quarter of the County's total population. Combined, the Urban County and participating entitlement jurisdictions had a total population of 625,419 persons, as of the 2010 Census, and are hereby collectively referred to as the Regional CP Area.

This Fiscal Year (FY) 2015-2019 Regional Consolidated Plan (Regional CP) serves as the official application to HUD for Community Development Block Grant (CDBG), HOME Investment Partnership Act (HOME), and Emergency Solutions Grant (ESG) funds for the Urban County and participating entitlement jurisdictions of Ventura County. The County has been notified by HUD that it would receive ESG funding in FY 2015. However, as of the writing of this Regional CP, the availability of ESG funding to the County is not yet confirmed.

The Regional CP identifies the housing and community development needs in the region and sets forth a strategic plan for addressing the identified needs. It also satisfies the minimum statutory requirements of the CDBG, HOME, and ESG program. The regional CP covers the planning period of July 1, 2015, through June 30, 2020. The County of Ventura is the lead agency in the development of this Regional CP.

This Regional CP was prepared using the eCon Planning Suite system developed by HUD. The system prescribes the structure and contents of this document, following the Federal Consolidated Planning regulations. A companion document to this Regional CP is the Analysis of Impediments (AI) to Fair Housing Choice. The AI also contains detailed data and analyses regarding the demographic and housing market conditions in the County.

## **2. Summary of the objectives and outcomes identified in the Plan**

This Regional CP incorporates outcome measures for activities in accordance with the Federal Register Notice dated March 7, 2006, which require the following Performance Measure Objectives/Outcomes to be associated with each activity funded:

### General Objective Categories- Activities will meet one of the following:

- Decent Housing (DH)
- A Suitable Living Environment (SL)
- Economic Opportunity (EO) General

### Outcome Categories- Activities will meet one of the following:

- Availability/Accessibility (1)
- Affordability (2)
- Sustainability (3)

The Ventura Urban County and participating entitlement jurisdictions have a range of housing and community development needs. CDBG, HOME, and ESG funds alone are not adequate to address the myriad of needs identified during the public outreach process and summarized in the Needs Assessment of this Regional CP. Recognizing the national objectives of these funding programs and specific program regulations, the Urban County and participating entitlement jurisdictions intend to use these funds to coordinate programs, services, and projects to create a decent and suitable living environment to benefit low- and moderate-income households and those with special needs. Needs which have been determined to be a High Priority level will receive funding during this Five-Year Regional CP period.

Needs with a Low Priority may be funded based on the availability of funds. The priorities for the FY 2015-2019 Regional CP established in consultation with residents and community groups are as follows:

### **High Priority**

- Improve the quality and accessibility of ownership and rental housing through rehabilitation
- Increase the availability of affordable ownership and rental housing
- Provide supportive services for lower and moderate income residents, persons with disabilities, seniors, youth, and other special needs populations
- Provide housing opportunities and supportive services for the homeless and persons at risk of homelessness
- Improve or construct public facilities that support lower and moderate income residents and persons with special needs
- Improve or construct infrastructure that will benefit lower and moderate income residents and persons with special needs
- Enhance economic development opportunities for lower and moderate income residents
- Promote fair housing opportunity
- Planning and administration

### **3. Evaluation of past performance**

A variety of affordable housing and community development activities have been allocated funding/completed since FY 2010 through FY 2015.

#### Camarillo:

-Rehabilitation assistance to 49 households and homebuyer assistance to ten households.

-Assistance to over 17,000 persons through various programs for lower and moderate income persons, the homeless, and persons with special needs.

#### San Buenaventura:

-Completion of Azahar Place (60 very low income housing units, including farmworker units); Soho Apartments (12 very low income housing units); El Patio Hotel (42 extremely low income SRO units) and acquisition and rehabilitation of 3 distressed condominiums rented to low income households.

-Acquisition of a site to develop 50 very low income units including farmworker housing and building to be rehabilitated into 10 units of transitional housing for homeless and mentally ill veterans.

-Provision of 63 Mobile Home Rehabilitation grants and seven CDBG Rehabilitation grants.

-Shelter services for 968 homeless persons through the West Ventura County Winter Warming Shelter.

-Thirteen public facilities and infrastructure improvement projects.

-Twenty micro-loans to small businesses and micro-enterprises, creating 13 full-time jobs and providing technical assistance to business owners.

#### Simi Valley:

-Completion of the Los Arboles at Greenbriar development, which included five low-income units.

-Assisted 199 households with housing rehabilitation, first-time homebuyer assistance, and rent subsidies.

-Provision of a variety of services for over 18,000 persons through various programs for special needs and lower and moderate income persons.

-Improvements on a youth services building.

#### Thousand Oaks:

-Assistance to over 2,900 households through various programs for special needs and lower and moderate income persons.

-Assisted with the multi-family rehabilitation project at Many Mansions 72 affordable housing units at Bella Vista Apartments.

-Collaboration with the Area Housing Authority of the County of Ventura (AHACV) for the construction of the 56-unit Los Feliz Apartments.

-Completion of a series of street and drainage improvements in the Old Town West neighborhood.

#### Urban County:

-Partnered with the Cabrillo Economic Development Corporation (CEDC) on the Central Station Townhomes in Fillmore, which provides 29 affordable units, including eight ownership units and 21 rental units. HOME assistance was provided for the project.

-Valle Naranjal, a 66-unit affordable rental project for farmworkers in Piru, was completed in 2012 with CDBG and HOME assistance.

-HOME funding was utilized for the six-unit Citrus Grove Senior Housing project in the City of Santa Paula.

-Port Hueneme utilized program income to rehabilitate two rental housing units, which are currently being used as transitional housing for homeless families.

-HOME funding was allocated to Turning Point Foundation to support the rehabilitation/construction of a 10-unit SRO project for low-income mentally ill homeless veterans.

-A total of 45 housing units have been rehabilitated.

-The Ruben Castro Human Services Center (HSC) in Moorpark was completed in 2010. Upgrades were also completed at Two Rivers Community Park in Fillmore, Sarzotti Park in Ojai, the Community Center playground in Port Hueneme, the Boys and Girls Club Athletic Center in Port Hueneme, Las Piedras Park Soccer Field in Santa Paula, and Fire Station #82 in Santa Paula.

-CDBG funds were provided for the Piru Town Square Project and Skate Park, which was completed in September 2013.

-Assistance to over 43,500 persons through various programs for lower and moderate income persons, the homeless, and persons with special needs.

#### **4. Summary of citizen participation process and consultation process**

Citizen participation is one of the most important components of the Regional CP process. To solicit public input during the development of the Regional CP, the Urban County and participating entitlement jurisdictions conducted five community workshops and two focus group workshops with residents, local housing and services providers, as well as community stakeholders. A Housing and Community Development Needs Survey was also administered.

**Community and Stakeholder Meetings:** The Urban County and participating entitlement jurisdictions held five community workshops and two focus group workshops for a total of seven public meetings to solicit input on needs during the development of this Regional CP. The workshops were held on the following days:

- Community Workshop #1 City of San Buenaventura: Wednesday September 17, 2014, E.P. Foster Library, Toppings Room, 651 East Main Street, 6:00 PM
- Community Workshop #2 City of Fillmore: Thursday, September 18, 2014, Fillmore City Hall, Council Chambers, 250 Central Avenue, 6:00 PM
- Community Workshop #3 City of Camarillo: Monday, September 22, 2014, Camarillo Public Library, 4101 East Las Posas Road, 6:00 PM
- Community Workshop #4 City of Simi Valley: Thursday, September 25, 2014, Community Room, 2929 Tapo Canyon Road, 6:30 PM
- Community Workshop #5 City of Thousand Oaks: Monday, September 29, 2014, Board Room, Civic Arts Plaza, 2100 Thousand Oaks Boulevard, Plaza Level 3, 6:00 PM

- Focus Group Workshop #1 City of San Buenaventura: Monday August 4, 2014, County Government Center Lower Plaza Assembly Room, 800 South Victoria Avenue, 10:00 AM
- Focus Group Workshop #2 City of Camarillo: Monday August 11, 2014, Camarillo Library, 4101 East Las Posas Road, 1:00 PM

**Housing and Community Development Needs Survey:** The Survey was made available both on-line and in hard copy form. A total of 171 responses were received. Outreach for the Community/Stakeholder workshops and the Housing and Community Needs Development Survey, in English and Spanish, included:

- Notices posted on County and participating entitlement jurisdiction websites
- Notices posted at County Government Center and applicable City Halls
- Presentation made at Ventura Westside Community Council
- Advertisements published in the Simi Valley Acorn Newspaper in English and Spanish on September 12, 2014.
- Announcement at community meetings throughout the review period with information about the survey and how to access it. Announcements made at Ventura County Housing Trust Fund, House Farmworkers, Economic Development Roundtable meetings, and many others.
- Advertisements published in the September 4, 2014 edition of the Ventura County Reporter.

**Public Hearings:** Public Hearings before the Board of Supervisors and applicable City Councils were held on:

- Camarillo: May 13, 2015
- San Buenaventura: May 11, 2015
- Simi Valley: May 4, 2015
- Thousand Oaks: May 12, 2015
- Ventura Urban County: May 5, 2015

Public notices for the hearings were published in the Ventura County Star.

**Public Review of Draft Documents:** A 30-day public review was held by each entitlement jurisdiction on the following days:

- Camarillo: April 12, 2015 – May 12, 2015
- San Buenaventura: April 10, 2015 – May 11, 2015
- Simi Valley: March 30, 2015 – April 30, 2015
- Thousand Oaks: April 1, 2015 – April 30, 2015
- Ventura Urban County: March 30, 2015 – May 4, 2015

The final Regional CP, amendments, annual Action Plans and performance reports will be available for five years at the County Government Center and applicable City Halls.

**5. Summary of public comments**

A summary of the public comments received is provided in Appendix A.

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

All comments were received.

**7. Summary**

The Urban County and participating entitlement jurisdictions have undertaken diligent and good faith efforts in outreaching to all segments of the community that may benefit from the CDBG, HOME, and ESG programs.

## The Process

### PR-05 Lead & Responsible Agencies - 24 CFR 91.200(b)

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

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	VENTURA COUNTY	
CDBG Administrator	VENTURA COUNTY	Community Development
HOPWA Administrator		
HOME Administrator	VENTURA COUNTY	Community Development
ESG Administrator	VENTURA COUNTY	Community Development
HOPWA-C Administrator		

**Table 1 – Responsible Agencies**

### Narrative

The Ventura County Regional CP is comprised of the following programs:

- City of Camarillo CDBG Program - Community Development Department
- City of Simi Valley CDBG Program - Environmental Services Department.
- City of Thousand Oaks CDBG Program - Community Development Department
- City of San Buenaventura CDBG and HOME Programs - Community Development Department
- Ventura Urban County CDBG, HOME, and ESG programs - Community Development Division of the County Executive Office

### Consolidated Plan Public Contact Information

City of Camarillo: Michael Smith, Associate Planner, Community Development Department, 601 Carmen Drive, Camarillo, CA 93010, (805) 388-5367.

City of Simi Valley: Julia Ramirez, Senior Management Analyst, Environmental Services Department, 2929 Tapo Canyon Rd., Simi Valley, CA 93063, (805) 583-6728.

City of Thousand Oaks: Caroline Milton, Senior Analyst, Community Development Department, 2100 Thousand Oaks Blvd., Thousand Oaks, CA 91362, (805) 449-2331.

City of San Buenaventura: Jennie Buckingham, Senior Planner, Community Development Department, 501 Poli St. Room 117, Ventura, CA 93002, (805) 658-4729.

Urban County: Christy Madden, Senior Deputy Executive Officer, County Executive Office, 800 S. Victoria Ave., Ventura, CA 93009, (805) 654-2679.

## **PR-10 Consultation - 91.100, 91.200(b), 91.215(I)**

### **1. Introduction**

As part of the development of this Regional CP, the Urban County and participating entitlement jurisdictions undertook an extensive outreach program to consult and coordinate with non-profit agencies, affordable housing providers, and government agencies regarding the needs of the low- and moderate-income community. The outreach program has been summarized in the Executive Summary and Citizen Participation sections of this Regional CP. Comments received and results of the survey are summarized in Appendix A to this Regional CP.

### **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(I)).**

To outreach to various agencies and organizations, the Urban County and participating entitlement jurisdictions compiled an outreach list consisting of more than 470 agencies, including:

- Non-profit service providers that cater to the needs of low- and moderate-income households and persons with special needs, including persons with disabilities;
- Affordable housing providers;
- Housing advocates;
- Housing professionals;
- Public agencies (such as school districts, health services, public works);
- Economic development and employment organizations; and
- Community and neighborhood groups.

The complete outreach list is included in Appendix A. These agencies were mailed notices of the plan development process and public meetings. Specific agencies were also contacted to obtain data in preparation of this Regional CP. For example, the State Developmental Services Department and State Social Services Department were contacted to obtain data and housing resources for persons with disabilities. The Area Housing Authority of the County of Ventura (AHACV), Housing Authority of the City of San Buenaventura (HACSB), Housing Authority of the City of Santa Paula (SPHA), and Housing Authority of the City of Port Hueneme (PHHA) were also contacted to obtain information on public housing and Housing Choice Vouchers available to residents.

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

The outreach list includes homeless service agencies in the Ventura County Continuum of Care Alliance. The Continuum of Care was consulted to provide information on homelessness and resources available. Several agencies that provide housing and supportive services for the homeless and those at risk of becoming homeless also attended the Focus Group Workshops, as well as Community Workshops. These include the Peoples Self Help Housing Corp, ARC of Ventura County, Independent Living Resource Center, Pleasant Valley Senior Center, Community Action-Ventura County, Ruben's Place, AHACV, Habitat for Humanity, Society of St. Vincent de Paul, and The Samaritan Center of Simi Valley.

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

The Continuum of Care (CoC) will be consulted annually when the County of Ventura and participating entitlement jurisdictions are determining priorities for funding of applications received during the annual request for proposals process. Specifically, the County will provide a summary of applications that propose to serve the homeless or to provide homelessness prevention; information on performance of applicants seeking continuance of funding; and staff recommendations for funding. The CoC will then be asked to provide their recommendations for funding based on the 10 Year Plan to End Homelessness.

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

**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	PEOPLES SELF HELP
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #1 on August 4, 2014 and provided input on housing and service needs.
2	<b>Agency/Group/Organization</b>	ARC of Ventura County
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Persons with Disabilities Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #1 on August 4, 2014, Focus Group Workshop #2 on August 11, 2014, and Community Workshop #2 on September 22, 2014 and provided input on housing and service needs.
3	<b>Agency/Group/Organization</b>	Pacific Oaks Federal Credit Union
	<b>Agency/Group/Organization Type</b>	Services - Housing Credit Union
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #1 on August 4, 2014 and provided input on housing needs.
4	<b>Agency/Group/Organization</b>	INDEPENDENT LIVING RESOURCE CENTER, INC
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #1 on August 4, 2014 and provided input on housing and service needs.
5	<b>Agency/Group/Organization</b>	Senior Alliance for Empowerment
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Elderly Persons
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #1 on August 4, 2014, Focus Group Workshop #2 on August 11, 2014 and Community Workshop #5 on September 29, 2014 and provided input on housing and service needs.
6	<b>Agency/Group/Organization</b>	Heritage Oaks Bank
	<b>Agency/Group/Organization Type</b>	Services - Housing Lending Institution
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #1 on August 4, 2014 and provided input on housing needs.
7	<b>Agency/Group/Organization</b>	National Alliance on Mental Illness (NAMI)
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #1 on August 4, 2014, Community Workshop #3 on September 22, 2014, Community Workshop #4 on September 25, 2014 and Community Workshop #5 on September 29, 2014 and provided input on housing and service needs.
8	<b>Agency/Group/Organization</b>	The Salvation Army - Ventura
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and provided input on homeless needs.
9	<b>Agency/Group/Organization</b>	Pleasant Valley Senior Center
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and provided input on housing and service needs.
10	<b>Agency/Group/Organization</b>	COMMUNITY ACTION OF VENTURA COUNTY
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Children Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Non-Homeless Special Needs

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and provided input on homeless needs.
11	<b>Agency/Group/Organization</b>	COUNCIL ON AGING
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and Community Workshop #4 on September 25, 2014 and provided input on housing and service needs.
12	<b>Agency/Group/Organization</b>	Ventura County Medical Center
	<b>Agency/Group/Organization Type</b>	Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-Health Services - Victims Health Agency
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and provided input on housing and service needs.
13	<b>Agency/Group/Organization</b>	Lauterbach and Associates
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and provided input on housing needs.

14	<b>Agency/Group/Organization</b>	Ruben's Place
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Persons with Drug or Alcohol Addiction
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and provided input on housing and service needs.
15	<b>Agency/Group/Organization</b>	Ventura Serenity House
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Persons with Drug or Alcohol Addictions
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and provided input on housing needs.
16	<b>Agency/Group/Organization</b>	Area Housing Authority of the County of Ventura
	<b>Agency/Group/Organization Type</b>	Housing PHA Services - Housing Other government - County
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014, Community Workshop #3 on September 22, 2014 and Community Workshop #5 on September 29, 2014 and provided input on housing needs.
17	<b>Agency/Group/Organization</b>	SOCIETY OF ST. VINCENT DE PAUL
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless

	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014, Community Workshop #5 on September 29, 2014, and Community Workshop #6 on October 8, 2014 and provided input on homeless needs.
18	<b>Agency/Group/Organization</b>	LSS Community Care
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless Services-Health
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014 and provided input on homeless needs.
19	<b>Agency/Group/Organization</b>	Habitat for Humanity of Ventura County
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Focus Group Workshop #2 on August 11, 2014, Community Workshop #5 on September 29, 2014 and Community Workshop #6 on October 8, 2014 and provided input on housing needs.
20	<b>Agency/Group/Organization</b>	Clean Living
	<b>Agency/Group/Organization Type</b>	Housing Persons with Drug or Alcohol Addictions

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #1 on September 17, 2014 and provided input on housing and service needs.
21	<b>Agency/Group/Organization</b>	Central Coast Alliance United for a Sustainable Economy (CAUSE)
	<b>Agency/Group/Organization Type</b>	Regional organization Advocacy Group
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #1 on September 17, 2014 and provided input on housing and economic development needs.
22	<b>Agency/Group/Organization</b>	CABRILLO ECONOMIC DEVELOPMENT CORPORATION
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #1 on September 17, 2014 and Community Workshop #6 on October 8, 2014 and provided input on housing needs.
23	<b>Agency/Group/Organization</b>	Parkview Christian Church
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless Religious Institution
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #3 on September 22, 2014 and provided input on housing and service needs.
24	<b>Agency/Group/Organization</b>	Ventura County Behavioral Health Advisory Board
	<b>Agency/Group/Organization Type</b>	Services-Persons with Disabilities Health Agency
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #3 on September 22, 2014 and provided input on housing and service needs.
25	<b>Agency/Group/Organization</b>	THE SAMARITAN CENTER
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless Services-Health Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #3 on September 25, 2014 and provided input on homeless needs.
26	<b>Agency/Group/Organization</b>	RAIN Transitional Living Center
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-homeless Services-Health Services-Employment

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #5 on September 29, 2014 and provided input on homeless needs.
27	<b>Agency/Group/Organization</b>	CONEJO RECREATION AND PARK DISTRICT (CRPD)
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons Services-Persons with Disabilities Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #5 on September 29, 2014 and provided input on housing and service needs.
28	<b>Agency/Group/Organization</b>	Rotary Club of Ventura East
	<b>Agency/Group/Organization Type</b>	Services-Children Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #5 on September 29, 2014 and provided input on housing and service needs.

29	<b>Agency/Group/Organization</b>	MANY MANSIONS, A CALIFORNIA NONPROFIT CORPORATION
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Education Services-Employment
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #5 on September 29, 2014 and provided input on housing and service needs.
30	<b>Agency/Group/Organization</b>	CONEJO VALLEY YMCA
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #5 on September 29, 2014 and provided input on service needs.
31	<b>Agency/Group/Organization</b>	California Rural Legal Assistance (CRLA)
	<b>Agency/Group/Organization Type</b>	Services-Education Farmworker Advocacy
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency attended Community Workshop #6 on October 8, 2014 and provided input on housing and service needs.
32	<b>Agency/Group/Organization</b>	House Farm Workers
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-Farm Workers
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs

<p><b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>Agency attended Community Workshop #6 on October 8, 2014 and provided input on housing and service needs.</p>
---	--

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

The Urban County and participating entitlement jurisdictions contacted over 470 agencies as part of the outreach process for this Regional CP. All applicable agencies and agency types were consulted.

**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	Continuum of Care Alliance	Potential funding allocations to address homeless needs will complement the CoC Strategy.
Ten-Year Plan to End Homelessness	Continuum of Care Alliance	Potential funding allocations to address homeless needs will be consistent with the Ten-Year Plan to End Homelessness

**Table 3 – Other local / regional / federal planning efforts**

**Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))**

Each participating jurisdiction in the Regional CP has been consulted for their housing and community development needs for the next five years.

The Ventura County Continuum of Care is a collaborative of City, County, and other public agency staff, private non-profit organizations, and other community organizations. The County Executive Office of the County of Ventura is the Collaborative Applicant for Continuum of Care funding within the County. As required by the CoC Interim Rule, a CoC Governance Structure has been established, and is staffed by the Collaborative Applicant. The governance structure includes a governing Board, CoC Committee, four Standing Committees, and working groups as needed. One of these committees, the Data Performance and Evaluation committee, is tasked with developing performance standards, policies, and procedures for provision of homeless services in the Continuum. This is being done in consultation with service providers and utilizing guidance from the National Alliance to End Homelessness, Opening Doors, and HUD.

The Housing Authorities within the County initiate collaborations with health and social service agencies to provide additional or expanded services for special populations. The Housing Authorities also participate in Continuum of Care planning meetings and subcommittee meetings with service providers.

**Narrative**

## **PR-15 Citizen Participation - 91.105, 91.200 ( c )**

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

Citizen participation is one of the most important components of the Consolidated Plan process. To solicit public input during the development of the Regional CP, the Urban County and participating entitlement jurisdictions conducted five Community Workshops and two Focus Group Workshops for residents, local housing and services providers, as well as community stakeholders. A bi-lingual Housing and Community Development Needs Survey was also administered.

**Community and Stakeholder Meetings:** The Urban County and participating entitlement jurisdictions held five Community Workshops and two Focus Group Workshops for a total of seven public meetings to solicit input on needs.

**Housing and Community Development Needs Survey:** A total of 171 responses were received.

**Public Hearings:** Public Hearings before the Board of Supervisors and applicable City Councils were held on:

- Camarillo: May 13, 2015
- San Buenaventura: May 11, 2015
- Simi Valley: May 4, 2015
- Thousand Oaks: May 12, 2015
- Ventura Urban County: May 5, 2015

Public notices for the hearings were published in the Ventura County Star.

**Public Review of Draft Documents:** A 30-day public review was held by each entitlement jurisdiction on the following days:

- Camarillo: April 12, 2015 – May 12, 2015
- San Buenaventura: April 10, 2015 – May 11, 2015

- Simi Valley: March 30, 2015 – April 30, 2015
- Thousand Oaks: April 1, 2015 – April 30, 2015
- Ventura Urban County: March 30, 2015 – May 4, 2015

The final Regional CP, amendments, Annual Action Plans and performance reports will be available for five years at the County Government Center and city halls of participating entitlement jurisdictions.

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Focus Group Workshop #1	Housing Professionals and Service Providers	A total of 13 people representing various agencies attended this meeting.	A detailed summary of comments received can be found in Appendix A.	All comments received were accepted.	
2	Focus Group Workshop #1	Housing Professionals and Service Providers	A total of 16 people representing various agencies attended this meeting.	A detailed summary of comments received can be found in Appendix A.	All comments received were accepted.	

<b>Sort Order</b>	<b>Mode of Outreach</b>	<b>Target of Outreach</b>	<b>Summary of response/attendance</b>	<b>Summary of comments received</b>	<b>Summary of comments not accepted and reasons</b>	<b>URL (If applicable)</b>
3	Focus Group Workshop #1	Non-targeted/broad community	A total of 20 residents and representatives from various service agencies attended this workshop.	A detailed summary of comments received can be found in Appendix A.	All comments received were accepted.	
4	Focus Group Workshop #1	Non-targeted/broad community	No residents or representatives from any service agency attended this workshop.	No comments were received.	No comments were received.	
5	Focus Group Workshop #1	Non-targeted/broad community	A total of 9 residents and representatives from various service agencies attended this workshop.	A detailed summary of comments received can be found in Appendix A.	All comments received were accepted.	
6	Focus Group Workshop #1	Non-targeted/broad community	A total of 8 residents and representatives from various service agencies attended this workshop.	A detailed summary of comments received can be found in Appendix A.	All comments received were accepted.	
7	Focus Group Workshop #1	Non-targeted/broad community	A total of 21 residents and representatives from various service agencies attended this workshop.	A detailed summary of comments received can be found in Appendix A.	All comments received were accepted.	

<b>Sort Order</b>	<b>Mode of Outreach</b>	<b>Target of Outreach</b>	<b>Summary of response/attendance</b>	<b>Summary of comments received</b>	<b>Summary of comments not accepted and reasons</b>	<b>URL (if applicable)</b>
8	Focus Group Workshop #1	Non-targeted/broad community	A total of 13 residents and representatives from various service agencies attended this workshop.	A detailed summary of comments received can be found in Appendix A.	All comments received were accepted.	

**Table 4 – Citizen Participation Outreach**

# Needs Assessment

## NA-05 Overview

### Needs Assessment Overview

This Needs Assessment was developed with a number of data sources and input from residents, service providers, and community stakeholders.

Data Sources: Key data sources include the 2000 and 2010 Census and American Community Surveys (ACS). To the extent feasible, 2010 Census data are used because that dataset represents 100% count of the population and provides the most accurate data. However, the 2010 Census contains limited data. The Census Bureau supplements the 2010 Census with ACS for detailed housing and demographic characteristics. The ACSs are administered on a schedule based on the community's population size and specific data to be collected. Small communities may be surveyed only once every three or five years for less frequently used data. Depending on the specific data in question, to capture the entire Regional CP Area, different ACS datasets may be used throughout this Regional CP.

Outreach Results: During the development of the Regional CP, residents were asked to rank the relative importance of housing and community development needs in a survey. A total of 171 responses were received and the following were identified as top ranking needs in the region:

- Health Care Facilities
- Mental Health Services
- Sidewalk Improvements
- Homeless Shelters and Services
- Housing Rehabilitation
- Affordable Rental Housing

These topics are generally in line with comments received during the Focus Group and Community Workshops. Additional needs were identified at the meetings, including the need for affordable housing, particularly for persons with mental illness and physical disabilities, as well as seniors. Homeless services are also a critical need for the County, especially programs and services for homeless persons with underlying mental illnesses. In addition, many residents and housing professionals spoke of the need to provide housing rehabilitation assistance to the County's growing senior population in order to allow them to age in place. A detailed summary of comments from the Focus Group and Community Workshops can be found in Appendix A.

## NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

### Summary of Housing Needs

As defined by HUD in the Comprehensive Housing Affordability Strategy (CHAS) data, housing problems include:

- Units with physical defects (lacking complete kitchen or bathroom);
- Overcrowded conditions (housing units with more than one person per room);
- Housing cost burden (including utilities) exceeding 30% of gross income; and
- Severe housing cost burden (including utilities) exceeding 50 percent of gross income.

There is a need for affordable housing in Ventura County. Housing problems in the Regional CP Area impact renter-households slightly more significantly, with 43% of all renter-households experiencing at least one housing problem (inadequate housing, overcrowding, cost burden of 50%, or cost burden of 30%), compared to 41% of owner-households. Of the housing problems described above, the most common was housing cost burden. This was affirmed by comments received during the Focus Group and Community Workshops, where participants commented on the lack of affordable housing in the County. Specifically, affordable housing options for persons with disabilities and for seniors were identified as important needs.

The extent of overcrowding in the Regional CP Area varies by tenure, income level, and household type. Approximately 13% of overcrowded households were comprised of multiple, unrelated families living together in the same home (Table 11). This may indicate that multiple families need to pool their resources in order to afford housing. However, the majority of overcrowding occurred when large families are not able to afford adequately sized housing.

The quality of the housing stock in the Regional CP Area, which includes age and the condition of the structure, could also present potential challenges for low- and moderate-income households. Approximately 61% of housing stock, regardless of tenure, is over 30 years old (built before 1980) and potentially in need of rehabilitation. Many low- and moderate-income households, particularly seniors and the disabled, may be unable to afford the needed repairs for their homes.

In addition to the housing needs discussed above, the Regional CP Area also has a number of infrastructure needs. Various public facilities, streets, and sidewalks are in need of improvements, renovations, and accessibility-related modifications. These projects are necessary in order to ensure that critical services and facilities remain safe and accessible to all residents of the community.

To further dissect the housing problems, the following tables provide additional details:

- Table 6 identifies total households, small households (2 to 4 persons per household), large households (5 or more persons per household), households with an elderly person and households with a child by income (HAMFI - HUD Area Median Family Income)

- Table 7 presents the number of households with one or more housing problems (inadequate housing, overcrowding, cost burden of 50%, or cost burden of 30%) by income and tenure.
- Table 8 summarizes the number of households with more than one or more severe housing problems by income and tenure. Severe housing problems are: inadequate housing; severe overcrowding (1.51 persons or more per room); and housing cost burden of 50%.
- Table 9 isolates those households with housing cost burden of over 30% (inclusive of those with cost burden of over 50%) by income and tenure.
- Table 10 further isolates those households with cost burden of over 50%.
- Table 11 presents overcrowding by household type.
- Table 12 is intended to show overcrowding for households with children. However, the American Community Survey (ACS) provides no data for the County.

<b>Demographics</b>	<b>Base Year: 2000</b>	<b>Most Recent Year: 2011</b>	<b>% Change</b>
Population	582,839	620,773	7%
Households	199,926	213,620	7%
Median Income	\$0.00	\$0.00	

**Table 5 - Housing Needs Assessment Demographics**

**Data Source:** 2000 Census (Base Year), 2007-2011 ACS (Most Recent Year)

### Number of Households Table

	<b>0-30% HAMFI</b>	<b>&gt;30-50% HAMFI</b>	<b>&gt;50-80% HAMFI</b>	<b>&gt;80-100% HAMFI</b>	<b>&gt;100% HAMFI</b>
Total Households	23,419	22,655	33,785	21,924	111,835
Small Family Households	7,223	7,725	13,759	9,925	64,488
Large Family Households	2,015	3,012	4,280	2,732	12,049
Household contains at least one person 62-74 years of age	4,815	4,308	6,726	4,035	20,470
Household contains at least one person age 75 or older	5,855	4,990	5,226	2,129	7,039
Households with one or more children 6 years old or younger	3,398	4,351	6,454	4,240	12,122

**Table 6 - Total Households Table**

**Data Source:** 2007-2011 CHAS

## Housing Needs Summary Tables

### 1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>										
Substandard Housing - Lacking complete plumbing or kitchen facilities	395	465	324	165	1,349	100	80	145	15	340
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	360	548	414	179	1,501	60	149	209	160	578
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	994	1,295	1,039	365	3,693	94	403	760	393	1,650
Housing cost burden greater than 50% of income (and none of the above problems)	7,152	4,720	1,698	180	13,750	5,809	4,755	6,243	2,984	19,791

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 30% of income (and none of the above problems)	1,578	3,052	6,368	2,403	13,401	1,189	1,814	4,274	4,928	12,205
Zero/negative Income (and none of the above problems)	705	0	0	0	705	738	0	0	0	738

**Table 7 – Housing Problems Table**

Data 2007-2011 CHAS  
Source:

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>										
Having 1 or more of four housing problems	8,907	7,020	3,468	889	20,284	6,064	5,390	7,363	3,543	22,360
Having none of four housing problems	4,064	4,422	10,533	6,785	25,804	2,964	5,789	12,419	10,688	31,860
Household has negative income, but none of the other housing problems	705	0	0	0	705	738	0	0	0	738

**Table 8 – Housing Problems 2**

Data 2007-2011 CHAS  
Source:

### 3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>								
Small Related	4,337	4,036	4,147	12,520	1,777	2,380	5,099	9,256
Large Related	1,432	1,683	738	3,853	395	892	1,857	3,144
Elderly	2,545	1,733	1,033	5,311	3,993	2,979	2,953	9,925
Other	2,110	2,177	2,708	6,995	1,007	787	1,274	3,068
Total need by income	10,424	9,629	8,626	28,679	7,172	7,038	11,183	25,393

**Table 9 – Cost Burden > 30%**

Data 2007-2011 CHAS  
Source:

### 4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>								
Small Related	3,803	2,369	724	6,896	1,659	2,042	3,064	6,765
Large Related	1,143	644	164	1,951	340	588	1,139	2,067
Elderly	1,947	1,139	334	3,420	2,980	1,721	1,539	6,240
Other	1,705	1,239	574	3,518	913	663	850	2,426
Total need by income	8,598	5,391	1,796	15,785	5,892	5,014	6,592	17,498

**Table 10 – Cost Burden > 50%**

Data 2007-2011 CHAS  
Source:

### 5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>										
Single family households	1,224	1,543	1,178	480	4,425	79	413	544	275	1,311

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Multiple, unrelated family households	68	203	240	73	584	65	134	449	282	930
Other, non-family households	55	124	55	0	234	10	4	0	0	14
Total need by income	1,347	1,870	1,473	553	5,243	154	551	993	557	2,255

**Table 11 – Crowding Information – 1/2**

Data Source: 2007-2011 CHAS

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	0	0	0	0	0	0	0	0

**Table 12 – Crowding Information – 2/2**

Data Source: Data Not Available

**Describe the number and type of single person households in need of housing assistance.**

According to the 2007-2011 ACS, approximately 21% of households in the Regional CP Area were single person households. The majority of single person households were homeowners (59%), while 41% were renters. A large proportion of single-person owner-households were also seniors (41%). ACS data indicates that approximately 10% of the population living alone in the Regional CP Area had incomes below the poverty level.

**Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.**

**Persons with Disabilities:** According to the 2008-2012 ACS, approximately 10% of the population living in Regional CP Area was affected by one or more disabilities. Among persons living with disabilities, ambulatory difficulties were the most prevalent (50%), followed by cognitive and independent living difficulties (37% each). According to the State Department of Developmental Services, as of January 2014, approximately 6,456 Ventura County residents with developmental disabilities were being assisted by the Tri-Counties Regional Center. The majority of these individuals were residing in a private home with their parent or guardian and 54% (3,507 persons) were under the age of 18. According to the

Ventura County 2014 Homeless Count and Subpopulation Survey, approximately 16% of unsheltered homeless persons in the Regional CP Area had a developmental disability.

**Victims of Domestic Violence:** According to the 2013 Transforming Ventura County Communities Report, domestic violence calls are on the rise in Ventura County. The rate of calls have more than doubled in the past 20 years—from 41 calls to 88.8 calls per 10,000 residents. Women who screened positive for substance use during pregnancy are 3.5 times more likely to be at risk for domestic violence than those who screened negative. In 2012, Oxnard had the highest number (475 reports) of reports of domestic violence, followed by the cities of San Buenaventura (225 reports), Simi Valley (128 reports), and Thousand Oaks (107 reports). Most calls/referrals to Child and Family Services for domestic violence during 2012 were placed anonymously or reported by some type of counselor or therapeutic professional.

### **What are the most common housing problems?**

As mentioned previously, within the Regional CP Area the most common housing problem is housing cost burden. Among renter-households, about 79% of all housing problems were related to housing cost burden. Approximately 91% of housing problems documented among owner-households were related to cost burden.

### **Are any populations/household types more affected than others by these problems?**

In the Regional CP Area, owner-households are more impacted by housing cost burden than renter-households. Approximately 54% of households affected by housing cost burden were owner-households while 46% were renter-households. Small households (households with fewer than five persons) were also more likely than other household types to experience a housing cost burden. Of total households overpaying for housing, 40% were small households.

### **Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance**

Rapid re-housing helps families and individuals who are not chronically homeless obtain permanent housing immediately and to stabilize themselves as soon as possible. These households have lived independently in permanent housing in the past and are in need of temporary assistance for several months—not years. While receiving assistance, these households are able to become increasingly self-sufficient through public assistance and/or employment. They may need long-term non-monetary assistance to prevent the loss of their housing such as free or low cost clothing, food, health care, household supplies, and transportation.

In February 2012, the Ventura County Board of Supervisors, acknowledging the end of the federal funding that had supported the successful Homeless Prevention and Rapid Re-Housing Program (HPRP), approved the use of \$750,000 in County funds to continue assisting needy residents through a new rental assistance program similar to HPRP. The Human Services Agency implemented the expanded program, which has proved to be an effective and sustainable approach to ending homelessness in our community. By leveraging County funds, the Human Services Agency was able to secure an additional \$165,921 in Emergency Solutions Grants, and \$97,819 of the matching grant has been expended on HPRP activities. The total HPRP expenditures of \$542,351 have allowed the agency to assist 502 people in 202 households with rent, security and utility deposits, and moving and storage costs. Of these households, 89% have remained stably housed six months after receiving assistance.

**If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:**

Household incomes in Ventura County are generally higher than the rest of the Southern California region. The 2008-2012 ACS estimated that the median household income in the County was \$76,483. About 7% of County households had incomes lower than \$15,000, while 14% of households earned less than \$25,000. Extremely low-income households cannot afford market-rate rental or ownership housing in Ventura County without assuming a cost burden.

**Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness**

Extremely low-income households with a severe housing cost burden are more likely to lose their homes in the event of loss of employment or other unexpected expenses. With the recent economic recession and its slow recovery, unemployment and underemployment have been the primary reasons for families losing their homes.

**Discussion**

See discussions above.

## NA-15 Disproportionately Greater Need: Housing Problems - 91.205(b) (2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

### Introduction

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the total population. The following tables identify the extent of housing problems by income and race.

### 0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	33,115	7,405	2,280
White	17,455	5,055	1,335
Black / African American	679	70	40
Asian	1,385	350	330
American Indian, Alaska Native	155	0	0
Pacific Islander	0	0	0
Hispanic	13,020	1,790	579

**Table 13 - Disproportionally Greater Need 0 - 30% AMI**

Data 2007-2011 CHAS  
Source:

\*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

### 30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	31,060	11,110	0
White	15,850	7,505	0
Black / African American	344	110	0
Asian	1,269	565	0
American Indian, Alaska Native	155	0	0

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Pacific Islander	70	10	0
Hispanic	12,750	2,870	0

**Table 14 - Disproportionally Greater Need 30 - 50% AMI**

Data 2007-2011 CHAS  
Source:

\*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

### 50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	39,245	21,800	0
White	21,490	14,020	0
Black / African American	735	689	0
Asian	2,200	1,070	0
American Indian, Alaska Native	180	205	0
Pacific Islander	50	0	0
Hispanic	13,775	5,610	0

**Table 15 - Disproportionally Greater Need 50 - 80% AMI**

Data 2007-2011 CHAS  
Source:

\*The four housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, 4. Cost Burden greater than 30%

### 80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	21,755	19,510	0
White	13,420	13,155	0

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Black / African American	340	479	0
Asian	1,105	1,475	0
American Indian, Alaska Native	140	74	0
Pacific Islander	100	15	0
Hispanic	6,330	3,885	0

**Table 16 - Disproportionally Greater Need 80 - 100% AMI**

Data 2007-2011 CHAS  
Source:

\*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

### Discussion

Among all households (incomes up to 100% AMI), Hispanic households were the most likely to experience one or more housing problems. Approximately 76% of Hispanic households in the Regional CP Area experienced a housing problem. The proportions of Black, Asian, and White households experiencing at least one housing problem (between 60% and 62%) were all well below the proportion for the jurisdiction as a whole (67%). At 69%, American Indian/Alaska Native households were slightly more likely to experience a housing problem than the entire jurisdiction as a whole. The only racial/ethnic group in the County to be disproportionately more likely to experience a housing problem was Pacific Islanders (90%); however, Regional CP Area is home to very few households in this racial/ethnic category and the data for this group may not be as reliable.

## NA-20 Disproportionately Greater Need: Severe Housing Problems: 91.205 (b) (2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

### Introduction

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the total population. The following tables identify the extent of severe housing problems by income and race. Severe housing problems include: inadequate housing; severe overcrowding (1.51 persons or more per room); and housing cost burden of 50%.

### 0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	27,870	12,640	2,280
White	15,205	7,305	1,335
Black / African American	589	160	40
Asian	1,090	640	330
American Indian, Alaska Native	105	50	0
Pacific Islander	0	0	0
Hispanic	10,570	4,240	579

**Table 17 – Severe Housing Problems 0 - 30% AMI**

Data 2007-2011 CHAS  
Source:

\*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

### 30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	21,365	20,800	0
White	10,465	12,890	0
Black / African American	249	210	0

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Asian	1,074	764	0
American Indian, Alaska Native	20	130	0
Pacific Islander	0	80	0
Hispanic	9,085	6,545	0

**Table 18 – Severe Housing Problems 30 - 50% AMI**

Data 2007-2011 CHAS  
Source:

\*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

#### 50%-80% of Area Median Income

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	19,220	41,840	0
White	9,005	26,510	0
Black / African American	280	1,145	0
Asian	1,015	2,255	0
American Indian, Alaska Native	115	265	0
Pacific Islander	40	15	0
Hispanic	8,380	11,010	0

**Table 19 – Severe Housing Problems 50 - 80% AMI**

Data 2007-2011 CHAS  
Source:

\*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

**80%-100% of Area Median Income**

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	8,625	32,645	0
White	4,490	22,090	0
Black / African American	150	674	0
Asian	595	1,985	0
American Indian, Alaska Native	20	194	0
Pacific Islander	20	100	0
Hispanic	3,240	6,970	0

**Table 20 – Severe Housing Problems 80 - 100% AMI**

Data 2007-2011 CHAS  
Source:

\*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

**Discussion**

Hispanic households are the only racial/ethnic group to disproportionately experience at least one severe housing problem. About 52% of Hispanic households in the Regional CP Area had a severe housing problem. The proportions of Pacific Islander, American Indian/Alaska Native, White, Black, and Asian households experiencing at least one severe housing problem (between 24% and 39%) were all moderately to slightly below the proportion for the Regional CP Area as a whole (41%).

## NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.205 (b) (2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

### Introduction

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the total population. The following tables identify the extent of housing cost burden by race.

### Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	227,175	96,975	74,274	2,415
White	163,055	61,465	43,535	1,415
Black / African American	3,910	1,690	1,540	40
Asian	14,960	5,715	3,920	330
American Indian, Alaska Native	615	465	240	0
Pacific Islander	305	320	60	0
Hispanic	41,080	25,520	23,670	619

**Table 21 – Greater Need: Housing Cost Burdens AMI**

Data Source: 2007-2011 CHAS

### Discussion

Overall, 24% of the households in the Regional CP Area had a housing cost burden (spent more than 30% of gross household income on housing). About 19% of households experienced a severe housing cost burden (spent more than 50% of gross household income on housing). Pacific Islander households were the most likely to experience a housing cost burden (47%); however, the Pacific Islander population in the Regional CP Area is fairly small. Nearly 35% of American Indian/Alaska Native households experienced a housing problem, but as a racial/ethnic group they represented only a small proportion of all households. Approximately 23% each of White, Black, Asian, and Hispanic households experienced a cost burden. No households were disproportionately affected by severe housing cost burden, yet about 26% of Hispanic households experienced a severe housing cost burden (compared to 19% of all households).

## **NA-30 Disproportionately Greater Need: Discussion - 91.205 (b)(2)**

**Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?**

Please see discussions provided under specific needs by income group presented earlier.

**If they have needs not identified above, what are those needs?**

Housing needs of low- and moderate-income minority households have been previously identified.

**Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?**

Appendix B contains a map illustrating concentrations of minority populations in the County. Large minority concentration areas can be found in northern Ventura County—primarily in the cities of Santa Paula and Fillmore, and the unincorporated neighborhood of Piru. Minority concentration areas can also be found in large portions of the cities of Oxnard (not part of the Regional CP) and Port Hueneme.

The proportion of Whites and Hispanics is larger in Ventura County than in California. Correspondingly, a smaller proportion of African Americans and Asians live in Ventura County than in the rest of the state. About 20,000 indigenous Oaxacan people from Southern Mexico reside in Ventura County, primarily in Oxnard. This population suffers from linguistic isolation because their native languages, including Mixteco, do not include written word and, therefore, many are illiterate.

## NA-35 Public Housing - 91.205 (b)

### Introduction

The needs of public housing in the Urban County and participating entitlement jurisdictions are met by four Housing Authorities: Area Housing Authority of the County of Ventura (AHACV), Housing Authority of the City of San Buenaventura (HACSB), Housing Authority of the City of Santa Paula (SPHA), and the Housing Authority of the City of Port Hueneme (PHHA). The number of properties and public housing units owned and operated by these Housing Authorities are as follows:

- AHAVC: seven properties with a total of 355 public housing units.
- HACSB: 24 properties with a total of 716 public housing units
- SPHA: no public housing properties
- PHHA: two properties with a total of 90 public housing units

The Housing Authorities take efforts to ensure that their units are maintained to the highest standard of decent, safe, and sanitary housing. Further discussions about the physical condition, implementation of structural modifications/upgrades, management improvements, and maintenance of Public Housing developments in Ventura County are presented later in this report.

The series of tables presented below represent a summary of public housing data for the inventories operated by AHAVC, HACSB, and PHHA. Equivalent data for individual projects is not available.

### Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *

Table 22 - Public Housing by Program Type

\*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

### Characteristics of Residents

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
# Homeless at admission	0	0	1	121	2	115	4	0
# of Elderly Program Participants (>62)	1	0	418	1,700	137	1,550	12	0
# of Disabled Families	0	0	335	1,079	68	997	9	2
# of Families requesting accessibility features	1	0	1,136	4,523	271	4,198	29	12
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 23 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

## Race of Residents

Race	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	1	0	1,048	4,119	251	3,824	23	11	0
Black/African American	0	0	39	213	4	203	3	1	0
Asian	0	0	31	145	12	131	1	0	0
American Indian/Alaska Native	0	0	12	37	2	34	1	0	0
Pacific Islander	0	0	6	9	2	6	1	0	0
Other	0	0	0	0	0	0	0	0	0

\*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

**Table 24 – Race of Public Housing Residents by Program Type**

Data Source: PIC (PIH Information Center)

## Ethnicity of Residents

Ethnicity	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	462	1,866	101	1,754	4	3	0
Not Hispanic	1	0	674	2,657	170	2,444	25	9	0

\*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

**Table 25 – Ethnicity of Public Housing Residents by Program Type**

**Data Source:** PIC (PIH Information Center)

**Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:**

The needs of public housing in the Regional CP Area are met by four Housing Authorities: Area Housing Authority of the County of Ventura (AHACV), Housing Authority of the City of San Buenaventura (HACSB), Housing Authority of the City of Santa Paula, and the Housing Authority of the City of Port Hueneme.

AHACV and HACSB give priority preference to persons with disabilities on their respective public housing waiting lists. Transportation services are also provided to AHACV residents for doctor's appointments (in and out of the County), group grocery shopping, pharmacies and other locations. This helps enhance the quality of life, especially that of seniors and the disabled.

There are currently six affordable properties in the Regional CP area that specifically accommodate seniors or persons with disabilities:

- Florence Janss Apartments, Thousand Oaks (64 units)
- Tafoya Terrace Apartments, Moorpark (30 units)
- Whispering Oaks Apartments, Ojai (101 units)
- Mar Vista Apartments, Port Hueneme (60 units)
- The Palms, San Buenaventura (75 units)
- Mission Park, San Buenaventura (53 units)

**What are the number and type of families on the waiting lists for public housing and section 8 tenant-based rental assistance? Based on the information above, and any other information available to the jurisdiction, what are the most immediate needs of residents of public housing and Housing Choice voucher holders?**

- **Housing Authority of Port Hueneme (PHHA):** Administers two public housing projects with a total of 90 units. As of September 2013, 248 households were receiving Housing Choice Vouchers. An additional 750 households are on the waiting list for public housing and 759 households on the waiting list for Housing Choice Vouchers.
- **Housing Authority of the City of San Buenaventura (HACSB):** Administers 716 units of public housing. As of August 2014, 1,425 households were receiving Housing Choice Vouchers. An additional 3,515 households were on the waiting list for public housing and 6,490 households were on the waiting list for Housing Choice Vouchers.
- **Housing Authority of Santa Paula (SPHA):** As of July 2014, 550 households were receiving Housing Choice Vouchers. An additional 1,488 households were on the waiting list for Housing Choice Vouchers. Santa Paula has no public housing units.
- **Area Housing Authority of the County of Ventura (AHACV):** Administers 617 units of public housing. As of August 2014, 2,298 households were receiving Housing Choice Vouchers. An

additional 1,360 households were on the waiting list for public housing and 885 households were on the waiting list for Housing Choice Vouchers.

Those currently on the waiting list for public housing and Housing Choice Vouchers have many of the same needs as other lower- and moderate-income households in the Regional CP Area. These needs include:

- Essential skills training, including English-as-a-Second Language (ESL) classes
- Transportation services and assistance
- Economic self-sufficiency training and counseling
- Afterschool programs for children/youth
- Fitness and nutrition counseling and activities
- Recreational activities and opportunities
- Interpersonal skills

### **How do these needs compare to the housing needs of the population at large**

The housing needs of those currently on the waiting list for public housing and Housing Choice Vouchers generally reflect housing needs countywide (refer to discussion above).

### **Discussion**

## NA-40 Homeless Needs Assessment - 91.205 ( c )

### Introduction:

According to the Ventura County 2014 Homeless Count and Subpopulation Survey, 1,449 adults and children in Ventura County were homeless during the point-in-time (P-I-T) count conducted in January of 2014. This number represents an 18% decrease from the previous year and the lowest total count since 2007. It should be noted that annual P-I-T count measures the scope of homelessness on a single night; it does not represent every person who will experience homelessness throughout the year. Using historical data, that number is estimated to be between 6,000 and 8,000 persons in all of Ventura County.

### Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	539	910	1,495	362	362	30
Persons in Households with Only Children	3	3	6	2	2	30
Persons in Households with Only Adults	813	813	1,678	407	407	30
Chronically Homeless Individuals	388	388	801	194	194	30
Chronically Homeless Families	12	12	25	6	6	30
Veterans	88	88	182	44	44	30
Unaccompanied Child	3	3	6	2	2	30
Persons with HIV	14	14	29	7	7	30

**Table 26 - Homeless Needs Assessment**

**Data Source Comments:** Ventura County 2014 Homeless Count and Subpopulation Survey

Indicate if the homeless population is: Partially Rural Homeless

**Rural Homeless Needs Assessment**

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	0	0	0	0	0
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	0	0	0	0	0	0
Chronically Homeless Individuals	0	0	0	0	0	0
Chronically Homeless Families	0	0	0	0	0	0
Veterans	0	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0	0
Persons with HIV	0	0	0	0	0	0

Data Source Comments: Ventura County 2014 Homeless Count and Subpopulation Survey

**For persons in rural areas who are homeless or at risk of homelessness, describe the nature and extent of unsheltered and sheltered homelessness with the jurisdiction:**

The Ventura County 2014 Homeless Count and Subpopulation Survey does not include estimates on persons in rural areas who are homeless or at risk of homelessness.

**If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):**

The 2014 Ventura County Homeless Count and Subpopulation Survey Final Report identified the following characteristics in the region's homeless population:

Chronically Homeless: About 48% (or 388 persons) of the County's unsheltered homeless population is chronically homeless. In Camarillo, 28% (or eight persons) of the unsheltered homeless population is chronically homeless. In Simi Valley, 61% (or 105 persons) of the unsheltered homeless population is chronically homeless. In Thousand Oaks, 51% (or 33 persons) of the unsheltered homeless population is chronically homeless. In the City of San Buenaventura, 47% (or 124 persons) of the unsheltered homeless population is chronically homeless. In the Urban County, 43% (or 41 persons) of the unsheltered homeless population is chronically homeless.

Families with Children: In Ventura County, there were a total of 58 unsheltered homeless families in 2013, 12 of which were chronically homeless. About 116 persons in these families were children and 19 of these children were chronically homeless. A detailed breakdown by specific jurisdiction is provided in the following sections.

Veterans: A total of 88 unsheltered homeless veterans were identified in Ventura County in 2014, comprising 11% of the unsheltered homeless population in the County. A detailed breakdown by specific jurisdiction is provided in the following sections.

Unaccompanied Youth: Overall, three unaccompanied youth (under the age of 18) were found unsheltered in Ventura County in 2013. An additional 64 persons between the ages 18 and 24 were also identified. In Camarillo, no unsheltered youth (under the age of 18) were found but two persons between the ages 18 and 24 were identified. In Simi Valley, one unsheltered youth was found and an additional 15 persons between the ages 18 and 24 were also identified. In Thousand Oaks, no unsheltered youth were found but seven persons between the ages 18

and 24 were identified. In the City of San Buenaventura, no unsheltered youth were found but 15 persons between the ages 18 and 24 were identified. In the Urban County, no unsheltered youth were found but six persons between the ages 18 and 24 were identified.

**Nature and Extent of Homelessness: (Optional)**

<b>Race:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
White	0	0
Black or African American	0	0
Asian	0	0
American Indian or Alaska Native	0	0
Pacific Islander	0	0
<b>Ethnicity:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
Hispanic	0	0
Not Hispanic	0	0

Data Source  
Comments:

**Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.**

Families with Children: The percentage of families has remained steady over the past few years. In Camarillo, three families, including nine children, were among the unsheltered population. Two of these families were chronically homeless. In Simi Valley, four families, including four children, were among the unsheltered population. None of these families were chronically homeless. In Thousand Oaks, seven families, including nine children, were among the unsheltered population. Two of these families were chronically homeless. In the City of San Buenaventura, 17 families, including 42 children, were among the unsheltered population. Four of these families were chronically homeless. In the Urban County, five families, including nine children, were among the unsheltered population. One of these families was chronically homeless.

Veterans: There was a significant decrease in the number and proportion of unsheltered veterans in Ventura County between 2013 and 2014. There were 88 unsheltered homeless veterans identified in 2014, which represents a 34% decrease from the previous year. In Camarillo, approximately 27% of the unsheltered homeless population was veterans. In Simi Valley, approximately nine percent of the unsheltered homeless population was veterans. In Thousand Oaks, approximately 15% of the unsheltered homeless population was veterans. In the City of San Buenaventura, approximately 12% of the unsheltered homeless population was veterans. In the Urban County, approximately 21% of the unsheltered homeless population was veterans.

**Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.**

Camarillo: The 2014 Homeless Count found 38 homeless persons in Camarillo—all of whom were unsheltered. Approximately seven percent of the unsheltered population was Black and 73% was White. About 10% identified themselves as Hispanic.

Simi Valley: The 2014 Homeless Count found 194 homeless persons in Simi Valley. A total of 177 homeless persons were unsheltered. Approximately three percent of the unsheltered population was Black and 71% was White. About 15% identified themselves as Hispanic.

Thousand Oaks: The 2014 Homeless Count found 130 homeless persons in Thousand Oaks. A total of 74 homeless persons were unsheltered. Approximately three percent of the unsheltered population was Black and 68% was White. About 18% identified themselves as Hispanic.

San Buenaventura: The 2014 Homeless Count found 495 homeless persons in San Buenaventura. A total of 284 homeless persons were unsheltered. Approximately five percent of the unsheltered population was Black and 64% was White. About 18% identified themselves as Hispanic.

Urban County: The 2014 Homeless Count found 213 homeless persons in the Urban County. A total of 107 homeless persons were unsheltered. Less than one percent of the Urban County's unsheltered population was Black and 36% was White. About 41% identified themselves as Hispanic.

### **Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.**

Camarillo: The 2014 Homeless Count found 38 homeless persons in Camarillo—all of whom were unsheltered. Approximately 35% of the unsheltered population had a chronic illness and a significant proportion suffered from a disability—including physical (14%), mental (24%) and developmental disabilities (3%). Approximately 35% were victims of domestic violence.

Simi Valley: The 2014 Homeless Count found 194 homeless persons in Simi Valley. Seventeen persons were residing in emergency shelters. A total of 177 homeless persons were unsheltered. Almost one-half (47%) of the unsheltered population had a chronic illness and a significant proportion suffered from a disability—including physical (50%), mental (47%), and developmental disabilities (25%). Approximately 26% were victims of domestic violence.

Thousand Oaks: The 2014 Homeless Count found 130 homeless persons in Thousand Oaks. Thirty four persons were residing in emergency shelters and an additional 22 persons were residing in transitional housing. A total of 74 homeless persons were unsheltered. About one-third (37%) of the unsheltered population had a chronic illness and a significant proportion suffered from a disability—including physical (42%), mental (26%), and developmental disabilities (22%). Approximately 23% were victims of domestic violence.

San Buenaventura: The 2014 Homeless Count found 495 homeless persons in San Buenaventura. About 119 persons were residing in emergency shelters and an additional 92 persons were residing in

transitional housing. A total of 284 homeless persons were unsheltered. Approximately 43% of the unsheltered population had a chronic illness and a significant proportion suffered from a disability—including physical (38%), mental (30%), and developmental disabilities (11%). Approximately 27% were victims of domestic violence.

Urban County: The 2014 Homeless Count found 213 homeless persons in the Urban County. Thirty-four persons were residing in emergency shelters and 72 persons were residing in transitional housing. A total of 107 homeless persons were unsheltered. Nearly one-third (31%) of the unsheltered population had a chronic illness and a significant proportion suffered from a disability—including physical (26%), mental (23%), and developmental disabilities (12%). Approximately 23% were victims of domestic violence.

**Discussion:**

See discussions above.

## NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)

### Introduction

Certain households, because of their special characteristics and needs, may require special accommodations and may have difficulty finding housing due to their special needs. Special needs groups include the elderly, persons with disabilities, persons with HIV/AIDS, female-headed households, large households, homeless persons, and persons at-risk of homelessness.

### Describe the characteristics of special needs populations in your community:

Elderly: According to the 2010 Census, nearly 13% of the population in the Regional CP Area was 65 years and over. Nearly one-quarter (23%) of all households in the Regional CP Area were headed by householders 65 years and over, the majority of which were owner-occupied (79%). Based on 2006-2010 ACS data, approximately seven percent of persons 65 years and over had incomes below the poverty level. Furthermore, the 2008-2012 ACS indicates that 33% of persons 65 years and over had one or more disabilities. Ambulatory difficulties (64%) and independent living difficulties were the most prolific disabilities among elderly.

Persons with Disabilities: According to the 2008-2012 ACS, 10% of the population in the Regional CP Area was affected by one or more disabilities. Among persons living with disabilities, ambulatory difficulties were the most prevalent (50%), followed by cognitive difficulties and independent living difficulties (37% each).

Large Households: Large households are those with five or more members. According to the 2010 Census, approximately 14% of the households in Regional CP Area were large households. The majority of large households were Owner-occupied households (64%).

Single-Parent Households: As of 2010, an estimated 8% of households in the Regional CP Area were headed by single parents; the large majority of which were headed by females (69%). Data from the 2006-2010 ACS indicates that approximately 23% (2,864 households) of female-headed households with children in the Regional CP Area had incomes below the poverty level.

Victims of Domestic Violence: Domestic violence calls are on the rise in Ventura County. The rate of calls have more than doubled in the past 20 years—from 41 calls to 88.8 calls per 10,000 residents. In 2012, Oxnard had the highest number (475 reports) of reports of domestic violence, followed by the cities of San Buenaventura (225 reports), Simi Valley (128 reports), and Thousand Oaks (107 reports).

Farmworkers: According to the 2002 California Institute for Rural Studies, Ventura County is home to over 35,000 seasonal and migrant agricultural workers, 80% of whom are uninsured. Approximately 34%

were estimated to be undocumented residents. Data on employment by industry and occupation from the 2006-2010 ACS indicates approximately 6,946 people were employed in the combined industry of agriculture, forestry, fishing and hunting, and mining.

Persons Dealing with Alcohol/Substance Abuse: According to the 2012 Transforming Ventura County Communities Study, 36% of Ventura County adults admitted to binge drinking (five or more drinks on one occasion) within the past year. This translates to approximately 160,434 persons 21 years and over in the Regional CP Area. Hispanics were more likely than Whites to admit to binge drinking and residents below the poverty level are more likely to engage in binge drinking than any other economic status level.

Veterans: According to the U.S. Department of Veterans Affairs VetPop2011, an estimated 46,442 veterans were living in Ventura County as of September 2010. VetPop2011 projects the population will decline to approximately 39,493 veterans in Ventura County by September 2015. Approximately 11% of the unsheltered homeless persons identified in the 2014 Ventura County Homeless Count were veterans.

### **What are the housing and supportive service needs of these populations and how are these needs determined?**

Elderly: According to the Insight Center for Community and Economic Development, in 2012, 39% of seniors did not have enough income to meet their most basic needs. This translates to approximately over 31,000 seniors struggling to make ends meet in Ventura County. A large number of seniors (35%) also fall into the “eligibility gap,” with incomes above the Federal Poverty Line but below the Elder Index. These elders don’t have enough money to cover their most basic needs, but have too much to qualify for many public programs. The 2009 California Health Interview Survey (CHIS) found that falls are a key cause of injury for the elderly and seniors living alone are particularly at risk.

Persons with Disabilities: Disabled persons could benefit from special modifications, adaptive equipment, or other features in their home. These individuals would also benefit from a variety of supportive services including health care and health programs, special education services, independent living assistance, and transportation services.

Large Households: The limited availability of affordable adequately sized units is a problem faced by lower-income large households.

Single-Parent Households: Single-parent households typically have needs for affordable and quality child care. Despite the existence of resources, it is difficult for some families to qualify for subsidized services. Many single-parent households also need support services for parenting. Often, inadequate transportation service and high transportation costs are also concerns.

Victims of Domestic Violence: Domestic violence policies for responding officers are suspected to vary by jurisdiction in Ventura County, and it is unclear whether jurisdictions utilize a model response policy. A universal set of protocol and guidelines, that meet the requirements of State law, should be established in order to more effectively assist victims of domestic violence.

Farmworkers: The lack of safe and affordable housing and transportation for hired farmworkers is a problem. The vast majority of California's hired specialty crop agricultural workers rely on private vehicles to get themselves to and from work, often relying on ride sharing arrangements with co-workers and/or supervisors, and frequently paying a significant portion of their day's wages for transportation. These transportation options are also often unreliable. The transportation needs of the specialty crop sector in particular, and unincorporated rural communities in general, are often overlooked and/or not prioritized in regional transportation planning processes.

Persons with Drug/Alcohol Addictions: Certain school districts have a higher prevalence of students who abuse alcohol and drugs. More needs to be done to reduce the rate of alcohol and drug use among adolescents, especially in the high use school districts of Ventura Unified, Fillmore Unified, and Ojai Unified.

Veterans: Young veterans have unemployment rates around 20%, according to the 2011 United Way of Greater Los Angeles Veterans Report. As many Ventura County veterans are young, resources that promote their skills and open doors to employment opportunities are needed. The problems facing veterans are not the result of insufficient resources but rather inefficient implementation. The report also found that only about one-half of young veterans have pursued Veterans Administration (VA) care. Those that do, wait an average of 377 days for a response to their claim.

### **Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:**

As of 2012, there have been a cumulative total of 1,208 reported cases of AIDS and 634 deaths in Ventura County. There have also been 404 cases of HIV reported. Of those diagnosed with AIDS in 2012, 61% were White and 39% were Hispanic. The majority were men (91%) and the age group most affected were men and women between the ages of 25 and 44 (56%). Three-quarters of patients were diagnosed with HIV and AIDS simultaneously. Of those diagnosed with HIV in 2012, 48% were White, five percent were Black, and 39% were Hispanic. Ventura County Public Health reports coexisting substance abuse and mental health issues among many HIV/AIDS patients. Reviews of client records at VCPH reveals that over 25% of case managed clients are found to require treatment for significant mental health issues. A majority of clients present with substance abuse issues. Twenty percent are triple diagnosed with HIV/AIDS, substance abuse and mental health issues.

The co-existence of substance abuse and mental illness among the County’s population of persons diagnosed with HIV/AIDS creates significant drug interaction issues as well as barriers to drug therapy adherence, increasing the need for treatment education and adherence counseling. The 2011 Needs Assessment on HIV/AIDS was facilitated through collaboration between the HIV/AIDS-The Center (Ventura County Public Health) and members of the community-based HIV/AIDS Coalition of Ventura County (HCVC). Both Latinos and Whites with HIV/AIDS experience high levels of medical care and assistance, however, a higher proportion of Latinos identify these services as still needed. Survey respondents identified dental care and financial assistance for medical care as key gaps in services. The top-ranked service need identified was housing assistance (this includes assistance with either finding an affordable apartment, receiving assistance with rent, or receiving assistance with utilities). Of those who responded to the survey about support services, 23% of Latinos and 11% of Whites ranked benefits counseling as a “need now” service. Latinos are also more likely to need housing assistance, personal help at home, transportation services, and legal services. In addition, Spanish-only speakers are more likely to be in need of assistance with food stamps, meal-planning, legal assistance, and both individual and group counseling services.

**Discussion:**

See discussions above.

## **NA-50 Non-Housing Community Development Needs - 91.215 (f)**

### **Describe the jurisdiction's need for Public Facilities:**

The Regional CP Area covers a large geographic area with a diverse population, leading to a myriad of community development needs. The following highlights the types of needs in the Regional CP Area.

Fillmore: Fire equipment is in need of repair and/or replacement.

Ojai: The aging senior center, "The Little House," is in need of rehabilitation.

Santa Paula: The restroom facilities in Mill Park, a recreation space that serves low and very low income residents of the City, are in need of interior and exterior rehabilitation in order to provide a safer environment for users. Fire protection equipment is also in need of replacement and upgrades, as well as renovations of Fire Stations.

Thousand Oaks: There is a need in the community for a year-round emergency shelter, particularly for homeless single-parent families.

San Buenaventura: Outdoor restroom rehabilitation at Westpark Community Center, which serves low- and very-low income residents; ADA improvements in public facilities citywide.

Countywide: There are significant unmet needs for facilities to serve persons who are homeless – needs include Bridge Housing (places for temporary placement pending location of appropriate housing for persons who are homeless including those released from jail), locations for social model detoxification services, respite care beds for persons discharged from hospitals and other health care facilities, 'under one roof' facilities that provide access to essential services for homeless persons in one centralized location. In addition, there are needs to support the facility needs of nonprofit organizations that provide a range of services for low and moderate income persons, as well as those with special needs.

### **How were these needs determined?**

Staff from the Regional CP Area were asked to identify specific public facilities needs for the jurisdiction. Participants in the outreach program were also invited to comment on housing and community development needs.

### **Describe the jurisdiction's need for Public Improvements:**

Moorpark: There is currently a need to provide ADA accessibility from Moorpark Avenue to the Moorpark City Library, Community Center and City Hall.

Simi Valley: A number of walkways in the City are in need of handicap ramps to facilitate the path of travel for seniors and the disabled. Several streets located in low- and moderate-income neighborhoods are also in need of rehabilitation to improve conditions and safety for users.

San Buenaventura: There is a need for sidewalk and street repairs, accessibility improvements, and improvements to and development of park facilities, particularly in the low-income Westside Community. Street and Sidewalk improvements in the recently incorporated Montalvo area (September 2012) have been identified. There is a continuing need for permanent facilities for addressing homelessness.

Camarillo: There is a need to provide increased ADA accessibility throughout the City, specifically the addition of handicap access ramps.

Countywide: As water, sewer, and storm drain systems age, repairs and replacement will continue to be necessary.

### **How were these needs determined?**

Staff from the Ventura Urban County and participating entitlement jurisdictions were asked to identify specific public improvement needs for the jurisdiction.

### **Describe the jurisdiction's need for Public Services:**

The following have been identified as top public service needs in the Regional CP area:

- Mental Health Services
- Transportation Services
- Youth Activities
- Homeless Shelters and Services
- Services for the Disabled
- Job Creation/Retention
- Employment Training

### **How were these needs determined?**

These needs were identified based on the results of the Housing and Community Development Needs Survey that was administered for the preparation of this Regional CP. The Survey was made available both on-line and in hard copy form. A total of 171 responses were received.

# Housing Market Analysis

## MA-05 Overview

### Housing Market Analysis Overview:

Ventura County's economy has stabilized in recent years, but modest job growth in some sectors continues to be offset by job losses in other sectors. Unemployment is slowly declining but the California Employment Development Department does not expect a return to peak levels of employment until 2017, ten years after the onset of the national recession and eight years after the recovery began. The unemployment rate for the County was in double digits from 2009 to 2011, and it continues to remain above the national average—though it is lower than the State's unemployment rate. As of August 2014, the unemployment rate in Ventura County was at 6.8%, compared to 7.4% in the State and 6.1% in the nation.

According to DQNews, median home prices in the region ranged from \$253,809 in Port Hueneme to \$580,966 in Thousand Oaks during 2013. The countywide median was \$469,260 in 2013, an increase of 20% compared to that in 2012.

## MA-10 Housing Market Analysis: Number of Housing Units - 91.210(a)&(b)(2)

### Introduction

The Regional CP Area had approximately 228,923 housing units in 2010, representing an 11% increase from 2000. Overall, the housing stock was comprised of about 77% single-family units (detached and attached), 19% multi-family units, and 4% mobile homes. Approximately 69% of the housing units were owner-occupied and 31% were renter-occupied as of 2010. The majority of the housing in the Regional CP Area was built more than 30 years ago, with approximately 61% of units built prior to 1979. Given their age some of the pre-1980 units may require rehabilitation and improvements.

### All residential properties by number of units

Property Type	Number	%
1-unit detached structure	149,556	66%
1-unit, attached structure	24,994	11%
2-4 units	11,856	5%
5-19 units	16,678	7%
20 or more units	14,025	6%
Mobile Home, boat, RV, van, etc	8,798	4%
<b>Total</b>	<b>225,907</b>	<b>100%</b>

**Table 27 – Residential Properties by Unit Number**

Data Source: 2007-2011 ACS

### Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	488	0%	2,204	3%
1 bedroom	1,826	1%	15,861	23%
2 bedrooms	22,483	15%	26,005	38%
3 or more bedrooms	121,130	83%	23,623	35%
<b>Total</b>	<b>145,927</b>	<b>99%</b>	<b>67,693</b>	<b>99%</b>

**Table 28 – Unit Size by Tenure**

Data Source: 2007-2011 ACS

**Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.**

As of 2015:

Camarillo: The City has a total of 875 affordable units. Most projects received multiple types of assistance including tax credit financing, CDC funds, assistance from AHACV, and CDBG funds. The City also reduced or waived development standards for 155 units.

Fillmore: The County utilized HOME funding to develop 8 units at the Fillmore Central Station Townhomes.

Moorpark: The City has a total of 446 affordable units. Tafoya Terrace is a 30-unit affordable project operated by AHACV. The City negotiated the affordability of Waterstone Apartments (62 units) via a Development Agreement. Villa Del Arroyo Mobile Home Estates was purchased with Mortgage Revenue Bonds. The Vintage Crest Apartments (190 units) utilized a bond program and Villa Campesina (62 units) is a “sweat-equity” project. The County also utilized HOME funding to make four units affordable at the Charles Street Apartments.

Ojai: There are four assisted projects in the City: Whispering Oaks (101 units); Montgomery Oaks (21 units); and two Section 8 properties totaling 15 units. The County also utilized HOME funding to make 11 units affordable at Montgomery Oaks.

Port Hueneme: PHHA owns two public housing developments: Mar-Vista (60 units) and Hueneme Village (30 units). Casa Pacifica (91 units) was constructed using a HUD market-rate program. The City used redevelopment funds to rehabilitate 8 “A” Street Apartments.

San Buenaventura: The City has over 720 affordable rental housing units. These projects were funded with a variety of mechanisms, including density bonus, CDBG, HOME, redevelopment, and LIHTC, among others. CDBG projects include WAV (54 units); SHORE (15 units); Snapdragon Apartments (28 units); and Vince Street Transitional Housing (10 units). HOME-funded projects include: Kalorama Apartments (24 units); the Vince triplex; Chapel Lane Apartments (38 units); Azahar Place (60 units); Soho Apartments (12 units); El Patio Hotel (42 units), and distressed properties (3 units). LIHTC was used for Garden Estates Apartments and Cypress Meadows Apartments, and HACSB assisted in the development of the Olive Street Apartments, and Encanto del Mar (37 units).

Santa Paula: The CEDC has developed 139 affordable units in the City. The City's Housing Authority owns El Dorado and Orchards at Santa Paula (44 units combined). Tax credit financing was used for the Santa Paula (151 units). Bonds were used for Santa Paula Village (56 units) and CDBG funds were used for Vista Hermosa (24 units). The County also utilized HOME funding for Citrus Grove (6 units) and 44 affordable units at various properties: Casa Bella, Harvard Court, Harvard Place, Oakwood Court, Plaza Amistad, Cemetery Road, Vista Hermosa, Yale Street, and Casa Garcia.

Simi Valley: The City has over 1,500 affordable units. The majority of these units utilized density bonus provisions (984 units) and CDA grants and loans (947 units). Two projects utilized HUD funding—the 74-unit Heywood Gardens and the 14-unit Casa de Paz. A handful of communities used tax exempt bonds

(732 units) and tax credit financing (700 units). The County also utilized HOME funding for Appleton House (6 units).

Thousand Oaks: The City has 1,146 affordable units that utilized various funding sources including HUD, Tax Credits, MHSA, AHP, MHP, HOME, CalHFA and development incentives. The City also has 40 affordable ownership units funded with Redevelopment funds, City Housing Trust Funds or development incentives. The County utilized HOME funding to make three units affordable at Warwick Apartments.

Unincorporated County: AHACV operates Colina Vista (35 units) and Summerwind Apartments (15 units). Valle Naranjal (66 units) utilized CDBG and HOME funding.

**Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.**

Camarillo: Only one project is considered at risk of converting to market rate before 2023. Ponderosa Village was constructed in 1979 with a 221 (D) (4) market rate mortgage. The Section 8 contract for Ponderosa Village is currently due to expire in 2014. However, the City of Camarillo entered into an agreement with the owner of Ponderosa Village prior to the project's construction. This agreement provides an exception to the City's Parking Ordinance. Should the project ever convert to a use other than senior housing, parking would need to be provided in compliance with the parking ordinance. This agreement runs in perpetuity with the land and is binding upon all future owners of the property. Given these requirements, it is unlikely that Ponderosa Village will convert to market-rate in the near future.

Fillmore: There are no at-risk assisted housing projects.

Ojai: No affordable properties are at risk of converting to market rate before 2023.

Moorpark: No affordable properties are at risk of converting to market rate before 2023.

Port Hueneme: Because Mar Vista and Hueneme Village are owned by PHHA, their long-term affordability is secure and they are not considered to be at-risk. Casa Pacifica is 91-unit apartment building for low-income seniors and disabled persons originally constructed in 1979 using a HUD market-rate program for the production/rehabilitation of multi-family properties. According to the CHPC, the expiration date for this project is 2031. In 2007, the Port Hueneme Redevelopment Agency used Housing Set-Aside funds to acquire and rehabilitate the eight-unit "A" Street Apartments to meet the affordable housing needs of very low-income renters. Because these units are publicly-owned, they are not considered to be at-risk.

San Buenaventura: Six of the City's affordable projects contain units determined to be at risk of conversion to market-rate housing before 2021: 152-162 Bell Way (two units); 664 Riverside (two units);

Garden Estates (26 units); Kalorama Apartments (six units); Olive Street (four units); and Vince Tri-Plex (three units).

Santa Paula: No affordable properties are at risk of converting to market rate before 2023.

Simi Valley: There are a total of 251 affordable units in Simi Valley at risk of converting to market-rate by 2020.

Thousand Oaks: Conejo Futures Apartment was financed by a HUD Section 221(D)(4) program. The project is considered to be at a low risk of converting to market rate prior to 2021. Two other projects—Sunset Villas and Schillo Gardens—with a total of 40 lower-income units are also at risk of converting to market rate before 2020.

Unincorporated County: Projects owned and operated by AHACV are permanently affordable. Valle Naranjal was completed in 2012 and is not eligible to convert to market rate within this Regional CP planning period or in the near future. According to the California Housing Partnership Corporation, there are no “high-risk” properties located in the unincorporated areas of Ventura County. However, there is one project known as Via Calleguas that is listed as a “low-risk” affordable housing project. The Villa Calleguas project is not at-risk for being converted to market-rate housing until 2039 or later due to the 40-year restriction in accordance with HUD Section 811.

### **Does the availability of housing units meet the needs of the population?**

According to the CHAS data by HUD, mismatches in terms of supply and affordability exist in the Regional CP Area. Approximately 23,420 households earning less than 30% of AMI reside in the Regional CP Area; however, there are only 4,535 dwelling units affordable to those at this income level. Similarly, there are 22,655 households earning between 31% and 50% of AMI and only 12,556 housing units affordable to those at this income level. With approximately 37,786 housing units in the Regional CP Area that are affordable to households earning between 51% and 80% AMI, there are more than enough units to accommodate the 33,785 households at this income level. However, a housing unit affordable to a particular income group does not mean the unit is actually occupied by a household in that income group. Therefore, the affordability mismatches are likely to be more severe than what is presented by the CHAS data.

In addition, according to the 2010 Census, approximately 14% of the households in the Regional CP Area were large households (comprised of five or more persons). The limited availability of affordable adequately sized rental units is a problem faced by these households. The vast majority (83%) of the ownership housing in the Regional CP Area was comprised of larger units (i.e. with three or more bedrooms). By comparison, only 34% of rental housing was comprised of these larger units. This disparity may explain the larger number of overcrowded renter-households in the Regional CP Area.

### **Describe the need for specific types of housing:**

The Regional CP Area has the greatest need for housing affordable to households that earn less than 50% of AMI. Larger rental units (i.e. with three or more bedrooms) are also in short supply.

**Discussion**

See discussions above.

## MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

### Introduction

One of the most important factors in evaluating a community's housing market is the cost of housing and, even more significant, whether the housing is affordable to households who live there or would like to live there. Housing problems directly relate to the cost of housing in a community. If housing costs are relatively high in comparison to household income, a correspondingly high rate of housing cost burden and overcrowding could result.

The cost of homeownership in Ventura County has increased significantly since 2000. The median sales price for a home in the County according to DQNews was \$490,000 in 2013, representing an increase of 105 percent.

Rental rates in the County vary by jurisdiction and bedroom size, with market rents ranging from \$793 for a studio apartment unit in Fillmore to \$4,056 for a five-bedroom single family home in Moorpark (according to rental listings on Craigslist). The Ventura County Apartment Market Survey prepared by the Dyer Sheehan Group in January 2014 reported a countywide average rent of \$1,536. The Fair Market Rents (FMR) established by HUD for participation in federal housing programs are shown in Table 32.

### Cost of Housing

	Base Year: 2000	Most Recent Year: 2011	% Change
Median Home Value	0	0	0%
Median Contract Rent	0	0	0%

Table 29 – Cost of Housing

Rent Paid	Number	%
Less than \$500	7,499	11.1%
\$500-999	10,738	15.9%
\$1,000-1,499	21,738	32.1%
\$1,500-1,999	17,204	25.4%
\$2,000 or more	10,514	15.5%
<b>Total</b>	<b>67,693</b>	<b>100.0%</b>

Table 30 - Rent Paid

Data Source: 2007-2011 ACS

## Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	4,535	No Data
50% HAMFI	9,200	3,356
80% HAMFI	29,821	7,965
100% HAMFI	No Data	12,647
<b>Total</b>	<b>43,556</b>	<b>23,968</b>

**Table 31 – Housing Affordability**

Data Source: 2007-2011 CHAS

## Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	922	1,102	1,479	2,043	2,364
High HOME Rent	922	1,069	1,284	1,475	1,626
Low HOME Rent	782	838	1,005	1,161	1,295

**Table 32 – Monthly Rent**

**Alternate Data Source Name:**  
HUD FMR and HOME Rents 2014  
**Data Source Comments:**

## Is there sufficient housing for households at all income levels?

According to the CHAS data by HUD, mismatches in terms of supply and affordability exist in the Regional CP Area. Approximately 23,420 households earning less than 30% of AMI reside in the Regional CP Area; however, there are only 4,535 dwelling units affordable to those at this income level. Similarly, there are 22,655 households earning between 31% and 50% of AMI and only 12,556 housing units affordable to those at this income level. With approximately 37,786 housing units in the Regional CP Area that are affordable to households earning between 51% and 80% AMI, there are more than enough units to accommodate the 33,785 households at this income level. However, a housing unit affordable to a particular income group does not mean the unit is actually occupied by a household in that income group. Therefore, the affordability mismatches are likely to be more severe than what is presented by the CHAS data.

## How is affordability of housing likely to change considering changes to home values and/or rents?

The financial crisis of 2007 brought about significant decreases in home prices throughout the County. Since that time, however, home prices have recovered somewhat. As median prices continue to stabilize in the coming years, housing affordability in the region may become a more pressing issue—particularly

because homes in the County are some of the most expensive in southern California. Furthermore, many would-be buyers in Ventura County are unable to stretch their finances enough to buy in today's more conservative lending environment.

**How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?**

According to the Ventura County Apartment Market Survey conducted by Dyer Sheehan Group in January 2014, overall average rent in Ventura County was \$1,536 among over 27,000 units surveyed.

Based on a survey of rental listings on [www.craigslist.org](http://www.craigslist.org), market rents in the County area vary by jurisdiction and bedroom size. On the whole, rents were highest in Thousand Oaks and Camarillo. Port Hueneme had the lowest one-bedroom unit rents (\$950) and Santa Paula had the lowest two- and three-bedroom unit rents (\$1,263 and \$1,625 respectively). Market rents are generally higher than the Fair Market Rents for all units ranging in size from no bedrooms to four bedrooms (Table 32).

**Discussion**

See discussions above.

## MA-20 Housing Market Analysis: Condition of Housing - 91.210(a)

### Introduction

Assessing housing conditions in Ventura County can provide the basis for developing policies and programs to maintain and preserve the quality of the housing stock. The American Community Survey defines a "selected condition" as owner- or renter-occupied housing units having at least one of the following conditions: 1) lacking complete plumbing facilities; 2) lacking complete kitchen facilities; 3) more than one occupant per room; and 4) selected monthly housing costs greater than 30% of household income. Based on this definition, almost half of all renter-occupied households (47%) in the Regional CP Area had at least one selected condition between 2007 and 2011 (Table 32). A slightly lower proportion of owner-occupied households (40%) had at least one selected condition.

### Describe the jurisdiction's definition for "substandard condition" and "substandard condition but suitable for rehabilitation":

In the Regional CP Area, substandard housing conditions may consist of the following: structural hazards, poor construction, inadequate maintenance, faulty wiring, plumbing, fire hazards, and inadequate sanitation. Substandard units suitable for rehabilitation are those units where the total rehabilitation costs do not exceed 25% of the after-rehabilitation value.

### Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	58,726	40%	31,943	47%
With two selected Conditions	1,745	1%	4,314	6%
With three selected Conditions	203	0%	119	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	85,253	58%	31,317	46%
<b>Total</b>	<b>145,927</b>	<b>99%</b>	<b>67,693</b>	<b>99%</b>

Table 33 - Condition of Units

Data Source: 2007-2011 ACS

### Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	14,968	10%	7,059	10%
1980-1999	45,395	31%	17,532	26%
1950-1979	78,521	54%	36,783	54%
Before 1950	7,043	5%	6,319	9%
<b>Total</b>	<b>145,927</b>	<b>100%</b>	<b>67,693</b>	<b>99%</b>

**Table 34 – Year Unit Built**

Data Source: 2007-2011 CHAS

**Risk of Lead-Based Paint Hazard**

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	85,564	59%	43,102	64%
Housing Units build before 1980 with children present	9,766	7%	5,926	9%

**Table 35 – Risk of Lead-Based Paint**

Data Source: 2007-2011 ACS (Total Units) 2007-2011 CHAS (Units with Children present)

**Vacant Units**

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	11,800	0	11,800
Abandoned Vacant Units	2,787	0	2,787
REO Properties	611	0	611
Abandoned REO Properties	0	0	0

**Table 36 - Vacant Units**

Alternate Data Source Name:  
American Community Survey and Realtytrac.com  
Data Source Comments:

**Describe the need for owner and rental rehabilitation based on the condition of the jurisdiction's housing.**

Given the age of the housing stock in the Regional CP Area, the number of substandard housing units is moderate. Housing age can indicate general housing conditions within a community. Housing is subject to gradual deterioration over time. Deteriorating housing can depress neighboring property values, discourage reinvestment, and eventually impact the quality of life in a neighborhood. According to the 2007-2011 ACS data, 61% of the housing stock in the Regional CP Area was constructed prior to 1980. Approximately 59% of owner-occupied housing and 64% of renter-occupied housing in the City is over 30 years old (built before 1980). Approximately 16% of housing units are 50 years of age or older (built before 1960), indicating that a moderate portion of the housing stock may need significant improvements and rehabilitation.

**Estimate the number of housing units within the jurisdiction that are occupied by low or moderate income families that contain lead-based paint hazards. 91.205(e), 91.405**

Housing age is the key variable used to estimate the number of housing units with lead-based paint (LBP). Starting in 1978, the federal government prohibited the use of LBP on residential property.

National studies estimate that 75% of all residential structures built prior to 1970 contain LBP. Housing built prior to 1940 is highly likely to contain LBP (estimated at 90% of housing units), and in housing built between 1960 and 1979, 62% of units are estimated to contain LBP.

According to the 2007-2011 ACS Five-Year Estimates, approximately 59% of owner-occupied housing and 64% of renter-occupied housing in the Regional CP Area were built prior to 1980. Using the 75% national average of potential LBP hazard, an estimated 97,155 units (65,462 owner-occupied units and 31,693 renter-occupied units) may contain LBP. Furthermore, approximately 27% of the owner-households and 57% of the renter-households are low- and moderate-income. These figures translate to 17,675 owner units and 18,065 renter units with potential LBP may be occupied by low- and moderate-income households.

Based on CHAS data on household type, tenure, and age of housing, about 7% of owner-occupied and 9% of renter-occupied housing units are at risk of containing lead-based paint hazards and have children present. Specific information on household income by age of housing unit is not available.

## **Discussion**

## **MA-25 Public And Assisted Housing - 91.210(b)**

### **Introduction**

This section reviews the Public Housing units and Housing Vouchers administered by the four Housing Authorities in the Regional CP Area. Other publicly assisted housing projects are also summarized.

As of July 2013, AHACV owns and operates 355 units of public housing in seven complexes. Since 2005, the AHACV successfully completed rehabilitation of Summerwind (formerly “The Palm”). This project, located in Piru, had been a former motel which was illegally converted by a previous owner, and substantial renovations were required to bring the property up to code. Consisting of 15 units, Summerwind is now a fully-occupied family development. During this time, AHACV also completed construction of Meadowbrook, a 13-unit family development, and the rehabilitation of Mira Vista Village, a 305-unit senior development, both of which are located in Camarillo. Development is currently underway on a multi-family project in Moorpark known as Charles Street, and a family development in Thousand Oaks on the AHACV’s Los Feliz Drive property.

HACSB owns, manages, and maintains 716 conventional public housing units in the San Buenaventura, ranging in size from zero bedrooms to four bedrooms. The units are located throughout the City in five different Asset Management Projects (AMPs).

PHHA owns and operates two public housing developments for a total of 90 units for seniors and families.

SPHA does not own or operate any public housing units. However, the Agency does own four affordable housing complexes for a total of 52 units for seniors and families. SPHA also acts as Administrative Managing Partner of the Harvard Place Apartments, a 40-unit affordable rental development for persons with special needs.

## Totals Number of Units

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available	0	0	1,162	4,654	270	4,105	139	932	0
# of accessible units									
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**Table 37 – Total Number of Units by Program Type**

Data Source: PIC (PIH Information Center)

### Describe the supply of public housing developments:

### Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

Three of AHACV’s complexes (165 units) are located within the Urban County—the Roth Apartments (a family development in Meiners Oaks), Whispering Oaks (a seniors/disabled project in the City of Ojai), and Tafoya Terrace (senior project in Moorpark). AHACV also operates Colina Vista, a low-income tax credit project in Piru with 35 rental units (two are handicapped accessible) and a 15-unit apartment complex known as Summerwind Apartments located in the unincorporated area outside Fillmore. These are not public housing and receive no HUD subsidy. All AHACV properties are maintained to the highest standard of decent, safe, and sanitary housing. A Physical Needs Assessment was recently completed to assist in possible future rehabilitation needs. In 2009, AHACV received Public Housing Capital Fund Stimulus (Formula) Recovery Act funds to replace windows at five public housing sites. More recently, the AHACV was awarded \$5.4 million in tax credit funding to assist with renovations (including water and energy saving elements) at Colinas Vista Family Apartments in Piru. The renovations were completed in late 2013. AHACV has identified the following improvements as necessary over the next few years: 1) re-sealing of parking lots, sidewalk grinding and replacement, screen doors, painting, playground improvements, landscape improvements and fencing for all public housing sites; 2) driveway replacement at Whispering Oaks Apartments; and 3) Phase 2 Energy Performance Contract.

In 2013, HACSB received approval to convert 144 public housing units to non-profit ownership with rents being subsidized with Project-Based Vouchers through RAD (Rental Assistance Demonstration). This conversion allowed HACSB to access Low Income Housing Tax Credit equity to invest in capital improvements, provided an important revenue stream and expanded the Agency's capacity to serve. HACSB also received approval to convert an additional 380 units. HACSB continues to provide well-maintained units for its residents, and staff continue to ensure public housing complexes operate effectively and efficiently. In that regard, HACSB most recently completed an update of its Physical Needs Assessment in 2007. In this Assessment, HACSB identified the following sites as in need of immediate repairs: Westview Village I, Westview Village II, The Palms, Buena Vida, Villa de Oro, Villa Pacifica, Jamestown, and Gregory Gardens.

PHHA owns and operates 30 units of family housing at Hueneme Village. This development consists of 15 duplex units ranging in size from one bedroom to three bedrooms. PHHA also owns and operates 60 units of housing at Mar Vista Apartments for persons 62 years of age and older or persons with disabilities. Mar Vista is a five-story building comprised of 40 studio units and 20 one-bedroom units. During FY 2012, PHHA utilized HUD Capital Fund Program (CFP) funds to build a community garden at the Mar Vista Development and to replace four floors of floor covering and corridor windows in the common areas. PHHA has identified the following improvements as necessary over the next few years: 1) continue with employee training; and 2) purchase new laundry equipment at Mar Vista.

SPHA owns and operates affordable rental housing; however, none of these units are considered public housing.

Public housing units are inspected regularly. To be a passing score a public housing property must have a score of 60 or more. One property in Ventura County did not receive a passing score in 2014.

## Public Housing Condition

Public Housing Development	Average Inspection Score
1854 Los Feliz Dr. Apartments	82
Buena Vida	97
Ellis Terrace	66
Flore Gardens	82
Florence Janss Apartments	54
Mar Vista	90
Roth Apartments	81
Scattered Sites (San Buenaventura)	72
Tafoya Terrace Apartments	70
The Palms	72
Westview Village	92
Whispering Oaks	95

Table 38 - Public Housing Condition

### Describe the restoration and revitalization needs of public housing units in the jurisdiction:

AHACV completed a Physical Needs Assessment of their public housing units in 2011. In this Assessment, HACSB identified the following sites as in need of immediate repairs: Ellis Terrace, Florence Janss, and Whispering Oaks. Most of these necessary repairs involve improvements to the site, mechanical systems and unit interiors. AHACV staff recommended property improvements including modernization and rehabilitation of sites—some of which is funded through the Capital Fund Program. Long term planning is conducted by reviewing work orders for the year, and taking into consideration the life expectancies of current building system.

HACSB most recently completed a Physical Needs Assessment in 2007. In this Assessment, HACSB identified the following sites as in need of immediate repairs: Westview Village I, Westview Village II, The Palms, Buena Vida, Villa de Oro, Villa Pacifica, Jamestown, and Gregory Gardens. Most of these necessary repairs involve improvements to the site and mechanical systems. The Agency continues to seek cost-effective ways to renovate or modernize public housing units, utilizing a trained resident force account as best applicable. The Agency recently received a competitive American Recovery and Reinvestment Act (ARRA) grant of \$1.79 million to complete green energy improvements to one public housing apartment complex located at 1216 Santa Clara Street in San Buenaventura, construction on which finished in March 2012.

PHHA has not yet completed a Physical Needs Assessment.

SPHA has no public housing units.

**Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:**

The AHACV's Resident Services Department arranged for the observance and celebration of National Night Out, an annual campaign involving AHA tenants, law enforcement agencies, neighborhood organizations, and local officials. This unique crime/drug prevention event helps to strengthen neighborhood spirit and police-community partnerships, and is an effective, inexpensive, and enjoyable way in which to promote spirit and police-community partnerships in the fight for greater safety. In conjunction with Ventura County social services agencies and the community at large, the Resident Services Department also provides access and information on employment, adult education and tutoring, parenting skills, wellness programs, health screening, drug abuse treatment and rehabilitation, adult and child protective services, child care, food banks, safety, and anti-fraud presentations. In addition, AHACV works with the Ventura Unified School District and the Superintendent of Schools Office to provide a summer lunch program and operate an after-school program which consists of tutoring, recreation, leadership meetings, and other activities. Transportation services are provided to residents for doctor's appointments (in and out of the County), group grocery shopping, pharmacies, and other locations. Referrals to supportive services are offered to seniors through the Case Management Program. The program links residents with resources in the community including Meals on Wheels, the Brown Bag Program, HICAP information, safety education, and assistance with medical and Medicare questions. Summer employment training is available to Public Housing residents in partnership with the Ventura Unified School District. Residents are trained in the areas of food safety, reporting, and interviewing skills. At AHACV's newest project, located on Charles Street in Moorpark, California Lutheran University students assist children ages 10 and under with homework on select days of the week. Tuesdays and Thursdays are "Teen Zone" days, when youth ages 10 and over can receive homework assistance in a positive atmosphere.

In 2013, HACSB began the Westside Community Garden Project to add garden access as well as nature trails to one of its housing sites. While school is in session, After-School programs for youth are available at several HACSB sites. During summer months, the Lunch Program serves lunches to resident children. In addition, summer activities, field trips, poster contests, and arts and crafts workshops are organized. In addition, Quarterly Nutrition presentations are offered to educate seniors of the importance of a healthy, balanced diet. Food Share continues to operate the Cal-Fresh program at family and senior HACSB sites. In addition to the services discussed above, HACSB provides its public housing residents with the following services/activities:

- Partnership with Ventura Adult Continuing Education: This partnership provides essential skills training, including ESL classes, for residents.
- Social services at the Palms: For harder to serve residents, this program helps build interpersonal skills and improves the ability to function in public settings.
- After-school "learn to golf" program for kids: A unique take on afterschool education teaches the sport of golf, sportsmanship, and etiquette.
- Zumba: This ongoing class is a fun social activity that also provides heart-healthy cardio exercise.

- City Kidz: This faith-based organization offers a variety of afterschool and family programs, including a full, year-round calendar of sports, arts, and recreational activities.
- Community Emergency Response Training: This life-saving program teaches “first responder” emergency skills in the event of a natural disaster.
- Kay Doyle Community Garden: The garden consists of 12 plots and areas for community use and dog walking.

**Discussion:**

## **MA-30 Homeless Facilities and Services - 91.210(c)**

### **Introduction**

According to the Ventura County 2014 Homeless Count and Subpopulation Survey, 1,449 homeless adults and children resided in Ventura County during the point-in-time (P-I-T) count conducted in January of 2014. Of the 1,449 homeless adults and children, 910 or 63% were unsheltered and 539 or 37% were sheltered. Of the sheltered population, 300 were in emergency shelters and 239 in transitional housing programs. Agencies that provide shelter beds for the homeless in Ventura County include:

- Casa Pacifica – transitional housing beds for non-minor dependents (NMDs) between the ages of 18 and 21 years
- The City Center – 30 transitional housing beds for victims of domestic violence and their children
- Coalition for Family Harmony – emergency shelter units for single adults and families
- Conejo Valley Winter Shelter – 30 seasonal emergency shelter beds for families and single persons
- Interface Children & Family Services – emergency shelter beds and transitional housing beds for victims of domestic violence and their children
- Kingdom Center Women’s Shelter – 20 emergency shelter beds and 20 transitional housing beds for single women and women with children
- Lutheran Social Services – 13 transitional housing beds for previously homeless families
- Many Mansions – seven permanent supportive housing beds for homeless transitional aged youth with a mental disability, and 112 permanent supportive housing beds homeless and mentally disabled persons
- Ojai Valley Family Shelter – 30 seasonal emergency shelter beds for families and single persons
- Project Understanding – five transitional housing beds for previously homeless families and transitional housing beds for abandoned homeless pregnant women
- RAIN Transitional Living Center – 70 transitional housing beds for individual and families
- The Rescue Mission Alliance/Lighthouse Women's Shelter – 34 emergency shelter beds for single women with children, 36 emergency shelter beds for single men, and 65 transitional housing beds for women and women with children
- Salvation Army – 41 transitional housing beds for families and single women
- Simi Valley P.A.D.S. – 40 seasonal emergency shelter beds for families and single persons
- Society of Saint Vincent de Paul – 125 seasonal emergency shelter beds for families and single persons

- Turning Point Foundation – 10 emergency shelter beds for homeless mentally ill single persons, 39 transitional housing beds for homeless mentally ill single persons, and 16 permanent supportive housing beds for homeless mentally ill single persons

These facilities are described in further details in later sections.

**Facilities Targeted to Homeless Persons**

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	54	225	254	0	0
Households with Only Adults	46	0	71	96	0
Chronically Homeless Households	0	0	0	0	0
Veterans	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0

**Table 39 - Facilities Targeted to Homeless Persons**

Data Source Comments:

**Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons**

Mainstream resource programs include CalFresh and federally known as the Supplemental Nutrition Assistance Program (SNAP), Medicaid/Medi-Cal; Social Security Disability Income (SSDI), Supplemental Security Income (SSI), and Veteran's Benefits. The local business community, County Job and Career Centers and the local Workforce Investment Board are engaged in providing employment for persons in Ventura County.

**List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.**

The Human Services Agency's Homeless Outreach Project (HOP) provides outreach and case management services to homeless single persons and families throughout Ventura County.

The Ventura County Medical Center Psychiatric Inpatient Unit provides discharge planning and placement assistance to consumers leaving County facilities. The VCMC Psychiatric Unit staff works collaboratively with community agencies and Ventura County Behavioral Health staff to find the appropriate level of care and housing.

Efforts to combat homelessness among veterans and their families including those not eligible for assistance through US VA include: 1) HUD-VASH in partnership with Housing Authority and VA Medical Center; 2) SSVF a collaboration with People Assisting the Homeless; 3) Veterans' Stand Down hosts an annual weekend event to connect homeless veterans with services.; 4) Human Services Agency's Veteran Services Office serves eligible Vets with a wide-range of social and housing services; 5) and State Mental Health Services Act funding partnering with County Health Care Agency serving any Vet with a mental illness through full-service partnerships. In addition, Organizations currently serving homeless veterans in the County include Turning Point Foundation (developing a 10 SRO facility for homeless/mentally ill veterans), Community Action, Project Understanding, Community Assistance Program in Ojai, Samaritan Center, Lutheran Social Services, and County Human Services Agency Homeless Programs, Health Care Agency's One Stop Program and Healthcare for the Homeless Program, the Gold Coast Veteran's Foundation Veterans Home of CA in San Buenaventura, and the VA Outpatient Clinic in nearby Oxnard.

The County of Ventura Children and Family Services provides discharge planning and placement assistance to youth leaving foster care through a Transitional Independent Living Plan beginning when the youth turn 16 years old and every year thereafter. The plan focuses on housing, employment, education, health, and transportation. For youth who do not meet the requirements of the services provided by Children and Family Services, a Transition Age Youth (TAY) center operated by Pacific Clinics is available. Other agencies that provide services to foster-age and transition-age youth include the County of Ventura Human Services Agency's Children and Family Services Independent Living Program

(ILP); Ventura County Health Care Agency Behavioral Health Transitions Program; Pacific Clinics Transitional Aged Youth (TAY) Wellness and Recovery Center; Casa Pacifica's Coaching Independence in Transitional Youth (CITY program); Kids and Families Together; CYC-California Youth Connection; Dark to Dawn Foster and Adoption; Women Of Substance, Men of Honor; Aspiranet (THP+FC provider); Divinity Prophet & Associates (THP+FC provider); and Guiding our Youth (THP+FC provider).

Two non-profit agencies in Ventura County offer services to meet the needs of victims of domestic violence. Interface Children and Family Services offers the Safe Haven (emergency shelter) and Safe Journey (Transitional shelter) programs for victims of domestic violence and their children who have become homeless as a result of domestic violence. The Coalition for Family Harmony provides services to families that are fleeing their home due to domestic violence.

Persons who require ongoing medical or nursing care and who have no identifiable address may be discharged to a respite program at the RAIN project, a County-operated transitional housing program.

In addition, the United Way Certified Outreach/Education Specialist for Covered CA (ACA) conducted outreach at Many Mansion's Hillcrest Villas and at affordable housing developments managed by Cabrillo Economic Development.

## **MA-35 Special Needs Facilities and Services - 91.210(d)**

### **Introduction**

A variety of services and facilities targeting persons with special needs are available in Ventura County.

**Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs**

**Seniors:** According to the Insight Center for Community and Economic Development, in 2012, 39% of seniors did not have enough income to meet their most basic needs, as measured by the Elder Index. This translates to approximately over 31,000 seniors struggling to make ends meet in Ventura County. A large number of seniors (35%) also fall into the “eligibility gap,” with incomes above the Federal Poverty Line but below the Elder Index. These elders don’t have enough money to cover their most basic needs, but have too much to qualify for many public programs. Falls are a key cause of injury in the elderly, and seniors living alone are particularly at risk. In 2007, 60% of seniors received medical care because of falls in the past 12 months.

**Persons with Disabilities:** Persons with disabilities often have limited incomes, but extensive needs for a variety of services. Furthermore, as the majority (more than 78%) of the housing stock in the Regional CP Area was constructed prior to 1990 (before the passage of the American with Disabilities Act), accessible housing is also limited in supply. In general, disabled persons could benefit from special modifications, adaptive equipment, or other features in their home. These individuals would also benefit from a variety of supportive services including health care and health programs, special education services, independent living assistance, and transportation services.

**Persons with Alcohol/Drug Addiction:** Certain school districts have a higher prevalence of students who abuse alcohol and drugs. More needs to be done to reduce the rate of alcohol and drug use among adolescents, especially in the high use school districts of Ventura Unified, Fillmore Unified, and Ojai Unified. Additionally, sober living homes provide a safe, supportive place to live while recovering from alcohol and drug addiction. The need for additional sober living facilities was identified during the public outreach process.

**Persons with HIV/AIDS:** Stable, affordable housing offers the best opportunity for persons living with HIV/AIDS to access drug therapies, treatments, and supportive services that will enhance the quality of life for themselves and their families. Data from a survey administered by the Ventura County Public Health as part of its Ventura County HIV CARE Program Service Plan FY 2011-2013 confirms that housing assistance and personal help at home were high priority support service needs, especially among Latinos living with HIV/AIDS in Ventura County. Part of this study asked participants to rank services that are top

priorities. This revealed housing assistance, including, finding an affordable apartment, receiving assistance with rent, or with utilities as the top priority need. For many of those living with HIV/AIDS, short-term assistance with rent, mortgage, or utility costs alone will provide the necessary support to remain healthy and in stable housing. However, those struggling with the compounding diagnoses of HIV and mental illness and/or substance use may need supportive services in addition to housing assistance. Additionally, a large majority of persons living with HIV/AIDS in Ventura County have low incomes and need support in the form of financial assistance for medical care, transportation, legal services, and other general support services.

**Public Housing Residents:** The following are needs that have been identified by the Housing Authority of the City of San Buenaventura:

- Educational development, employment training, job placement, and job retention services
- Expansion of resident service programs in the following areas: children’s programs, senior programs, and home ownership programs

### **Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing**

In fulfillment of State law, the County Health Care system protocols describe discharge planning as an interdisciplinary responsibility. These procedures have been adopted whether a patient is being discharged from a prolonged hospitalization or has obtained care through the Emergency Room or Ambulatory Clinic. There is also a Ventura Case Managers Meeting run by Human Service Agency and includes participants from Health Care Agency, social workers from both public and private hospitals, the Ventura County jail, and the Ventura County Youth Services Division meet to discuss ways to improve the current discharge planning system. All medical disciplines may refer persons in need of discharge planning to the Social Work Department which makes assessments, provides information and arranges for care, and maintains referral lists for placements for persons requiring ongoing medical care. Persons who require ongoing medical or nursing care and who have no identifiable address may be discharged to a respite program at the RAIN project, a County-operated transitional housing program. Others, upon discharge routinely go to group homes, board and care facilities, or reunite with family or friends.

Shelter Plus Care certificates are also available to assist homeless individuals and families with physical disabilities, mental disabilities, chronic substance abuse, and/or infected with HIV/AIDS by providing long-term affordable rental housing and a broad range of supportive services and treatment.

Residential care facilities also provide supportive housing for persons with disabilities. The following types of facilities are available in Ventura County:

- **Adult Day Care Facilities (ADCF):** Facilities of any capacity that provide programs for frail elderly and developmentally and/or mentally disabled adults in a day care setting.
- **Adult Residential Facilities (ARF):** Facilities of any capacity that provide 24-hour non-medical care for adults ages 18 through 59, who are unable to provide for their own daily needs. Adults may be physically handicapped, developmentally disabled, and/or mentally disabled.
- **Group Homes:** Facilities of any capacity and provide 24-hour non-medical care and supervision to children in a structured environment. Group Homes provide social, psychological, and behavioral programs for troubled youths.
- **Residential Care Facilities for the Elderly (RCFE):** Facilities that provide care, supervision and assistance with activities of daily living, such as bathing and grooming. They may also provide incidental medical services under special care plans.

These facilities are regulated by the State Department of Social Services (DSS), Community Care Licensing Division. According to DSS licensing data, there are 27 adult day care facilities, 82 adult residential facilities, 23 group home, and 219 residential care facilities for the elderly located in the County. The adult day cares have the capacity to serve 1,678 persons and the adult residential facilities have the capacity to serve 594 persons. The group homes have the capacity to serve 199 persons and the residential care facilities for the elderly have the capacity to serve 5,062 persons.

**Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)**

In September 2012, the doors of the Ruben Castro Human Services Center in Moorpark officially opened for business. The 25,000-square-foot building will continue to serve as an under-one-roof facility for non-emergency social, educational and charitable services. Tenants in the new center include the Human Services Agency and the County of Ventura Health Care Agency affiliated Moorpark Family Medical Clinic. The Ruben Castro Center provides increased access to vital services for community residents who are now able to apply for Medi-Cal, CalFresh or CalWORKs and access employment and job search services. The Center also houses Moorpark Pantry Plus, Catholic Charities, Interface Children & Family Services, and First 5 Neighborhoods for Learning.

Adult Protective Services responds rapidly to allegations of abuse or neglect and to help make clients' environments safer immediately, while implementing plans to reduce the risk of repeated abuse or neglect. Adult Protective Services serves an average of 330 clients each month and 100% of referrals are responded to within 10 days. This division will continue to provide services during the upcoming Consolidated Plan period.

In-Home Supportive Services (IHSS) is designed to assist seniors, children, and adults with disabilities receive care in their homes. Quality, cost-effective alternatives to institutionalized care are in high demand and help participants improve the quality of their daily lives while remaining in the comfort of

their own homes. In-Home Supportive Services serves approximately 4,076 clients each month and will continue to provide services during the upcoming Consolidated Plan period.

**For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))**

See discussions above.

## **MA-40 Barriers to Affordable Housing - 91.210(e)**

### **Describe any negative effects of public policies on affordable housing and residential investment**

**Lack of Affordable Housing Funds:** The availability of funding for affordable housing has been severely affected by the dissolution of redevelopment agencies in the State of California.

**State Prevailing Wage Requirements:** The State Department of Industrial Relations (DIR) expanded the kinds of projects that require the payment of prevailing wages. Prevailing wage adds to the overall cost of development.

**Environmental Constraints:** California's recent drought may impact housing development in Ventura County during the CP period. At least one city in the County is considering a residential growth management strategy, in part because of concerns about water availability.

**Environmental Protection:** State law (California Environmental Quality Act and California Endangered Species Act) and federal law (National Environmental Policy Act and Federal Endangered Species Act) regulations require environmental review of proposed discretionary projects (e.g., subdivision maps, use permits, etc.). Costs resulting from the environmental review process are also added to the cost of housing.

**SOAR Ordinances:** In 1995, the voters within the City of San Buenaventura passed an initiative that requires an affirmative vote of the electorate for any General Plan amendment affecting Agricultural designated land. In late-1998 and early 1999, the voters or the city council of the cities of Camarillo, Moorpark, Oxnard, Simi Valley, and Thousand Oaks, as well as the unincorporated area of the County, approved similar initiatives/ordinances. The City of Santa Paula followed suit in 2000 and the City of Fillmore in 2002. These initiatives and ordinances became collectively known as Save Open-space and Agricultural Resources (SOAR) ordinances. With the exception of San Buenaventura, which requires a public vote to amend land designated Agricultural, the SOAR ordinances establish urban boundaries around each jurisdiction, outside of which urban development and/or the extension of urban services can occur only with voter approval. Most of the SOAR ordinances remain in effect until 2020. The SOAR Ordinance may act as a constraint to future urban development.

**Planning and Development Fees:** Development fees and taxes charged by local governments also contribute to the cost of housing. A number of jurisdictions in Ventura County, however, offer fee waivers for affordable housing developments.

**Permit and Processing Procedures:** The processing time required to obtain approval of development permits is often cited as a contributing factor to the high cost of housing. Unnecessary delays add to the cost of construction by increasing land holding costs and interest payments.

**Davis-Bacon Prevailing Wages:** A prevailing wage must be paid to laborers when federal funds are used to pay labor costs for any project over \$2,000 or on any multi-family project over eight units. The prevailing wage is usually higher than competitive wages, raising the cost of housing production and rehabilitation activities. Davis-Bacon also adds to housing costs by requiring documentation of the prevailing wage compliance.

**Potential Moratoriums on New Housing Construction:** Prolonged drought, inadequate infrastructure, and community opposition, are potential contributing factors to new affordable housing construction.

**Expiration of Affordability Contracts:** Due to the pending expiration of affordability contracts with private property owners, hundreds of units of affordable rental housing are at risk.

## MA-45 Non-Housing Community Development Assets - 91.215 (f)

### Introduction

Characterized by business and economic diversity, Ventura County has a broad economic base with multiple industry sectors that include healthcare, biotechnology, manufacturing, hospitality, agriculture, and wholesale trade. The County is home to Naval Base Ventura County and to the Port of Hueneme's deep water facility that provides port of entry and foreign trade zone status. Balancing an economic drive for business growth with the region's commitment to preserving open space generates ongoing discussion in the community.

Ventura County's economy has stabilized in recent years, but modest job growth in some sectors continues to be offset by job losses in other sectors. Unemployment is slowly declining but the California Employment Development Department does not expect a return to peak levels of employment until 2017, ten years after the onset of the national recession and eight years after the recovery began. The unemployment rate for the County was in double digits from 2009 to 2011, and it continues to remain above the national average, though it is lower than the State's unemployment rate. As of August 2014, the unemployment rate in Ventura County was at 6.8%, compared to 7.4% in the State and 6.1% in the nation.

### Economic Development Market Analysis

#### Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	11,325	20,761	5	11	6
Arts, Entertainment, Accommodations	28,158	25,318	12	13	1
Construction	10,691	9,817	5	5	0
Education and Health Care Services	32,699	25,979	14	14	0
Finance, Insurance, and Real Estate	21,004	18,367	9	10	1
Information	11,939	3,599	5	2	-3
Manufacturing	28,766	24,865	13	13	0
Other Services	11,722	8,561	5	5	0
Professional, Scientific, Management Services	23,571	16,097	10	8	-2

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Public Administration	2	4	0	0	0
Retail Trade	29,781	23,829	13	13	0
Transportation and Warehousing	5,113	2,812	2	1	-1
Wholesale Trade	13,224	9,548	6	5	-1
Total	227,995	189,557	--	--	--

**Table 40 - Business Activity**

**Data Source:** 2007-2011 ACS (Workers), 2011 Longitudinal Employer-Household Dynamics (Jobs)

## Labor Force

Total Population in the Civilian Labor Force	323,517
Civilian Employed Population 16 years and over	297,805
Unemployment Rate	7.95
Unemployment Rate for Ages 16-24	2.18
Unemployment Rate for Ages 25-65	5.49

**Table 41 - Labor Force**

Data Source: 2007-2011 ACS

Occupations by Sector	Number of People
Management, business and financial	89,536
Farming, fisheries and forestry occupations	12,771
Service	24,999
Sales and office	78,620
Construction, extraction, maintenance and repair	25,056
Production, transportation and material moving	13,350

**Table 42 – Occupations by Sector**

Data Source: 2007-2011 ACS

## Travel Time

Travel Time	Number	Percentage
< 30 Minutes	177,929	65%
30-59 Minutes	72,042	26%
60 or More Minutes	25,850	9%
<b>Total</b>	<b>275,821</b>	<b>100%</b>

**Table 43 - Travel Time**

Data Source: 2007-2011 ACS

## Education:

### Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	22,833	2,778	11,573

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
High school graduate (includes equivalency)	42,095	4,170	13,203
Some college or Associate's degree	83,236	6,148	21,923
Bachelor's degree or higher	99,054	4,668	18,203

**Table 44 - Educational Attainment by Employment Status**

Data Source: 2007-2011 ACS

### Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	1,505	4,020	5,276	9,011	5,979
9th to 12th grade, no diploma	6,370	5,637	5,989	7,319	5,503
High school graduate, GED, or alternative	17,267	15,350	15,708	28,700	18,712
Some college, no degree	23,413	18,638	20,825	43,623	19,372
Associate's degree	3,951	5,929	7,147	16,224	5,164
Bachelor's degree	4,359	16,996	20,094	40,042	13,300
Graduate or professional degree	187	6,593	11,428	27,252	9,186

**Table 45 - Educational Attainment by Age**

Data Source: 2007-2011 ACS

### Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	0
High school graduate (includes equivalency)	0
Some college or Associate's degree	0
Bachelor's degree	0
Graduate or professional degree	0

**Table 46 – Median Earnings in the Past 12 Months**

Alternate Data Source Name:  
2007-2011 ACS

Data Source Comments: Note: Median earnings are calculated variables not available for the unincorporated areas or special geography such as that covered by the Regional Consolidated Plan.

**Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?**

According to the Business Activity table above, the following sectors employ the most residents in the Regional CP Area: Education and Health Services, Manufacturing, and Retail Trade. However, the County of Ventura has a diverse economic base. According to the 2014 Ventura County Comprehensive Economic Development Strategy (CEDS), the Gross Domestic Product (GDP) of the County is estimated at \$70 billion, with more than 25 percent of this produced by manufacturing industries. Within manufacturing, leading industry clusters include pharmaceuticals (\$7.9 billion), computers and electronics (\$3.0 billion), machinery manufacturing (\$1.1 billion) and bio-medical devices (\$561 million). The second largest economic sector in the county is financial services, including insurance and real estate, with \$13.7 billion in output. While this industry experienced corporate restructuring during the recession, the County has not seen a dramatic decrease in employment compared to other parts of the country. Agriculture and food processing is also a significant industry cluster in Ventura County, with an estimated total output of \$3.3 billion. More than 60 percent of the agricultural crop value in the County is from fruit trees, some of which are exported around the world. In addition, Ventura County has a strong military presence with Naval Base Ventura County, Point Mugu Naval Air Station, and the Construction Battalion Port Hueneme. These bases directly support about 6,000 military jobs and an estimated 11,000 civilian jobs among defense contractors.

### **Describe the workforce and infrastructure needs of the business community:**

The Regional CP Area faces major workforce development challenges in the years ahead. Demographic trends show slow labor force growth and structural shifts in employment that change the knowledge, skill, and other performance requirements of jobs. A significant impact on workforce and economic development is the aging of Ventura County's large baby boomer generation, which is moving toward retirement. Although modest labor force growth is projected through 2020, in less than a decade it is expected that more people will age out of the labor force than the number of young people entering the workforce. The aging of the population, and the subsequent increase in need for health services, will also contribute to the growth of the healthcare industry.

In terms of infrastructure, there is a shortage in the amount of suitable, affordable housing for specialty crop farmworkers and their families throughout the region. Much of the housing currently used by farmworkers and their families is in serious need of replacement, upgrades, and/or repairs, and there are an inadequate number of new units being created. High land values and construction costs, as well as often costly and restrictive local requirements, make it particularly difficult to create low-cost housing in Ventura County. The inability of farms to provide housing for their workforce leaves open a large question about how to attract and retain a qualified labor force for this important industry.

Agriculture is an important economic cluster in Ventura County, with an economic impact that goes beyond the produce grown on farmland. There is the need for expanded and upgraded processing and distribution facilities, particularly as consumer preferences evolve and global competition changes product requirements. Sustained prosperity in Ventura County would be enhanced by revisions to SOAR to permit food processing and distribution as an incidental use to farming on farm land.

The major transportation issues in Ventura County relate to accommodating commuter traffic among the cities and from Ventura County to destinations in Los Angeles County. The dispersed land use pattern (as a result of the County's SOAR ordinances) also creates challenges in designing a viable, efficient transit system.

**Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.**

Ventura County has had a long history of managing urban development to protect farmland and create distinct buffers between the cities. Since 1995, this land use issue has been managed through city ordinances referred to as Save Open Space and Agricultural Resources (SOAR), which were adopted by eight Ventura County cities and the County between 1995 and 2001. Recently, supporters of the measures have indicated they wish to place all the ordinances on the ballot in 2016 with a view to extending the sunset horizons to 2050. Studies regarding the remaining capacity for development within the CURB lines (specified in the SOAR ordinances) have become outdated and it is not clear what effect continued limits using the same lines as far out as 2050 would have on the ability of the cities and the county to maintain a reasonable jobs-housing balance. Some cities already report having concerns that they are unable to expand employment generating areas within the current CURB areas. Additional analysis is needed to project what balance of residential and non-residential land is needed within each CURB in order to support balanced growth out to an extended time horizon.

To help area companies expand their business through export opportunities, the Economic Development Collaborative Ventura County's (EDC-VC) Small Business Development Center (SBDC) launched an Export Initiative in June 2011, based on the Export Initiative President Obama unveiled in 2010. The Export Initiative provides businesses with free consulting with SBDC specialists in exporting, and with training seminars for businesses interested in accessing export opportunities or expanding existing international trade. It is a partnership between the SBDC, U.S. Department of Commerce, U.S. Postal Service, Santa Barbara City College, Oxnard Harbor District, and the U.S. District Export Council.

To help attract business to Ventura County, EDC-VC also continued the advertising campaign, "Ventura County Grows Business." The program uses print and radio advertising, social media, and direct mail to target businesses in the Los Angeles region to tout the merits of Ventura County's quality of life and educated workforce. Launched with funds from the ARRA, the program is continuing with funds from EDC-VC and local cities.

In addition, as Ventura County's film commission, EDC-VC is launching the region's first comprehensive resource directory that lists the County's workers and service providers across all aspects of the film industry. With Ventura County Film 411, providers, location specialists, and technical support teams may access and put to work local film industry assets, from lighting and sound crews to catering and locations. Any business or individual may list their expertise or service. Besides connecting producers to

local talent, VC Film 411 will help network the region's diverse and deep bench of participants in the film industry, increasing the likelihood of building a vibrant film industry cluster in Ventura County.

The EDC-VC also established the Moorpark and Santa Clara River Valley Business Assistance Program in October 2011, in conjunction with the Ventura County Board of Supervisors. The loan program provides Moorpark, Santa Paula, Fillmore, and Piru businesses up to \$242,821 in services. Funds come from federal CDBG funds to support local business growth. Qualifying businesses in Moorpark and the entire Santa Clara River Valley area can receive loans of up to \$25,000. The loan program is aimed at helping business owners overcome some of the hurdles to successful entrepreneurship.

### **How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?**

In December 2006, the Ventura College Office of Research and Evaluation conducted a survey of employers in five manufacturing sectors in the tri-county region (San Luis Obispo, Santa Barbara, and Ventura). Employers were asked to list those occupations they considered to be in short supply in the current labor market. Shortages were reported most widely in technician and engineering positions. They were also asked to assess the importance of a series of work-related skills, to evaluate how well their critical employees were performing those skills, and to estimate how important those skills would be to future hires in their industry. Overall, employers were not satisfied with their workers' educational preparation. Employers rated current new-hire skills fairly low in technical knowledge and lower still in a more complex bundle of skills that include using spreadsheets and databases, word processing, graphics, the internet, and presentations. In addition, various companies identified the following skill sets as ones they would most like to see in future workers:

- Bilingual
- Solar and LED-industry technologies
- Training in "social styles"

The survey found that the largest skill gaps pertain to judgment and decision-making, occupational knowledge, computer skills, and so-called "soft skills," which include inter-personal skills, communications, teamwork, etc. About 30% of respondents noted their employees would benefit from English language classes. A number also cited the need for specific technical training, such as electronics assembly courses, soldering, machining and technology classes, automation and systems control, and working in a clean room environment.

### **Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.**

**Job & Career Centers (JCC):** The Human Services Agency operates several JCCs in Ventura County. During FY 2012-2013, the JCCs assisted 31,198 individuals with career center services such as assistance

with resume writing, online job searches, and interview skills. In addition, the Agency helped CalWORKs clients secure 1,547 employment placements while the number of individuals receiving CalWORKs assistance fell five percent. For the past three years, the Human Services Agency has also operated a program called "Job Club," a complement of services for CalWORKs clients.

**Ventura County Workforce Fund:** WIBVC has established the donor-advised Ventura County Workforce Fund (Fund) through the Ventura County Community Foundation. The Fund provides a neutral, funder-engaged option for individual and collaborative fundraising for education, training, career awareness outreach, sector-related programs, and other initiatives that support the integrated regional strategy for workforce development funding.

**Women's Economic Ventures (WEV):** WEV established its micro-loan fund and self-employment training program in 1991. WEV programs combine classroom training, capital, and individual technical assistance to support the small business entrepreneur through start-up, stabilization, and growth phases.

**Ventura County Community College District (VCCCD):** VCCCD's Division of Economic Development provides technical assistance and customized training support to employers who seek to maintain and increase the productivity of their workforce. VCCCD offers a variety of training options that include instruction in ESL, Customer Service, Supervision and Management, Leadership, Computer Skills, among others. Training is conducted at VCCCD's centrally located training facility or at the job site.

**Global Entrepreneur Training in Trade Program (G.E.T. Trade):** This program includes classroom instruction and one-on-one specialized consulting to gain knowledge in documentation, pricing, costing, research skills, payment methods, and import/export compliance.

**Small Business Development Center (SBDC):** In addition to the customized training for business and industry provided by the District's Division of Economic Development, small business owners also have access to one-on-one consulting services through the SBDC.

**Ventura County Chapter of SCORE:** Counselors volunteer their experience and knowledge to help established business owners and potential business owners achieve success.

**Ventura Adult and Continuing Education:** VACE partners with the Workforce Investment Board of Ventura County to provide programs for low-income youth and adults ages 18+ of any income in order to provide job training and other benefits.

## **Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?**

Yes

**If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.**

The 2014 Ventura County CEDS is intended to focus regional collaboration on key economic development goals aligned with the interests of the cities, the county and the many economic development partners and stakeholders in Ventura county. The goals outlines in the CEDS are as follows:

1. Promote regional collaboration among jurisdictions and economic stakeholders throughout Ventura County and with state and regional partners outside the county.
2. Support retention and expansion of key industry clusters.
3. Reduce unemployment and under-employment through well targeted workforce development programs designed to improve work readiness and create the labor force of choice in Ventura County.
4. Improve regional infrastructure including water resource management, transportation, and broadband.
5. Promote a sustainable balance of employment opportunities, housing choices, agricultural production, open space and natural resources.

The following are projects designed to assist with the implementation of these goals:

- City of Camarillo - Northeast Pleasant valley Regional Desalter RO Treatment (W-2)
- City of Ojai - Fulton and Pearl St. extensions to support Bryant Industrial Area Plan
- City of San Buenaventura - Focus Area 1: Completion of design and construction of Olivas Park Drive and adjacent levee.
- City of Simi Valley - Extension of Cochran Street westerly from its current terminus in Simi Valley to allow for development of over 80 acres of industrial park property.
- Ventura County Information Technology Services Department - Broadband Network Expansion Project: This effort will include partnering with multiple neighboring city governments, education, library, healthcare and community anchor institutions to establish underground or overhead dark fiber (i.e. fiber not owned by a telecom carrier) within certain geographical areas throughout the County. This project will also include continuing expansion of the county's current microwave data network to provide increased bandwidth to anchor institutions, City and County customers that cannot be reached with fiber in addition to establishing redundancy to the fiber broadband network.

In addition to the regional priority projects outlined above, a large number of smaller-scale projects have been identified by individual jurisdictions and can be found in Appendix D.

## **Discussion**

See discussions above.



## **MA-50 Needs and Market Analysis Discussion**

### **Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")**

Housing problems impact lower- and moderate-income households disproportionately, compared to non-low- and moderate-income households. Therefore, areas with concentrations of low- and moderate-income households are likely to have high rates of housing problems.

The definition of a low- and moderate-income concentration varies throughout Ventura County. In Camarillo, Simi Valley, and Thousand Oaks, low- and moderate-income concentrations are defined as block groups where at least 44.89%, 41.74%, and 36.66%, respectively, of the population is low- and moderate-income. For all other cities and the rest of the County, a low- and moderate-income concentration is defined as a block group where at least 51.00% of the population is low- and moderate-income. Appendix B presents the geographic concentration of low- and moderate-income population by jurisdiction and block group. Overall, low- and moderate-income areas throughout the County generally correlate with its minority concentration areas. Low- and moderate-income areas can be seen in the unincorporated areas of the County surrounding the cities of Santa Paula and Fillmore along State Route 126, including the unincorporated community of Piru. Large concentration areas are also present in the unincorporated areas of the County surrounding the cities of Ojai, San Buenaventura, Oxnard, Port Hueneme, and Camarillo. However, most of the unincorporated areas are open space or utilized for agriculture. Low- and moderate-income areas near Thousand Oaks, Moorpark, and Simi Valley are limited and tend to concentrate near State Routes 23 and 118.

### **Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")**

According to the 2010 Census, the racial/ethnic composition of the population in the Regional CP Area was: 59% White (non-Hispanic); 30% Hispanic; seven percent Asian and Pacific Islander; 1% African American; and 3% indicating other race/ethnic group.

A minority concentration area is defined as a Census block group whose proportion of all non-White residents combined is greater than the County's (51.3%). A mapping of concentrations prepared for this Consolidated Plan and included in Appendix B illustrates the location of these block groups. Overall, the geographic concentrations of the minority populations generally overlap with the concentrations of low- and moderate-income residents. Minority concentration areas can be seen along State Route 26, including the entire City of Fillmore, most of the City of Santa Paula, and large portions of the unincorporated areas surrounding the two cities. Almost all of the Census block groups within the City of Oxnard represent areas of minority concentration, as are large areas of the unincorporated County surrounding the City. However, most of the unincorporated areas are open space or utilized for agriculture. Minority concentration areas near Thousand Oaks, Moorpark, and Simi Valley are limited and tend to concentrate near State Routes 23 and 118

English language proficiency varies dramatically throughout the County. For example, less than one-half of the residents living in Fillmore, Oxnard, and Santa Paula speak only English at home. However, more than 70% of residents living in Camarillo, Simi Valley, Thousand Oaks, and San Buenaventura speak only English at home. In most cities in the Western portion of the County such as Oxnard, Santa Paula, and Fillmore, a large segment of the population speak English less than very well. Overall, in Ventura County, nearly 17% of the population speaks English less than very well. About 20,000 indigenous Oaxacan people from Southern Mexico reside in Ventura County, primarily in Oxnard. This population suffers from linguistic isolation because their native languages, including Mixteco, do not include written word and are therefore classified as illiterate. Primary data gathered from a focus group of health outreach workers, who work with the indigenous subpopulations, indicated that language barriers prevent the County's indigenous residents from accessing the resources and medical services they need.

In general, older households (65 years and older) and younger households (under 25 years of age) are more likely to make less than \$25,000 per year. The proportion of older households with low-income status is very high in cities such as Fillmore and Santa Paula. Among the unemployed, the level of poverty is higher in cities in the West County, such as Santa Paula, Oxnard, and Ojai. A significant proportion of people living in poverty, however, are employed—they are classified as the working poor. A higher percentage of residents who are working poor reside in the cities of Oxnard, Port Hueneme, and Santa Paula.

### **What are the characteristics of the market in these areas/neighborhoods?**

In Ventura County, the areas of low- and moderate-income concentrations and minority concentrations generally overlap. Most of the affordable housing projects are located in and around low- and moderate-income areas.

### **Are there any community assets in these areas/neighborhoods?**

The County has a strong network of active and dedicated non-profit organizations and community groups that work to address the housing and community development needs in the low- and moderate-income neighborhoods, as evidenced by the number of agencies and organizations that participated in this Regional CP development process. Agencies participated in the Regional CP process are identified in Appendix A. Jurisdictions in the County also collaborated frequently to address housing and community development issues, to better serve the underserved neighborhoods and avoid duplicated efforts.

### **Are there other strategic opportunities in any of these areas?**

Jurisdictions within the County will continue to collaborate with the agencies and organizations in Ventura County to ensure services and programs are delivered in a cost-effective manner and provide assistance to those who are most in need.



# Strategic Plan

## SP-05 Overview

### Strategic Plan Overview

The Strategic Plan is the centerpiece of the Consolidated Plan. The Plan describes:

- General priorities for assisting households;
- Programs to assist those households in need; and
- Five-year objectives identifying proposed accomplishments.

The Strategic Plan also addresses the following areas:

- Anti-poverty strategy;
- Lead-based paint hazard reduction;
- Reduction of barriers to affordable housing; and
- Institutional Structure/Coordination among agencies.

## SP-10 Geographic Priorities - 91.215(a)(1)

### Geographic Area

Table 47 - Geographic Priority Areas

<b>1</b>	<b>Area Name:</b>	Westside Neighborhood Revitalization Strategy Area
	<b>Area Type:</b>	Strategy area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	1/13/2003
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	Within the City of San Buenaventura, the Westside Ventura Neighborhood is one of the oldest and most socio-economically diverse communities. The area is bounded by the Ojai Freeway (Highway 33) to the west, steep hillsides to the east, Ottawa Street to the north, and Park Row Avenue to the south.
	<b>Include specific housing and commercial characteristics of this target area.</b>	The Westside area is characterized by an interconnected, pedestrian-scale grid of workforce housing neighborhoods dating back to the early part of the 20th century. Several disconnected alleyways and frequently spaced narrow residential streets provide residents with pedestrian-oriented paths to access Ventura Avenue, the area's primary roadway. Along Ventura Avenue, commercial development ranges from small single-story shops to larger two-story mixed-use buildings with a regular pattern of small nodes that have historically served as gathering places.

<p><b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b></p>	<p>Civic engagement is critical to successful planning efforts. The Westside Community Plan is the result of an extensive public participation process that began in 1996 with the series of ‘Take Part Westside’ public workshops, which led to a community vision for revitalization of the Westside area. In 1999, the Westside Urban Design Plan incorporated key elements and established design guidelines supportive of the ‘Take Part Westside’ vision. In 2000, the Ventura Vision plan, which ultimately guided formulation of the 2005 Ventura General Plan, incorporated the goals and objectives developed during the Westside vision process. That same year, the Westside Economic Strategy assessed the Westside’s economic strengths, weaknesses, and opportunities and summarized the existing conditions of the areas land uses. These efforts culminated in the 2001 Westside Workshop and Conceptual Land Use Plan. Beginning in 2006, the City also sponsored well-attended public workshops over several months to gather and incorporate meaningful public input on the Westside Community Plan.</p> <p>The historic development pattern along Ventura Avenue (i.e. small commercial centers within walking distance of surrounding residences and linked by business or residential stretches in between) is essentially the strategy outlined in the Westside Urban Design Plan and Westside Community Plan—primarily as a result of the public workshop process.</p>
--	---

<p><b>Identify the needs in this target area.</b></p>	<p>Several key issues have been expressed through various opportunities for public input:</p> <ul style="list-style-type: none"> <li>• Desire for high quality jobs.</li> <li>• Widespread support for expansion of business activities associated with the arts and with education, including expansion of Brooks Institute in the north and expansion of artist facilities and services in the southern neighborhoods on the Westside.</li> <li>• Interest in removing blight from existing neighborhoods improving the image of the areas as mean for creating an attractive business climate.</li> <li>• Concern among existing industrial and distribution businesses that future economic transitions not remove their ability to continue to operate in the community.</li> <li>• Most streets within the Westside neighborhood do not have street trees.</li> <li>• With an aging housing stock there is a great need for housing rehabilitation.</li> </ul> <p>There are also significant parcels of land held by oil-related industries in the northern portion of the Westside area. Although soil contamination is an issue, these parcels can play a significant and strategic role in the Westside’s business and development future.</p>
---	---

<p><b>What are the opportunities for improvement in this target area?</b></p>	<p>An opportunity exists to enhance retail along Ventura Avenue while promoting green and high-tech industrial opportunities in obsolete or converting industrial portions of the Plan area around Stanley Avenue.</p> <p>As part of the Westside Economic Strategy, a market analysis was prepared that outlined retail development potential for the Westside. The Strategy also included a target industry analysis to identify job development opportunities and a description of potential funding opportunities to implement the Strategic Plan. As part of the Strategy, City staff has identified six “catalyst sites” that may offer significant potential to stimulate economic development in the Westside. Unfortunately, much of the near term development opportunity in the area, and indeed much of the redevelopment potential, exists in the North Avenue area currently in County jurisdiction. Therefore, an important focus of the Westside Economic Strategy is on the need to incorporate this area into the City’s planning efforts and to annex at least portions of the area into the boundaries of San Buenaventura.</p> <p>In 2010-2011, City undertook effort to establish a Redevelopment area in the Westside. This was upended with the elimination of RDA in the State. As part of that effort, however, annexation of North Avenue was considered. Council decided to remove North Ave from the RDA effort in hopes of success in establishing the RDA area.</p>
<p><b>Are there barriers to improvement in this target area?</b></p>	<p>Parcels of land held by oil-related industries in the northern portion of the Westside area have issues with soil contamination. Soil remediation efforts often add to the costs and time for redevelopment.</p> <p>In many ways, the physical constraints of the Westside also represent much of its opportunity. The existence of clear physical boundaries means that new outward growth is very limited. However, this also means that, in response to public demand and seed investment, economic pressure will likely result in new urban in-fill development (as envisioned by the Westside Urban Design Plan and Westside Community Plan).</p>

## General Allocation Priorities

Describe the basis for allocating investments geographically within the state

*Camarillo:* Camarillo's CDBG funds are utilized for supportive services, housing programs, and administrative and fair housing services. These programs will be available citywide to low- and moderate-income residents and persons with special needs. Identified priorities were uniform among all areas of Camarillo. As a result, the City does not allocate funds to any specific neighborhood.

*San Buenaventura:* This 2015-2019 Regional CP has included the Westside Neighborhood Revitalization Strategy Area as a continued high priority need for San Buenaventura. A number of programs and projects detailed in the Westside Strategy will be implemented during the CP period. Funding will be drawn from San Buenaventura's CDBG program, HOME program, and other funding resources.

With the HUD designation of the Westside Neighborhood Revitalization Strategy Area (NRSA), the City was obligated to create benchmarks and proposed outcomes for the Westside Neighborhood. These NRSA benchmarks are identified below and the City will report on progress to meet the benchmarks established in the annual performance report.

- Owner-Occupied Housing Rehabilitation Program
- Avenue Library Services
- Ventura Avenue Street and Pedestrian Improvements
- Westside Accessibility and ADA Improvements
- Code Enforcement
- Neighborhood Stabilization and Revitalization - Neighborhood Clean-Up
- Energy Efficiency and Resource Conservation Programs
- Economic Development - Business Loans for Commercial Rehabilitation, Code Compliance, and Small Business Development
- Economic Development - Job and Self-Employment Training Programs

In 2009, the Westside Community Development Corporation (WCDC) was established as a Community Based Development Organization (CBDO) in the Westside area. The City and the WCDC have worked closely in increasing the organization's capacity.

*Simi Valley:* Public improvement projects funded with CDBG funds are located primarily in the City's low- and moderate-income areas, defined as Census block groups where low- and moderate-income residents comprise 41.74 percent or more of the total population. Supportive services, housing programs, and administrative and fair housing services will be available citywide to low- and moderate-income residents and persons with special needs.

*Thousand Oaks:* A primary target for CDBG improvement projects is Census Tract 71. Straddling Thousand Oaks Blvd., this area has a high concentration of lower-income households. Many area residents live at one of the City's largest affordable, rental, multi-family housing complexes or at one of the 4 mobile home parks within Census Tract 71. Housing programs and supportive, administrative and fair housing services will be available citywide, primarily for lower-income and special needs residents.

*Urban County:* CDBG Program funds are allocated to programs within the five cities (Fillmore, Moorpark, Ojai, Port Hueneme, and Santa Paula) and the unincorporated area according to the three-year Cooperation Agreements that address geographic distribution and programmatic use of funds. HOME funds are distributed to those projects that meet the priority needs, are timely and meet other evaluation factors that indicate a strong probability the project will come to fruition. HOME funds must be used for "eligible projects within its boundaries, or in joint projects within the boundaries of contiguous local jurisdictions which serve residents from both jurisdictions." ESG funds are awarded to projects that will best serve the priority needs of homeless individuals and families and those at risk of becoming homeless.

## SP-25 Priority Needs - 91.215(a)(2)

### Priority Needs

Table 48 – Priority Needs Summary

<b>1</b>	<b>Priority Need Name</b>	Improve Quality of Housing
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Families with Children veterans Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Victims of Domestic Violence
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Improve Quality of Housing
	<b>Description</b>	Improve the quality and accessibility of ownership and rental housing through housing rehabilitation activities.
	<b>Basis for Relative Priority</b>	Housing age can indicate general housing conditions within a community. Given the age of the housing stock in the Regional CP Area, the number of substandard housing units is moderate. According to the 2007-2011 ACS data, 61% of the housing stock in the Regional CP Area was constructed prior to 1980. Approximately 59% of owner-occupied housing and 64% of renter-occupied housing in the area is over 30 years old (built before 1980). Approximately 16% of housing units are 50 years of age or older (built before 1960), indicating that a moderate portion of the housing stock may need significant improvements and rehabilitation.

2	<b>Priority Need Name</b>	Increase Availability of Housing
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Families with Children veterans Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Victims of Domestic Violence
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Increase Availability of Housing
	<b>Description</b>	Increase the availability of affordable ownership and rental housing through affordable housing construction, conversion of market rate and/or non-residential properties for this purpose, and down payment assistance.
	<b>Basis for Relative Priority</b>	There is a need for affordable housing in Ventura County. Housing problems in the Regional CP Area impact renter-households slightly more significantly, with 43% of all renter-households experiencing at least one housing problem (inadequate housing, overcrowding, cost burden of 50%, or cost burden of 30%), compared to 41% of owner-households. Of the housing problems described above, the most common was housing cost burden. This was affirmed by comments received during the Focus Group and Community Workshops, where participants commented on the lack of affordable housing in the County. Specifically, affordable housing options for persons with disabilities and for seniors were identified as important needs.
3	<b>Priority Need Name</b>	Provide Non-Homeless Supportive Services
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Provide Non-Homeless Supportive Services
	<b>Description</b>	Provide supportive services for lower and moderate income residents, persons with disabilities, seniors, youth, and other special needs populations
	<b>Basis for Relative Priority</b>	While local jurisdictions have no control over the majority of the factors affecting poverty, it may be able to assist those living below the poverty line and those with special needs. The Ventura Urban County and participating entitlement jurisdictions support other governmental, private, and non-profit agencies involved in providing services to low- and moderate-income residents and coordinates efforts with these groups where possible to allow for more efficient delivery of services. The need for public and supportive services in the Regional CP area is extensive, particularly for persons with special needs (such as seniors, disabled, homeless, and victims of domestic violence) as noted previously.
4	<b>Priority Need Name</b>	Provide Services to the Homeless
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Families with Children Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Provide Services to the Homeless
	<b>Description</b>	Provide housing opportunities and supportive services for the homeless and persons at risk of homelessness
	<b>Basis for Relative Priority</b>	According to the Ventura County 2014 Homeless Count and Subpopulation Survey, 1,449 adults and children in Ventura County were homeless during the point-in-time (P-I-T) count conducted in January of 2014. About 48% (or 388 persons) of the County's unsheltered homeless population is chronically homeless, a figure that is significantly higher than the national average of 15%, a figure that is significantly higher than the national average of 15%.
5	<b>Priority Need Name</b>	Improve Public Facilities
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Improve Public Facilities
	<b>Description</b>	Improve or construct public facilities that support lower and moderate income residents and persons with special needs
	<b>Basis for Relative Priority</b>	A number of public and community facilities in the Regional CP area are in need of improvements, renovations and accessibility related modifications. These projects are necessary in order to ensure that critical services and facilities within the Regional CP remain safe and accessible to all residents of the community.
6	<b>Priority Need Name</b>	Improve Infrastructure

	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Non-housing Community Development
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Improve Infrastructure
	<b>Description</b>	Improve or construct infrastructure that will benefit lower and moderate income residents and persons with special needs
	<b>Basis for Relative Priority</b>	A number of the streets and sidewalks in the Regional CP area are in need of improvements, renovations and accessibility related modifications. These projects are necessary in areas serving lower and moderate income population to ensure that critical services and facilities within the Regional CP area remain safe and accessible to all residents of the community.
<b>7</b>	<b>Priority Need Name</b>	Economic Development
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Non-housing Community Development
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Economic Development
	<b>Description</b>	Enhance economic development opportunities for lower and moderate income residents
	<b>Basis for Relative Priority</b>	Improved employment opportunities are important in reducing the number of people living in poverty. The Ventura Urban County and participating entitlement jurisdictions are focused on creating a quality jobs-housing balance and attracting companies in targeted industry sectors to ensure the needs of the community and its residents are met.

8	<b>Priority Need Name</b>	Fair Housing Opportunity
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Fair Housing Opportunity
	<b>Description</b>	Promote fair housing opportunity for all residents
	<b>Basis for Relative Priority</b>	Fair housing opportunity is protected by both State and Federal laws and a requirement for participation in the Community Development Block Grant (CDBG) program.
9	<b>Priority Need Name</b>	Planning and Administration

<b>Priority Level</b>	High
<b>Population</b>	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
<b>Geographic Areas Affected</b>	
<b>Associated Goals</b>	Planning and Administration

<b>Description</b>	The Ventura Urban County and participating entitlement jurisdictions will implement the goals and objectives of the Consolidated Plan by delivering a variety of housing and community development programs and activities. The Ventura Urban County and participating entitlement jurisdictions will continue to comply with the planning and reporting requirements of the Consolidated Plan regulations and CDBG regulations. Annually, the Ventura Urban County and participating entitlement jurisdictions will monitor its use of CDBG funds to ensure effective and appropriate use of funds.
<b>Basis for Relative Priority</b>	Compliance with all HUD Consolidated Plan and CDBG program regulations is a requirement for participation in this program.

**Narrative (Optional)**

In establishing five-year priorities for assistance, the County and participating entitlement jurisdictions have considered input from various sources including: the Housing and Community Development Needs Survey, demographic and empirical data analysis, interviews with staff and service providers, and direct input by residents and stakeholders during public workshops. Priority needs for the expenditure of CDBG, HOME, and ESG funds have been assigned according to the following ranking:

- High Priority: Activities to address this need will be funded by the County and/or participating entitlement jurisdictions using CDBG, HOME, and ESG funds, as applicable, during the five-year period.
- Low Priority: If CDBG, HOME, and ESG funds are available, activities to address this need may be funded by the County and/or participating entitlement jurisdictions during this five-year period.

## SP-30 Influence of Market Conditions - 91.215 (b)

### Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	<p>Only the City of San Buenaventura and the County of Ventura receive HOME funds on an annual basis. The remaining entitlement jurisdictions only receive CDBG funds and long-term tenant-based rental assistance is not an eligible CDBG activity. Furthermore, most of the available CDBG funds have already been earmarked for other more pressing housing needs. Remaining funds for housing activities are limited and are more efficiently utilized for housing rehabilitation assistance and needed public improvements and services. Housing Choice Vouchers are already available to low-income Ventura County residents through the Area Housing Authority of Ventura County (AHACV) and the Housing Authority of the City of San Buenaventura (HACSB). Therefore, the County and participating entitlement jurisdictions do not plan to utilize CDBG funds for Tenant Based Rental Assistance (TBRA). However, since TBRA is an eligible HOME activity, HOME funds will be an option for future TBRA programs.</p>
TBRA for Non-Homeless Special Needs	<p>Only the City of San Buenaventura and the County of Ventura receive HOME funds on an annual basis. The remaining entitlement jurisdictions only receive CDBG funds and long-term tenant-based rental assistance is not an eligible CDBG activity. Furthermore, most of the available CDBG funds have already been earmarked for other more pressing housing needs. Remaining funds for housing activities are limited and are more efficiently utilized for housing rehabilitation assistance and needed public improvements and services. Housing Choice Vouchers are already available to low-income Ventura County residents through the Area Housing Authority of Ventura County (AHACV) and the Housing Authority of the City of San Buenaventura (HACSB). Therefore, the County and participating entitlement jurisdictions do not plan to utilize CDBG funds for Tenant Based Rental Assistance (TBRA). However, since TBRA is an eligible HOME activity, HOME funds will be an option for future TBRA programs.</p>

<b>Affordable Housing Type</b>	<b>Market Characteristics that will influence the use of funds available for housing type</b>
New Unit Production	<p>There is a substantial need for affordable housing in the Regional CP area. Only the City of San Buenaventura and the County of Ventura receive HOME funds on an annual basis. The remaining entitlement jurisdictions only receive CDBG funds and new construction of affordable units is not an eligible CDBG activity. The County received approval for Cabrillo Economic Development Corporation’s (CEDC) designation as a Community Based Development Organization (CBDO) and will consider using CDBG funds for new housing development. Since 2010, HOME funds have been used to complete the following affordable projects: El Patio Hotel (San Buenaventura), Azahar Place (San Buenaventura), Soho Apartments (San Buenaventura), Central Station Townhomes (Fillmore), Valle Naranjal (Piru), and Citrus Grove Senior Apartments (Santa Paula). The cities of Camarillo, Thousand Oaks, and Simi Valley have also been successful in negotiating for the development of affordable units as part of new market-rate housing projects. The County and participating entitlement jurisdictions will continue to encourage developers, non-profit organizations, and other interested parties to develop new affordable units and will continue to support applications for development funds through the California Tax Credit Allocation Committee (CTCAC) and the State of California.</p>
Rehabilitation	<p>Given the age of the Regional CP area’s housing stock, there is a great need for housing rehabilitation in the County. All participating entitlement jurisdictions operate CDBG-funded housing rehabilitation programs. While the County itself does not administer a housing rehabilitation program, all of the cities that comprise the Ventura County Regional CP area operate housing rehabilitation programs and a handful of agencies provide rehabilitation assistance to residents of the unincorporated County. As noted by local service providers in several community workshops, providing rehabilitation assistance is an effective way to maintain decent and affordable housing in the community.</p>

<b>Affordable Housing Type</b>	<b>Market Characteristics that will influence the use of funds available for housing type</b>
Acquisition, including preservation	Recently, the City of Simi Valley utilized Housing Successor Agency (HSA) funds (former redevelopment agency funds) for the acquisition and rehabilitation of the 11-unit Peppertree Apartments. The City of San Buenaventura used CDBG and HOME funds to assist in the acquisition and rehabilitation of 10 SRO units (Vince Street Veterans Housing) and HOME funds to acquire and rehabilitate three distressed condominiums for rental to low- and moderate-income tenants. The loss of redevelopment funding in 2012 has severely limited the ability of the County and participating entitlement jurisdictions to acquire additional affordable housing units. However, jurisdictions in the Regional CP area will continue to look for ways to partner with local non-profit agencies and affordable housing providers for the acquisition of affordable units. The Ventura County Housing Trust Fund, a 501(c)(3) non-profit entity leverages local funds with California Proposition 1C funds and provides short-term loans for the development of new housing for low- and extremely low income residents.

**Table 49 – Influence of Market Conditions**

## **SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)**

### **Introduction**

A number of housing and community development resources are currently available in the Regional CP area. They include:

- Community Development Block Grant (CDBG) funds
- HOME Investment Partnerships Program (HOME) funds
- Emergency Solutions Grant (ESG) funds
- General funds
- HUD Section 108 Loan funds
- HUD Housing Choice Voucher Program (through the Area Housing Authority of Ventura County, Housing Authority of the City of San Buenaventura, Santa Paula Housing Authority, and the Housing Authority of the City of Port Hueneme)
- California Housing Finance Agency funds (CalHFA)
- State Housing and Community Development (HCD) housing funds
- State transportation funds
- Ventura County Housing Trust Fund

**Anticipated Resources**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder 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	3,628,051	190,000	0	3,818,051	15,562,000	The estimated amount of CDBG funds available over the planning period is based on allocations from FY 2014, excluding funds carried over from prior years.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	713,099	175,000	0	888,099	3,773,600	The estimated amount of HOME funds available over the planning period is based on allocations from FY 2014, excluding funds carried over from prior years.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	136,542	0	0	136,542	625,600	The estimated amount of ESG funds available over the planning period is based on allocations from FY 2012, the County's most recent ESG allocation.

Table 50 - Anticipated Resources

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

*Camarillo:* Camarillo leverages federal CDBG funds with other public and private resources whenever possible. The City does not typically receive any other federal/HUD funds for housing and community development activities. In the past, redevelopment funds were the major source of leveraging for housing and community development activities. With the dissolution of the Community Development Commission (Redevelopment Agency) in February 2012, the City is unlikely to have adequate funding to support the development of affordable housing. However, City General Funds (municipal) have been used to support public service agencies that cannot be funded due to the 15 percent public service cap on the use of CDBG funds.

*San Buenaventura:* The City uses a variety of mechanisms to leverage additional resources. In residential rehabilitation and homebuyer assistance programs, some assistance is offered as loans, where the loan is eventually paid back to the City by the homeowner. Economic Development programs, such as the micro-loan program, are paid back to the City by businesses. Repayments are program incomes that the City uses to continue furthering housing and economic development efforts. The City of San Buenaventura receives HOME funds which have a local match requirement. The City has been meeting this match requirement by contributing non-federal funding to projects. In 2014, the City partnered with the Housing Authority to apply for State HCD funds through the Housing Related Parks Program. The City received nearly \$600,000, which is earmarked for development of Kellogg Park. The City is considering applying again during the CP period.

*Simi Valley:* The City's goal for CDBG funds is to leverage other public funds to maximize the number of households that can be assisted. It is expected that the City of Simi Valley and a variety of human service and housing agencies will pursue funding from private, local, state, and federal resources to assist with their delivery of services for those with special needs. During FY 2013, CDBG funds were leveraged by \$3.6 million in sub-recipient fund raising activities, grants, private donations, and in-kind resources (providing a ratio of CDBG funds to leveraged funds of 1:3.6).

*Thousand Oaks:* Each year, the City leverages 15 percent of the City's CDBG annual entitlement grant with at least \$100,000 from the City's own Social Services Endowment Fund (SSEF). The City also collaborates with local non-profit affordable housing provider Many Mansions and with the AHACV to fund the rehabilitation of existing affordable rental housing units. In FY 2013, the City leveraged CDBG funds with developer fees and other revenue to construct Phase 1 of the Old Town West neighborhood master plan improvements project.

*Urban County:* The County maintains an excellent reputation in leveraging funding. The agency enjoys very good relationships with federal, state, county and local funders, as well as private foundations and dedicated community members. For example, Habitat for Humanity requires homebuyers to spend a minimum of 500 hours of sweat equity on the construction of their new home. While CDBG funding is not strictly required to ensure matching funds, all of the Urban County's public service funding is matched approximately 100%. Similarly, non-public service funding is allocated to projects that would not otherwise be able to successfully be completed with only local and/or state funding. The Urban County's non-profit and public sector partners contribute non-federal funds to meet the HOME match requirement. Match requirements for ESG funds are typically met by private monetary and in-kind donations.

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

In FY 1997, the City of Thousand Oaks acquired the Human Services Center with CDBG funding. Called "Under One Roof", the building at 80 East Hillcrest Drive houses a dozen providers of social services. The location of these service providers "under one roof" facilitates the creation of a safety net for clients who, according to their needs, can be referred from one agency to another to implement the Continuum of Care concept. The City and the Ventura Urban County also provided funding to Turning Point Foundation for the acquisition and rehabilitation of a commercial building that will be developed into a 10-unit SRO project (Vince Street Transitional Housing) for low-income disabled veterans. The Ventura Urban County utilized HOME funding to acquire land for the Citrus Grove Senior Housing project in Santa Paula.

### **Discussion**

See discussions above.

## SP-40 Institutional Delivery Structure - 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

<b>Responsible Entity</b>	<b>Responsible Entity Type</b>	<b>Role</b>	<b>Geographic Area Served</b>
CAMARILLO	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning neighborhood improvements public facilities public services	Jurisdiction
VENTURA/SAN BUENAVENTURA	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning neighborhood improvements public facilities public services	Jurisdiction
SIMI VALLEY	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning neighborhood improvements public facilities public services	Jurisdiction

<b>Responsible Entity</b>	<b>Responsible Entity Type</b>	<b>Role</b>	<b>Geographic Area Served</b>
THOUSAND OAKS	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning neighborhood improvements public facilities public services	Jurisdiction
VENTURA COUNTY	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning neighborhood improvements public facilities public services	Jurisdiction
Area Housing Authority of the County of Ventura	PHA	Rental	Region
Housing Authority City of San Buenaventura	PHA	Rental	Jurisdiction
Santa Paula Housing Authority	PHA	Rental	Jurisdiction
Housing Authority of the City of Port Hueneme	PHA	Rental	Jurisdiction

**Table 51 - Institutional Delivery Structure  
Assess of Strengths and Gaps in the Institutional Delivery System**

Jurisdictions within the Regional CP area have proactive partnerships with many housing development partners, including the Area Housing Authority of the County of Ventura (AHACV), the Santa Paula Housing Authority (SPHA), and the Housing Authority of the City of San Buenaventura (HACSB). These collaborations have been successful in competitive applications for funding through the California Department of Housing and Community Development (HCD), as well as in attracting private financing

and obtaining Low-Income Tax Credits, all for the development of new, affordable rental units and the rehabilitation of existing units.

The County and participating entitlement jurisdictions also partner annually with 50-plus local providers of public and social services to assist in the delivery of subsidized services to lower-income persons and households that meet the special needs of the elderly, youth, disabled persons, victim of domestic violence, homeless persons, veterans, and other sub-populations.

Despite these strengths a number of gaps in the institutional delivery system do exist. There is a need for existing agencies working on social and housing issues to attain a greater capacity as federal, state and local resources become more limited. The dissolution of redevelopment agencies (and associated funding sources) has caused a larger gap in resources that were once available for low-income housing and public services. In addition, the lack of emergency shelter facilities throughout the County is a key gap in the local Continuums of Care and is a priority concern of the County of Ventura and participating entitlement jurisdictions.

**Availability of services targeted to homeless persons and persons with HIV and mainstream services**

<b>Homelessness Prevention Services</b>	<b>Available in the Community</b>	<b>Targeted to Homeless</b>	<b>Targeted to People with HIV</b>
<b>Homelessness Prevention Services</b>			
Counseling/Advocacy	X	X	
Legal Assistance	X		
Mortgage Assistance	X		
Rental Assistance	X	X	
Utilities Assistance	X		
<b>Street Outreach Services</b>			
Law Enforcement			
Mobile Clinics		X	
Other Street Outreach Services		X	
<b>Supportive Services</b>			
Alcohol & Drug Abuse	X	X	
Child Care	X		
Education	X		
Employment and Employment Training	X	X	
Healthcare	X	X	
HIV/AIDS			
Life Skills	X		
Mental Health Counseling	X	X	
Transportation	X		

<b>Other</b>			

**Table 52 - Homeless Prevention Services Summary**

**Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)**

The County’s current Ten-Year Plan to End Homelessness was adopted in 2007 and subsequently recalibrated in 2013. After reviewing local homeless count data, it was found that there was a decrease of 12% in local homelessness between 2007 and 2012. The number and percentage of local homeless families has also significantly decreased (by 37% since 2009). This indicates that the County’s efforts to end homelessness have been effective. As of 2015, the following are significant achievements that have helped reduce local homelessness since 2007:

- Development of 300 units of permanent affordable housing for very low- and low-income families
- Development of 100 permanent supportive housing units through the Veterans Affairs Supported Housing (VASH) Section 8 Vouchers Program
- Development of 48 permanent supportive housing units in the cities of Simi Valley and Santa Paula and the unincorporated County
- 25 low-income households were matched with home providers through the City of San Buenaventura’s Homeshare program
- The Ventura County Housing Trust Fund is committed to producing and preserving affordable housing. It was created after receiving funds from the County and the cities of Camarillo, Moorpark, Santa Paula, Thousand Oaks, and San Buenaventura to leverage resources awarded by the California Department of Housing and Community Development from Proposition 1C funds. This program provides short-term loans to projects creating or preserving low-income rental units countywide.
- 441 households received homeless prevention assistance through the Homeless Prevention and Rapid-Rehousing Program
- 260 households received eviction prevention assistance through the Ventura Homeless Prevention Fund of the Ventura Social Services Task Force

**Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above**

The McKinney-Vento Homeless Assistance Act was recently amended and requires all communities funded through the HUD Emergency Solutions Grant (ESG) and Continuum of Care (CoC) grants to develop and implement a centralized or coordinated assessment system in its geographic area. A steering committee, convened by the VCHHC in February of 2011, recommended (as part of the Five-

Year Evaluation and Update of the 2007 Ten-Year Plan to End Homelessness) that a Working Group be established to develop a screening assessment tool that can be used by homeless services providers to design a more coordinated homeless services delivery system. **[County staff: Do you know if this working group has been established? How many members does it have? How often does it meet?]**

In addition, the HEARTH Act requires communities receiving CoC funds to create an interagency body to facilitate collaboration with public and private organizations to avoid service duplication and ensure that service and housing gaps are addressed in the continuum's geographic area. The Ventura County CoC will designate a Continuum of Care Oversight Board that will be charged with monitoring and evaluating the progress concerning the recommendations in the 10-year plan.

**Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs**

In September 2012, the Ventura Council of Governments (VCOG) accepted the role as the new Interagency Council on Homelessness (IACH) for Ventura County. VCOG receives progress reports about the Ten-year plan recommendations from staff of the CoC Board and as the IACH, members of VCOG will disseminate information received at these annual or semi-annual updates to the jurisdictions they represent. As the IACH, VCOG facilitates the exchange of ideas and information on progress being made towards ending homelessness in the County and promote cooperation between the municipalities of Ventura County towards ending homelessness for the residents of Ventura County.

In order to eliminate gaps in institutional structures and to enhance coordination, the jurisdictions within the Regional CP area remain actively involved with outside agencies and regional governmental entities. The County and participating entitlement jurisdictions will endeavor to improve communications with other local governmental agencies as well as non-profit builders in order to receive the latest available information regarding potential funding sources, including grants and low interest loans available to assist in the development of affordable housing projects.

For the FY 2015-FY 2019 Consolidated Plan, all jurisdictions (except Oxnard) in the County collaborated to prepare this Regional CP, to better understand needs in the region, coordinate services, and leverage limited resources.

## SP-45 Goals - 91.215(a)(4)

### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Improve Quality of Housing	2015	2019	Affordable Housing		Improve Quality of Housing	CDBG: \$5,515,051	Rental units rehabilitated: 75 Household Housing Unit  Homeowner Housing Rehabilitated: 300 Household Housing Unit  Housing Code Enforcement/Foreclosed Property Care: 4000 Household Housing Unit
2	Increase Availability of Housing	2015	2019	Affordable Housing		Increase Availability of Housing	CDBG: \$300,000 HOME: \$4,717,000	Rental units constructed: 250 Household Housing Unit  Homeowner Housing Added: 4 Household Housing Unit  Direct Financial Assistance to Homebuyers: 10 Households Assisted
3	Provide Non-Homeless Supportive Services	2015	2019	Non-Homeless Special Needs		Provide Non-Homeless Supportive Services	CDBG: \$2,000,000	Public service activities other than Low/Moderate Income Housing Benefit: 100000 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Provide Services to the Homeless	2015	2019	Homeless		Provide Services to the Homeless	CDBG: \$1,200,000 ESG: \$782,000	Public service activities other than Low/Moderate Income Housing Benefit: 30000 Persons Assisted
5	Improve Public Facilities	2015	2019	Non-Housing Community Development		Improve Public Facilities	CDBG: \$3,000,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 125000 Persons Assisted
6	Improve Infrastructure	2015	2019	Non-Housing Community Development		Improve Infrastructure	CDBG: \$3,000,000	Public service activities other than Low/Moderate Income Housing Benefit: 125000 Persons Assisted
7	Economic Development	2015	2019	Non-Housing Community Development		Economic Development	CDBG: \$915,000	Businesses assisted: 75 Businesses Assisted
8	Fair Housing Opportunity	2015	2019	Non-Homeless Special Needs		Fair Housing Opportunity	CDBG: \$350,000	Public service activities other than Low/Moderate Income Housing Benefit: 4000 Persons Assisted
9	Planning and Administration	2015	2019	Administration		Planning and Administration	CDBG: \$3,100,000	

Table 53 – Goals Summary

## Goal Descriptions

1	<b>Goal Name</b>	Improve Quality of Housing
	<b>Goal Description</b>	Improve the quality and accessibility of ownership and rental housing through housing rehabilitation activities.
2	<b>Goal Name</b>	Increase Availability of Housing
	<b>Goal Description</b>	Increase the availability of affordable ownership and rental housing through affordable housing construction, conversion of market rate and/or non-residential properties for this purpose, and down payment assistance.
3	<b>Goal Name</b>	Provide Non-Homeless Supportive Services
	<b>Goal Description</b>	Provide supportive services for lower and moderate income residents, persons with disabilities, seniors, youth, and other special needs populations
4	<b>Goal Name</b>	Provide Services to the Homeless
	<b>Goal Description</b>	Provide housing opportunities and supportive services for the homeless and persons at risk of homelessness
5	<b>Goal Name</b>	Improve Public Facilities
	<b>Goal Description</b>	Improve or construct public facilities that support lower and moderate income residents and persons with special needs
6	<b>Goal Name</b>	Improve Infrastructure
	<b>Goal Description</b>	Improve or construct infrastructure that will benefit lower and moderate income residents and persons with special needs
7	<b>Goal Name</b>	Economic Development
	<b>Goal Description</b>	Enhance economic development opportunities for lower and moderate income residents
8	<b>Goal Name</b>	Fair Housing Opportunity
	<b>Goal Description</b>	Promote equal housing opportunity for all residents

9	<b>Goal Name</b>	Planning and Administration
	<b>Goal Description</b>	The Ventura Urban County and participating entitlement jurisdictions will implement the goals and objectives of the Consolidated Plan by delivering a variety of housing and community development programs and activities. The Ventura Urban County and participating entitlement jurisdictions will continue to comply with the planning and reporting requirements of the Consolidated Plan regulations and CDBG regulations. Annually, the Ventura Urban County and participating entitlement jurisdictions will monitor its use of CDBG funds to ensure effective and appropriate use of funds.

**Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)**

The County and participating entitlement jurisdictions estimate providing rehabilitation assistance to 300 ownership housing units and 75 rental housing units occupied by lower- and moderate-income households during this Consolidated Plan period. Down payment assistance will be provided to 10 low to moderate income households. In addition, the jurisdictions in the Regional CP area are working to expand the affordable housing inventory by 250 units.

## **SP-50 Public Housing Accessibility and Involvement - 91.215(c)**

### **Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)**

The needs of public housing in the Regional CP area are met by four Housing Authorities: Area Housing Authority of the County of Ventura (AHACV), Housing Authority of the City of San Buenaventura (HACSB), Housing Authority of the City of Santa Paula (SPHA), and the Housing Authority of the City of Port Hueneme (PHHA). There are currently six Public Housing properties in the Regional CP area that specifically accommodate seniors or persons with disabilities:

- Florence Janss Apartments, Thousand Oaks (64 units)
- Tafoya Terrace Apartments, Moorpark (30 units)
- Whispering Oaks Apartments, Ojai (101 units)
- Mar Vista Apartments, Port Hueneme (60 units)
- The Palms, San Buenaventura (75 units)
- Mission Park, San Buenaventura (53 units)

The Housing Authorities take efforts to ensure that their units are maintained to the highest standard of decent, safe, and sanitary housing.

### **Activities to Increase Resident Involvements**

The AHACV, HACSB, and PHHA continue to support their Resident Councils to increase membership and level of resident participation. The Resident Councils act as a liaison between the Housing Authorities and residents to enhance the quality of life at housing sites.

### **Is the public housing agency designated as troubled under 24 CFR part 902?**

No

### **Plan to remove the 'troubled' designation**

None of the four housing authorities that serve the Regional CP area has been identified as troubled.

## SP-55 Strategic Plan Barriers to Affordable Housing - 91.215(h)

### Barriers to Affordable Housing

**Lack of Affordable Housing Funds:** The availability of funding for affordable housing has been severely affected by the dissolution of redevelopment agencies in the State of California.

**State Prevailing Wage Requirements:** The State Department of Industrial Relations (DIR) expanded the kinds of projects that require the payment of prevailing wages. Prevailing wage adds to the overall cost of development.

**Environmental Constraints:** California's recent drought may impact housing development in Ventura County during the CP period. At least one city in the County is considering a residential growth management strategy, in part because of concerns about water availability.

**Environmental Protection:** State law (California Environmental Quality Act and California Endangered Species Act) and federal law (National Environmental Policy Act and Federal Endangered Species Act) regulations require environmental review of proposed discretionary projects (e.g., subdivision maps, use permits, etc.). Costs resulting from the environmental review process are also added to the cost of housing.

**SOAR Ordinances:** In 1995, the voters within the City of San Buenaventura passed an initiative that requires an affirmative vote of the electorate for any General Plan amendment affecting Agricultural designated land. In late-1998 and early 1999, the voters or the city council of the cities of Camarillo, Moorpark, Oxnard, Simi Valley, and Thousand Oaks, as well as the unincorporated area of the County, approved similar initiatives/ordinances. The City of Santa Paula followed suit in 2000 and the City of Fillmore in 2002. These initiatives and ordinances became collectively known as Save Open-space and Agricultural Resources (SOAR) ordinances. With the exception of San Buenaventura, which requires a public vote to amend land designated Agricultural, the SOAR ordinances establish urban boundaries around each jurisdiction, outside of which urban development and/or the extension of urban services can occur only with voter approval. Most of the SOAR ordinances remain in effect until 2020. The SOAR Ordinance may act as a constraint to future urban development.

**Planning and Development Fees:** Development fees and taxes charged by local governments also contribute to the cost of housing. A number of jurisdictions in Ventura County, however, offer fee waivers for affordable housing developments.

**Permit and Processing Procedures:** The processing time required to obtain approval of development permits is often cited as a contributing factor to the high cost of housing. Unnecessary delays add to the cost of construction by increasing land holding costs and interest payments.

**Davis-Bacon Prevailing Wages:** A prevailing wage must be paid to laborers when federal funds are used to pay labor costs for any project over \$2,000 or on any multi-family project over eight units. The

prevailing wage is usually higher than competitive wages, raising the cost of housing production and rehabilitation activities. Davis-Bacon also adds to housing costs by requiring documentation of the prevailing wage compliance.

**Potential Moratoriums on New Housing Construction** – Prolonged drought, inadequate infrastructure, and community opposition, are potential contributing factors to new affordable housing construction.

**Expiration of Affordability Contracts** – Due to the pending expiration of affordability contracts with private property owners, hundreds of units of affordable rental housing are at risk.

### **Strategy to Remove or Ameliorate the Barriers to Affordable Housing**

**Inclusionary Housing/Development Agreements:** The County and cities of Camarillo, Moorpark, Oxnard, Port Hueneme, Santa Paula, Thousand Oaks, and San Buenaventura have some form of inclusionary requirements to require the inclusion of affordable housing in market-rate developments. Some jurisdictions also use development agreements to negotiate for affordable housing in large-scale developments or master-planned areas.

**Expedited Review:** Most communities provide expedited review to encourage affordable housing. For example, the County’s Non-Coastal Zoning Ordinance was amended in 2003 to allow multi-family farm worker complexes and single farm worker dwelling units meeting certain criteria to be approved “over the counter” with a zoning clearance. Fillmore expedites the permit process for “green” buildings and gives priority to lower-income housing projects for building inspections that are carried out during various stages of the construction process.

**Fair Housing Services:** All jurisdictions within the County continue to promote fair housing by coordinating with the County for the administration of fair housing services by the Southern California Housing Rights Center (HRC).

**Preservation of Existing Affordable Housing:** All jurisdictions monitor the affordability covenants on existing affordable housing projects and continue to pursue funding and partnership with nonprofit developers to preserve the long-term affordability of existing units.

**Development Standards and Regulations:** As part of their 2013-2021 Housing Element updates, all jurisdictions either have already completed amendments to their zoning codes to facilitate the construction of affordable housing and special needs housing, or specific timeline commitments have been made in the Housing Elements to complete such revisions to the zoning codes. Such amendments include provisions for emergency shelters, transitional housing, supportive housing, reasonable accommodation for persons with disabilities, and density bonus. A more detailed discussion is contained in the companion document – “Regional Analysis of Impediments to Fair Housing Choice.”

**Reduction or Deferral of Fees:** To facilitate affordable housing, most jurisdictions may consider reduction or deferral of development fees as a means of reducing cost of affordable housing construction.

**Funding Resources:** Jurisdictions are actively exploring funding programs available at the local, state, and federal levels for affordable housing

## **SP-60 Homelessness Strategy - 91.215(d)**

Describe how the jurisdiction's strategic plan goals contribute to:

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

The 2013 update of the Continuum of Care's Ten-Year Plan to End Homelessness has adopted a guiding principle that shifts the emphasis away from long-term street outreach (which has traditionally focused on building relationships with homeless persons over time in order to refer and/or transport them to social services) toward the implementation of a coordinated entry system to use resources efficiently and prioritize services based on vulnerability. The system goal is to assess, rapidly engage and place in housing to implement the Housing First model. Support services will be essential to successful housing placements. The Plan also recommends the implementation of a community outreach and education campaign that informs households at risk of becoming homeless about resources available to them through homeless prevention programs.

In addition, the Plan recommends the development of a coordinated entry and case management system designed to link clients more effectively to the appropriate organization(s) and services. A Working Group has been established to develop and adopt the screening tool appropriate for use by homeless services providers throughout the County and to design a more coordinated homeless services delivery system. The work group is made up of Continuum of Care and Emergency Solutions Grant funded organizations of the Ventura County Continuum of Care. The group is meeting weekly with plans to kick off Phase II of the coordinated entry system in March 2015.

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

The 2013 update of the County's Ten-Year Plan to End Homelessness includes a recommendation to create small local year-round emergency shelters which are intended to be short-term harbors while permanent housing solutions are sought. This recommendation is distinctly different from the one that was included in the 2007 Ten-Year Plan which focused more on providing case management, in addition to emergency shelter. Under the new Plan, it was recommended that the length of stay in shelters should be minimized in order to allow shelter resources to be used to help households obtain permanent housing as quickly as possible along with home-based case management, as needed.

The 2013 Plan now also includes a recommendation to develop at least 100 more permanent supportive housing beds by 2018 to serve the chronically homeless population. These beds will provide homeless individuals and families with mental disabilities, chronic substance abuse, and/or HIV/AIDS with long-term affordable rental housing and a broad range of on-site and/or off-site supportive services. The goal is to increase the independent living skills of these residents.

Chronic homeless persons especially, need help obtaining proper documentation, scheduling and keeping appointments, transportation between locations and assistance in completing written applications. The 2013 update of the County's Ten-Year Plan to End Homelessness recommends that all systems of care and homeless case managers continue to assist and encourage all homeless persons to apply, obtain, and maintain mainstream resources. Local and national studies reveal that less than one-third of homeless persons and persons at-risk of homelessness receive mainstream resources. In order to reverse this situation, case managers need to ensure that chronic homeless persons successfully obtain the benefits for which they are eligible. While some chronic homeless persons may have already attempted to access some of the resources for which they are eligible, they often fail to follow through with documentation and other responsibilities required for securing benefits. Case manager support provides the essential critical link between eligibility for benefits and actually obtaining them.

Furthermore, all jurisdictions are also required by State law to provide for emergency shelters in their zoning codes. Most jurisdictions in the Regional CP area have already complied with the law by identifying at least one zone where emergency shelters are permitted by right without discretionary review. Transitional and supportive housing, under State law, is considered a residential use to be permitted as similar uses in the same zones.

**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 Continuum of Care's Ten-Year Plan to End Homelessness was updated in 2013 and has been recalibrated to focus on a Housing First Model that shifts away from providing more and more shelter and transitional housing for homeless persons and moves towards providing permanent housing quickly and services as needed. This model has been deemed a best practice and has been adopted by an increasing number of jurisdictions because it: 1) significantly reduces the time people experience homelessness; 2) increases the effectiveness of social services; 3) considerably lowers the cost of social service provision; and 4) notably prevents further episodes of homelessness.

Shortening the experience of homelessness has become a best practice adopted by an increasing number of local jurisdictions. The focus is to minimize the length of stay in shelter and reduce repeat homeless episodes such as homeless persons rotating in and out of shelters. Such shelters should align resources to ensure that households have access to the services necessary to obtain permanent housing as quickly as possible. Services should include an intake and assessment that outlines the immediate steps to obtain housing. Working with a case manager to achieve these steps is usually necessary and emphasis should be placed on locating housing that is affordable and increasing household income to maintain such housing.

Since 2007, only 12 year-round shelter beds were created, all of which were located in Oxnard. No new year-round shelter beds were created in other parts of the County. Additional shelter beds are still needed and should be modeled after this “short-term harbors” recommendation.

The 2013 Plan also includes a recommendation to create 45 additional transitional housing units consisting of 135 beds to serve families and individuals who are living on the streets. The recommendation strongly encourages short-term stays, which is consistent with the guiding principle of minimizing the length of stay in transitional housing. The recommendation also encourages a “transition-in-place” model that allows a transitional housing unit to become a permanent housing unit by letting the household stay in the unit and assume the lease agreement with the property owner.

**Help low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families who are likely to become homeless after being discharged from a publicly funded institution or system of care, or who are receiving assistance from public and private agencies that address housing, health, social services, employment, education or youth needs**

The 2013 update of the County’s Ten-Year Plan to End Homelessness includes a recommendation to implement a rapid re-housing strategy that helps any at risk households that become homeless to move as quickly as possible back into housing by receiving social service support and short-term financial assistance for first month’s rent, security deposit, and moving costs. This recommendation is consistent with the guiding principle that emphasizes helping households that lose their housing obtain permanent housing before having to enter shelter and transitional housing programs.

Financial resources for this prevention model should be for rental and utility assistance to households that are most likely to become homeless if not for this assistance. Best practices have shown that helping households with cash assistance that are at risk of becoming homeless, but not likely to become homeless, increases the likelihood that there will not be enough financial resources to help those at risk households who will become homeless. Thus, criteria such as low income status and history of homelessness should be established in order to identify those households who will most likely become homeless.

The 2013 Plan also includes a recommendation to implement a community outreach and education campaign that informs households at risk of becoming homeless about resources available to them through homeless prevention programs. The purpose of this recommendation is to help households find out about the resources that can help them from becoming homeless before they lose their housing. Too often households find out about such resources after they lost their housing.

In addition, the Plan recommends efforts to increase the number of business organizations and individual business leaders that actively become involved in the implementation of the 10 Year Plan. The Plan’s Steering Committee has identified the following activities as possible ways for the local business community to become more involved:

- Identify employment opportunities for homeless and formerly homeless persons who have successfully obtained housing;
- Provide on-the-job-training (OJT) and entry level job opportunities;
- Create partnerships between homeless prevention service providers and business community to ensure that the community's workforce is aware of homelessness prevention resources and services; and
- Support local homeless service providers and the homeless persons that they serve through the donation of funds or the provision of in-kind services.

## **SP-65 Lead-based Paint Hazards - 91.215(i)**

### **Actions to address LBP hazards and increase access to housing without LBP hazards**

The Childhood Lead Poisoning Prevention Program (CLPPP) works under the Ventura County Health Care Agency, Public Health Department. CLPPP will continue to provide services and information to County residents regarding childhood lead exposure and prevention. Although the program's primary focus is children, the overarching goal is to provide a lead safe environment for all residents, through education about the effects of lead exposure and possible sources in the community. For children under the age of six, as well as other high-risk children, CLPPP works to accomplish this objective by providing the following services:

- Information and resources to prevent lead exposure
- Community resources for lead screening
- Case management by a Public Health Nurse for lead burdened children
- Environmental assessment for poisoned children
- Medical nutrition therapy
- Community outreach and education

In addition, the CLPPP collects data to monitor and evaluate the extent of the lead exposure problem in Ventura County. The program screens approximately 10,000 children annually. The CLPPP will continue to provide lead testing among the target population, and in collaboration with the Ventura County Child Health and Disability and Prevention Program (CHDP), Women, Infants & Children Program (WIC), Head Start and Early Head Start Programs, and First 5 Neighborhoods for Learning programs affiliated with local schools.

CLPPP goals for the Consolidated Plan period include:

- Ensure that all medical providers in the County follow the mandated Statewide Targeted Blood Lead Screening Policy.
- Engage Ventura County's Medi-Cal Managed Care Program in the effort to encourage enrolled providers to test for lead, through outreach, education and routine collaborative activities.
- Ensure those children not in publicly funded programs be assessed for risk of lead poisoning by their providers at the appropriate ages as above.
- Provide case management services to children who meet case definition per CDC guidelines and to reduce environmental hazards.
- Provide case tracking services to those children with levels that are elevated but not high enough to meet state case criteria.
- Inform families and child caregivers who are responsible for children at risk about how to prevent lead exposure.
- Increase awareness of lead hazards among those local governmental agencies that can assist in decreasing lead exposures to children.

- Identify and inform CLPPP Branch of any newly suspected or newly identified sources of childhood lead exposure.
- Maintain contact with liaisons in other health programs and community groups to facilitate information-sharing and potential development of joint outreach and education programs.
- Continue to increase community awareness through outreach.
- Promote and maintain interagency collaboration between the local Ventura County Childhood Lead Poisoning Prevention Program (CLPPP) and the Environmental Health Division, and each of the perspective cities and/or County Code Enforcement and/or Building and Safety departments in order to address lead hazards and lead hazard controls.

**How are the actions listed above related to the extent of lead poisoning and hazards?**

According to the 2007-2011 ACS Five-Year Estimates, approximately 59% of owner-occupied housing and 64% of renter-occupied housing in the Regional CP Area were built prior to 1980. Using the 75% national average of potential LBP hazard, an estimated 97,155 units (65,462 owner-occupied units and 31,693 renter-occupied units) may contain LBP. Furthermore, approximately 27% of the owner-households and 57% of the renter-households are low- and moderate-income. These figures translate to 17,675 owner units and 18,065 renter units with potential LBP may be occupied by low- and moderate-income households. The Regional CP’s lead-based paint strategy targets both owner-occupied and renter-occupied housing units that are most likely to contain lead-based paint.

**How are the actions listed above integrated into housing policies and procedures?**

The Regional CP jurisdictions have incorporated HUD’s Lead Safe Housing Rule (to protect children from the hazards of lead-based paint) into their housing rehabilitation activities. Information on lead hazards and abatement practices are incorporated into the various housing programs offered by the Regional CP jurisdictions. The procedures for lead-based paint abatement in housing preservation programs calls for a visual inspection for condition, composition and remediation of painted surfaces (interior and exterior) as per 24 CFR Part 35 Requirements for Notification, Evaluation and Reduction of Lead-based Paint Hazards. In addition, for all rehabilitation projects within the Ventura Urban County Entitlement Area, the County requires mandatory testing on surfaces to be disturbed during rehabilitation and a complete risk assessment if hazards are revealed. HUD information pamphlet from the Office of Lead-Based Paint Abatement and Poisoning Prevention is available at public counters and city/county websites.

## **SP-70 Anti-Poverty Strategy - 91.215(j)**

### **Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families**

While local jurisdictions have no control over the majority of the factors affecting poverty, it may be able to assist those living below the poverty line. In partnership with its non-profit partners, the jurisdictions in the Regional CP area provide a variety of public and social services to residents living in poverty, including employment training, after-school and tutoring programs, food assistance, and low- or no-cost medical services.

The City of San Buenaventura administers several economic development programs that include job creation and retention activities. The City's Business Assistance Program is part of an overall economic development strategy to spur economic activity and promote revitalization within the City's business districts. The Program has three components targeting (1) code compliance; (2) commercial rehabilitation; and, (3) small business development. The latter component is CDBG-funded while the other two are funded with City general funds. The program is a revolving loan account, ensuring sustainability. Loan assistance is also available to existing businesses, start-up businesses, and commercial building owners throughout the City. Participants must demonstrate a public benefit with Program funds such as sales tax generation, business attraction, or job creation and expansion.

The Workforce Investment Board (WIB) of Ventura County also offers a valuable, no cost resource for employers and job seekers. Through the effective use of federal funds and strong partnerships with private and public sector providers, the WIB offers support that would be costly for individuals or businesses to receive from other sources. The WIB provides guidance for individuals exploring career options or experiencing job transitions, and employers seeking support for recruitment, retention, or layoffs at the County Human Services Agency Job and Career Centers in Santa Paula, Oxnard, Simi Valley, and San Buenaventura.

The Economic Development Collaborative of Ventura County (EDC-VC) focuses on attraction, retention and expansion of businesses in Ventura County through economic development programs that showcase the county's investment in cutting edge business sectors and the high quality of life for residents. EDC-VC is funded through contributions from the County of Ventura, all ten cities in the county and top-level private sector executives. EDC-VC promotes jobs and economic growth to maintain the County's economic vitality through key programs and services such as business consulting and workshops, loans, Manufacturing Outreach Program, and G.E.T. Trade, the how-to on international trade.

### **How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan**

The jurisdictions within the Regional CP area allocate up to 15 percent of their CDBG funds annually to public and nonprofit service providers to offer a range of supportive services, including those that aim at fighting poverty. Many of these agencies also provide assistance with securing affordable housing.

### **SP-80 Monitoring - 91.230**

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

Refer to the Appendix C for specific details on the various monitoring activities that will be carried out by the different jurisdictions of the Regional CP area.

## Expected Resources

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

#### Introduction

The Action Plan focuses on activities to be funded with the three entitlement grants (CDBG, ESG, and HOME) from HUD. HUD allocates CDBG, ESG, and HOME funding to eligible jurisdictions on a formula basis, using factors such as population, income distribution, and poverty rate. The County of Ventura has not received ESG entitlement funding for the prior two years, but is receiving an allocation for FY 2015-16. HUD has adopted the new practice of using American Communities Survey data, as opposed to Census data, to determine eligibility for entitlement

funding. This change in formula calculation methodology is causing the fluctuation in ESG allocation from year to year.

**Anticipated Resources**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder 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	1,488,904	20,000	0	1,508,904	5,955,616	While CDBG funding is not strictly required to ensure matching funds, all of the public service funding is matched approximately 100%. Similarly, non-public service funding is allocated to projects that would not otherwise be able to successfully be completed with only local and/or state funding. In most cases, local jurisdiction general fund dollars make up a large part of the project budgets.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	427,452	166,618	134,150	728,220	1,709,808	While HOME funds have a mandatory match requirement of 25% as outlined below, experience indicates that HOME funds allocated to local projects are leveraged by millions of dollars, often from tax credit financing.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	136,542	0	0	136,542	0	ESG funds have a mandatory match of 100%, but experience suggests that these projects are leveraged by significantly more money than what is required. Our ESG allocation, when received, is relatively small and therefore CDBG public service funds, general fund support, other state and federal grant funds, and faith-based funding augments ESG funding to make these projects feasible.

Table 54 - 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**

In addition to the entitlement grants described above, other financial resources are expected to be available for the Urban County Entitlement Area to carry out and implement projects and activities identified for the upcoming year.

The HOME allocation decreased by over 50% in the past few years. Less HOME funding directly impacts the County’s ability to leverage federal

dollars for much needed affordable housing projects. In addition, the dissolution of RDAs caused a larger gap in resources that was once available for low-income housing. With the assistance of \$166,618 of HOME program income, three rental projects were partially funded. Due to the onerous reporting and compliance requirements, the subrecipient of HOME funding for the TBRA Security Deposit Program has decided to remove this funding source from their budget, which has been partially funded since 1996.

FY 2015-16 HOME Match Requirement - funded projects will meet or exceed the 25% match requirement as shown below.

Total Matching Funds: \$166,740

Project: CEDC - Bridgeview Apartments - \$166,958 HOME Allocation = \$41,740 Match Requirement which will be met by Non-Federal funds invested into the project.

Project: SPHA - Citricos Senior Apartments - \$300,000 HOME Allocation = \$75,000 Match Requirement which will be met by Non-Federal funds invested into the project.

Project: AHACV - Walnut Street Family Apartments - \$200,000 HOME Allocation = \$50,000 Match Requirement which will be met by Non-Federal funds invested into the project.

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

The County of Ventura owns property throughout the County, most of which is either currently used to house County funded programs and services, or may be deed-restricted making it infeasible for other uses. As property may be designated as surplus, it will be considered for feasibility in meeting the needs identified in this plan.

**Discussion**

See discussions above.

## Annual Goals and Objectives

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

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Increase Availability of Housing	2015	2019	Affordable Housing		Increase Availability of Housing	CDBG: \$421,971 HOME: \$666,958	Rental units constructed: 57 Household Housing Unit
2	Provide Services to the Homeless	2015	2019	Homeless		Provide Services to the Homeless	CDBG: \$88,500 ESG: \$109,778	Public service activities other than Low/Moderate Income Housing Benefit: 4988 Persons Assisted
3	Improve Quality of Housing	2015	2019	Affordable Housing		Improve Quality of Housing	CDBG: \$180,000	Homeowner Housing Rehabilitated: 6 Household Housing Unit Housing Code Enforcement/Foreclosed Property Care: 825 Household Housing Unit
4	Economic Development	2015	2019	Non-Housing Community Development		Economic Development	CDBG: \$40,000	Businesses assisted: 15 Businesses Assisted
5	Improve Infrastructure	2015	2019	Non-Housing Community Development		Improve Infrastructure	CDBG: \$23,263	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 22 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
6	Provide Non-Homeless Supportive Services	2015	2019	Non-Homeless Special Needs		Provide Non-Homeless Supportive Services	CDBG: \$65,000	Public service activities other than Low/Moderate Income Housing Benefit: 8103 Persons Assisted
7	Improve Public Facilities	2015	2019	Non-Housing Community Development		Improve Public Facilities	CDBG: \$372,390	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 32918 Persons Assisted
8	Planning and Administration	2015	2019	Administration		Planning and Administration	CDBG: \$276,509 HOME: \$42,745 ESG: \$10,240	
9	Fair Housing Opportunity	2015	2019	Non-Homeless Special Needs		Fair Housing Opportunity	CDBG: \$21,271	

Table 55 – Goals Summary

**Goal Descriptions**

1	<b>Goal Name</b>	Increase Availability of Housing
	<b>Goal Description</b>	Increase the availability of affordable ownership and rental housing through affordable housing construction.

2	<b>Goal Name</b>	Provide Services to the Homeless
	<b>Goal Description</b>	Provide housing opportunities and supportive services for the homeless and persons at risk of homelessness.
3	<b>Goal Name</b>	Improve Quality of Housing
	<b>Goal Description</b>	Improve the quality and accessibility of ownership and rental housing through housing rehabilitation activities.
4	<b>Goal Name</b>	Economic Development
	<b>Goal Description</b>	Enhance economic development opportunities for lower and moderate income residents.
5	<b>Goal Name</b>	Improve Infrastructure
	<b>Goal Description</b>	Improve or construct infrastructure that will benefit lower and moderate income residents and persons with special needs.
6	<b>Goal Name</b>	Provide Non-Homeless Supportive Services
	<b>Goal Description</b>	Provide supportive services for lower and moderate income residents, persons with disabilities, seniors, youth, and other special needs populations.
7	<b>Goal Name</b>	Improve Public Facilities
	<b>Goal Description</b>	Improve or construct public facilities that support lower and moderate income residents and persons with special needs.
8	<b>Goal Name</b>	Planning and Administration
	<b>Goal Description</b>	The Ventura County Entitlement Area will implement the goals and objectives of the Consolidated Plan by delivering a variety of housing and community development programs and activities. It will continue to comply with the planning and reporting requirements of the Consolidated Plan regulations and CDBG regulations. Annually, the Entitlement Area will monitor its use of CDBG funds to ensure effective and appropriate use of funds.

<b>9</b>	<b>Goal Name</b>	Fair Housing Opportunity
	<b>Goal Description</b>	Promote equal housing opportunity for all residents.

## AP-35 Projects - 91.220(d)

### Introduction

The County is continuing to focus on addressing basic needs, directing funds primarily towards food, shelter, and jobs. In this challenging economic environment, and with ever decreasing resources, the County is committed to providing these basic services to our most vulnerable citizens.

In an effort to increase the efficiency of grant management, we are consolidating our grant awards to larger projects. This ultimately has resulted in no grant award below \$10,000, and a significant reduction in the number of grants administered by County Community Development staff, making the most efficient use of taxpayer dollars.

#	Project Name
1	Affordable Housing Development
2	Homeless Services and Street Outreach
3	Emergency Solutions Grant Projects
4	Housing Rehabilitation Programs
5	Code Enforcement
6	Small Business and Micro Enterprise Technical Assistance and Loan Programs
7	Infrastructure
8	Senior Services
9	Public Facilities
10	Planning and Administration
11	Fair Housing Opportunity

Table 56 – Project Information

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

The priorities outlined above reflect this year’s emphasis on the development of new affordable rental housing for persons of very low and extremely low income, outreach and engagement to persons who are homeless, and the retention of existing housing stock affordable to our low-income residents. Other priorities include infrastructure and public facilities in low-income neighborhoods to support them in their communities. Key obstacles include lack of sufficient funding to satisfy unmet need, very low vacancy rates and lack of affordable rental housing.

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

<b>1</b>	<b>Project Name</b>	Affordable Housing Development
	<b>Target Area</b>	
	<b>Goals Supported</b>	Increase Availability of Housing
	<b>Needs Addressed</b>	Increase Availability of Housing
	<b>Funding</b>	CDBG: \$421,971 HOME: \$666,958
	<b>Description</b>	This program includes real property acquisition, pre-construction, site preparation, construction, relocation and other costs related to the development of new, or conversion of existing property, into affordable housing. The purpose of the program is to increase the region's stock of affordable ownership, rental, and special needs housing.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	

<p><b>Planned Activities</b></p>	<p><b>Area Housing Authority – County of Ventura – Walnut Street Family Apartments:</b> AHACV is proposing to build 23 new energy efficient affordable family rental units with 1 onsite manager. There will be six one-bedroom units, eleven two-bedroom units, and eight three bedroom units with 3 @ 30% AMI, 16 @ 45% AMI, and 4 @ 60% AMI. Bus and Metrolink connections are immediately adjacent, a pharmacy and large grocery store is within 1/2 mile, a school is within 1/4 mile, a library and after school services within 1/4 mile, child care within 1/4 mile, and a park is within 1/4 mile. Free after school services and ESL services will be available. A tot lot will be located on-site. The City of Moorpark currently owns the property and is agreeing to a loan value of \$2,000,000 toward the project. HOME funds will be used for predevelopment and construction soft and hard costs.</p> <p>HOME: \$200,000</p> <p>GOI: Rental units constructed, 23</p> <p><b>Cabrillo Economic Development Corporation – Bridgeview Apartments:</b> The Bridgeview Apartment development, located in the unincorporated area of Piru, will construct 24 new rental units; 23 for low-income families and one for an apartment manager. It will include six (6) one-bedroom, six (6) two-bedroom, and twelve (12) three-bedroom apartments. All units would be 100% restricted to low income families at or below 50% AMI; 20 units would be at or below 50% AMI; and 3 would be at or below 30% AMI. There are also plans for open space, a tot lot, BBQ area, and a community center.</p> <p>CDBG: \$318,971</p> <p>HOME: \$166,958</p> <p>GOI: Rental units constructed, 23</p> <p><b>Santa Paula Housing Authority – Citricos de Santa Paula:</b> SPHA proposes to develop an eleven (11) unit complex of affordable rental units for seniors. In addition to the eleven single-room occupancy apartments, site amenities include a community building that will accommodate social and learning activities, BBQ’s, a carport for each unit, and ample manicured grounds. Unit amenities will include A/C, washer/dryer, dishwasher, ceiling fans and patios. Affordability will be maintained by a Section 8 Project Based vouchers. CDBG funds will be</p>
----------------------------------	---

		used to demolish existing buildings on the property; HOME funds will be used for construction. CDBG: \$103,000 HOME: \$300,000 GOI: Rental units constructed, 11
2	<b>Project Name</b>	Homeless Services and Street Outreach
	<b>Target Area</b>	
	<b>Goals Supported</b>	Provide Services to the Homeless
	<b>Needs Addressed</b>	Provide Services to the Homeless
	<b>Funding</b>	CDBG: \$88,500
	<b>Description</b>	In addition to immediate food and shelter assistance, homeless families and individuals can benefit from a variety of supportive services. Homeless service programs provide mobile outreach and intensive case management, including information and referrals along with brief interventions to homeless Ventura County residents. These programs are often coordinated with other emergency and transitional housing programs, and may include supportive services to persons and/or families in permanent housing.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
<b>Location Description</b>		

<p><b>Planned Activities</b></p>	<p><b>Catholic Charities – Moorpark Community Service Center:</b> The Moorpark Community Service Center, also known as Moorpark Pantry Plus, provides essential safety net services and special outreach programs to stabilize low-income households in Moorpark and the surrounding area. The center provides supplemental food, clothing, eviction prevention assistance, utility assistance, and holiday programs, along with information and referrals.</p> <p>CDBG: \$18,000</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 3,048 Persons Assisted</p> <p><b>County of Ventura Human Services Agency – Homeless Services Program:</b> This program provides countywide outreach and case management services for homeless and at-risk of homelessness persons, assisting them to move from crisis situations into housing. The Agency’s 12 service centers located throughout Ventura County are well positioned to cross refer homeless persons to a variety of financial benefits and to problem solve programs, along with information and referrals.</p> <p>CDBG: \$40,500</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 360 Persons Assisted</p> <p><b>Help of Ojai - Community Assistance and Valley Outreach Case Management:</b> This program provides assistance to low-income residents to obtain and/or maintain suitable long-term housing. This project is designed to provide bilingual case management services to clients at risk of homelessness through a process of bundling and delivering various services that allow their own limited funds to be directed to housing expenses. By working collaboratively with various agencies and programs, HELP works to address affordability options for metered utilities, necessary medical services, healthful food options and limited housing and rental assistance.</p> <p>CDBG: \$20,000</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 1,500 Persons Assisted</p>
----------------------------------	---

		<p><b>Peoples' Self Help Housing - El Patio Hotel:</b> The project provides a combination of supportive services along with permanent affordable housing creating an environment where formerly homeless individuals become stable in housing and continually increase their independence and self-sufficiency. The facility offers 41 single-room, furnished efficiency studios for individuals who are disabled, chronically homeless, and/or very low-income. 16 units are dedicated to referrals from Ventura County Behavioral Health, 2 units are ADA accessible, and 28 units have project-based Section-8 vouchers through the Housing Authority of the City of San Buenaventura.</p> <p>CDBG: \$10,000</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 17 Persons Assisted</p>
<b>3</b>	<b>Project Name</b>	Emergency Solutions Grant Projects
	<b>Target Area</b>	
	<b>Goals Supported</b>	Provide Services to the Homeless Planning and Administration
	<b>Needs Addressed</b>	Provide Services to the Homeless Planning and Administration
	<b>Funding</b>	ESG: \$136,542
	<b>Description</b>	HUD requires all ESG-funded activities to be consolidated under one project. ESG funds may be used for activities that: engage homeless individuals and families living on the street; improve the number and quality of emergency shelters for homeless individuals and families; help operate these shelters; provide essential services to shelter residents; rapidly re-house homeless individuals and families; prevent families and individuals from becoming homeless. Up to 7.5% of ESG funds can be used to support general administration of the program.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	

	<b>Planned Activities</b>	<p><b>County of Ventura Human Services Agency – Homeless Services Program:</b> The programs assists homeless and at-risk individuals and families by providing homeless prevention, rapid re-housing and housing relocation and stabilization services. The program proposes to assist 25 households (60 persons) obtain or remain in decent and affordable rental housing.</p> <p>ESG: \$40,000</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 52 Persons Assisted</p> <p><b>Turning Point – Our Place Shelter:</b> Funds will support the Our Place Shelter, the only year round Homeless Shelter for mentally ill homeless persons requiring a high level of supervision and support. The program has ten beds and a drop in center. They provide counseling, job search and case management services, referrals, and upon discharge, housing services on an as-needed basis. The program proposes to assist a total of 55 persons with these funds, 11 of whom are from the Entitlement Area.</p> <p>ESG: \$69,778</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 11 Persons Assisted</p> <p><b>County of Ventura:</b> County staff will provide all administration for this program in compliance with program regulations and requirements.</p> <p>ESG: \$10,240</p>
4	<b>Project Name</b>	Housing Rehabilitation Programs
	<b>Target Area</b>	
	<b>Goals Supported</b>	Improve Quality of Housing
	<b>Needs Addressed</b>	Improve Quality of Housing
	<b>Funding</b>	CDBG: \$50,000

	<b>Description</b>	These programs are designed to retain and improve the existing housing stock, eliminate substandard housing or conditions that threaten residents' health and safety, and improve/enhance community neighborhoods. Programs typically use deferred loans or grants to finance repair and renovation work for owner-occupied single family detached homes, or owners of multi-family rental properties. Qualified repairs include, but are not limited to: plumbing/sewer, electrical, roofing, painting, windows and doors, pest damage repair, structural repairs, and kitchen and bathroom remodeling.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	<p><b>Habitat for Humanity Preserve a Home:</b> This program reaches out to owner occupied low and very low income families and individuals that have home rehabilitation needs and otherwise are not able to perform the work on their own or pay full cost for a general contractor. Homeowners must participate in program, providing sweat equity or other public service hours. Services include work such as paint application, landscape work and/or clean-up when coupled with other rehab activities, grab bar installation, wheelchair ramp construction, and other home improvement work needed for building code compliance.</p> <p>CDBG: \$50,000 GOI: Homeowner Housing Rehab, 6 units</p>
5	<b>Project Name</b>	Code Enforcement
	<b>Target Area</b>	
	<b>Goals Supported</b>	Improve Quality of Housing
	<b>Needs Addressed</b>	Improve Quality of Housing
	<b>Funding</b>	CDBG: \$130,000

<b>Description</b>	These programs operate through a combination of regular neighborhood canvassing and surveying, systematic inspections and response to citizen complaints. Particular emphasis is placed on property maintenance, landlord training, resident safety, eradication of substandard building conditions, and abatement of inoperative and abandoned vehicles. Brochures may also be provided, informing property owners of available financial assistance such as housing rehabilitation programs.
<b>Target Date</b>	
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
<b>Location Description</b>	
<b>Planned Activities</b>	<p><b>City of Port Hueneme Code Enforcement:</b> According to the 2011-13 American Community Survey 3-Year Estimates, 24.9% of occupied housing units in Port Hueneme were built between 1940 and 1959 and 50.1% were built between 1960 and 1979. This means that 75% of occupied housing units in Port Hueneme are between 33 and 72 years of age. As housing is subject to gradual deterioration over time, it is necessary to enforce the city’s property maintenance ordinance, zoning regulations, and building codes to eradicate blighting influences and arrest deterioration in the city’s mature neighborhoods.</p> <p>CDBG: \$50,000</p> <p>GOI: Housing Code Enforcement, 700</p> <p><b>City of Santa Paula Housing Code Enforcement Program:</b> The Code Enforcement Program helps relieve overcrowded living conditions, corrects unsafe living conditions and property maintenance issues and provides guidance for housing construction projects by ensuring proper permits are issued, inspections conducted and city building and municipal codes are followed. The City, which qualifies as Area Benefit, has aging housing stock and high overcrowded conditions resulting in residents, especially low income families, living in unsafe housing that must be addressed.</p> <p>CDBG: 80,000</p> <p>GOI: Housing Code Enforcement, 125</p>

6	<b>Project Name</b>	Small Business and Micro Enterprise Technical Assistance and Loan Programs
	<b>Target Area</b>	
	<b>Goals Supported</b>	Economic Development
	<b>Needs Addressed</b>	Economic Development
	<b>Funding</b>	CDBG: \$40,000
	<b>Description</b>	The County may utilize CDBG funds for activities that assist small businesses, leading to the creation and retention of jobs in the Urban County.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	<p><b>Women’s Economic Ventures – Micro Business Development Program:</b> WEV assists individuals in developing skills to start a business of their own. Micro Business Training Programs include a 14-week Self Employment Training (SET) course in English, and two Spanish-language programs: a 10-week SET course and a 4-week Business Basics course. In addition to training, ongoing business support micro loans for startup and expansion of up to \$50,000 are available through the Small Business Loan Fund.</p> <p>CDBG: \$40,000 GOI: Businesses assisted, 15</p>
7	<b>Project Name</b>	Infrastructure
	<b>Target Area</b>	
	<b>Goals Supported</b>	Improve Infrastructure
	<b>Needs Addressed</b>	Improve Infrastructure
	<b>Funding</b>	CDBG: \$23,263
	<b>Description</b>	Public infrastructure, which includes local street systems as well as water and sewer systems, is critical to the welfare and safety of all residents. Funds may be used for upgrades and rehabilitation of Urban County infrastructure.
	<b>Target Date</b>	

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	<p><b>Santa Paula Housing Authority – Citricos de Santa Paula – Alley:</b> SPHA proposes to develop an eleven (11) unit complex of affordable rental units for seniors. CDBG funds will be used to reconstruct approximately ¼ mile of public alley behind the development as required by the City of Santa Paula.</p> <p>CDBG: \$23,263</p> <p>GOI: Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit, 22 Persons Assisted</p>
<b>8</b>	<b>Project Name</b>	Senior Services
	<b>Target Area</b>	
	<b>Goals Supported</b>	Provide Non-Homeless Supportive Services
	<b>Needs Addressed</b>	Provide Non-Homeless Supportive Services
	<b>Funding</b>	CDBG: \$45,000
	<b>Description</b>	Seniors are among the County's most frail and vulnerable residents. The County may use CDBG funds to support programs that provide assistance for the elderly living in long term care facilities or with terminal illnesses, nutrition and meal programs, educational and social opportunities, and information and referral services.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	

	<b>Planned Activities</b>	<p><b>City of Port Hueneme - Senior Activities/Nutrition Program:</b> Primary services include a home-delivered meals program, limited health services, Grey Law legal assistance, visual aid counseling, professional tax advice, senior exercise programs and referrals for other senior-related issues.</p> <p>CDBG: \$20,000</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 200 Persons Assisted</p> <p><b>City of Santa Paula – Senior Center Coordinator:</b> The coordinator position is the main staff person for the Santa Paula Senior Center, which provides information and assistance Monday through Friday at no cost to low income, disabled or other senior citizens who walk in or call and need referrals to social services programs. Services include access to nutritious food, legal services, medical care, and social services and other benefits.</p> <p>CDBG: \$20,000</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 1,150 Persons Assisted</p> <p><b>Long Term Care Services of Ventura County – Ombudsman Program:</b> The Ombudsman is the federally mandated advocate for elderly persons living in long term care facilities. He/she makes unscheduled, unannounced visits to the facilities and works with the elderly residents investigating complaints and resolving issues on their behalf. The 9,500 elderly persons living in 232 long term care facilities in Ventura County and attending Adult Day Health Care facilities are their target population.</p> <p>CDBG: \$25,000</p> <p>GOI: Public service activities other than Low/Moderate Income Housing Benefit, 1,765 Persons Assisted</p>
9	<b>Project Name</b>	Public Facilities
	<b>Target Area</b>	
	<b>Goals Supported</b>	Improve Public Facilities
	<b>Needs Addressed</b>	Improve Public Facilities
	<b>Funding</b>	CDBG: \$372,390

	<b>Description</b>	Public facilities often house services essential to the health and well-being of residents. It is, therefore, important for these facilities to be safe, accessible, and able to meet the needs of any resident or employee who will use them. Funds will be used to upgrade and rehabilitate these facilities.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	

	<b>Planned Activities</b>	<p><b>City of Fillmore - Fire Squad Truck Replacement:</b> This funding will be used for the purchase of a new fire squad truck which will enable the department to provide improved critical fire and emergency medical services to the Fillmore community, of which 75% are low/mod income residents. It is used in conjunction with the fire engine by transporting tools and other fire-fighting equipment in responding to calls for service.</p> <p>CDBG: \$184,000</p> <p>GOI: Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit, 15,255 Persons Assisted</p> <p><b>City of Santa Paula - Fire Engine:</b> This funding will provide payment for the second year lease payment of a new fire engine which will enable the department to provide improved critical emergency fire and medical services to the community of Santa Paula, of which 60% are low/mod income residents.</p> <p>CDBG: \$63,390</p> <p>GOI: Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit, 17,063 Persons Assisted</p> <p><b>Help of Ojai – Little House Rehabilitation:</b> This project will rehabilitate the Little House senior activity center and transportation program headquarters. Renovations will include the kitchen, one meeting room and two restrooms, as well as complete replacement of the existing parking lot which is currently unsafe and hazardous for people with mobility issues. The building is also used as an Emergency Cooling location two to ten days per summer, to provide a safe, cool space for area seniors when sustained daily temperatures exceed healthful levels. The Cooling Center is activated by the County of Ventura.</p> <p>CDBG: \$125,000</p> <p>GOI: Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit, 600 Persons Assisted</p>
<b>10</b>	<b>Project Name</b>	OPlanning and Administration
	<b>Target Area</b>	
	<b>Goals Supported</b>	Planning and Administration
	<b>Needs Addressed</b>	Planning and Administration

	<b>Funding</b>	CDBG: \$276,509 HOME: \$42,745
	<b>Description</b>	Up to 20% of CDBG and 10% of HOME funds can be used by the County to support the general administration of these programs. During the five-year Consolidated Plan period, the County (as grantee) will provide all administration for these programs in compliance with program regulations and requirements. Subrecipients will administer their respective projects and programs in compliance with program regulations and requirements, with oversight provided by the County.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	
	<b>Planned Activities</b>	<b>County of Ventura:</b> County staff will provide all administration for these programs in compliance with program regulations and requirements.
<b>11</b>	<b>Project Name</b>	Fair Housing Opportunity
	<b>Target Area</b>	
	<b>Goals Supported</b>	Fair Housing Opportunity Planning and Administration
	<b>Needs Addressed</b>	Fair Housing Opportunity Planning and Administration
	<b>Funding</b>	CDBG: \$21,271
	<b>Description</b>	Provide fair housing services to residents.
	<b>Target Date</b>	
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	
	<b>Location Description</b>	

<p><b>Planned Activities</b></p>	<p><b>County of Ventura:</b> The Urban County sets aside a portion of its CDBG Planning and Administration budget for fair housing. Ventura County currently contracts with the Housing Rights Center (HRC) to provide fair housing services to its residents. HRC provides telephone and in-person counseling to both tenants and landlords regarding their respective rights and responsibilities under California law and local city ordinances. In addition to answering basic housing questions, counselors commonly cite specific civil codes that pertain to the client’s matter and/or provide sample letters that discuss a particular issue. HRC investigates housing discrimination complaints brought under both State and Federal fair housing laws. The Agency also develops and distributes written materials that describe the applicable laws that protect against housing discrimination and ways to prevent housing injustices. HRC also offers Fair Housing Certification Training for housing industry professionals.</p>
----------------------------------	--

## **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 Ventura County Entitlement Area does not prioritize funding by geographic area, nor does it include any target areas. Therefore, this section does not apply.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
Westside Neighborhood Revitalization Strategy Area	

**Table 57 - Geographic Distribution**

### **Rationale for the priorities for allocating investments geographically**

### **Discussion**

## Affordable Housing

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

#### Introduction

The Entitlement Area strives to promote affordable housing through housing rehabilitation as well as ownership and rental housing stock expansion, including public and special needs housing. The Entitlement Area's one year goals are described in the following table. These estimates do not include emergency or transitional shelters, social services, or code enforcement activities.

<b>One Year Goals for the Number of Households to be Supported</b>	
Non-Homeless	107
Total	107

**Table 58 - One Year Goals for Affordable Housing by Support Requirement**

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	
The Production of New Units	
Rehab of Existing Units	
Acquisition of Existing Units	
Total	

**Table 59 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

The Walnut Street Family Apartments will add 23 units of affordable rental housing in Moorpark. The Bridgeview Apartments will also add 23 units of affordable rental housing, in Piru. Citricos de Santa Paula will add 11 affordable rental units in Santa Paula, which will be dedicated to senior housing.

In addition, the County supports Habitat for Humanity's "Preserve a Home" program. It is anticipated that six (6) homes in the Entitlement Area will be rehabilitated during the upcoming year.

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

### **Introduction**

Public Housing needs in the Entitlement Area are met by three Housing Authorities: The Area Housing Authority of the County of Ventura (AHA), the Housing Authority of the City of Port Hueneme (PHHA), and the Santa Paula Housing Authority (SPHA).

The AHA owns and operates 355 units of public housing in seven complexes which serve the residents of Camarillo, Fillmore, Moorpark, Ojai, Simi Valley, Thousand Oaks and the unincorporated areas of Ventura County. Three of the complexes (165 units) are located with the Urban County - the Roth Apartments (a family development in Meiners Oaks), Whispering Oaks (a seniors/disabled project in the City of Ojai), and Tafoya Terrace (senior project in Moorpark). AHA has been named one of the nation's best run housing authorities. Exemplary program management and efficient program implementation earned AHA the designation of a "High Performer" from the Department of Housing and Urban Development (HUD) for the Section 8 Housing Choice Voucher Program and Conventional Low-Income Public Housing Program.

The PHHA administers 90 public housing units, consisting of 30 family units that range from 1, 2 and 3 bedrooms. The remaining 60 units are occupied by persons who are 62 years or older or disabled. The PHHA has earned the designation of "High Performer" from the Department of Housing and Urban Development. This honor is given to Housing Authorities who have demonstrated excellence in management operations.

The SPHA administers subsidized rental housing programs for Section 8 Tenant Based Vouchers/Certificates, Project Based Section 8 Vouchers, and affordable housing owned by the Authority. Although the SPHA does not own or operate any public housing units, it does own and operate four affordable housing complexes for a total of 52 units for seniors and families. They also act as Administrative Managing Partner of the Harvard Place Apartments, a 40-unit affordable rental development for persons with special needs.

Under the Section 8 Voucher Program, the Authority provides affordable housing for 600 families, with an additional 1,500 applicants on the waiting list. As a means of providing program participants additional housing opportunities, the Administrative Plan was amended allocating a portion of Tenant Based vouchers to "Project Based". There are two new construction projects recently completed, totaling 26-units that house low income seniors under Project Based Section 8 Vouchers.

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

#### **Area Housing Authority of the County of Ventura (AHA)**

The AHA has established a Resident Council, composed of residents from each of the public housing complexes. This council helps to enhance the quality of life of the residents, and recommends the

appointment of one Resident Commissioner who sits on the AHA's Board of Commissioners.

In conjunction with Ventura County social services agencies and the community at large, the Resident Services Department also provides access and information on employment, adult education and tutoring, parenting skills, wellness programs, health screening, drug abuse treatment and rehabilitation, adult and child protective services, child care, food banks, safety, and anti-fraud presentations. In addition, AHA works with the Ventura Unified School District and the Superintendent of Schools Office to provide a summer lunch program and operate an after-school program which consists of tutoring, recreation, leadership meetings, and other activities.

Transportation services are provided to residents for doctor's appointments, group grocery shopping, pharmacies, and other locations. Referrals to supportive services are offered to seniors through the Case Management Program. The program links residents with resources in the community including Meals on Wheels, the Brown Bag Program, HICAP information, safety and nutrition education, and assistance with medical and Medicare questions. Summer employment training is available to Public Housing residents in partnership with the Ventura Unified School District. Residents are trained in the areas of food safety, reporting, and interviewing skills. At AHACV's newest project, located on Charles Street in Moorpark, California Lutheran University students assist children ages 10 and under with homework on select days of the week. Tuesdays and Thursdays are "Teen Zone" days, when youth ages 10 and over can receive homework assistance in a positive atmosphere. Through partnerships with various agencies, full or partial recreational scholarships are provided to youth who wish to participate in local sports or activities. The Youth Outreach Program addresses the needs of both the non-involved and difficult-to-reach youth in the Conejo Valley, targeting youth between the ages of 12 and 17 years of age.

### **Housing Authority of the City of Port Hueneme (PHHA)**

In order to address the needs of the residents in Public Housing, the PHHA plans to establish a Resident Council this coming year, which will be composed of residents from both public housing complexes. The PHHA hopes to enhance the lives of its residents by establishing this Council.

### **Santa Paula Housing Authority (SPHA)**

Planned actions are predicated on the City of Santa Paula's General Plan, Housing Development Needs to increase affordable housing rental units, alleviate the high level of household overcrowding and overpayment, and the County's objective to end homelessness. They include achieving and maintaining a 99% utilization rate of the tenant based program; construction of 19 additional affordable rental units (two projects), currently under development and funding with both CDBG and HOME funds; continuing to acquire land suitable for affordable housing development; and exploring opportunities offered by the State of California's low cost loan programs directed towards special needs and veterans.

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

## **participate in homeownership**

### **Area Housing Authority of the County of Ventura (AHA)**

The AHA provides three opportunities for Public Housing residents to participate in management: 1) attending Resident Council meetings, 2) being a member of the Resident Council, and 3) becoming a Resident Commissioner on the AHA's Board of Commissioners. To assist Public Housing residents to gain knowledge and move toward homeownership, the AHA offers a free monthly First-Time Home Buyers Workshop which includes a free credit score.

The AHA encourages clients who have been assisted under the Section 8 Program for at least one year in becoming homebuyers through HUD's Section 8 Homeownership Program. Participants must be first-time homebuyers, with no one in the household having owned a home within the past three years. The program requires that a participant have a minimum down payment of 3% of the home's purchase price and good credit. Approximately 10 participants have been enrolled in the Section 8 Homeownership Program. In addition, 23 Section 8 clients have successfully left the program and become first-time homeowners, without AHA assistance.

### **Housing Authority of the City of Port Hueneme (PHHA)**

The PHHA will continue to encourage residents to participate in the city's First Time Homeownership Program. It will also encourage residents to attend and participate in Resident Council meetings.

### **Santa Paula Housing Authority (SPHA)**

The SPHA encourages resident interaction with social services and staff through quarterly events, and makes available portability opportunities for program participants in other jurisdictions. As Successor Housing Agency to the City of Santa Paula Redevelopment Agency, the SPHA continues to administer the First Time Home Buyers and Housing Preservation Programs, and accommodates inquiries for possible home ownership by directing residents to agencies offering counseling and other available opportunities.

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

Not Applicable.

## **Discussion**

### **Area Housing Authority of the County of Ventura (AHA)**

In addition to owning and operating seven public housing sites, the AHA serves low-income residents through other programs and housing. It administers a rental subsidy program called the Housing Choice

Voucher Program (Section 8) as well as the Low Rent Public Housing Program designated for either families or the elderly/disabled. AHA also operates Colina Vista, a low-income tax credit project in Piru with 35 rental units (two are handicapped accessible) and a 15-unit apartment complex known as Summerwind Apartments located in the unincorporated area outside Fillmore. These are not public housing and receive no operational HUD subsidy.

The AHA actively coordinates with other local organizations to develop new housing, preserve existing housing, and expand the supply of assisted housing for families in low-income ranges. The overriding goal for the AHA is to promote affordable housing that the communities will not only accept but also respect. AHA continues its efforts to enhance affordable housing through collaborative efforts with other local agencies.

AHA maintains a partnership with the Ventura County Human Services Agency and the Housing Authorities of the cities of Oxnard, San Buenaventura, and Santa Paula to provide housing assistance for welfare-to-work families. In conjunction with the CalWORKS program, this consortium identifies strategies, such as applying for additional Section 8 vouchers, to facilitate stable, affordable housing for families trying to focus on employment and self-sufficiency issues.

It actively seeks donors for Charitable Remainder Trusts by contacting attorneys and certified Public Accountants in Ventura County and placing ads in newspapers or publishing articles on AHA community work/involvement.

#### **Housing Authority of the City of Port Hueneme (PHHA)**

The mission of the PHHA is to provide quality housing to eligible households in a professional, fiscally prudent manner and be a positive force in the community by working with others to assist these families with appropriate supportive services. The agency shares the mission of HUD to promote adequate and affordable housing, economic opportunity, and a suitable living environment free from discrimination. In order to continue this practice the PHHA will continue to work with its neighboring Housing Authorities to better assist the community.

#### **Santa Paula Housing Authority (SPHA)**

Although the SPHA does not own or operate public housing, under the Section 8 Voucher Program it provides affordable housing for 600 families, with an additional 1,250 applicants on the waiting list. As a means of providing program participants additional housing opportunities, the Administrative Plan was amended allocating a portion of Tenant Based vouchers to "Project Based". There are two new construction projects recently completed, totaling 26-units that house low income seniors under Project Based Section 8 Vouchers.

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

### **Introduction**

The Countywide Continuum of Care (CoC) is focused on developing and implementing a Coordinated Entry system to improve access to services for individuals and families experiencing homelessness. The Coordinated Entry system will also help the system prioritize housing resources for the most vulnerable of the homeless population. Over the next year, the CoC plans to roll out a Coordinated Entry System in phases. Case managers and outreach workers will begin using the VI-SPDAT as a prioritization tool. All CoC funded beds will be filled utilizing the Coordinated Entry system in the next year. The CoC will advocate for other community housing programs and resources to dedicate housing resources to this system to work towards reducing and ending homeless in the community.

### **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**

Individuals and families experiencing homelessness can seek services through multiple homeless services providers as well as community and government social service programs. Outreach workers from government agencies and non-profit organizations along with volunteers from the faith-based communities are engaging individuals on the streets and connecting them to services. Seasonal shelters are another location where individuals are engaged and connected. Implementation of the VI-SPDAT will allow for a universal tool across the CoC in addressing individual needs. In a system with limited resources, the VI-SPDAT will begin to prioritize services for the most vulnerable of the population.

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

There are very limited access to emergency shelter within Ventura County. The Ventura County Rescue Mission in Oxnard provides the largest number of year-round shelter beds in the community. Seasonal shelters operate from December 1-March 31 in various regions of the county. This year the Ventura County Board of Supervisors allocated funds to divert families with children from the Winter Warming Shelter with motel vouchers. A new runaway/homeless youth shelter has opened within the system and has shown great success thus far in reconnecting youth with their families. Transitional Housing programs are working to reduce length of stay in transitional programs to move individuals and families to permanent housing. The CoC will be utilizing the Coordinated Entry System to prioritize emergency shelter and transitional housing beds and working to move individuals more quickly to permanent housing.

#### **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 CoC is implementing a Coordinated Entry System to allow for easy access to services at any entry point in the system. The Coordinated Entry System is beginning to utilize the VI-SPDAT tool to prioritize permanent supportive housing for the most vulnerable of the chronically homeless population. CoC funded permanent supportive housing projects are implementing the Housing First approach that involves moving persons directly from the streets/shelters into permanent housing accompanied by home-based supportive services. A Rapid Re-housing Program that was initially funded under the HPRP grant is continuing with other county funds, private funds, and in-kind resources. As a result, the number of homeless families has decreased in recent years.

The Coordinated Entry system is working to develop a Case Management Care Coordination model that will provide wrap around services to each individual that is placed in a permanent supportive housing unit. Providing supportive services including behavioral health and healthcare services will promote keeping individuals housed and stable.

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

The local Homeless Prevention and Rapid Re-housing Programs are operated by the same service provider that administered the HPRP Homeless Prevention Program. Eligible services include those that were eligible under HPRP and include 1) short-term rental assistance; 2) medium-term rental assistance; 3) security and utility deposits; 4) utility payments; 5) moving cost assistance; and 6) motel and hotel vouchers available only to program participants prior to move-in under the Rapid Re-housing Program. In addition, the same service provider recently received an allocation of \$750,000 from the County's General Fund to provide the same services noted above throughout the county.

The Continuum of Care has implemented a community outreach and education campaign that informs households at risk of becoming homeless about resources available to them through homeless prevention programs. Several discharge and re-entry planning groups work in partnership with a wide range of public and private agencies to house homeless persons leaving publicly funded institutions or

systems of care, when no housing has been identified.

**Discussion**

See discussions above.

## **AP-75 Action Plan Barriers to Affordable Housing - 91.220(j)**

### **Introduction**

The following section addresses housing policies and other relevant issues within the participating jurisdictions, including the region's ongoing efforts to eliminate or mitigate barriers to affordable housing. Programs that may have an impact on affordable housing are also discussed.

### **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**

**Inclusionary Housing/Development Agreements:** The County and cities of Moorpark, Ojai, Port Hueneme, and Santa Paula have some form of requirements for the inclusion of affordable housing in market-rate developments. Some jurisdictions also use development agreements to negotiate for affordable housing in large-scale developments or master-planned areas.

**Expedited Review:** Most communities provide expedited review to encourage affordable housing. For example, the County's Non-Coastal Zoning Ordinance was amended in 2003 to allow multi-family farm worker complexes and single farm worker dwelling units meeting certain criteria to be approved "over the counter" with a zoning clearance. The County also provides for expedited, non-discretionary review for construction of lower-income housing. Fillmore expedites the permit process for "green" buildings and gives priority to lower-income housing projects for building inspections that are carried out during various stages of the construction process. Such expedited review helps minimize unnecessary delays which add to the cost of construction by increasing holding costs.

**Fair Housing Services:** All jurisdictions within the Entitlement Area continue to promote fair housing by coordinating with the County for the administration of fair housing services by the Southern California Housing Rights Center (HRC).

**Preservation of Existing Affordable Housing:** All jurisdictions monitor the affordability covenants on existing affordable housing projects and continue to pursue funding and partnership with nonprofit developers to preserve the long-term affordability of existing units. The Entitlement Area also provides CDBG funds to Habitat for Humanity to assist in their Preserve a Home program, which helps to preserve existing homeowner properties.

**Development Standards and Regulations:** As part of their 2014-2021 Housing Element updates, all jurisdictions either have already completed amendments to their zoning codes to facilitate the construction of affordable housing and special needs housing, or specific timeline commitments have been made in the Housing Elements to complete such revisions to the zoning codes. Such amendments include provisions for emergency shelters, transitional housing, supportive housing, reasonable accommodation for persons with disabilities, and density bonuses. In addition, Fillmore permits the use

of manufactured dwellings as single family residences outside of designated mobile home parks under certain circumstances. A more detailed discussion of the jurisdictions' efforts is contained in the "2015 Regional Analysis of Impediments to Fair Housing Choice."

**Reduction or Deferral of Fees:** To facilitate affordable housing, most jurisdictions may consider reduction or deferral of development fees as a means of reducing cost of affordable housing construction.

**Funding Resources:** Jurisdictions are actively exploring funding programs available at the local, state, and federal levels for affordable housing.

**Second Dwelling Units:** The County allows for up to 1,200 square feet for second units, with ministerial "over-the-counter" approval. Fillmore plans to eliminate potential constraints toward the development of second units. Ojai is developing a policy to encourage second dwelling units with reduction of zoning requirements, fees, and expediting processing time.

## **Discussion**

In addition to the planned actions listed above, the Entitlement Area has a variety of other programs that aid in creating and maintaining affordable housing.

Both the County and Santa Paula have Mobile Home Park Rent Control programs to help ensure rents remain affordable.

Fillmore increased its available buildable land by constructing levees, thereby reducing land costs.

Port Hueneme recently approved the conversion of a 90-room motel into 65 apartment units which are deed-restricted to low-income families. A density bonus, off street parking reductions, and waiver of development permit and processing fees all aided in reducing development cost. The City has also processed amendments to allow a mixed use development including 112 apartments, for which a reduction in parking requirements and fees were used as incentives.

Santa Paula recently granted inclusionary in-lieu fees to the Santa Paula Housing Authority to assist with the financing of new affordable rental developments designated for senior, veteran, and disabled residents.

The Entitlement Area jurisdictions are committed to ongoing review of regulations, ordinances, fees/exactions to ensure they do not unduly constrain the production, maintenance, and improvement of housing.

### Ventura County Housing Trust Fund

The County of Ventura supports, both financially and with staff resources, the Ventura County Housing

Trust Fund (VCHTF), a 501(c)(3) who's mission is to support more housing choices, by generating and leveraging financial resources, working in partnership with the public, private, and non-profit sectors throughout Ventura County. The VCHTF uses a revolving loan fund to provide below-market interest rate loans to developers producing new affordable housing in Ventura County.

Priority is given to projects that serve veterans, homeless, farmworkers, and young adults transitioning from foster care, as well as families and individuals at the lowest income levels.

The VCHTF has and continues to lobby for the establishment of a permanent source of funding for Housing Trust Funds in the State of California.

## **AP-85 Other Actions - 91.220(k)**

### **Introduction**

The following section addresses the Entitlement Area's planned actions to carry out the following strategies outlined in the Consolidated Plan:

- Foster and maintain affordable housing
- Evaluate and reduce lead-based paint hazards
- Reduce the number of poverty-level families
- Develop institutional structure
- Enhance coordination

Obstacles to these actions are addressed, as well as proposed actions to overcome them.

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

A lack of affordable housing is the most underserved need currently faced by the Entitlement Area jurisdictions. The County has a very low vacancy rate for rental properties, with higher than average costs. This creates a burden for low and moderate income households, as well as homeless individuals and families, or those on the verge of becoming homeless.

Joint efforts between non-profits, the public housing authorities, the cities, and the County promote affordable housing projects and special needs housing projects, including those to address the shortage of farm worker housing, are ongoing. The recent establishment of the Countywide Continuum of Care, with representation across public, private, non-profit agencies, and others interested in ending homelessness in our community, creates renewed opportunity for collaboration in the creation and preservation of affordable housing.

To address fair housing issues, the County, the five participating cities, and the cities of Camarillo and Thousand Oaks (through a Joint Powers Agreement) contract with a fair housing consultant to provide fair housing education and counseling throughout the Entitlement Area.

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

Regional and distinct area efforts are described in the previous section, Overcoming Barriers to Affordable Housing.

In addition, first-time home buyers are able to participate in the State funded Mortgage Credit Certificate (MCC) program, which provides tax credit incentives to low- and moderate-income families who are looking to become home owners. This program is available through the California Housing

Finance Agency.

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

The Childhood Lead Poisoning Prevention Program continues to monitor the status of housing in Ventura County that are at risk for LBP hazard through providing testing for all children at risk due to their living situation. If a child is found with Lead Poisoning, the program provides medical case management and an environmental evaluation to determine the cause of the lead poisoning. Efforts are then initiated to contain and/or dispose of the source of the lead. Intensive outreach is provided throughout the community regarding the dangers of lead and how to recognize and prevent potential exposure. Education regarding anyone who has a potential of exposure, through remodeling, or other lead source is offered at a variety of venues, including the media, health fairs, and other community events. Specific activities include:

- Ensure that all medical providers in the County follow the mandated Statewide Targeted Blood Lead Screening Policy.
- Engage Ventura County's Medi-Cal Managed Care Program in the effort to encourage enrolled providers to test for lead, through outreach, education and routine collaborative activities.
- Ensure those children not in publicly funded programs be assessed for risk of lead poisoning by their providers at the appropriate ages as above.
- Provide case management services to children who meet case definition per CDC guidelines and to reduce environmental hazards.
- Provide case tracking services to those children with levels that are elevated but not high enough to meet state case criteria.
- Inform families and child caregivers who are responsible for children at risk about how to prevent lead exposure.
- Increase awareness of lead hazards among those local governmental agencies that can assist in decreasing lead exposures to children.
- Identify and inform CLPPP Branch of any newly suspected or newly identified sources of childhood lead exposure.
- Maintain contact with liaisons in other health programs and community groups to facilitate information-sharing and potential development of joint outreach and education programs.
- Continue to increase community awareness through outreach.
- Promote and maintain interagency collaboration between the local Ventura County Childhood Lead Poisoning Prevention Program (CLPPP) and the Environmental Health Division, and each of the perspective cities and/or County Code Enforcement and/or Building and Safety departments

in order to address lead hazards and lead hazard controls.

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

The Workforce Investment Board (WIB) of Ventura County offers a valuable, no cost resource for employers and job seekers. Through the effective use of federal funds and strong partnerships with private and public sector providers, the WIB offers support that would be costly for individuals or businesses to receive from other sources. The WIB provides guidance for individuals needing help with job readiness, job placement or job transitions, and for employers seeking support for business services, recruitment, retention, or layoffs. In addition to providing services through the America's Job Center of California, located at County Human Services Agency Job and Career Centers in Oxnard and Simi Valley, the WIB contracts with external providers for business services and for youth programs that provide after-school activities, job training and support services to low-income in-school youth and out-of-school youth.

The Economic Development Collaborative-Ventura County (EDC-VC) focuses on attraction, retention and expansion of businesses in Ventura County through economic development programs that showcase the county's investment in cutting-edge business sectors and the high quality of life for residents. EDC-VC is funded through contributions from the County of Ventura, all 10 cities in the county and top-level private sector executives. EDC-VC promotes jobs and economic growth to maintain the county's economic vitality through key programs and services such as business consulting and workshops, loans, Manufacturing Assistance Program, and G.E.T. Trade, the how-to on international trade.

The County of Ventura actively enforces its Section 3 Policy on all construction related projects assisted with federal funding, where contracts are awarded in excess of \$100,000. Section 3 is a means to foster local economic development, neighborhood economic improvement, and individual self-sufficiency and to ensure that employment and other economic opportunities generated be directed to low- and very low-income persons, particularly those who are recipients of government assistance for housing, and to business concerns which provide economic opportunities to low- and very low-income persons.

In the event Section 3 covered project expenditures generate economic opportunities (training, employment or contracts), these opportunities must be directed toward qualified Section 3 residents and Section 3 business concerns. The purpose of Section 3 preferences is to be results oriented by: 1) encouraging business concerns that are not major sources of employment for low-income persons to increase their employment of these persons when economic opportunities arise from HUD financed construction related projects; and 2) promoting the growth of "profit-making" enterprises owned by low-income persons that substantially employ low-income persons with Section 3 contract awards.

The Area Housing Authority of the County of Ventura (AHA) helps residents build for tomorrow through the Family Self-Sufficiency (FSS) Program. Established in 1993, the AHA's FSS Program is a voluntary

program designed and administered to help low-income, Section 8 families achieve economic self-sufficiency through education and job training. Four of the five housing authorities in this county have been working on the FSS Program through a joint Action Plan since its inception.

Through a broad network of services committed to FSS participants, the program assists participants in finding resources and services they need to become economically independent. Services might include: childcare, education, transportation, development of resumes, job training and placement, counseling, parenting skills, money management or credit counseling.

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

Several gaps and weaknesses were identified on SP-40 in the Strategic Plan. The following is a discussion on how the County plans to address these gaps in the upcoming year.

The County of Ventura is now the Collaborative Applicant under the newly merged Countywide Continuum of Care. In that capacity, County Executive Office staff are expanding and building upon the partnerships and cooperation among agencies that deliver services to homeless and at-risk homeless members of our communities. This Continuum of Care Alliance brings together members of government (including federal partners from Veterans' Affairs, County social service agencies and City policymakers), representatives from education, non-profit partners, faith community, and community advocates to improve and enhance not only coordination of care, but identification and development of housing solutions, and strategic use of limited financial resources targeted to the neediest in our communities.

To address the diminishing resources for the development and retention of housing for low-income persons, the County of Ventura and the cities of Moorpark and Santa Paula have made financial contributions to the newly incorporated 501(c)(3) Ventura County Housing Trust Fund. This organization, with broad representation from government representatives, housing developers and financing entities, provides short-term financing for the development of new rental properties for low-income persons with emphasis on farmworkers, veterans, youth and those who are homeless.

A long time recognized gap in our continuum of homeless services has been a lack of year-round homeless shelters for the general population. There are a limited number of beds for specialized populations, but these are all located outside of the Entitlement Area in the City of Oxnard. This need has been a topic of discussion by the Continuum of Care Alliance which is exploring the most effective and efficient remedy, be it permanent shelters, bridge housing, or other options. A Housing and Systems Services Subcommittee, with representation from our local housing authorities and other low-income housing development organizations, is addressing this along with the general shortage of affordable housing in one of the highest cost, lowest vacancy rate communities in the nation. Program administration and coordination for the CDBG program is provided by the County in conjunction with efforts of the five Entitlement Area Cities. The Cities provide the County the authority to expend CDBG funds on their behalf. In turn, the County enters into a single contract with regional program or project

providers. This approach enhances efficiency and effectiveness for all entities.

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

The Ventura County Entitlement Area facilitated the development of a regional Consolidated Plan with 9 of the 10 cities in the County participating (the only City that didn't join in the regional effort was Oxnard, and only because they'd recently prepared the update to their plan). Furthermore, the County of Ventura recently assumed responsibility for the development and submittal of the newly merged Continuum of Care. These two actions create an environment that dramatically improves coordination, communication and participation of all parties who address the needs of low-moderate income persons including homeless. The Countywide Continuum of Care Alliance includes participants from local housing authorities, mental health providers, public health and ambulatory care, local non-profit entities, faith community and others from around Ventura County. Oxnard and the County - the only ESG entitlement grantees in the County, are also active in the Continuum of Care.

County (EDC-VC) which provides county-wide small business support, job training and enhances economic development opportunities throughout region. Other agencies such as the Workforce Investment Board (WIB), Women's Economic Ventures (WEV), SCORE, Ventura County Lodging Association (VCLA), participate alongside representatives from the school districts, State legislature and other community agencies that support creating economic vitality throughout the county. The county and cities participate in these efforts either through their community development or economic development departments, each with strong connections to their perspective housing divisions. This provides a direct connection between government, private industry, businesses, developers and social service agencies. The county is developing an Economic Vitality Plan and its strategy for promoting economic vitality emphasizes internal operational efficiency and responsiveness, and external collaboration through quality partnerships. The primary goal is to increase the county-wide economic vitality and future revenues through economic development by supporting all cities in their efforts to expand their commercial tax bases and supporting the creation of quality jobs for local residents. This Plan is developed for the benefit and economic well-being, first, of current local residents and existing local businesses. This Plan will be presented for adoption by the County Board of Supervisors in December 2015.

### **Discussion**

See discussions above.

## Program Specific Requirements

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

#### Introduction

The information in this section pertains to requirements set forth in HUD regulations that are specific to the CDBG, HOME, and ESG programs.

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

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	20,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
<b>Total Program Income:</b>	<b>20,000</b>

#### Other CDBG Requirements

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

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

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

Other forms of investment available include Ventura County Housing Trust Fund, in-lieu fees, CDBG

funding, as well as other potential grant funding opportunities.

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

At this time, the County does not anticipate funding any projects for homebuyers in the upcoming grant year. Historically, recapture or resale provisions are unique to each project and are enforced through recordable grant agreements and/or promissory notes with affordability restrictions for the duration of the affordability period.

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

When providing HOME funds for a homebuyer activity, the County ensures there are contractual agreements in place with the developer and for each homebuyer, stating the resale or recapture and affordability requirements of the units and ensuring compliance through a Promissory Note secured by a Deed of Trust on the property. For each homebuyer project, either the resale or recapture provision will be used; both will never be implemented in the same project development.

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

The County does not have any plans to invest HOME funds in this type of activity.

### **Emergency Solutions Grant (ESG) Reference 91.220(l)(4)**

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

The Ventura County Continuum of Care is currently editing drafted written standards to present for approval by the Continuum of Care Board. The working document is attached as Appendix E.

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

The Continuum of Care is working to develop a coordinated entry system. The CoC covers the entire geographic area of the County of Ventura which includes a total of 10 cities but 5 regional areas. A workgroup is making recommendations on how referrals will flow throughout the system, connecting individuals with the agency most appropriate to serve the individualized needs. A CoC-

wide focused pilot has begun using the VI-SPDAT with chronically homeless singles. The live pilot began the last week of March 2015 and will continue through July 2015. A new permanent supportive housing project will receive referrals to house 8 individuals through this system in late April/early May. Simultaneously, the system is evaluating how individuals access services countywide and are connected to supportive services and housing resources. Committee work is ongoing in developing and evaluating this pilot project including development of policies and procedures. The coordinated entry system pilot is focused on utilizing resources within the CoC and prioritizing those resources for the most vulnerable within the service area.

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

A Request for Proposals was issued to allow any eligible organization to apply for funds. The information was advertised and posted on the community development website. An announcement was made through the Continuum of Care Alliance which includes various nonprofit and faith-based organizations and representatives.

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

Not applicable.

5. Describe performance standards for evaluating ESG.

County staff also Quarterly Status Reports (QSR's) to ensure performance is adequate and timely compared to the annual goals stated in the Annual Plan and Three-Year goals stated in the 2015 Consolidated Plan. These reports are completed by all subrecipients and include information on milestones, status and accomplishments. Progress delays are addressed and resolved. If additional monitoring is required or if an on-site visit appears to be beneficial or necessary, the County's Monitoring Guidelines will be utilized. All data is collected in the HMIS system.

## **Discussion**

### **CDBG**

Planned projects and grant amounts are detailed in AP-35, Projects. CDBG program income is typically received from loan repayments from various historical loan programs. Any program income received is generally reprogrammed during the year it is received, generally to an existing activity, and in accordance with the County's Citizen Participation Plan.

**Grantee Unique Appendices**

**Citizen Participation Comments**

# Appendix A

## Meeting Notes

### Focus Group Workshops

---

#### Ventura County Focus Group #1: August 4, 2014

Location: County Government Center

National Alliance on Mental Illness (NAMI): There is a need for low income housing with supportive services. This type of housing is currently provided and administered by the County. It would probably be the most efficient use of resources if this type of housing was located in one centralized location within the County. NIMBY is also a problem with this type of housing and many jurisdictions within the County must change their attitude towards affordable housing, particularly affordable housing for persons with mental illness.

Senior Alliance For Empowerment (SAFE): This agency is based in Thousand Oaks. Most of the clients served by this agency are women who have been shut out of the economy and have no pensions. They typically have incomes between \$12,000 and \$15,000. However, because Thousand Oaks is such a high income community, the threshold for lower-income is still higher than what many of these seniors make. These seniors need additional supportive services. In the past, it has also been difficult to utilize CDBG funding for this particular group because they have relatively small and specific needs (i.e. a new water heater, a new roof, etc.).

Ventura County Human Services Agency: Homeless and supportive services are being expanded within the County, however, housing (particularly affordable housing) has not kept up with demand. Housing is the most significant barrier agencies in the County face—more affordable housing must be provided.

Independent Living Resource Center: Most of the calls received at this agency involve requests for affordable housing with accessible accommodations. Agencies that specialize in installing these accommodations are often busy and the wait list for assistance is long. There is a lack of accessible affordable housing in the County.

Pacific Credit Union: Many of the agency's clients are seniors who often have difficulty qualifying for home loans because of their limited incomes. The new mortgage insurance requirements also limit the purchasing power of these seniors. Many of these senior clients are also more concerned with staying in their current homes—not with purchasing new homes. These seniors are primarily looking to refinance their current loans for lower monthly payments or in need of assistance with down payments.

Ventura County Housing Trust Fund: The primary focus for funds in this trust fund is housing for veterans, youth transitioning from foster care, and the homeless. There is a need for farmworker housing in the County. Farmworkers in the region suffer from the worst overcrowding and reduced funds make it very difficult to develop this type of housing.

### Current Issues:

- Predatory lending is not as much of a concern now. However, fraudulent loan modification schemes are becoming an issue—particularly those targeting the elderly. Consumer education is needed.
- Rental scams are also quite common. Many prospective residents are being asked for money through wire transfers.

### **Ventura County Focus Group #2: August 11, 2014**

**Location: Camarillo Library**

Community Action Partnership: There is a great need for affordable housing in the region because the cost of living in Ventura County is so high. There is also the argument that affordability is a fair housing issue because it may unfairly impact protected classes. The County should experiment with pursuing grants for pilot projects. For example, a pilot project with St. Vincent de Paul involves converting shipping containers into affordable SROs.

Sober Living: Low credit scores are keeping many clients out of housing. People who have fallen on hard times need time rebuild their credit but the length of stays allowed in most transitional housing does not provide enough time to properly rebuild credit. SROs would be a good next step after transitional housing.

State of Housing in Ventura County: It is difficult for clients to move up in income level for affordable housing. The housing crisis has also kept most people “frozen in place.” Residents at all income levels are staying put in their current housing situation because there is nowhere for them to go—no place for them to move up. The County needs to focus on increasing the overall housing stock in the region—not just the affordable housing stock. Removing barriers to housing is also very important. Bad credit and evictions prevent people from obtaining housing. Concentrations of affordable housing currently exist in Oxnard and the City of Ventura—which is not healthy of the lower-income population or the two communities involved.

Area Housing Authority of Ventura County: Many of the County’s seniors are looking to change residences—for monetary reasons, because of location, etc. These seniors need affordable housing but do not necessarily like the idea of living in a senior community. Shared housing is a viable alternative but this service needs to be expanded in the Ventura County region. There is also a substantial need for housing for persons recently discharged from the hospital and persons with criminal records. The agency’s waitlist for housing is extensive and approximately one-third of current voucher recipients are seniors who will not be able to increase their incomes enough to leave Section 8. It has also been difficult for the agency to find property owners willing to accept Section 8 vouchers. Because the rental housing market has been so robust, property owners have been able to choose the best possible tenants for themselves and housing discrimination based on source of income becomes very difficult to prove. In addition, many affordability agreements are ending for affordable housing in the region and the County must prepare for this significant reduction in affordable units. Perhaps the County could more aggressively pursue partnerships with non-profit agencies in order to preserve this at-risk affordable housing.

Homeowners’ Association Fees: Fees for homeowners associations have tripled in recent years. These fee increases have been assessed for the replacement of amenities and maintenance but have served to make renting very costly in the County. New developments are also now responsible for infrastructure improvements which will likely increase homeowners association fees further.

Shipping Containers as Housing: New development will increase the overall affordability of the region's housing stock but not by enough. Alternative solutions—such as the possible conversion of shipping containers into affordable housing—are needed. However, some cities are hesitant to go down this route because it would likely involve much rezoning.

Seniors in Ventura County: The number of seniors in the County will only increase in the coming years. Shared housing is a good alternative for the affordable housing needs of this population but there are some obstacles. Many seniors are apprehensive about opening up their home to a stranger. Ventura County would be a good fit for shared housing because many of the homes in the County are larger with spare bedrooms. Many seniors will also need to be taught how to live with roommates again. Perhaps a better alternative is to share a lot (i.e. renting out a second unit) instead of sharing the actual home.

Home Modifications: Cities in Ventura County have complex regulations that make it difficult to modify housing. For example, Thousand Oaks requires a three car garage (versus a two car garage) for a second unit with a garage disposal. Community education on how to successfully modify homes is needed.

Airbnb: One possible efficient way to assist residents in the County with affordable housing needs is to adapt the Airbnb approach to finding affordable housing. Jurisdictions may be cautious about utilizing this concept, however, because administration of such a program would be very costly and open the jurisdiction up to liability.

AB109: The prison realignment is expected to bring approximately 600-800 formerly imprisoned persons back to Ventura County. These former prisoners are persons convicted of non-violent, non-serious, non-sex offender substance abuse felonies. Their influx into Ventura County is expected to create an increase in the need for supportive services and affordable housing. Community restrictions regarding convicted felons may also pose a problem for this population as well.

Habitat for Humanity: This agency has shifted its focus on helping senior residents to age in place by providing home modifications instead of new construction. This strategy may be appropriate for other agencies in Ventura County.

## Community Workshops

---

**Ventura County Community Workshop #1: September 17, 2014**

**Location: E.P. Foster Library (Topping Room), San Buenaventura**

Youth Services: There are great services available for seniors in the community but there is a gap on services and activities for the youth.

Sober Living Facilities: There is a shortage of sober living facilities. Traditional homeless shelters and transitional housing facilities are not an appropriate substitute for sober living facilities.

Second Unit Amnesty Program: The City of Ventura recently established an amnesty program for illegal second units. The City has a large supply of illegally constructed second units. Under this new program, homeowners can come forward and report their illegal second units. Once reported, homeowners will only be required to bring the

second unit into compliance with the development standards in place during the time the unit was initially constructed—which are often much less restrictive than current standards. Some residents eagerly supported this program because it placed an emphasis on maintain and improving the City's existing housing stock. They also pointed out the importance of educating residents about the existence of the program and what specific improvements will need to be made to bring their homes into compliance as well as all associated costs.

Quality of Life: Increased density may increase the affordable housing stock but it will also decrease the quality of life for residents in a neighborhood.

Affordable Housing: The City can provide rehabilitation assistance but it should not focus entirely on improving existing units. The current housing stock is not sufficient to meet the City's needs and the City should also concentrate efforts on the new construction of affordable housing.

**Ventura County Community Workshop #2: September 18, 2014**

**Location: City of Fillmore City Hall (Council Chambers), Fillmore**

No attendees.

**Ventura County Community Workshop #3: September 22, 2014**

**Location: Camarillo Library, Camarillo**

National Alliance on Mental Illness (NAMI): There is a significant need for housing for mentally ill residents. The facilities operated Ventura County Behavioral Health are inadequate to meet all of the needs that exist. Opportunities that exist throughout the County to rehabilitate older living facilities need to be taken advantage of. Organizations such as CEDC and Many Mansions have demonstrated how this type of process to provide housing (utilizing subsidy funding) can be effective.

Large portions of the calls received by NAMI are people who are immediate family members of persons with mental illness and in need of assistance. They have nowhere else to turn to and often are not able to access the services that their family member with mental illness needs. The stigma associated with housing the mentally ill makes it difficult for them to transition from assistance programs. Transitional housing with assistance services are needed to make the families of persons with mental illness feel more secure about their living situations and being on their own. Provided services must also be given on a case-by-case basis to be effective.

Parkview Church: There is a great need for homeless persons and persons with disabilities to have greater access to affordable housing. The church is currently looking to invest in facilitating the development of shared housing. There are not a lot of opportunity site in Port Hueneme that support this type of development so they're looking elsewhere. They're looking to be more community minded and are open to opportunity areas outside of Port Hueneme to where they can assist with developing this type of housing.

The pastor spends most of his time at the church as counselor for persons with drug and alcohol dependency problems than he does leading sermons. His efforts are effective to a certain point, but once they get to point of trying

to find housing for their clients there is simply nothing available. It's also really difficult for homeless throughout the County to travel around to all of the various agencies that provide the services they need.

ARC of Ventura County: Issue with existing programs for persons with developmental disabilities in the County is that people who graduate out of these programs are stuck without housing in many cases. It's difficult to coordinate roommates and shared housing accommodations, especially given the lack of housing.

Affordable Housing for Persons with Mental Illness and/or Developmental Disabilities: There's a significant need for housing for both the mentally ill and developmentally disabled. The County's mentally ill residents are the most vulnerable and are often ignored until their issues become even harder to address. These people need to be taken care of before they end up on the streets and end up requiring more service and more funding in order to help rehabilitate. Overall everyone is being short-changed by simply throwing the mentally ill onto the streets to fend for themselves.

Increase in the Number of Homeless Persons with Mental Illness: Overall there is a large gap in available assistance services and affordable housing with support services for mentally ill residents. Over the last few years there has been an increase in the number of mentally ill homeless persons in Ventura County in need of assistance.

Closure of Camarillo State Mental Hospital: The closure of the State Hospital has created a gap in lock-down services necessary for persons who require more long-term care and rehabilitation.

Coordinated Care: The example of the Coordinated Strategy to Prevent Homelessness utilized by the City of San Antonio, Texas was discussed as an effective method to better provide crucial services. The Strategy monitors mentally ill and homeless persons as they enter, exit, and reenter the systems of care. This information is shared between service agencies to ensure that services are more efficient and streamlined.

Success of Existing Projects to Meet the Needs of Homeless in Ventura County: The River Haven Community—a project of The Turning Point Foundation—serves as a great example as a creative and effective way to meet the housing needs of the County's homeless population. More housing projects such as River Haven are needed.

#### **Ventura County Community Workshop #4: September 26, 2014**

**Location: City of Simi Valley City Hall (Community Room), Simi Valley**

Council on Aging: More affordable housing, especially for seniors, is needed throughout Ventura County.

The Samaritan Center of Simi Valley: About ten years ago the organization served approximately 25 persons who were homeless primarily due to drug and alcohol problems or issues with the judicial system. Now they serve approximately 200 persons who are homeless in need of housing and assistance with other basic living needs. The increase in those who receive services has been most notable with the influx of more families with young children. The impact of the economic downturn and lack of job opportunities are widely apparent. The organization currently works with any agencies that provide housing or vouchers for temporary housing, but there are not enough housing opportunities to house all of their clients at a given time. There is crucial need for wraparound services.

Area Housing Authority of Ventura County: The Housing Authority does what it can to meet the affordable housing needs of County residents through its Housing Choice Voucher program and various housing complexes that it owns and operates. Currently, the City of Simi Valley has the most Housing Choice Voucher recipients of any city in the County.

The closure of the Camarillo State Mental Hospital has been impactful and led to an increase in the number of homeless persons throughout the County who have significant health and housing needs. The ability of the Housing Authority and other agencies throughout the County to meet the needs increase is not sufficient.

Affordable Housing for Persons with Mentally Illness: There is a lack of affordable housing opportunities for persons with mental illnesses in the County. The gap in available housing is especially significant for young persons with mental illness who age out assistance programs as they become young adults.

Housing with Supportive Services: Additional housing opportunities offering supportive services are needed.

Placement of CDBG Funding: The use of limited CDBG funding needs to take into consideration whether or not funded programs benefit one particular community within the County or all residents of the County.

Lack of Rental Housing Opportunities: There is an overall shortage of rental housing throughout the County and it's not necessarily only an issue for the County's senior population. Efforts to develop more rental housing are often stalled by NIMBYism, especially within the City of Simi Valley. Supportive efforts to ensure that more rental housing opportunities are developed in the near future are needed.

#### **Ventura County Community Workshop #5: September 29, 2014**

**Location: Civic Arts Plaza (Board Room), Thousand Oaks**

Services for the Mentally Ill: Services and housing for the mentally ill is a critical need for the community. Many of the available housing programs and services are not suited for this particular special needs group. With funding already limited, there is even less available for services for the mentally ill. Most of the available programs are targeted at just the lower-income population in general; however, lower-income persons with mental illness should get priority for services. To continue receiving financial assistance, many persons with mental illness must not accept assistance or housing from their own families. If they do, they risk losing their federal assistance. Many persons suffering from mental illness are also forced to seek treatment and housing in other counties because of the lack of services in Ventura County. This isolates a vulnerable person from their family and support system which often leads to higher rates of relapse. The primary issue is a lack of housing for persons with mental illness. There is a need for additional board and care facilities serving mentally ill persons in the County. The number of existing facilities is inadequate for serving the special needs population and agencies estimate that three times the number of currently available beds are needed to adequately meet this need.

Housing Rehabilitation: Thousand Oaks and Ventura County have an aging population and the County's seniors are finding it more and more difficult to age in place. The City has a strong housing stock, but like the population, it is also aging. Many Ventura County seniors need assistance with maintaining and making accessibility improvements to their homes. The most requested improvements include: ADA improvements, installation of security doors, safety

improvements, and energy efficiency improvements. The most efficient way of spending money in the County is to rehabilitate these existing homes.

Health Services: There is a need in the community for vaccines—particularly for those who are uninsured. Health service providers have also identified a need for mammograms and diabetes detection and prevention.

# COUNTY OF VENTURA

## FOCUS GROUP WORKSHOPS

### CONSOLIDATED PLAN AND FAIR HOUSING FOCUS GROUP WORKSHOPS

All jurisdictions within Ventura County are participating in an update to a regional Analysis of Impediments to Fair Housing Choice. All jurisdictions, *except for the City of Oxnard*, are participating in an update to the County's five-year Consolidated Plan.

Come join fellow housing professionals and service providers to share your fair housing concerns and comments and help identify and discuss neighborhood needs and priorities. Your input will help us continue with effective programs already in place and develop new strategies to address them!

### WORKSHOP 1

DATE: Monday, August 4, 2014

TIME: 10:00 AM-12:00 PM

LOCATION: County Government Center  
Lower Plaza Assembly Room  
800 South Victoria Avenue  
Ventura, CA 93009

### WORKSHOP 2

DATE: Monday, August 11, 2014

TIME: 1:00-3:00 PM

LOCATION: Camarillo Library  
4101 East Las Posas Road  
Camarillo, CA 93010



**For questions or additional  
information, please contact:**

Andrew Pasillas -  
Veronica Tam and Associates  
[Andrew.Pasillas@VTAPanning.com](mailto:Andrew.Pasillas@VTAPanning.com)



The County of Ventura will provide reasonable accommodations toward the inclusion of all participants. Please contact Andrew Pasillas at [Andrew.Pasillas@VTAPanning.com](mailto:Andrew.Pasillas@VTAPanning.com). Ample time is required to determine the needs of each request.

# COUNTY OF VENTURA

## CONSOLIDATED PLAN AND FAIR HOUSING COMMUNITY WORKSHOPS



Please join the County of Ventura and the cities within the County for a series of **Community Workshops** to help identify neighborhood needs and priorities, and to share your concerns and suggestions!

### WORKSHOP 1 - City of Ventura

**DATE:** Wednesday, September 17, 2014

**TIME:** 6:00-8:00 PM

**LOCATION:** E.P. Foster Library, Toppings Room  
651 East Main Street  
Ventura, CA 93001  
*(Note: Toppings Room is adjacent to E.P. Foster Library in Downtown Ventura)*

### WORKSHOP 2 - City of Fillmore

**DATE:** Thursday, September 18, 2014

**TIME:** 6:00-8:00 PM

**LOCATION:** Fillmore City Hall  
Council Chambers  
250 Central Ave.  
Fillmore, CA 93015

### WORKSHOP 3 - City of Camarillo

**DATE:** Monday, September 22, 2014

**TIME:** 6:00-8:00 PM

**LOCATION:** Camarillo Public Library  
4101 East Las Posas Road  
Camarillo, CA 93010

### WORKSHOP 4 - City of Simi Valley

**DATE:** Thursday, September 25, 2014

**TIME:** 6:30-8:30 PM

**LOCATION:** Simi Valley City Hall  
Community Room  
2929 Tapo Canyon Road  
Simi Valley, CA 93063

### WORKSHOP 5 - City of Thousand Oaks

**DATE:** Monday, September 29, 2014

**TIME:** 6:00-8:00 PM

**LOCATION:** Board Room, Civic Arts Plaza  
2100 Thousand Oaks Boulevard  
Plaza Level 3  
Thousand Oaks, CA 91362

### FAIR HOUSING ONLY

### WORKSHOP 6 - City of Oxnard

**DATE:** Wednesday, October 8, 2014

**TIME:** 6:00-8:00 PM

**LOCATION:** Oxnard Public Library  
251 South A Street  
Oxnard, CA 93030

Please also complete a short survey to assist with this effort.  
The survey can be found online at:

**English:** [www.surveymonkey.com/s/VenturaCounty\\_English](http://www.surveymonkey.com/s/VenturaCounty_English)

**Spanish:** [www.surveymonkey.com/s/VenturaCounty\\_Spanish](http://www.surveymonkey.com/s/VenturaCounty_Spanish)

**For questions or additional information, please contact:**

Andrew Pasillas - Veronica Tam and Associates  
[Andrew.Pasillas@VTAPanning.com](mailto:Andrew.Pasillas@VTAPanning.com)



The County of Ventura will provide reasonable accommodations toward the inclusion of all participants. Please contact Andrew Pasillas at [Andrew.Pasillas@VTAPanning.com](mailto:Andrew.Pasillas@VTAPanning.com). Ample time is required to determine the needs of each request.

# CONDADO DE VENTURA

## TALLERES COMUNITARIOS PARA EL PLAN CONSOLIDADO Y VIVIENDA JUSTA



El Condado de Ventura y las ciudades en el Condado le invitan a una serie de **Talleres Comunitarios** para ayudar a identificar las necesidades y prioridades de la comunidad, y para que compartan sus preocupaciones y sugerencias.



### **TALLER 1 – Ciudad de Ventura**

**FECHA:** Miércoles, Septiembre 17, 2014

**HORA:** 6:00-8:00 PM

**LUGAR:** Biblioteca E.P. Foster, Cuarto "Toppings"  
651 East Main Street  
Ventura, CA 93001  
*(Nota: El cuarto "Toppings" está al lado de la biblioteca E.P. Foster en el Centro de Ventura)*

### **TALLER 2 - Ciudad de Fillmore**

**FECHA:** Jueves, Septiembre 18, 2014

**HORA:** 6:00-8:00 PM

**LUGAR:** Ayuntamiento de la Ciudad de Fillmore  
Sala de Consejo del Ayuntamiento  
(Council Chambers)  
250 Central Ave.  
Fillmore, CA 93015



### **TALLER 3 - Ciudad De Camarillo**

**FECHA:** Lunes, Septiembre 22, 2014

**HORA:** 6:00-8:00 PM

**LUGAR:** Biblioteca Pública de Camarillo  
4101 East Las Posas Road  
Camarillo, CA 93010

### **TALLER 4 - Ciudad de Simi Valley**

**FECHA:** Jueves, Septiembre 25, 2014

**HORA:** 6:30-8:30 PM

**LUGAR:** Ayuntamiento de la Ciudad de Simi Valley Salón Comunitario  
2929 Tapo Canyon Road  
Simi Valley, CA 93063



### **TALLER 5 - Ciudad de Thousand Oaks**

**FECHA:** Lunes, Septiembre 29, 2014

**HORA:** 6:00-8:00 PM

**LUGAR:** Sala de Juntas (Board Room),  
Civic Arts Plaza  
2100 Thousand Oaks Boulevard  
Plaza Nivel 3 (Plaza Level 3)  
Thousand Oaks, CA 91362

### **EQUIDAD DE VIVIENDA UNICA**

### **TALLER 6 - Ciudad de Oxnard**

**FECHA:** Miércoles, Octubre 8, 2014

**HORA:** 6:00-8:00 PM

**LUGAR:** Biblioteca Pública de Oxnard  
251 South A Street  
Oxnard, CA 93030

Por favor complete una breve encuesta para ayudar con este esfuerzo. La encuesta se puede encontrar en el internet:

**Inglés:** [www.surveymonkey.com/s/VenturaCounty\\_English](http://www.surveymonkey.com/s/VenturaCounty_English)

**Español:** [www.surveymonkey.com/s/VenturaCounty\\_Spanish](http://www.surveymonkey.com/s/VenturaCounty_Spanish)

Para preguntas o información adicional, póngase en contacto con:

Andrew Pasillas - Veronica Tam and Associates

[Andrew.Pasillas@VTAPanning.com](mailto:Andrew.Pasillas@VTAPanning.com)



El Condado de Ventura proporcionará acomodaciones especiales para personas con necesidades especiales. Se recomienda solicitar acomodaciones con anticipación, ya que un amplio margen de tiempo es necesario para determinar las necesidades de cada solicitud. Para acomodaciones especiales, por favor póngase en contacto con Andrew Pasillas en [Andrew.Pasillas@VTAPanning.com](mailto:Andrew.Pasillas@VTAPanning.com)

## COUNTY OF VENTURA – COMMUNITY SURVEY

### WE WANT TO HEAR FROM YOU!

#### ***What are the housing and community development needs in your neighborhood?***

The County of Ventura and the cities within the County receive funds from the federal government each year for housing and community development projects. As residents and stakeholders of the community, your voice is important to us and we would like your input on how it should be invested. Please assist us by filling out this survey. As you complete the survey, please consider the following: 1) The needs of your neighborhood; and 2) how they can be improved. Keep in mind that available funding is very limited and prioritizing your responses is of great importance.

*Note: Collected responses will be used to develop goals and priorities for Ventura County as a whole—not for any specific city. In addition, this survey is just one of the many important tools utilized to solicit input on the housing and community development needs throughout Ventura communities.*

**Please follow the directions and answer the following questions:**

City/Community of Residence: \_\_\_\_\_ and ZIP CODE: \_\_\_\_\_

Senior? (65+) Y / N | Do you have a disability? Y / N | Do you rent or own your home? \_\_\_\_\_

Community Facilities	Please rank the following community facilities based on need for improvement, where 1 indicates the greatest need and 7 indicates the least need.	
___ Senior Centers	___ Park & Recreational Facilities	___ Libraries
___ Youth Centers	___ Health Care Facilities	___ Child Care Centers
___ Community Centers		

Community Services	Please rank the following community services based on the need for additional funding, where 1 indicates the greatest need and 8 indicates the least need.	
___ Senior Activities	___ Transportation Services	___ Mental Health Services
___ Youth Activities	___ Anti-Crime Programs	___ Legal Services
___ Child Care Services	___ Health Services	

Infrastructure	Please rank the following infrastructure improvements, where 1 indicates the greatest need and 5 indicates the least need.	
___ Drainage Improvement	___ Water/Sewer Improvement	___ Street/Alley Improvement
___ Street Lighting	___ Sidewalk Improvement	

<b>Neighborhood Services</b>	Please rank the following neighborhood services based on the need for additional funding, where 1 indicates the greatest need and 3 indicates the least need.		
___ Code Enforcement	___ Cleanup of Abandoned Lots & Buildings	___ Graffiti Removal	

<b>Special Needs Services</b>	Please rank the following special needs services based on the need for additional funding, where 1 indicates the greatest need and 6 indicates the least need.		
___ Centers/Services for Disabled	___ Substance Abuse Services	___ HIV/AIDS Centers/Services	
___ Domestic Violence Services	___ Homeless Shelters/Services	___ Neglected/Abused Children Centers/Services	

<b>Businesses &amp; Jobs</b>	Please rank the following business and job related issues based on the need for additional funding, where 1 indicates the greatest need and 6 indicates the least need.		
___ Start-up Business Assistance	___ Job Creation/Retention	___ Commercial/Industrial Rehabilitation	
___ Small Business Loans	___ Employment Training	___ Façade Improvements	

<b>Housing Services</b>	Please rank the following housing services based on the need for additional funding, where 1 indicates the greatest need and 7 indicates the least need.		
___ Accessibility Improvements	___ Ownership Housing Rehabilitation	___ Rental Housing Rehabilitation	
___ Homeownership Assistance	___ Fair Housing Services	___ Lead-Based Paint Test/Abatement	
___ Energy Efficient Improvements			

<b>Housing Supply</b>	Please rank the following housing types based on need for improvement, where 1 indicates the greatest need and 4 indicates the least need.		
___ Affordable Rental Housing	___ Housing for Disabled	___ Senior Housing	
___ Housing for Large Families			

**Please write in any needs not identified in this survey and your reason(s) why it is important to address these needs:**

---



---



---



---



---



---



---



---

## Housing and Community Development Survey Results

A total of 171 Ventura County residents responded to the survey. The following is a summary of how needs were rated by residents based on the results of the Housing and Community Development Needs Survey:

<b>Camarillo</b>			
<b>Category</b>	<b>Need</b>	<b># of Responses</b>	<b>Overall Rating</b>
Community Facilities	Child Care Centers	15	1
Community Facilities	Senior Centers	16	2
Community Facilities	Youth Centers	14	3
Community Facilities	Health Care Facilities	17	4
Community Facilities	Park and Recreational Facilities	15	5
Community Facilities	Community Centers	18	6
Community Facilities	Libraries	18	7
Community Services	Mental Health Services	16	1
Community Services	Child Care Services	16	2
Community Services	Transportation Services	16	3
Community Services	Anti-Crime Programs	17	4
Community Services	Health Services	16	5
Community Services	Senior Activities	17	6
Community Services	Youth Activities	16	7
Community Services	Legal Services	18	8
Infrastructure	Water/Sewer Improvements	17	1
Infrastructure	Drainage Improvements	17	2
Infrastructure	Street Lighting	18	3
Infrastructure	Sidewalk Improvements	18	4
Infrastructure	Street/Alley Improvements	17	5

<b>Camarillo</b>			
<b>Category</b>	<b>Need</b>	<b># of Responses</b>	<b>Overall Rating</b>
Neighborhood Services	Graffiti Removal	17	1
Neighborhood Services	Code Enforcement	17	2
Neighborhood Services	Cleanup of Abandoned Lots/Bldgs.	16	3
Special Needs Services	Homeless Shelters/Services	16	1
Special Needs Services	Centers/Services for Disabled	17	2
Special Needs Services	Substance Abuse Services	16	3
Special Needs Services	Domestic Violence Services	17	4
Special Needs Services	Neglected/Abused Children Centers and Services	16	5
Special Needs Services	HIV/AIDS Centers and Services	16	6
Business and Jobs	Job Creation/Retention	15	1
Business and Jobs	Employment Training	15	2
Business and Jobs	Small Business Loans	15	3
Business and Jobs	Commercial/Industrial Rehabilitation	16	4
Business and Jobs	Start-up Business Assistance	15	5
Business and Jobs	Façade Improvements	15	6
Housing Services	Accessibility Improvements	15	1
Housing Services	Rental Housing Rehabilitation	15	2
Housing Services	Ownership Housing Rehabilitation	15	3
Housing Services	Fair Housing Services	15	4
Housing Services	Energy Efficiency Improvements	15	5
Housing Services	Homeownership Assistance	15	6
Housing Services	Lead Based Paint Testing/ Abatement	15	7

<b>Camarillo</b>			
<b>Category</b>	<b>Need</b>	<b># of Responses</b>	<b>Overall Rating</b>
Housing Supply	Housing for Disabled	16	1
Housing Supply	Affordable Rental Housing	16	2
Housing Supply	Senior Housing	16	3
Housing Supply	Housing for Large Families	16	4

## Outreach Mailing List

Organization	Contact	Address	City	State	Zip
The Towbes Group, Inc.	Craig Zimmerman, President	21 East Victoria Street, Suite 200	Santa Barbara	CA	93101
Action Foundation	Jill Upson, Executive Director	4001 Mission Oaks Bl #S	Camarillo	CA	93012
Agents For A Cause	Caryanne Shin	1200 E. Los Angeles Ave., #206	Simi Valley	CA	93065
AHA	Kathy Stone	7918 El Cajon Blvd, Ste. N Box 289	La Mesa	CA	91942
Al Fox Realty		33204 Village 33	Camarillo	CA	93012
Alliance Church	Pastor	1059 Ashland Avenue	Simi Valley	CA	93065
Alternative Legal Services	Susan Holtz	4354 Eileen Street	Simi Valley	CA	93063
Alzheimer's Association	Angel Iscovich, Champions Chair	80 North Wood Road, Suite 302	Camarillo	CA	93010
AMCAL Housing	Mark Morgan, Acquisitions Manager	30141 Agcura Road, Ste. 100	Agcura Hills	CA	91301
American Pacific Mortgage Corp.	Greg Abrams	3 Lincoln Drive, Suite 3B	Ventura	CA	93001
American Red Cross Ventura County	Jim McGee, CEO, Central Coast Region	836 Calle Plano	Camarillo	CA	93012
AMS Realty	William Whit	2323 Portola Rd, #150	Ventura	CA	93003
Anchor Community Management	Ann Duval	P.O. Box 2310	Camarillo	CA	93010
Archangel Michael Orthodox Church	Markos Hanna, Reverend Sam Yanni	1122 Appleton Road	Simi Valley	CA	93065
Area Housing Authority of the County of Ventura	Douglas Tapking, Executive Director	1400 W Hillcrest Dr	Newbury Park	CA	91320
Assistance League of Conejo Valley	Carolyn Goodenough	PO Box 4732	Thousand Oaks	CA	91359
Association of Water Agencies Ventura County	Kelle L. Pistone, Managing Director	5156 McGrath St, Suite 104	Ventura	CA	93003
Association Services of Ventura	Dale Sweatt	P.O. Box 7466	Oxnard	CA	93031
Bank of America - Home Loans	Diana Gleason, Home Loans Manager	1708 S. Victoria Avenue	Ventura	CA	93003
Bank of America - Home Loans	Vijay Lala, Home Loans Manager	699 Hampshire Road, Suite 100	Westlake Village	CA	91361
Barbareno/Ventureno Band of Mission Indians	Julie Lynn Tumamait-Stensille, Chair	365 North Poll St	Ojai	CA	93023
Barlow Williams Realty		5257 Mission Oaks Blvd	Camarillo	CA	93012
Baseballers Against Drugs	John Kelleher	15240 Lotus Garden Drive	Canyon Country	CA	91351
Big Brothers Big Sisters of Ventura County	Lynne West, CEO	4001 Mission Oaks Blvd, Suite J	Camarillo	CA	93012
Blanchard Community Library	Ned Branch, Interim Director	119 N. 8th St.	Santa Paula	CA	93060
Blessed Hope Chapel	Joe Schimmel, Pastor	23 W. Easy Street, #204	Simi Valley	CA	93065
Boys & Girls Club of Camarillo	Kim Nistal, Director of Administration & Volunteers	6020 Nicolle St.	Ventura	CA	93003
Boys & Girls Club of Moorpark	Scott Mosher, Chief Professional Officer	P.O. Box 514	Moorpark	CA	93020
Boys & Girls Club of Oxnard & Port Hueneme	Tim Blaylock, Chief Professional Officer	1900 West 5th St	Oxnard	CA	93030
Boys & Girls Club of Santa Clara Valley	Jan Marhollin, CEO	P.O. Box 152	Santa Paula	CA	93061
Boys & Girls Club of Simi Valley	Virginia Hayward, CEO	2850 Lemon Drive	Simi Valley	CA	93063
Boys & Girls Club of Ventura	Patrick Davidson, CEO	6020 Nicolle St. Ste. D	Ventura	CA	93003
Brain Injury Center	Jeanette Villanueva	P. O. Box 1477	Camarillo	CA	93011
Briggs Elementary School District	Deborah E. Cuevas, Superintendent	12465 Foothill Rd.	Santa Paula	CA	93060
Broadview Mortgage		771 Daily Drive, Suite 120	Camarillo	CA	93010
Building Industry Association - LA/Ventura Chapter	Tim Plasky, Executive Officer	28480 Ave Stanford, Ste 240	Santa Clarita	CA	91355
CA Dept. of Housing & Community Development	Director	P.O. Box 952053	Sacramento	CA	94252

Organization	Contact	Address	City	State	Zip
Cabrillo Economic Development Corporation	Nancy Conk, CEO	702 County Square Drive	Ventura	CA	93003
CALIFORNIA ASSOCIATION OF REALTORS	Kevin Brown, President	525 South Virgil Avenue	Los Angeles	CA	90020
California Oaks Property Management		2463 East Main Street	Ventura	CA	93003
California Rural Legal Assistance	Cruz Reynoso	P.O. Box 1561	Oxnard	CA	93030
Calvary Baptist Church of Simi Valley	Dennis J. Chapman, Pastor	3050 Kadota Street	Simi Valley	CA	93063
Calvary Community Church	Pastor	5495 Via Rocas	Westlake Village	CA	91362
Camarillo Chamber of Commerce	Jennifer Wells, President/CEO	2400 E Ventura Blvd	Camarillo	CA	93010
Camarillo Hospice Foundation	Sandy Nirenberg, Executive Director	400 Rosewood Ave, Suite 102	Camarillo	CA	93010
Camarillo United Methodist Church		291 Anacapa Dr	Camarillo	CA	93010
Camarillo/Somis Pleasant Valley Lions Club	Greg Steinmetz, President	P.O. Box 157	Camarillo	CA	93011
Cancer Support Community-Valley/Ventura/Santa Barbara	Suzanne Drace, President	530 Hampshire Road	Westlake Village	CA	91361
Capital Mortgage Services	Candace Chenoweth, Office Manager	4253 Transport Street	Ventura	CA	93003
Casa Pacifica Centers for Children & Families	Kussin, Director of Community Programs - Ventura Co	1722 South Lewis Rd	Camarillo	CA	93012
Catholic Charities	Patrice Esseff, Regional Program Director	303 N. Ventura Avenue	Ventura	CA	93001
CAUSE/VC-CLUE	Alice Linsmeier, Director	2021 Sperry Ave., Ste 18	Ventura	CA	93003
Centro Familiar Nueva Esperanza	Roberto Ghoine, Exec. Dir.	4680 Alamo Street	Simi Valley	CA	93063
CENTURY 21 Hilltop		559 Country Club Drive	Simi Valley	CA	93065
CENTURY 21 Homeland Realtors	Charles Arreguin, Sales Associate Manager	2651 South C Street	Oxnard	CA	93033
CENTURY 21 Hometown Realty		509 S. Ventura Road	Oxnard	CA	93030
CENTURY 21 Rolling Oaks		77 Rolling Oaks Drive, Ste 100	Thousand Oaks	CA	91361
Chabad Jewish Center of Camarillo	Rabbi Aryeh Lang, Executive Director	5800 Santa Rosa Rd, #112	Camarillo	CA	93012
Channel Islands Social Services	Sharon M. Francis, CEO	5251 Verdugo Way, Suite G	Camarillo	CA	93012
Channel Islands YMCA	Sal Cisneros, President & CEO	105 East Carrillo St.	Santa Barbara	CA	93101
CHASE	Douglas Harder, Mortgage Banker	3498 Telegraph Rd	Ventura	CA	93003
CHASE	Jo Anne Contreras, Mortgage Banker	2075 S Victoria Ave	Ventura	CA	93003
CHASE	Michelle L Lesniak, Mortgage Banker	7730 Telegraph Rd	Ventura	CA	93004
Chicago Title Co		400 Mobil Ave	Camarillo	CA	93010
Child Development Resources	Don Henniger, Executive Director	221 Ventura Blvd.	Oxnard	CA	93036
Chinese Christian Church	Pastor	218 W Janss Rd	Thousand Oaks	CA	91360
Christian Church of Thousand Oaks	Pastor	301 Avenida de las Flores	Thousand Oaks	CA	91360
Church of Christ Scientist	Pastor	1206 Erringer Road	Simi Valley	CA	93065
Church of God Nuevo Pacto	Pastor	1122 Appleton Road	Simi Valley	CA	93065
Church of God or Prophecy	Pastor	6700 Santa Susanna Pass Road	Simi Valley	CA	93065
Church of Jesus Christ	Pastor	4393 Walnut Avenue	Simi Valley	CA	93063
Church of Jesus Christ in the Americas	Pastor	4274 Township Avenue	Simi Valley	CA	93063
Citi	Kiarash Mohammadi, Mortgage Sales Specialist	33 N. Moorpark Rd	Thousand Oaks	CA	91360
Citi	Haroutyun Zakarian, Mortgage Sales Specialist	3967- A E. Thousand Oaks Blvd	Westlake Village	CA	91362

Organization	Contact	Address	City	State	Zip
Citizens Advisory Committee - VYCF	Dennis Laack, President	3100 Wright Rd	Camarillo	CA	93010
City Impact, Inc.	Betty Ham, President	P.O. Box 5678	Oxnard	CA	93031
City of Buenaventura	Mark Watkins, City Manager	P.O. Box 99	Ventura	CA	93002
City of Camarillo	Bruce Feng, City Manager	601 N. Carmen Drive	Camarillo	CA	93010
City of Camarillo, Community Development Dept.	Dave Norman, Director	601 Carmen Drive	Camarillo	CA	93010
City of Camarillo, Council on Aging	Todd Terres, Chair	601 Carmen Drive	Camarillo	CA	93010
City of Camarillo, Public Works Dept.	Tom Fox, Director	601 Carmen Drive	Camarillo	CA	93010
City of Fillmore	Rigo Landeros, Acting City Manager	250 Central Avenue	Fillmore	CA	93015
City of Fillmore, Building & Safety Department	Michael McGivney, Building Official	250 Central Ave	Fillmore	CA	93015
City of Moorpark	Steve Kueny, City Manager	799 Moorpark Avenue	Moorpark	CA	93023
City of Moorpark	David Moe, Redevelopment Manager	799 Moorpark Ave	Moorpark	CA	93021
City of Ojai	Robert Clark, City Manager	P.O. Box 1570	Ojai	CA	93030
City of Ojai	Andrea Mackey, Administrative Analyst	408 S. Signal Street	Ojai	CA	93023
City of Oxnard	Greg Nyhoff, City Manager	300 West Third Street, 4th Floor	Oxnard	CA	93030
City of Oxnard, Community Development Dept.	Amberly Horner, Interim Redevelopment Services Manager	214 South C St	Oxnard	CA	93030
City of Oxnard, Public Works Dept.	Director	214 South C St	Oxnard	CA	93030
City of Port Hueneme	Cynthia Haas, City Manager	250 N. Ventura Road	Port Hueneme	CA	93060
City of Port Hueneme	Jennifer Ariola, Programs Manager	250 N. Ventura Rd.	Port Hueneme	CA	93041
City of San Buenaventura	Jennie Buckingham	P.O. Box 99	Ventura	CA	93002
City of Santa Paula	Jaime Fontes, City Manager	P.O. Box 589	Santa Paula	CA	91362
City of Simi Valley	Julia Ramirez Senior Management Analyst	2929 Tapo Canyon Rd.	Simi Valley	CA	93063
City of Simi Valley, Community Services Dept.	Sommer Barwick, Director	2929 Tapo Canyon Road	Simi Valley	CA	93063
City of Simi Valley, Council on Aging	Toni Olson, Chair	2929 Tapo Canyon Road	Simi Valley	CA	93063
City of Simi Valley, Environmental Services Dept.	Peter Lyons, Director	2929 Tapo Canyon Road	Simi Valley	CA	93063
City of Simi Valley, Public Works Dept.	Ron Fuchiwaki, Director	2929 Tapo Canyon Road	Simi Valley	CA	93063
City of Thousand Oaks	Scott Mitnick, City Manager	2100 E. Thousand Oaks Blvd.	Thousand Oaks	CA	91362
City of Thousand Oaks	Caroline R. Milton, Senior Analyst	2100 Thousand Oaks Blvd.	Thousand Oaks	CA	91362
City of Thousand Oaks, Community Development Dept.	John Prescott, Director	2100 Thousand Oaks Bl	Thousand Oaks	CA	91362
City of Thousand Oaks, Council on Aging	Francine Sprigel	2100 Thousand Oaks Bl	Thousand Oaks	CA	91362
City of Thousand Oaks, Public Works Dept.	Jay T. Spurgin, Director	2100 Thousand Oaks Bl	Thousand Oaks	CA	91362
City of Ventura, Community Development Dept.	Jeffrey Lambert, Director	501 Poli St. Room 133	Ventura	CA	93002
City of Ventura, Public Works Dept.	Rick Raives, Director	501 Poli St.	Ventura	CA	93002
City of Ventura, Ventura Council on Aging	Steve Lehman, Chairperson	501 Poli St.	Ventura	CA	93002
City Ventures	Mark Buckland, CEO	2000 Avenue of the Stars, 9th Floor South	Los Angeles	CA	90067
Clark Owens Real Estate		P.O. Box 3552	Ventura	CA	93006
Clinicas del Camino Real, Inc.	Roberto S. Juarez, CEO	200 W. Wells Road	Ventura	CA	93004
Coalition for Family Harmony	Caroline Prijatel-Sutton, Executive Director	1030 N. Ventura Rd.	Oxnard	CA	93030

Organization	Contact	Address	City	State	Zip
Cobalt Realty Group		770 Paseo Camarillo, Suite 110	Camarillo	CA	93010
Cochran Street Baptist Church	Pastor	4910 Cochran Street	Simi Valley	CA	93063
Coldwell Banker - Oxnard Beach	Jorge De Leon, Manager	105 Los Altos St	Oxnard	CA	93035
Coldwell Banker - Oxnard Manna	Jorge De Leon, Manager	112 Los Altos St	Oxnard	CA	93035
Coldwell Banker - Ventura Regional Office	Janet Dorsey, Manager	1190 S Victoria Ave Ste 100	Ventura	CA	93003
Community Action of Ventura County, Inc	Timothy Hawkins, Director of Operations	621 Richmond Ave	Oxnard	CA	93030
Community Assistance of Santa Paula	Duane Ashby	133 N. Mill St	Santa Paula	CA	93060
Community Coalition United	June Ewart, Community coordinator	391 S. Dawson Drive, Suite 1A	Camarillo	CA	93012
Community Property Management	Chelsi	P.O. Box 2817	Camarillo	CA	93011
Concerned Citizens of Thousand Oaks	Nick Quidwai	817 San Carlos Dr	Newbury Park	CA	91320
Concerned People for Animals	Betty Vaughn	2642 Georgette Place	Simi Valley	CA	93063
Concord Consulting & Association Services	Ramona	888 West Ventura Blvd, Ste C	Camarillo	CA	93011
Condoministration	John	P.O. Box 308	Port Hueneme	CA	93044
Conejo Creek Condominium Community Center		1707 Calle Diamante	Newbury Park	CA	91320
Conejo Free Clinic	Teresa Seeley	80 E. Hillcrest Dr #102	Thousand Oaks	CA	91360
Conejo Recreation & Park District	Jim Friedl, General Manager	403 W. Hillcrest Drive	Thousand Oaks	CA	91360
Conejo Simi Moorpark Assoc. of Realtors	Don Philips, Director	463 Pennsfield Pl, #100	Thousand Oaks	CA	91360
Conejo Valley Affordable Housing Workgroup	Rick Schroeder	1459 E Thousand Oaks Bl	Thousand Oaks	CA	91362
Conejo Valley Senior Concerns	Andrea Gallagher, President	401 Hodencamp Rd	Thousand Oaks	CA	91360
Conejo Valley Unified School District	Jeffrey L. Baarstad, Superintendent	1400 E. Janss Rd.	Thousand Oaks	CA	91362
Conejo Youth Employment Services	Susan Witting	80 E. Hillcrest Dr #207	Thousand Oaks	CA	91360
Conejo/Las Virgenes Futures Foundation	Karen Malatesta, Executive Director	P.O. Box 3814	Thousand Oaks	CA	91359
Corporation for Better Housing	Lori Koester, Director of Operations	5947 Variel Ave	Woodland Hills	CA	91367
County of Ventura-CEO	Michael Powers, CEO	800 S. Victoria Ave., L#1940	Ventura	CA	93009
County Property Management		1320 Flynn Road Suite 301	Camarillo	CA	93012
CUISN	Jim Gilmer	729 No. A St	Oxnard	CA	93030
CV Neighborhood for Learning		2522 Pleasant Way	Thousand Oaks	CA	91362
Diamond Realty	Theresa Robledo	460 Santa Clara St	Fillmore	CA	93015
Disabled American Veterans Simi Valley Chapter 55	John S. Calderon, Commander	853 Ayhens St	Simi Valley	CA	93065
DR Horton	Julie Williams	21300 Victory Blvd, Suite 700	Woodland Hills	CA	91387
East County Job & Career Center	LoAn Nguyen, Manager	980 Enchanted Way, #105	Simi Valley	CA	93065
EDC-VC	Bruce Stenslie	1601 Carmen Dr, Ste 215	Camarillo	CA	93010
Ekam, Inc	Carolyn Abul-Haj	P.O. Box 1209	Ventura	CA	93002
El Centrito Family Learning Center	Joseph Castaneda, Executive Director	450 South K Street	Oxnard	CA	93032
El Concilio Del Condado de Ventura	Yvonne Gutierrez	305 South C St	Oxnard	CA	93030
Employment Development Dept.	Director	635 S. Ventura Road	Oxnard	CA	93030
Esquire Property Management	Tracy Lu Guillen, Owner/Broker/Property Manager	4087 Mission Oaks Blvd, Suite #A	Camarillo	CA	93012

Organization	Contact	Address	City	State	Zip
Essex Realty Management, Inc.		5700 Ralston Street, Ste. 301	Ventura	CA	93003
Euclid Management Company	Mary Carpenter	P.O. Box 800490	Santa Clarita	CA	91360
Extended Learning Academy	Suz Montgomery, Executive Director	260 Pacos Street	Ventura	CA	93001
Fairway Independent Mortgage		1500 Palma Drive, Ste. 235	Ventura	CA	93003
Fillmore Chamber of Commerce	Irma Magana, President	246 Central Avenue	Fillmore	CA	93015
Fillmore Unified School District	Dr. Adrian Palazuelos, Superintendent	627 Sespe Ave	Fillmore	CA	93015
First 5 Ventura County	Claudia Harrison, Executive Director	2580 East Main Street #203	Ventura	CA	93003
First Christian Church of Simi Valley	Pastor	4307 Walnut Street	Simi Valley	CA	93063
Flagstar Bank		25152 Springfield Court	Valencia	CA	91355
FOOD Share, Inc.	Bonnie Weigel, President/CEO	4156 Southbank Rd	Oxnard	CA	93036
For The Future	Salpy Boyajian, Exec. Dir.	9800 D Topanga Canyon Blvd., Ste. 309	Chatsworth	CA	91311
Free Clinic of Simi Valley	Fred Bauermeister, Exec. Dir.	2060 Tapo Street	Simi Valley	CA	93063
Friends of the Camarillo Library	Dorothy Penney, President	4101 Las Posas Rd	Camarillo	CA	93010
Furniture Bank of the Conejo	Susan Clifford	2259 Highgate Rd	Westlake Village	CA	91361
Future Leaders of America	Gabriela Rodriguez Executive Director	450 S. K Street #205	Oxnard	CA	93030
Girls' Empowerment Center	JoHanna Jones	280 E Thousand Oaks Blvd.	Thousand Oaks	CA	91360
Gold Coast Management	Michael Marsh	P.O. Box 1007	Thousand Oaks	CA	91358
Good Shepherd Lutheran School	Steve Trocinio	2949 Alamo Street	Simi Valley	CA	93063
Goodwill Industries of Ventura and Santa Barbara Counties.	Katherine A. Leahy, President & CEO	130 N. Lombard	Oxnard	CA	93030
GP Real Estate	Larry Krogh, President	554 E. Main Street	Ventura	CA	93001
Grace Brethren Church of Simi Valley	Pastor	2900 Sycamore Drive	Simi Valley	CA	93065
Greater Conejo Valley Chamber of Commerce	Jill Lederer, President / CEO	600 Hampshire Rd	Westlake Village	CA	91361
Grey Law of Ventura County	Lynn Ryder	290 Maple Ct, #128	Ventura	CA	93003
Guiding Our Youth Ventura County	Drew Lang, Exec. Dir.	1197 E Los Angeles Ave., Suite C #338	Simi Valley	CA	93065
Guild Mortgage Co	Linda Hall, Branch Manager	711 E Daily Dr, Suite 110	Camarillo	CA	93010
Habitat for Humanity of Ventura County	Steven J. Dwyer, Executive Director	121 S. Rice Avenue	Oxnard	CA	93030
Haverim B'nai B'rith	Mel Silberberg	PO Box 3911	Westlake Village	CA	91359
HDSI Management	Noel L. Sweitzer, President	3460 S. Broadway	Los Angeles	CA	90007
Helen Yunker Realty	Jim Wick, Managing Broker/Owner	1039 South Seaward Ave	Ventura	CA	93001
HELP of Ojai	Terri Wolfe	P.O. Box 621	Ojai	CA	93024
Heritage Oaks Bank	Bob Davis, Mortgage Loan Officer, Ass't. V.P.	300 East Esplanade Drive, Ste. 105	Ventura	CA	93036
Heritage Real Estate Group	Doug Kubiske, Co-Owner	215 Ventura Blvd	Camarillo	CA	93010
Hiji Investment Co., LLC	Dennis Hardgrove	211 Village Commons Blvd, Suite 15	Camarillo	CA	93012
Holy Trinity Church		1 W Avenida de Los Arboles	Thousand Oaks	CA	91360
HOME Corporation	Henry Casillas, Executive Director	451 W. 5th Street	Oxnard	CA	93030
HomeAid Los Angeles/Ventura	Jennie Meredith-Cowart, Executive Director	30851 Agoura Road, Suite 110	Agoura Hills	CA	91301
Hospice of the Conejo	Keith Parks, Executive Director	80 E. Hillcrest Dr #204	Thousand Oaks	CA	91360

Organization	Contact	Address	City	State	Zip
House Farmworkers	Ellen Brokaw	P.O. Box 402	Santa Paula	CA	93061
Housing Authority - City of Ventura	Denise Wise	11122 Snapdragon St, #100	Ventura	CA	93004
Housing Authority of the City of Port Hueneme	Joseph Gately, Housing Director	250 N. Ventura Road	Port Hueneme	CA	93041
Housing Authority of the City of San Buenaventura	Denise Wise, Chief Executive Officer	995 Riverside Street	Ventura	CA	93001
Housing Authority of the City of Santa Paula	Ramsey Jay, Executive Director	15500 W. Telegraph Rd. Ste. B-11.	Santa Paula	CA	93061
Housing Opportunities Made Easier (HOME)	Emily Barany, Executive Director	PO Box 66	Ventura	CA	93002
Housing Rights Center (HRC)	Chancela Al-Mansour, Executive Director	3255 Wilshire Blvd, Suite 1150	Los Angeles	CA	90010
Hueneme Chamber of Commerce		220 North Market Street	Port Hueneme	CA	93041
Hueneme Elementary School District	Dr. Jerry Dannenberg, Superintendent	205 N. Ventura Road	Port Hueneme	CA	93041
Hydam Development Corporation	Suhel Siddiqui	311 Haigh Road, Suite 201	Thousand Oaks	CA	91320
Independent Living Resource Center	Jennifer Martinez	1802 E. Eastman Ave, #112	Ventura	CA	93003
Independent Living Resource Center, Inc.	Dondra Lopez, Board President	423 W. Victoria Street	Simi Valley	CA	93101
Intercontinental Realty, Inc.	Krista Stevenson	3319 Telegraph Rd. Ste. 207	Ventura	CA	93003
Interface Children & Family Services	Erik Sternad, Executive Director	4001 Nussuib lajs Blvd, Suite I	Camarillo	CA	93012
Intervention Institute	Laurie Sanders	870 Hampshire Rd., Suite A	Thousand Oaks	CA	91361
Jehoshaphat Missionary Baptist Church	Pastor	3050 Kadota Street	Simi Valley	CA	93063
Jehovah's Witnesses Simi Congregation	Pastor	1560 First Street	Simi Valley	CA	93065
Jemstreet Properties, Inc.	Jon Friedman	1435 Reynolds Ct.	Thousand Oaks	CA	91362
JG Management, Inc.		5743 Corsa Avenue, Suite 200	Westlake Village	CA	91362
John Steward Company	Marc Slutzkin, Senior Project Manager	1388 Sutter Street, 11th floor	San Francisco	CA	94109
Junior Achievement of Southern CA	Brian K. Williams, President & CEO	6250 Forest Lawn Drive	Los Angeles	CA	90608
Keller Williams Realty	Michelle Molner, Team Leader	2655 First Street, Ste. 150	Simi Valley	CA	93065
Keller Williams Realty	Nancy Amorteguy	1690 Ventura Blvd	Camarillo	CA	93010
Keller Williams Realty - West Ventura County	Nancy Amorteguy, CEO/Team Leader	2831 N. Ventura Rd	Oxnard	CA	93036
KEYS Leadership Program	Armando Vasquez	438 South A Street	Oxnard	CA	93030
Khepera House	Miklos Baer, Executive Director	330 North Ventura Ave	Ventura	CA	93001
Kids & Families Together	David Friedlander, President/CEO	856 E Thompson Bl	Ventura	CA	93001
Kiwanis Club of Camarillo		P.O. Box 533	Camarillo	CA	93011
Kiwanis Club of Santa Susana	President	P.O. Box 295	Simi Valley	CA	93062
Laro Properties	Aleks Baharilo	16633 Ventura Blvd, Ste 1330	Encino	CA	91436
Las Posas Gardens HOA	Dave Vizents	P.O. Box 185	Camarillo	CA	93011
Legal Debt Foundation	Marc Mathys, Founder	330 Wood Rd	Camarillo	CA	93010
Liesure Village	Judy	200 Liesure Village Dr	Camarillo	CA	93012
Liewen Law, Inc.		2011 East Ventura Blvd.	Camarillo	CA	93010
Life After Brain Injury	Cherie Phoenix, Executive Director	1918 Emiger Rd	Simi Valley	CA	93065
Life Centers of Ventura Co	Emily Raab	600 North A Street Ste. A	Oxnard	CA	93030
Lighthouse for Women & Children	John Saltee, Director	150 N. Hayes Ave	Oxnard	CA	93030

Organization	Contact	Address	City	State	Zip
Lincoln Military Housing	Susan Sharp, District Manager	145 34th Ave., Bldg. 50	Port Hueneme	CA	93043
Living Oaks Community Church		1100 Business Center Cir	Newbury Park	CA	91320
Livingston Memorial Visiting Nurse Association	Lanyard K. Dial, Presiden/CEO	1996 Eastman Ave #101	Ventura	CA	93003
Lloyd Properties		21600 Oxnard Street, Ste. 1040	Woodland Hills	CA	91367
Loan Production Office		360 Mobil Ave, Ste 101	Camarillo	CA	93010
Long Term Care Care Services of Ventura City Inc	Sylvia Taylor-Stein, Executive Director	2021 Sperry Ave, Ste 35	Ventura	CA	93003
Loving Heart Hospice Foundation	Jennifer Finnerty, Executive Director	5400 Atlantis Court	Moorpark	CA	93021
LRS Realty & Management		9400 Topanga Canyon Blvd, Suite 110	Chatsworth	CA	91311
Lutheran Social Services Community Care Centers	Leslie Orth, Area Director	80 E. Hillcrest Dr #101	Thousand Oaks	CA	91360
M.F. Daily Corporation		2357-A Pickwick Dr	Camarillo	CA	93010
Management Innovations, Inc	Jennifer Berman	P.O. Box 1777	Santa Ynez	CA	93460
Management Preferred	Pat	340 Rosewood Ave, Suite M	Camarillo	CA	93010
Manna Conejo Valley Food Bank	Jennifer Schwabauer, Executive Director	PO Box 1114	Thousand Oaks	CA	91358
Many Mansions, Inc.	Rick Schroeder, President	1459 E. Thousand Oaks Blvd, Ste D	Thousand Oaks	CA	91362
Many Motors	Helen Ortega, Executive Director	300 Montgomery Avenue, Unit P	Oxnard	CA	93036
Meadowlark Service League	Anita Lawrence, President	P.O. Box 3063	Camarillo	CA	93011
Mesa Union School District	Dr. Michael Babb, Superintendent	3901 North Mesa School Road	Somis	CA	93066
Meta Housing Corporation	Kasey Burke, President	1640 S Sepulveda Bl #425	Los Angeles	CA	90025
Mid Valley Properties	Maggie Kestly	940 Enchanted Way, Suite 109	Simi Valley	CA	93065
Miller Fellowship House	Sima Miller	188 Midbury Hill Rd	Newbury Park	CA	91320
Mission Without Borders		711 Daily Drive, Suite 120	Camarillo	CA	93010
Mixteco/Indigena Community Organizing Project	Arcenio Lopez, Executive Director	PO Box 20543	Oxnard	CA	93034
Moorpark Chamber of Commerce	Debi Aquino, Chairman	18 High Street	Moorpark	CA	93021
Moorpark College	Dr. Judith Gerhart, Dean, Student Learning	7075 Campus Road	Moorpark	CA	93021
Moorpark Unified School District	Dr. Kelli Hays, Superintendent	5297 Maureen Lane	Moorpark	CA	93021
MortgageCouch, LLC		1500 Palma Drive, 2nd Floor	Ventura	CA	93003
Mother Teresa Christian Services - St. Rose Services	Mary Flandez, Director	1305 Royal Avenue	Simi Valley	CA	93065
Mupu Elementary School District	Jeanine Gore, Superintendent	4410 N. Ojai Road	Santa Paula	CA	93060
NAHREP - Ventura County	Tony Gomez, President	2929 Ocean Drive	Oxnard	CA	93035
NAMI- Ventura County	Ratan Bhavnani, Executive Director	P.O. Box 1613	Camarillo	CA	93001
Oak Park Municipal Advisory Council	c/o Supervisor Parks	625 W. Hillcrest Drive	Thousand Oaks	CA	91360
Oak Park School District	Anthony W. Knight, Superintendent	5801 East Conifer Street	Oak Park	CA	91377
Oak View Park and Resource Center	Barbara Kennedy	P.O. Box 1337	Oak View	CA	93022
Oaktree Property Investments and Management		56 E. Main Street, Suite 104	Ventura	CA	93001
Oasis Real Estate	Lorie Balzer	1200 N. Ventura Rd., Ste. 0	Oxnard	CA	93030
Ocean View School District	Dr. Craig W. Helmstedter	4200 Olds Road	Oxnard	CA	93033
Ojai Unified School District Community	Dr. Henry S. Bangser, Superintendent	414 E. Ojai Ave	Ojai	CA	93024

Organization	Contact	Address	City	State	Zip
Ojai Valley Chamber of Commerce	Emily Sandefur, Board President	206 N. Signal Street	Ojai	CA	93023
Ojai Valley Family Shelter		P.O. Box 945	Ojai	CA	93024
Open Mortgage, LLC	Carlos Camargo, Branch Manager	4315 Admiral Way	Oxnard	CA	93035
Our Community House of Hope	Ann Sobel, Executive Director	348 W Avenida de Los Arboles	Thousand Oaks	CA	91360
Oxnard Chamber of Commerce	Nancy Lindholm, President/CEO	400 E. Esplanade Dr., Suite 302	Oxnard	CA	93036
Oxnard Housing Authority	William E. Wilkins, Housing Director	1470 Colonia Road	Oxnard	CA	93030
Oxnard School District	Dr. Cesar Morales, Superintendent	1051 South A Street	Oxnard	CA	93030
Oxnard Unino High School District	Steve Dickinson, Assistant Superintendent	309 S. K Street	Oxnard	CA	93030
Pacific Camps Family Resource, Inc.	Bob Harley, Executive Director	380 Mobil Ave.	Camarillo	CA	93010
Pacific Clinics	Jennifer Gomez, Program Director	141 W. Fifth Street, Ste. D	Oxnard	CA	93030
Pacific Oaks Credit Union		761 Daily Dr, Suite 200	Camarillo	CA	93010
Palmer Drug Abuse Program	Ginny Connell	450 Rosewood Ave, Ste 215	Camarillo	CA	93010
Paramount Management Group	Pat Cox	333 N Lantana, Ste 257	Camarillo	CA	93010
Partners in Housing	Jim White	501-1 S. Reino Rd, #192	Newbury Park	CA	91320
Path Point	Marielle DeFazio, Vice-President/Director	1463 E. Los Angeles Ave	Simi Valley	CA	93065
Pause 4 Kids	Geri Gross, B.O.D. President	PO Box 7114	Thousand Oaks	CA	91359
PDAP of Ventura County, Inc.	Ginny Connell, Executive & Clinical Director	450 Rosewood Ave. Suite 215	Camarillo	CA	93010
Pegh Inv, LLC, Trilliad Dev. Inc.	Valeria Draeger	270 Conejo Ridge Ave, Suite 200	Thousand Oaks	CA	91381
Peoples' Self-Help Housing	John Fowler, President/CEO	3533 Empleo Street	San Luis Obispo	CA	93401
Pinnacle Association Management Co	Jean Waal	P.O. Box 700	Port Hueneme	CA	93044
Pinnacle Financial Corporation	Steve Carrigan	771 E. Daily Drive	Camarillo	CA	93010
Piru Neighborhood Council	PNC President	P.O. Box 162	Piru	CA	93040
PLACE (WAV)	Lana Gregory, Property Manager	175 South Ventura Avenue	Ventura	CA	93001
Pleasant Valley Education Foundation	Sharon Taylor, Executive Director	360 Mobil Ave, Suite 213C	Camarillo	CA	93010
Pleasant Valley Recreation & Park District	Daniel LaBrado, District General Manager	1605 E Burnley St	Camarillo	CA	93010
Pleasant Valley School District	RaeAnne Michael, Superintendent	600 Temple Ave	Camarillo	CA	93010
Pleasant Valley Village Tenant Assoc		5243 Squires Dr	Oxnard	CA	93033
Preferred Association Management	Nicole	P.O. Box 2157	Camarillo	CA	93011
Premier Options Real Estate		1000 Paseo Camarillo, Suite 108	Camarillo	CA	93010
Project Understanding	Jim Duran, Executive Director	P.O. Box 25460	Ventura	CA	93002
Prospect Mortgage		770 Paseo Camarillo, Suite 100	Camarillo	CA	93010
Prototypes Women's Center	Vel Linden Director	2150 N Victoria Ave	Oxnard	CA	93036
Prudential California Realty - Thousand Oaks/Regional Cen	Nancy Eke, Branch Manager	2860 Thousand Oaks Blvd.	Thousand Oaks	CA	91362
Prudential California Realty - Westlake/North Ranch	Terry Holland, Associate Manager	1155 Lindero Canyon Road	Westlake Village	CA	91362
Prudential California Realty - Moorpark	Dave Ward, Associate Manager	587 W. Los Angeles Ave	Moorpark	CA	93021
Prudential California Realty - Oxnard/Channel Islands	Gary Jackman, Branch Manager	3601 West 5th St	Oxnard	CA	93030
Prudential California Realty - Paseo Camarillo Center		350 N. Lantana G-1	Camarillo	CA	93010

Organization	Contact	Address	City	State	Zip
Public Counsel Law Center	Hernán D. Vera, President/CEO	610 South Ardmore Avenue	Los Angeles	CA	90005
RAIN Project	Tina McDonald	855 Partridge Drive, L#4400	Ventura	CA	93003
Rancho Simi Foundation	President	1692 Sycamore Drive	Simi Valley	CA	93065
Rancho Simi Rec. & Park District	Larry Peterson	1692 Sycamore Drive	Simi Valley	CA	93065
Ravello Holdings		12121 Wilshire Blvd., Suite 512	Los Angeles	CA	90025
RE/MAX Gold Coast - Beach		111 Los Altos	Oxnard	CA	93035
RE/MAX Gold Coast - Beach/Marina		1151 S. Victoria Ave	Oxnard	CA	93035
RE/MAX Gold Coast - Camarillo		601 E Daily Dr., Suite 102	Camarillo	CA	93010
RE/MAX Gold Coast - Fillmore		970 W. Ventura Street , #110	Fillmore	CA	93015
RE/MAX Gold Coast - Property Management Office		3550 Harbor Blvd , 2-104	Oxnard	CA	93035
RE/MAX Gold Coast - Ventura		5720 Ralston St ., #100	Ventura	CA	93003
Realty ONE Group Summit	Cami Pinsak, Owner / Manager	940 East Santa Clara Street, Ste. 100	Ventura	CA	93001
Rebuilding Together Ventura County	Barbara Stein, Executive Director	509 Daily Drive	Camarillo	CA	93010
Religious Science Church of Simi Valley	Pastor	1756 Erringer Road	Simi Valley	CA	93065
Reorganized Church of Jesus Christ of Latter Day Saints	Pastor	3701 Alamo Street	Simi Valley	CA	93063
Rio School District	John D. Puglisi, Superintendent	2500 Vineyard Ave.	Oxnard	CA	93036
Roger Case Realty	Roger Case	800 Seneca Street	Ventura	CA	93001
Ross Morgan & Company	Tammi Gablin	15315 Magnolia Blvd, #212	Sherman Oaks	CA	91403
Rotary Club of Camarillo	Mitchell Crespi, President	P.O. Box 171	Camarillo	CA	93010
Rotary Club of East Ventura	Tim Hughes, President	P.O. Box 3012	Ventura	CA	93006
Rotary Club of Simi - Noon Time	President	P.O. Box 524	Simi Valley	CA	93062
Rotary Club of Simi - Sunrise	President	P.O. Box 11	Simi Valley	CA	93062
Rotary Club of Thousand Oaks	Carol Freeman, President	PO Box 1225	Thousand Oaks	CA	91358
Royal Avenue Baptist Church	Pastor	2369 Royal Avenue	Simi Valley	CA	93065
Safe Harbor East	Michael Jump, Director/Fiscal & Administration	646 County Square Drive, Suite 300	Ventura	CA	93003
Saint Demetrios Greek Orthodox Church of Camarillo	Gary Heathcote	3398 Willow Lane, Suite 200	Westlake Village	CA	91361
Salvation Army Corps Ventura	Rob Orth	155 S. Oak Street	Ventura	CA	93003
Samanitan Center of Simi Valley	Betty Eskey, Director	P. O. Box 940568	Simi Valley	CA	93064
Santa Clara Elementary School District	Kari Skidmore, Principal/Superintendent/Teacher	20030 East Telegraph Road	Santa Paula	CA	93060
Santa Clara Valley Hospice/Home Support Group	Cathy Barringer	P. O. Box 365	Santa Paula	CA	93061
Santa Paula Chamber of Commerce	John Chamberlain, Board Chair & Communications Cha	P.O. Box 1	Santa Paula	CA	93061
Santa Paula Senior Center	Ed Mount	P.O. Box 569	Santa Paula	CA	93061
Santa Paula Unified School District	Alfonso Gamino, Superintendent	201 S. Steckel	Santa Paula	CA	93060
Santa Susana Boys Baseball	Rudy Gonzales	3373 Tapo Canyon Road	Simi Valley	CA	93063
Santa Ynez Band of Mission Indians	Vincent Armenta, Chairperson	P.O. Box 517	Santa Ynez	CA	93460
Sarah's House Maternity Home	Dianna Talley, Exec. Dir.	P.O. Box 941768	Simi Valley	CA	93064
Saving Lives Camarillo	Rabbi Aryeh Lang, Program Director	5800 Santa Rosa Rd, #112	Camarillo	CA	93012

Organization	Contact	Address	City	State	Zip
SCANPH	Alan Greenlee, Executive Director	501 Shatto Place, Ste. #403	Los Angeles	CA	90020
Selleck Properties	David Ghirardelli	5655 Lindere Canyon Rd, #301	Westlake Village	CA	91362
Senior Alliance For Empowerment	Kathryn Goodspeed, President	2234 Dinsmore Ave	Thousand Oaks	CA	91362
Serving Those In Need, Inc.	Edward Posvar	1305 Royal Avenue	Simi Valley	CA	93065
Seventh Day Adventist Church	Pastor	1636 Sinaloa Road	Simi Valley	CA	93065
SIGMA Services	Vivian M. Solodkin, President	2140 Eastman Ave., #200	Ventura	CA	93003
Simi at the Garden	Beth Dooley, Exec. Dir.	1636 Sinaloa Road	Simi Valley	CA	93065
Simi Church of Christ	Ron Hawley, Office Manager	1554 Sinaloa Road	Simi Valley	CA	93065
Simi Covenant Church	Jim Lowry, Pastor	4680 Alamo Street	Simi Valley	CA	93063
Simi Valley Chamber of Commerce	Leigh Nixon, President/C.E.O	40 W. Cochran St. Suite 100	Simi Valley	CA	93065
Simi Valley Adult School	Patsy Dubrick	1880 Blackstock Avenue	Simi Valley	CA	93065
Simi Valley Center for Biblical Counseling	Debbie Ciulla, Director/CEO	295 Cliffwood Drive	Simi Valley	CA	93065
Simi Valley Community Church	Director	2000 Royal Avenue	Simi Valley	CA	93065
Simi Valley Community Foundation	Joanne Abruzzese, Foundation Administrator	P.O. Box 1164	Simi Valley	CA	93062
Simi Valley Council on Aging	Bill Witt, Chair	2245 N. Parker Court	Simi Valley	CA	93065
Simi Valley Education Foundation	John Lindsey	P.O. Box 1439	Simi Valley	CA	93062
Simi Valley Elks Lodge	Chuck White	1561 Kuehner Drive	Simi Valley	CA	93063
Simi Valley Food Pantry	Saul Rodriguez	1925 Angus Avenue, Suite F	Simi Valley	CA	93063
Simi Valley Historical Society & Museum	Karla Hubbell, President	P.O. Box 940461	Simi Valley	CA	93094
Simi Valley Hospital & Health Care Services	Kathleen Percival, Project Manager	2975 N. Sycamore Drive	Simi Valley	CA	93065
Simi Valley Hospital Foundation	Executive Director	2975 N. Sycamore Drive	Simi Valley	CA	93065
Simi Valley Library	Friends of the Library	2969 Tapo Canyon Road	Simi Valley	CA	93063
Simi Valley Missionary Baptist Church	Pastor	4495 Barnard Street	Simi Valley	CA	93063
Simi Valley Presbyterian Church	Pastor	4832 Cochran Street	Simi Valley	CA	93063
Simi Valley Second Missionary Baptist Church	Pastor	1063 Pacific Avenue	Simi Valley	CA	93065
Simi Valley Unified School District	Dr. Kathryn Scroggin, Superintendent	875 East Cochran Street	Simi Valley	CA	93065
Smith-Hobson, LLC		P.O. Box 25010	Ventura	CA	93002
Society of St Vincent De Paul	Ron Mulvihill, Housing Director	210 North Avenue 21	Los Angeles	CA	90031
Somis Union School District	Dr. Colleen Robertson, Superintendent/Principal	5268 North Street	Somis	CA	93066
Sonrise Christian Fellowship	Pastor	2350 Shasta Way	Simi Valley	CA	93065
Soroptimist International of Camarillo	Barbara Baham, President	P.O. Box 3081	Camarillo	CA	93011
Southeast Ventura County YMCA Conejo Branch	Rochelle Callis, Executive Director	4031 N. Moorpark Rd.	Thousand Oaks	CA	91360
Special Olympics	Peggi Preston, Regional Director	1559 Spinnaker #206	Ventura	CA	93001
Spectrum Property Services	Adrian Rivas	P.O. Box 5285	Ventura	CA	93005
St Julie Billiard Catholic Church		2475 Borchard Rd	Newbury Park	CA	91320
St Paschal Baylon Conference	Robert Pellino	155 E Janss Rd	Thousand Oaks	CA	91360
St Patrick's Episcopal Church		1 Church Rd	Thousand Oaks	CA	91362

Organization	Contact	Address	City	State	Zip
St. Demetrios Greek Orthodox Church	Rev. Fr. Gary Kyriacou	400 Skyway Drive	Camarillo	CA	93010
St. Peter Claver Church	Reverend Monsignor Gary P. Pauler	5649 E. Pittman Street	Simi Valley	CA	93063
Standard Pacific	Ted McKibbin	757 Nile River Drive	Oxnard	CA	93036
SurePath Financial Solutions	Mike Osborn, Board Chair	80 N. Wood Rd., Ste 312	Camarillo	CA	93010
T O United Methodist Church		1000 E Janss Rd	Thousand Oaks	CA	91360
T.E. Hoxtor & Company		3705 Telegraph Road	Ventura	CA	93003
T.L.C. Home Hospice	Diane Scruton	5400 Atlantis Court	Moorpark	CA	93021
Temple Adat Elohim		2420 E Hillcrest Dr	Thousand Oaks	CA	91362
Temple Ner Ami	Rabbi Lisa Bock	515 Temple Ave	Camarillo	CA	93010
The Arc of Ventura County	Patricia Schulz, CEO	5103 Walker St	Ventura	CA	93003
The Becker Group	Jeffrey Becker, Principal	P.O. Box 23277	Ventura	CA	93002
The Bridge Evangelical Church		999 Rancho Conejo Bl	Newbury Park	CA	91320
The Camarillo Noontime Optimist Club		P.O. Box 1884	Camarillo	CA	93011
The Children Come First, Inc.	Bill Formanek, Executive Director	2890 Thousand Oaks Blvd	Thousand Oaks	CA	91362
The Emmons Co	Tish Matthews	1 Boardwalk, Suite 102	Thousand Oaks	CA	91316
The Escrow Place, Inc	Ruth Price, President	1203 Flynn Rd, Ste 260	Camarillo	CA	93012
The Kingdom Center Oxnard	Sam Gallucci, President & CEO	P.O. Box 654	Oxnard	CA	93032
The McCune Foundation	Claudia Armann, Executive Director	PO Box 24340	Ventura	CA	93002-4340
The Salvation Army	Jerry Bloom	650 S Petit Ave	Ventura	CA	93004
The Wide Umbrella	Karla Pelletier, Exec. Dir.	PO Box 834	Simi Valley	CA	93062
Thousand Oaks Acom	Anna Bitong	30423 Canwood St #108	Agoura Hills	CA	91301
Tierra Pacific Realty		P.O. Box 263	Ventura	CA	93002
Transpacific Companies	Randy Howard	100 E Thousand Oaks Blvd	Thousand Oaks	CA	92360
Tri-Counties Comm. Housing Corporation	Mark Belforti, Executive Director	520 E. Montecito St	Santa Barbara	CA	93103
Tri-Counties Regional Center	Omar Noorzad, Executive Director	2401 East Gonzales Rd, Suite 100	Oxnard	CA	93036
Tri-Emerald Financial Group		770 Paseo Camarillo, Suite 111	Camarillo	CA	93010
Trinity Lutheran Church	Pastor	2949 Alamo Street	Simi Valley	CA	93065
Troop Real Estate, Inc		2301 Daily Drive, Suite 1	Camarillo	CA	93010
Turning Point Foundation	Clyde Reynolds, Executive Director	P.O. Box 24397	Ventura	CA	93002
U.S. Dept of Housing and Urban Development	Irene Lam	611 W Sixth St, Ste. 801	Los Angeles	CA	90017
UCP of Los Angeles and Ventura Counties	Ronald S. Cohen, President & CEO	6430 Independence Ave	Woodland Hills	CA	91367
Unitarian Universalist Fellowship Conejo Valley	Howard Bierman	3331 Old Conejo Rd	Newbury Park	CA	91320
United Cancer Advocacy Action Network	Rachel Shur, Executive Director	1459 Thousand Oaks Bl # E	Thousand Oaks	CA	91362
United Church of Christ	Pastor	370 Royal Avenue	Simi Valley	CA	93065
United Methodist Church	Pastor	2394 Erringer Road	Simi Valley	CA	93065
United Parents	Ellen Linder, Executive Director	391 S. Dawson Drive, Suite 1A	Camarillo	CA	93012
United Way of Ventura County	David M. Smith, President & CEO	4001 Mission Oaks Blvd, Suite E	Camarillo	CA	93012

Organization	Contact	Address	City	State	Zip
VCCool	Rachel Morris, Executive Director	345 W. Center St	Ventura	CA	93001
Vedder Community Management	Director	28632 Roadside Drive, Bldg. A, #220	Agoura Hills	CA	91301
Ventura Affordable Homes, Inc.		3140 Telegraph Road, Ste. C	Ventura	CA	93003
Ventura Avenue Adult Center	Director	550 North Ventura Avenue	Ventura	CA	93001
Ventura Behavioral Health Dept.	Meloney Roy, Mental Health Director	1911 Williams Dr.	Oxnard	CA	93036
Ventura Chamber of Commerce	Ed Summers, President & CEO	505 Poli Street, 2nd Floor	Ventura	CA	93001
Ventura Co. Deputy Sheriffs' Association	Rick Shimmel, Executive Director	981 South Victoria Avenue	Ventura	CA	93003
Ventura Co. Fire Protection Agency	Chief Mark Lorenzen	165 Durley Ave.	Camarillo	CA	93010
Ventura Co. GSA	Paul Grossgold, Director	800 S. Victoria Avenue	Ventura	CA	93009
Ventura Co. Harbor Dept	Lyn Kreiger, Director	3900 Pelican Way	Oxnard	CA	93035
Ventura Co. HCA - Administration	Barry Fisher	2323 Knoll Drive - L# 4610	Ventura	CA	93003
Ventura Co. HCA - Behav Health	Fernando Medina/Joan Aska	1911 Williams Dr., #200 L#5561	Oxnard	CA	93036
Ventura Co. HCA - Emerg Shelter	Suzanne Zimmerman	1911 Williams Dr, #110 L#5561	Oxnard	CA	93036
Ventura Co. HCA - Health Clinics	Joan Araujo	2323 Knoll Drive - L# 4570	Ventura	CA	93003
Ventura Co. HCA - Hospital Administration	Cyndie Cole, Deputy Director	2323 Knoll Drive	Ventura	CA	93003
Ventura Co. HCA - Pub Health - AIDS	Craig Webb, Manager	3147 Loma Vista Road	Ventura	CA	93003
Ventura Co. HCA - Pub Health - HC for Homeless	Michele Surber	3147 Loma Vista Rd., L# 4860	Ventura	CA	93003
Ventura Co. HCA - Public Health	Rigoberto Vargas	2240 E. Gonzales Rd. - L# 4612	Oxnard	CA	93036
Ventura Co. Housing Trust Fund	Linda Braunschweiger, CEO	4001 Mission Oaks Blvd., Ste. O	Camarillo	CA	93012
Ventura Co. HSA - Administration	Barry Zimmerman	855 Partridge Drive, L#4400	Ventura	CA	93003
Ventura Co. HSA - Adult and Family Services	Marissa P. Mach	855 Partridge Drive, L#4400	Ventura	CA	93003
Ventura Co. HSA - Business & Employment Services	Lauri Flack	855 Partridge Drive, L#4400	Ventura	CA	93003
Ventura Co. HSA - Contracts and Grants	Margaret F. Reyes	855 Partridge Drive, L#4400	Ventura	CA	93003
Ventura Co. HSA - Homeless Services	Karol Schulkin	1400 Vanguard Dr., L#5580	Oxnard	CA	93033
Ventura Co. HSA - Veterans Services	Mike McManus	855 Partridge Drive, L#4400	Ventura	CA	93003
Ventura Co. Library	Jackie Griffin, Director	5600 Everglades St, Suite A	Ventura	CA	93003
Ventura Co. Probation Agency	Mark Varela, CPO	800 S. Victoria Ave	Ventura	CA	93009
Ventura Co. Public Works Agency	Jeff Pratt, Director	800 S. Victoria Ave	Ventura	CA	93009
Ventura Co. RMA - Code Enforcement	Jim MacDonald	800 S. Victoria Avenue	Ventura	CA	93009
Ventura County Area Agency on Aging	Victoria Jump, Director	646 County Square Dr, Suite 100	Ventura	CA	93003
Ventura County Board of Supervisors		800 S. Victoria Avenue	Ventura	CA	93009
Ventura County Coastal Association of Realtors	Randy McCaslin, CEO	2350 Wankel Way	Oxnard	CA	93030
Ventura County Community Development Corporation	Nancy Conk, CEO	702 County Square Drive	Ventura	CA	93003
Ventura County Community Foundation	Hugh J Ralston, President & CEO	4001 Mission Oaks Bl, Ste. A	Camarillo	CA	93012
Ventura County Drinking Driver Program		1911 Williams Drive	Oxnard	CA	93036
Ventura County Economic Development Association	William R. Buratto, President/CEO	4219 Transport Street	Ventura	CA	93003
Ventura County Homeless & Housing Coalition	Cathy Brudnicki, Executive Director	1317 Del Norte Road, Suite 100	Camarillo	CA	93010

Organization	Contact	Address	City	State	Zip
Ventura County Jewish Family Services	Amy Balchum, Executive Director	857 E. Main St.	Ventura	CA	93001
Ventura County Library	Jackie Griffin, Library Director	5600 Everglades St., Suite A	Ventura	CA	93002
Ventura County Public Health	Rigoberto Vargas, Director	2240 E. Gonzales Road	Oxnard	CA	93036
Ventura County Realty	Bill Lewis	484 Mobil Ave. Suite 2	Camarillo	CA	93010
Ventura County Rescue Mission	John Saltee, Director	234 E. 6th St.	Oxnard	CA	93030
Ventura County Sheriffs Foundation	Nancy Frawley, Executive Director	P.O. Box 3312	Thousand Oaks	CA	91359
Ventura County Star	Teresa Rochester	P.O. Box 6006	Camarillo	CA	93011
Ventura Investment Co	Barton Stern, President	1601 Carmen Dr, Suite 100	Camarillo	CA	93010
Ventura Local	Michelle Burke	940 E Santa Clara St, Suite 202	Ventura	CA	93001
Ventura Unified School District	Dr. Trudy Tuttle Arriaga, Superintendent	255 W. Stanley Avenue, Suite 100	Ventura	CA	93001
Veteran's Standdown	Claire Hope	1372 El Lazo Court	Camarillo	CA	93012
Villa Esperanza Services	Charles Bloomquist, Director	756 Lakefield Rd #F	Westlake Village	CA	91361
Wells Fargo Home Mortgage	Brian Elliott Lawson, Branch Manager	801 S Victoria	Ventura	CA	93003
Wells Fargo Home Mortgage	Veronica Olivera De La Cruz, Sales Manager	460 E Esplanade Dr, Ste 100	Oxnard	CA	93036
Wells Fargo Home Mortgage	Lee Willis, Branch Manager	223 E. Thousand Oaks Blvd	Thousand Oaks	CA	91360
Wells Fargo Home Mortgage	Brandon A. Klump, Branch Manager	875 Patriot Way	Moorpark	CA	93021
Wells Fargo Home Mortgage	Tim Kruger, Branch Manager	2829 Townsgate Road, Suite 210	Westlake Village	CA	91361
Wells Fargo Home Mortgage		2740 Cochran Street	Simi Valley	CA	93065
Wespac Management	Mike Ortiz	5126 Clareton Dr, #2001	Agoura Hills	CA	91301
West County Winter Shelter Ventura National Guard Armory		1270 Arundell Ave	Ventura	CA	93003
Westminster Free Clinic	Lisa Safaeinili, Executive Director	3199 Monte Carlo Dr	Thousand Oaks	CA	91362
Westminster Presbyterian Church		32111 Watergate Rd	Westlake Village	CA	91361
Westside Community Council	Art Troll, Chaiman	432 N. Ventura Ave. Studio 71	Ventura	CA	93001
Wilson Senior Center		350 North C St.	Oxnard	CA	93030
Women of Substance and Men of Honor, Inc.	Rosalinda P. Vint, President & Founder	P.O. Box 771	Newbury Park	CA	91319
Women's Economic Ventures	Amy Fletcher	333 S. Salinas Street	Santa Barbara	CA	93103
Women's Economic Ventures	Marsha Bailey, CEO	290 Maple Court, Suite 158	Ventura	CA	93003
Workforce Investment Board	Cheryl Moore	855 Partridge Drive, L#4400	Ventura	CA	93003
Workforce Investment Board of Ventura County	Cheryl Moore, Executive Director	855 Partridge Drive	Ventura	CA	93003

# COUNTY OF VENTURA

## Community Workshop

Wednesday, September 17, 2014 6:00 to 8:00 PM

SIGN-IN SHEET				
PRINT NAME	ORGANIZATION	ADDRESS	EMAIL	TELEPHONE NO.
Barbara Pedziwiatr				
Helen Yunker				
Camille Harris				
Karen Flock	CEDC			
Diane Hawkins	25 Yr. Ventura County resident			
CRYSTAL COKE	SOBER LIVING			
James Flock	✓			
James Flock	✓			
Ana Melgosa	Supervisor <sup>State</sup> Boardlet's of			
Miguel Rodriguez	CAUSE			
Ruben Cuevas	CAUSE			
Thomas J Luna	CAUSE/VAUCT			
Salvador Villar	CAUSE/VAUCT			
Melchor SAIMES	CAUSE VAUCT			
Andrea Palmer	City of Ventura			
Nancy Cork	CEDC			



# COUNTY OF VENTURA

## Community Workshop

Monday, September 22, 2014 6:00 to 8:00 PM

SIGN-IN SHEET				
PRINT NAME	ORGANIZATION	ADDRESS	EMAIL	TELEPHONE NO.
MICHAEL SMITH	CITY OF CAMARILLO			
Sheryl Abayon	ARC of Ventura County			
LINDA JAMISON	citizen			
Chuck Persky	ParkView church			
Nancy Borchard	BHAB			
Cary Davis	Family Member			
Delilah Urrea	Nami			
David Davis	Family Member			
Sandra Sanders	Nami			

378  
292



# COUNTY OF VENTURA

## Community Workshop

Thursday, September 25, 2014 6:30 to 8:30 PM

SIGN-IN SHEET				
PRINT NAME	ORGANIZATION	ADDRESS	EMAIL	TELEPHONE NO.
Kathleen Ahern	Liv-Ability + Samaritan Center			
MARGARET NOBLE	AREA HOUSING AUTHORITY			
JUNE MARIE VON DSINSKI	TASK FORCE on Homelessness + COA			
TANIA RICHARD OLSON	COA			69
TERESA OWENS				2:
Judy Pepiot	COA - HOUSING Liaison			1:
Barbara Homoka	NAMI			
Betty Zsky	Samaritan Ctr			0

6  
200  
79-  
916

# COUNTY OF VENTURA

## Community Workshop

Monday, September 29, 2014 6:00 to 8:00 PM

SIGN-IN SHEET				
PRINT NAME	ORGANIZATION	ADDRESS	EMAIL	TELEPHONE NO.
ABRUZZO V	SAFE			
Lynn Ryder And Z...	guy Law			
NINA BHAVNANI	NAMI			
Patrissha Booker	self-advocate			
Michael translate				
George McGhee	Area Housing Authority			
TINA McDONALD	HSA   RAIN TLC			
Joseph Silva	N/A			
Kurt Gunning	CRPD			
BERI BRAIG	ST. VINCENT DE P.			
Jim Wolf	SAFE			
Gayle Hennige	SAFE			
Kathy Boggs	SAFE			
Tamara Campbell	Rotary			

# COUNTY OF VENTURA

## Community Workshop

Monday, September 29, 2014 6:00 to 8:00 PM

SIGN-IN SHEET				
PRINT NAME	ORGANIZATION	ADDRESS	EMAIL	TELEPHONE NO.
Paul Schroeder	Mary Mathews			
Shirley Lee Wong	Nanni			
CYNTHIA BAYER	CRPD			
Ed Krol	St. Vincent de Paul			
Steve Dwyer	Habitat for Humanity			
Rick Polite	YMCA			
Nancy Wohl	Rotary Club of TO on			

ext. 201  
61

# COUNTY OF VENTURA

## Focus Group Workshop

Monday, August 4, 2014 10:00 AM

SIGN-IN SHEET				
PRINT NAME	ORGANIZATION	ADDRESS	EMAIL	TELEPHONE NO.
MARY ANA GUARIENTO	COUNTY OF VENTURA			
Linda Braunschweiger	Peoples Self Help Housing Corp			
MARY DUKE	Arc of Ventura County			
CAROL TAYLOR	PACIFIC OAKS FCU			9100
Enrique DeArcus	Pacific Oaks FCU			
Donna McCauley	County of Ventura			
Meg Kimbell-Dewry	" "			
Marissa Mach	HA			25
Dani Anderson	LLBC			

# COUNTY OF VENTURA

## Focus Group Workshop

Monday, August 4, 2014 10:00 AM

SIGN-IN SHEET				
PRINT NAME	ORGANIZATION	ADDRESS	EMAIL	TELEPHONE NO.
Jim Wolf	SAFE			
Kathy Goodspeed	Senior Alliance (Senior Empowerment)			
Lynn Oshita	City of Thousand Oaks			
BOB DAVIS	Heritage Oaks Bank			
Ratan Bhambhani	NAMI			
JULIA RAMIREZ	City of Simi Valley			
Jennifer Arriola	City of Port Huonore			
Gary Schwark	Arc of USA Conf			
Christy Madden	COV CEO			

# COUNTY OF VENTURA

## Focus Group Workshop

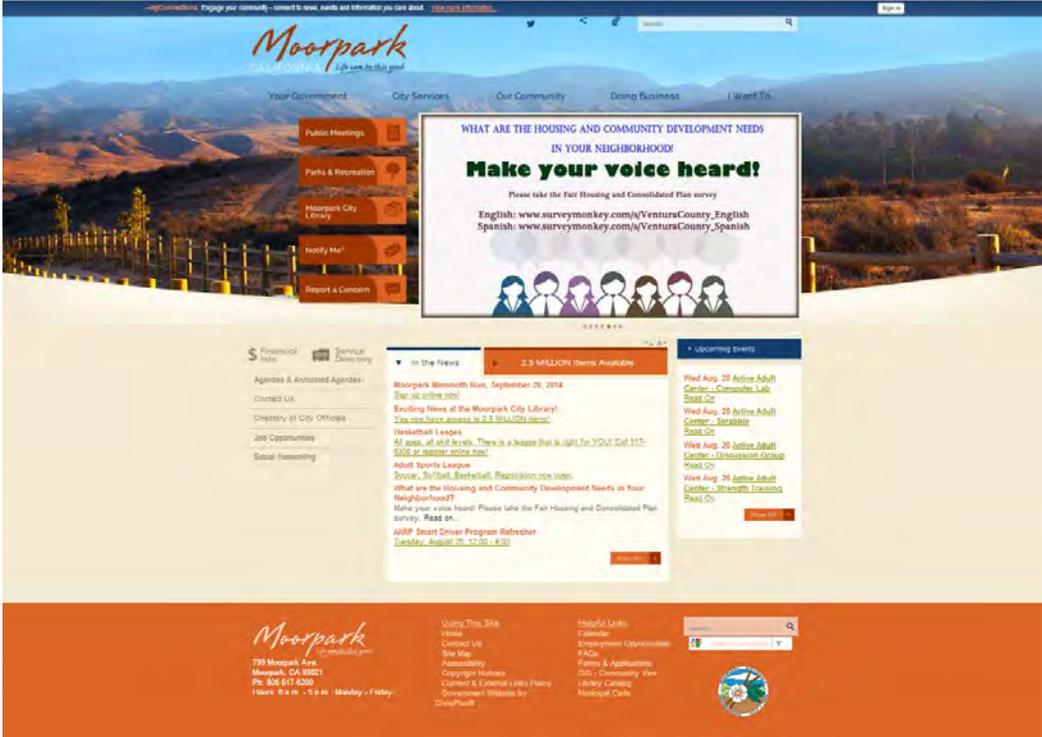
Monday, August 11, 2014 1:00 to 3:00 PM

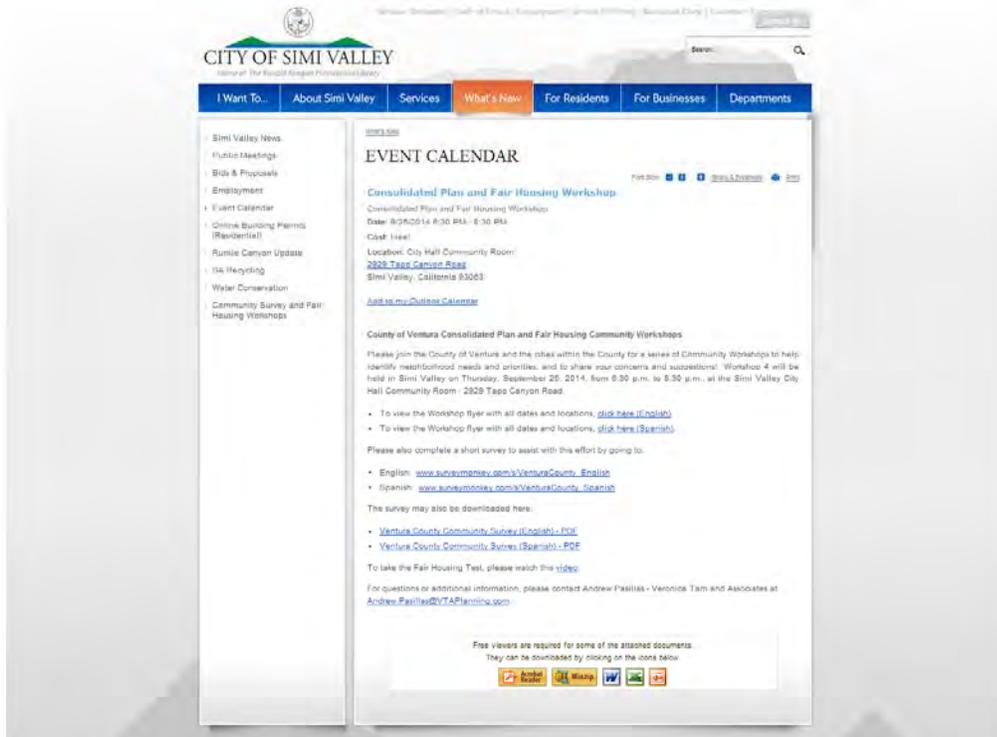
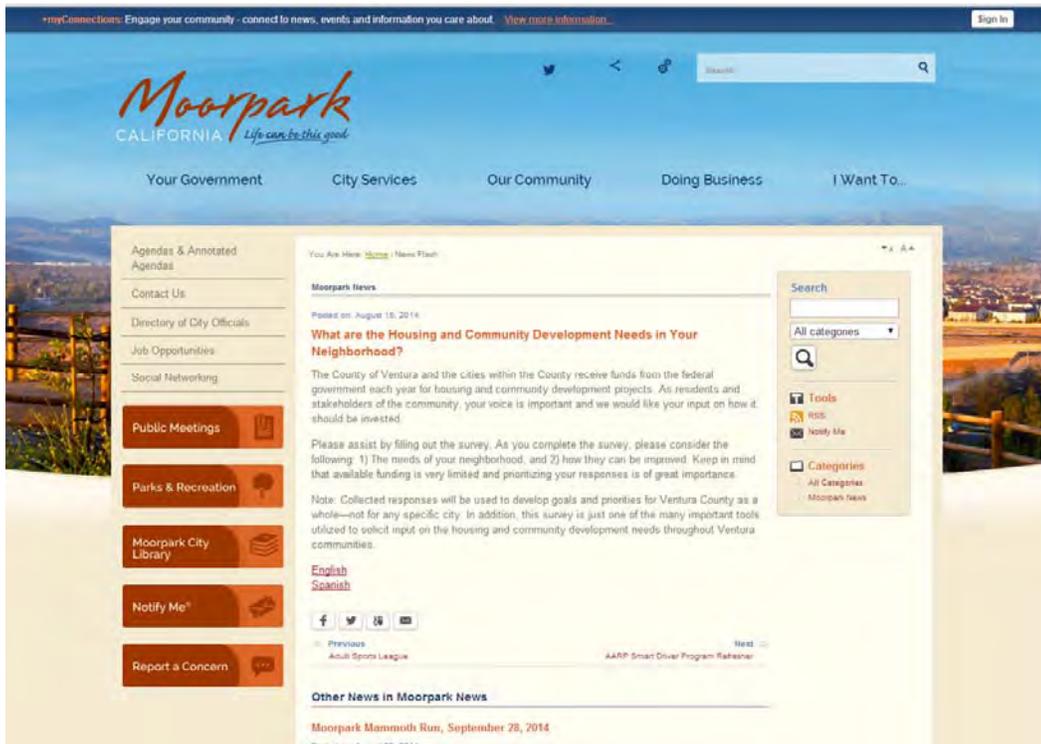
SIGN-IN SHEET				
PRINT NAME	ORGANIZATION	ADDRESS	EMAIL	TELEPHONE NO.
JULIETTE DANK	CITY OF OXNARD			493
JWIA Ramirez	City of Simi Valley			4
ROB ORTH	SALVATION Army			/
Denise Cleric	VRFD Senior Ctr.			/
<del>MICHAEL SMITH</del>	<del>CITY OF CAMARILLO</del>			
Tim Hockett	Community Action			
Caroline Milton	City of T.O.			10
JAY EVANS	CCOA VC-AAA			20
Tamara Lopez	VEIC			
Jim White	Agri Ventura			
LONA SCOTT	Winterpack #45			
KARL LAWSON	CITY OF OXNARD			
Kathleen Wilson	VC Staff			
Jim Abruzzo	SATC			
RUBEN OTAVO	RUBEN'S PLACE			
TERESA OTAVO	HERZLIA SECURITY			
Linda F-H	Area Housing			
Ron MULLILL	St. Vincent De Paul		rmullill@svdplaw	215 220-7651

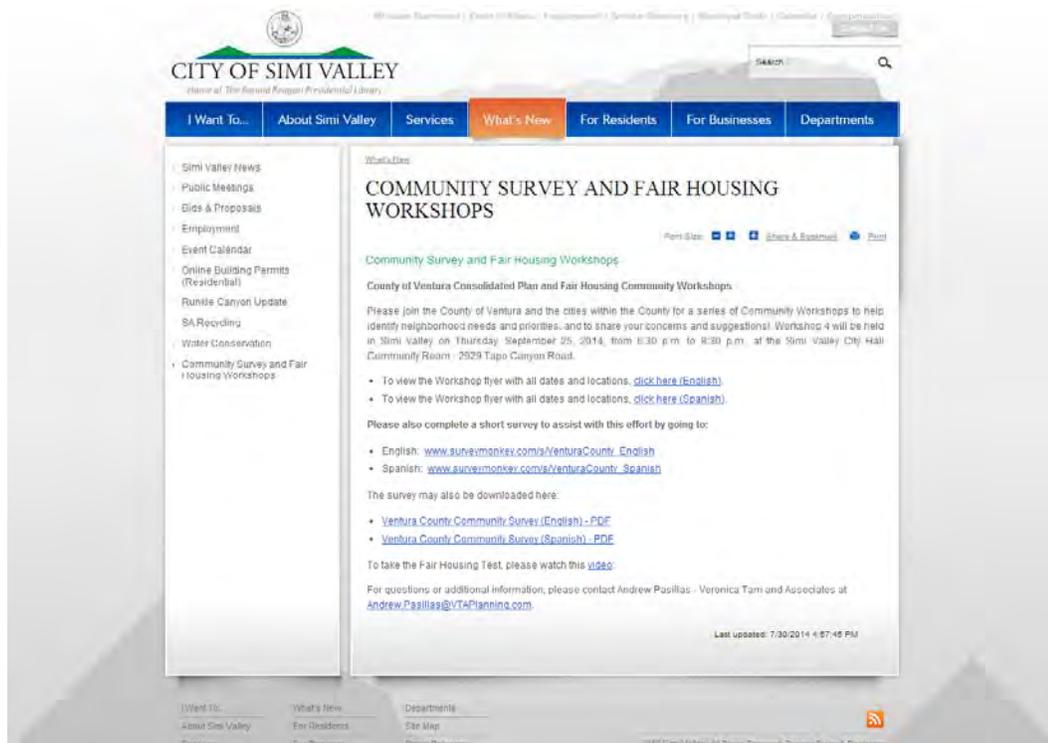




Proof of Publication









RESIDENTS | BUSINESS | GOVERNMENT | ONLINE SERVICES | CIVIC ARTS PLAZA | LIBRARY | CONTACT US

Homepage > Departments > Community Development Department > CDBG Needs Assessment and Fair Housing Workshops

search our city...  go  
more options +

- Adopt an Oak
- Animal Care & Control
- Applications
- Building Division
- CDBG Needs Assessment and Fair Housing Workshops
- Code Compliance
- Development Activity Report
- Handouts
- Housing/CDBG
- Permit Process
- Planning Division
- Planning Filing Fees
- Redevelopment Successor Agency
- Westlake Plaza Regency Centers

**CALENDARS**

10TV

### 2015-2019 CDBG NEEDS ASSESSMENT & FAIR HOUSING WORKSHOPS

**2015-2019 Community Development Block Grant Needs Assessment and Fair Housing Workshops**

The City of Thousand Oaks is collaborating with the County of Ventura and consultant firm VTA Planning on a series of workshops designed to hear from the public on the community's needs for subsidized housing, services and public facilities that primarily assist lower-income households. Another topic of interest is fair housing and whether Ventura County residents have been denied the opportunity to rent an apartment or buy a home based on their race, ethnicity, family status or other issue. The following Community Focus Group Workshops should be of particular interest to Thousand Oaks residents:

- Monday, August 11, 2014 – 1:00 – 3:00 p.m.**  
**Location: Camarillo Library, 4101 E. Las Posas Rd., Camarillo**
- Monday, September 29, 2012 – 6:00 – 8:00 p.m.**  
**Location: Civic Arts Plaza Board Room, 2100 E. Thousand Oaks Blvd., Thousand Oaks**

For more information click on one of these links: [Fair Housing Focus Groups](#); [Community Workshops](#); or contact Caroline Milton ([cmilton@toaks.org](mailto:cmilton@toaks.org)) or Lynn Oshita ([loshita@toaks.org](mailto:loshita@toaks.org)).

Thousand Oaks residents are also invited to participate in an on-line survey about community needs and fair housing. The survey can be found online at:

English: [www.surveymonkey.com/s/VenturaCounty\\_English](http://www.surveymonkey.com/s/VenturaCounty_English)

OR

Spanish: [www.surveymonkey.com/s/VenturaCounty\\_Spanish](http://www.surveymonkey.com/s/VenturaCounty_Spanish)



## Housing Authority City of San Buenaventura

995 Riverside St | Ventura CA 93001 | (805) 648-5008

HACSB HOME | ABOUT HACSB | FAIR HOUSING | PUBLIC HOUSING | SECTION 8 / VOUCHER PROGRAM | AFFORDABLE HOUSING | RESIDENT SERVICES | CONTACT HACSB

### FAIR HOUSING

**CONTACT MY LOCAL OFFICE**

**FAIR HOUSING BROCHURE**

**FAIR HOUSING RIGHTS**

**FILE A HOUSING DISCRIMINATION COMPLAINT**

**FAIR HOUSING**

The primary purpose of Fair Housing / Tenant-Landlord Services is to actively support and promote freedom of residence in the City of Ventura to the extent that all persons, regardless of race, religion, national origin, sex, color, age, physical handicap, familial status or income source, will be allowed the same opportunity to secure housing they desire and can afford. Secondly, the program seeks to provide centralized information to educate and raise awareness of the rights and responsibilities of both tenants and landlords in a rental relationship.

**INFORMATION, RESOURCE & REFERRAL SERVICES FOR THE CITY OF VENTURA ON MATTERS OF**

- Discrimination Issues
- Fair Housing Complaints
- Tenant / Landlord Disputes

**Fair Housing Survey**

The cities and County of Ventura are conducting a survey to assess the nature and extent of housing discrimination in the area. We want to hear from you about your experience with fair housing, as well as your issues and concerns.

[Please follow this link to complete the survey.](#)

[Oprime aquí para tomar la encuesta de Vivienda Justa en español por la red mundial](#)

La igualdad en la vivienda es un derecho protegido por leyes estatales y federales. La ley prohíbe la discriminación en el arriendo y la venta de viviendas debido a raza, color, religión, sexo, orientación sexual, estado civil, país de origen, ascendencia nacional, situación familiar, fuente de ingreso, discapacidad física o mental, estado de salud, edad o cualquier razón arbitraria. Las ciudades y el Condado de Ventura están llevando a cabo un análisis de los impedimentos a la Igualdad de Selección de Vivienda. Queremos oír de usted acerca de su experiencia en cuestiones de equidad de vivienda y preocupaciones.



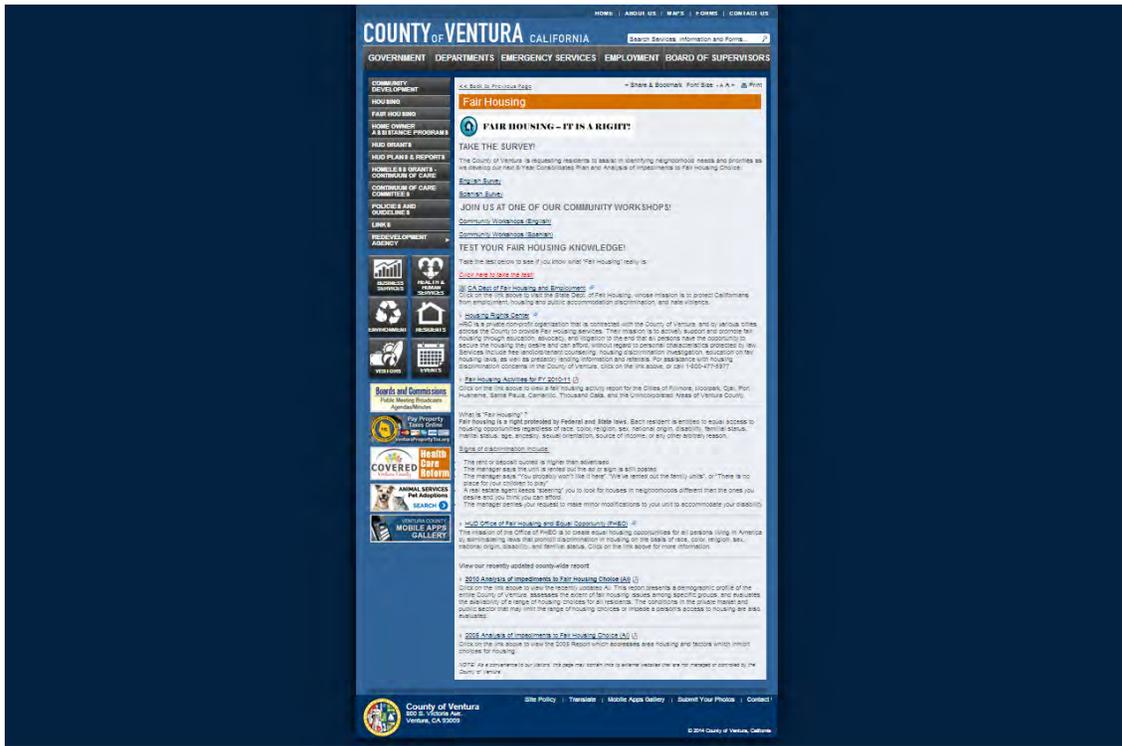
Fair Housing is a right protected by Federal and State laws. Each resident is entitled to equal access to housing opportunities regardless of race, color, religion, sex, national origin, disability, familial status, marital status, age, ancestry, sexual orientation, source of income, or any other arbitrary reason.

Signs of discrimination include:

- The rent or deposit quoted is higher than advertised the manager says the unit is rented but the ad or sign is still posted.
- The manager says "you probably won't like it here", "We've rented out the family units", or "There is no place for your children to play".
- A real estate agent keeps "steering" you to look for houses in neighborhoods different than the ones you desire and you think you can afford.
- The manager denies your request to make minor modifications to your unit to accommodate your disability.

Housing Authority of the City of San Buenaventura 11122 Snapdragon St, Suite 100, Ventura, CA 93004 (805) 647-5990

Housing Authority City of San Buenaventura | 995 Riverside St | Ventura CA 93001



# In the Superior Court of the State of California

IN AND FOR THE COUNTY OF VENTURA

## CERTIFICATE OF PUBLICATION

### TYPE OF NOTICE

NOTICE OF COMMUNITY WORKSHOP ON  
FAIR HOUSING

STATE OF CALIFORNIA  
COUNTY OF VENTURA

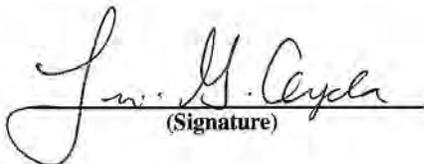
I Luis Ayala

hereby certify that Ventura County VIDA Newspaper, is a newspaper of general circulation within the provision of the Government Code of the State of California, printed and published in the County of Ventura, State of California; that I am the Principal Clerk of said newspaper; that the annexed clipping is a true printed copy and published in said newspaper on the following dates, to wit.

September 25, 2014

I certify under penalty of perjury that the foregoing is true and correct, at Oxnard, County of Ventura, State of California, on the

25th day of September 2014

  
(Signature)

CITY OF  
**OXNARD**  
CALIFORNIA

**NOTICE OF COMMUNITY WORKSHOP  
ON FAIR HOUSING**

The City of Oxnard Housing Department invites the public to attend a Community Workshop on Fair Housing.

Date: Wednesday, October 8, 2014  
Time: 6:00 to 8:00 p.m.  
Location: Oxnard Public Library  
251 South "A" Street, Oxnard 93030.

In collaboration with the County of Ventura and other local cities, the Oxnard Housing Department is producing an Analysis of Impediments to Fair Housing (AI). The phrase "Fair Housing" means that no one should be denied equal access to housing on the basis of race, color, sex, ethnic origin, religion, creed, disability, family status, sexual orientation, marital status, or age.

The goal of the AI is to analyze unlawful discrimination in housing and identify any obstacles that prevent individuals from having access to housing due to discriminatory reasons. The purpose of the Community Workshop is to invite members of the public to share their experiences, and to provide input on the nature and extent of discrimination in housing and recommendations on how to expand fair housing choice.

The Community Workshop is open to all interested persons. Spanish interpretation will be available upon request. For more information please contact Mary Chappell or Karl Lawson, Oxnard Housing Department, at 805-385-7402, or Andrew Pasillas at Andrew.Pasillas@VTAPanning.com

VCVN: Publishing Date: 09/25/2014

# In the Superior Court of the State of California

IN AND FOR THE COUNTY OF VENTURA

## CERTIFICATE OF PUBLICATION

### TYPE OF NOTICE

AVISO DE TALLER COMUNITARIO SOBRE  
LA EQUIDAD DE VIVIENDA

STATE OF CALIFORNIA  
COUNTY OF VENTURA

I Luis Ayala  
hereby certify that Ventura County VIDA  
Newspaper, is a newspaper of general  
circulation within the provision of the  
Government Code of the State of California,  
printed and published in the County  
of Ventura, State of California; that I am  
the Principal Clerk of said newspaper;  
that the annexed clipping is a true printed  
copy and published in said newspaper on  
the following dates, to wit.

September 25, 2014

I certify under penalty of perjury that the  
foregoing is true and correct, at Oxnard,  
County of Ventura, State of  
California, on the

25th day of September 2014

  
(Signature)

CITY OF  
**OXNARD**  
CALIFORNIA

**AVISO DE TALLER COMUNITARIO SOBRE  
LA EQUIDAD DE VIVIENDA**

El Departamento de Viviendas de la Ciudad de Oxnard invita al público a un  
Taller Comunitario sobre la Equidad de Vivienda.

Fecha: Miércoles, 8 de octubre 2014  
Horario: 6:00 a 8:00 p.m.  
Ubicación: Biblioteca Pública de Oxnard  
251 South "A" Street, Oxnard 93030.

En colaboración con el Condado de Ventura y otras ciudades locales, el Departamento de Viviendas de Oxnard está produciendo un Análisis de Impedimentos para la Vivienda Justa (AI por sus siglas en inglés). La frase "Equidad de Vivienda" significa que no se le debe negar la igualdad de acceso a la vivienda en base a la raza, color, sexo, origen étnico, religión, credo, discapacidad, situación familiar, orientación sexual, estado civil o edad del solicitante.

El objetivo de la AI es el de analizar la discriminación ilegal en la vivienda e identificar los obstáculos que impiden que las personas tengan acceso a la vivienda por razones discriminatorias. El propósito del Taller Comunitario es invitar a los miembros del público para compartir sus experiencias, y para dar su opinión sobre la naturaleza y alcance de la discriminación en la vivienda y recomendaciones sobre la manera de incrementar las opciones de vivienda justa. El Taller de la Comunidad está abierto a todas las personas interesadas. Habrá Interpretación al español para los que lo soliciten. Para obtener más información, póngase en contacto con Mary Chappell o Karl Lawson, Departamento de Viviendas de Oxnard, al 805-385-7402, o Andrew Pasillas a Andrew.Pasillas@VTAPanning.com.

VCVN: Fecha de Publicación: 09/25/2014

# VCReporter

Ventura County Reporter  
 50 S. De Lacey Ave. Suite 200  
 Pasadena, CA 91105-3806  
 805-850-2444 Ext. 129

<b>Invoice</b>
Invoice # 309717 Invoice Date: 9/4/14 Terms: Prepay Rep: DMN



**Ad Insertions included in this Invoice**

Date	Type	Description	Charge	Disc	Applied	Total
9/4/14	Sale	ad 1/2 Pg Display Ad	\$500.00			\$500.00

OK To Pay   
 Christy Madden  
 Deputy Executive Officer  
 County of Ventura  
 Date: 9/11/14

Items: 1  Please make check payable to <i>Ventura County Reporter</i> Thank you for advertising! Billing questions? Call Alysia at 805-850-2444 Ext. 129	<table> <tr> <td><b>Total Charges</b></td> <td style="text-align: right;"><b>\$500.00</b></td> </tr> <tr> <td><b>Discount</b></td> <td style="text-align: right;"><b>\$0.00</b></td> </tr> <tr> <td><b>Payments Applied</b></td> <td style="text-align: right;"><b>\$0.00</b></td> </tr> <tr> <td><b>Total Balance Due on Receipt</b></td> <td style="text-align: right;"><b>\$500.00</b></td> </tr> </table>	<b>Total Charges</b>	<b>\$500.00</b>	<b>Discount</b>	<b>\$0.00</b>	<b>Payments Applied</b>	<b>\$0.00</b>	<b>Total Balance Due on Receipt</b>	<b>\$500.00</b>
<b>Total Charges</b>	<b>\$500.00</b>								
<b>Discount</b>	<b>\$0.00</b>								
<b>Payments Applied</b>	<b>\$0.00</b>								
<b>Total Balance Due on Receipt</b>	<b>\$500.00</b>								

Please return this portion with your payment.

**Advertising Invoice**

**Invoice Date:** 9/4/2014

**Remit Payment to:**  
 Ventura County Reporter  
 50 S. De Lacey Ave. Suite 200  
 Pasadena, CA 91105-3806

Amount Enclosed \_\_\_\_\_

<b>Advertising</b>
<b>Total Balance Due on Receipt</b>
<b>\$500.00</b>

## COUNTY OF VENTURA CONSOLIDATED PLAN AND FAIR HOUSING COMMUNITY WORKSHOPS

Please join the County of Ventura and the cities within the County for a series of **Community Workshops** to help identify neighborhood needs and priorities, and to share your concerns and suggestions!

Please also complete a short survey to assist with this effort. The survey can be found online at:  
**English:** [www.surveymonkey.com/s/VenturaCounty\\_English](http://www.surveymonkey.com/s/VenturaCounty_English)  
**Spanish:** [www.surveymonkey.com/s/VenturaCounty\\_Spanish](http://www.surveymonkey.com/s/VenturaCounty_Spanish)

For questions or additional information, please contact:  
 Andrew Pasillas  
 Veronica Tam and Associates  
 Andrew.Pasillas@VTAPanning.com

The County of Ventura will provide reasonable accommodation toward the inclusion of all participants. Please contact Andrew Pasillas at Andrew.Pasillas@VTAPanning.com. Advance notice is required to determine the needs of each request.

### WORKSHOP DATES

<b>WORKSHOP 1 - City of Ventura</b> <b>DATE:</b> Wednesday, September 17, 2014 <b>TIME:</b> 6:00-8:00 PM <b>LOCATION:</b> E.P. Foster Library, Toppings Room 651 East Main Street Ventura, CA 93001 <small>(Note: Toppings Room is adjacent to E.P. Foster Library in Downtown Ventura)</small>	<b>WORKSHOP 2 - City of Fillmore</b> <b>DATE:</b> Thursday, September 18, 2014 <b>TIME:</b> 6:00-8:00 PM <b>LOCATION:</b> Fillmore City Hall Council Chambers 250 Central Ave. Fillmore, CA 93015
<b>WORKSHOP 3 - City of Camarillo</b> <b>DATE:</b> Monday, September 22, 2014 <b>TIME:</b> 6:00-8:00 PM <b>LOCATION:</b> Camarillo Public Library 4101 East Las Posas Road Camarillo, CA 93010	<b>WORKSHOP 4 - City of Simi Valley</b> <b>DATE:</b> Thursday, September 25, 2014 <b>TIME:</b> 6:30-8:30 PM <b>LOCATION:</b> Simi Valley City Hall Community Room 2929 Tapo Canyon Road Simi Valley, CA 93063
<b>WORKSHOP 5 - City of Thousand Oaks</b> <b>DATE:</b> Monday, September 29, 2014 <b>TIME:</b> 6:00-8:00 PM <b>LOCATION:</b> Board Room, Civic Arts Plaza 2100 Thousand Oaks Boulevard Plaza Level 3 Thousand Oaks, CA 91362	<h3 style="text-align: center;">FAIR HOUSING ONLY</h3> <b>WORKSHOP 6 - City of Oxnard</b> <b>DATE:</b> Wednesday, October 8, 2014 <b>TIME:</b> 6:00-8:00 PM <b>LOCATION:</b> Oxnard Public Library 251 South A Street Oxnard, CA 93030

September 4, 2014 — USR — 7

Simi Valley Acorn September 12, 2014

COUNTY OF VENTURA Consolidated Plan and Fair Housing Community Workshops		CONDADO DE VENTURA Talleres Comunitarios para el Plan Consolidado y Vivienda Justa	
Please join the County of Ventura and the cities within the County for a series of <b>Community Workshops</b> to help identify neighborhood needs and priorities, and to share your concerns and suggestions!  Please also complete a short survey to assist with this effort. The survey can be found online at: <b>English:</b> <a href="http://www.surveymonkey.com/s/VenturaCounty_English">www.surveymonkey.com/s/VenturaCounty_English</a> <b>Spanish:</b> <a href="http://www.surveymonkey.com/s/VenturaCounty_Spanish">www.surveymonkey.com/s/VenturaCounty_Spanish</a>  For questions or additional information please contact: Andrew Pasillas   Veronica Tam and Associates Andrew.Pasillas@VTAPanning.com		El Condado de Ventura y las ciudades en el Condado le invitan a una serie de Talleres Comunitarios para ayudar a identificar las necesidades y prioridades de la comunidad y para que compartan sus preocupaciones y sugerencias.  Por favor complete una breve encuesta para ayudar con este esfuerzo. La encuesta se puede encontrar en el internet: <b>Ingles:</b> <a href="http://www.surveymonkey.com/s/VenturaCounty_English">www.surveymonkey.com/s/VenturaCounty_English</a> <b>Español:</b> <a href="http://www.surveymonkey.com/s/VenturaCounty_Spanish">www.surveymonkey.com/s/VenturaCounty_Spanish</a>  Para preguntas o información adicional, póngase en contacto con: Andrew Pasillas   Veronica Tam and Associates Andrew.Pasillas@VTAPanning.com	
Workshops		Workshops	
<b>Workshop 1 - City of Ventura</b> Date: Wednesday, September 17, 2014 Time: 6:00-8:00 PM Location: E.P. Foster Library, Toppings Room 651 East Main Street Ventura, CA 93001 <small>(Note: Toppings Room is adjacent to E.P. Foster Library in Downtown Ventura)</small>	<b>Workshop 2 - City of Fillmore</b> Date: Thursday, September 18, 2014 Time: 6:00-8:00 PM Location: Fillmore City Hall Council Chambers 250 Central Ave. Fillmore, CA 93015	<b>Taller 1 - Ciudad de Ventura</b> Fecha: Miércoles, Septiembre 17, 2014 Hora: 6:00-8:00 PM Lugar: Biblioteca E.P. Foster, Cuarto Toppings 651 East Main Street Ventura, CA 93001 <small>(Nota: El Cuarto Toppings está adyacente al aula de la Biblioteca E.P. Foster en el Centro de Ventura)</small>	<b>Taller 2 - Ciudad de Fillmore</b> Fecha: Jueves, Septiembre 18, 2014 Hora: 6:00-8:00 PM Lugar: Ayuntamiento de la Ciudad de Fillmore Sala de Consejo del Ayuntamiento (Council Chambers) 250 Central Ave. Fillmore, CA 93015
<b>Workshop 3 - City of Camarillo</b> Date: Monday, September 22, 2014 Time: 6:00-8:00 PM Location: Camarillo Public Library 4101 East Las Posas Road Camarillo, CA 93010	<b>Workshop 4 - City of Simi Valley</b> Date: Thursday, September 25, 2014 Time: 6:30-8:30 PM Location: Simi Valley City Hall Community Room 2929 Tapo Canyon Road Simi Valley, CA 93063	<b>Taller 3 - Ciudad de Camarillo</b> Fecha: Lunes, Septiembre 22, 2014 Hora: 6:00-8:00 PM Lugar: Biblioteca Pública de Camarillo 4101 East Las Posas Road Camarillo, CA 93010	<b>Taller 4 - Ciudad de Simi Valley</b> Fecha: Jueves, Septiembre 25, 2014 Hora: 6:00-8:00 PM Lugar: Ayuntamiento de la Ciudad de Simi Valley Salón Comunitario 2929 Tapo Canyon Road Simi Valley, CA 93063
<b>Workshop 5 - City of Thousand Oaks</b> Date: Monday, September 29, 2014 Time: 6:00-8:00 PM Location: Board Room, Civic Arts Plaza 2100 Thousand Oaks Boulevard Plaza Level 3 Thousand Oaks, CA 91362	<h3 style="text-align: center;">FAIR HOUSING ONLY</h3> <b>Workshop 6 - City of Oxnard</b> Date: Wednesday, October 8, 2014 Time: 6:00-8:00 PM Location: Oxnard Public Library 251 South A Street Oxnard, CA 93030	<b>Taller 5 - Ciudad de Thousand Oaks</b> Fecha: Lunes, Septiembre 29, 2014 Hora: 6:00-8:00 PM Lugar: Sala de Juntas (Board Room), Civic Arts Plaza 2100 Thousand Oaks Boulevard Plaza Nivel 3 (Plaza Level 3) Thousand Oaks, CA 91362	<h3 style="text-align: center;">EQUIDAD DE VIVIENDA UNICA</h3> <b>Taller 6 - Ciudad de Oxnard</b> Fecha: Miércoles, Octubre 8, 2014 Hora: 6:00-8:00 PM Lugar: Biblioteca Pública de Oxnard 251 South A Street Oxnard, CA 93030
The County of Ventura will provide reasonable accommodation toward the inclusion of all participants. Please contact Andrew Pasillas at Andrew.Pasillas@VTAPanning.com. Advance notice is required to determine the needs of each request.		El Condado de Ventura proporcionará acomodaciones especiales para asegurar con equidad la inclusión de todos los participantes. Por favor avise con anticipación de las necesidades de cada solicitante. Para acomodaciones especiales, por favor contacte al contacto con Andrew Pasillas en Andrew.Pasillas@VTAPanning.com.	

# Help decide how to use housing, community development money

**BY:** Claudia Boyd-Barrett

**POSTED:** 3:47 PM, Sep 13, 2014

**TAG:** [county news \(/topic/county+news\)](#)

The county of Ventura and its cities are asking residents for ideas on how to spend millions of federal dollars for housing and community development projects over the next five years.

The cities of Ventura, Fillmore, Camarillo, Simi Valley, Thousand Oaks and Oxnard will host community workshops this month to gather public input to include in a countywide plan for spending funds from the U.S. Department of Housing and Urban Development.

The money, which the county and cities receive yearly, is used for infrastructure, housing and services that benefit people of low to moderate income and their neighborhoods.

Ventura County and the larger cities of Ventura, Camarillo, Simi Valley, Thousand Oaks and Oxnard are required to submit a spending plan to HUD every five years. For the first time, the cities and the county are working together to come up with a single plan, instead of separate ones.

Oxnard has already submitted the main component of its plan, so that city's workshop will focus exclusively on issues related to fair housing access, said Christy Madden, deputy executive officer for the county's Community Development Division.

Smaller cities in the county will not host workshops, but residents can attend workshops in other communities.

The new plan will identify community needs and spending priorities for 2015 through 2020.

Creating a joint plan will save local governments money and help identify common problems, Madden said.

"It increases regional coordination," she said. "We'll be able to see if there are issues of common concern among the communities, and maybe we can be more strategic in how we allocate money."

<http://www.vcstar.com/news/local-news/county-news/help-decide-how-to-use-housing-communit...> 9/16/2014

The planning addresses the use of two sets of federal funds: Community Development Block Grant dollars, used for a range of infrastructure, loan and service programs; and money from the Home Investment Partnerships program, directed at expanding access to affordable housing.

Previous block grant dollars have been used to fund infrastructure projects such as street and sidewalk repairs in low-income neighborhoods, public facilities such as parks and libraries, programs for the homeless, home rehabilitation and small business assistance loans.

The money has to benefit low and moderate income people, either directly or in an area where they reside. Home Investment Partnerships funds are used for affordable housing projects, Madden said.

Money from these programs has declined over the years. The county, which also administers the federal funds for the smaller cities of Ojai, Moorpark, Fillmore, Santa Paula and Port Hueneme, has seen an overall reduction of 35 percent in CDBG and HOME funding over the past five years, Madden said.

The biggest drop has been in HOME funds, which have been cut in half. Last year's HOME fund allocation for the county was less than \$500,000, she noted. CDBG funds are at \$2.5 million.

Because funds are limited, it's important the community get involved to determine where they most need to be spent, Madden said.

"The goal is to identify the most important and most urgent priorities in these communities so we can use the money efficiently," she said. Residents "need to have their voices heard to see that the funds go to meet their priorities, rather than just leave it up to the government agency to determine what's important."

In addition to the workshops, residents are invited to fill out an online survey at [www.surveymonkey.com/s/VenturaCounty\\_English](http://www.surveymonkey.com/s/VenturaCounty_English) for English speakers and [www.surveymonkey.com/s/VenturaCounty\\_Spanish](http://www.surveymonkey.com/s/VenturaCounty_Spanish) for Spanish speakers.

County residents can attend any of the following workshops and give input about their neighborhood, even if the workshop's location is not in their city.

<http://www.vcstar.com/news/local-news/county-news/help-decide-how-to-use-housing-communit...> 9/16/2014

Ventura: 6-8 p.m. Wednesday at E.P. Foster Library, Topping Room, 651 E. Main St.

Fillmore: 6-8 p.m. Thursday at Fillmore City Hall Council Chambers, 250 Central Ave.

Camarillo: 6-8 p.m. Sept. 22 at the Camarillo Public Library, 4101 E. Las Posas Road

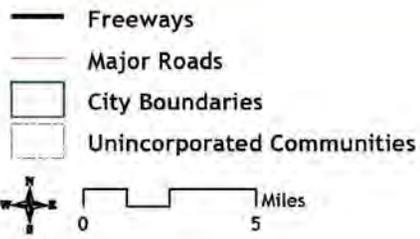
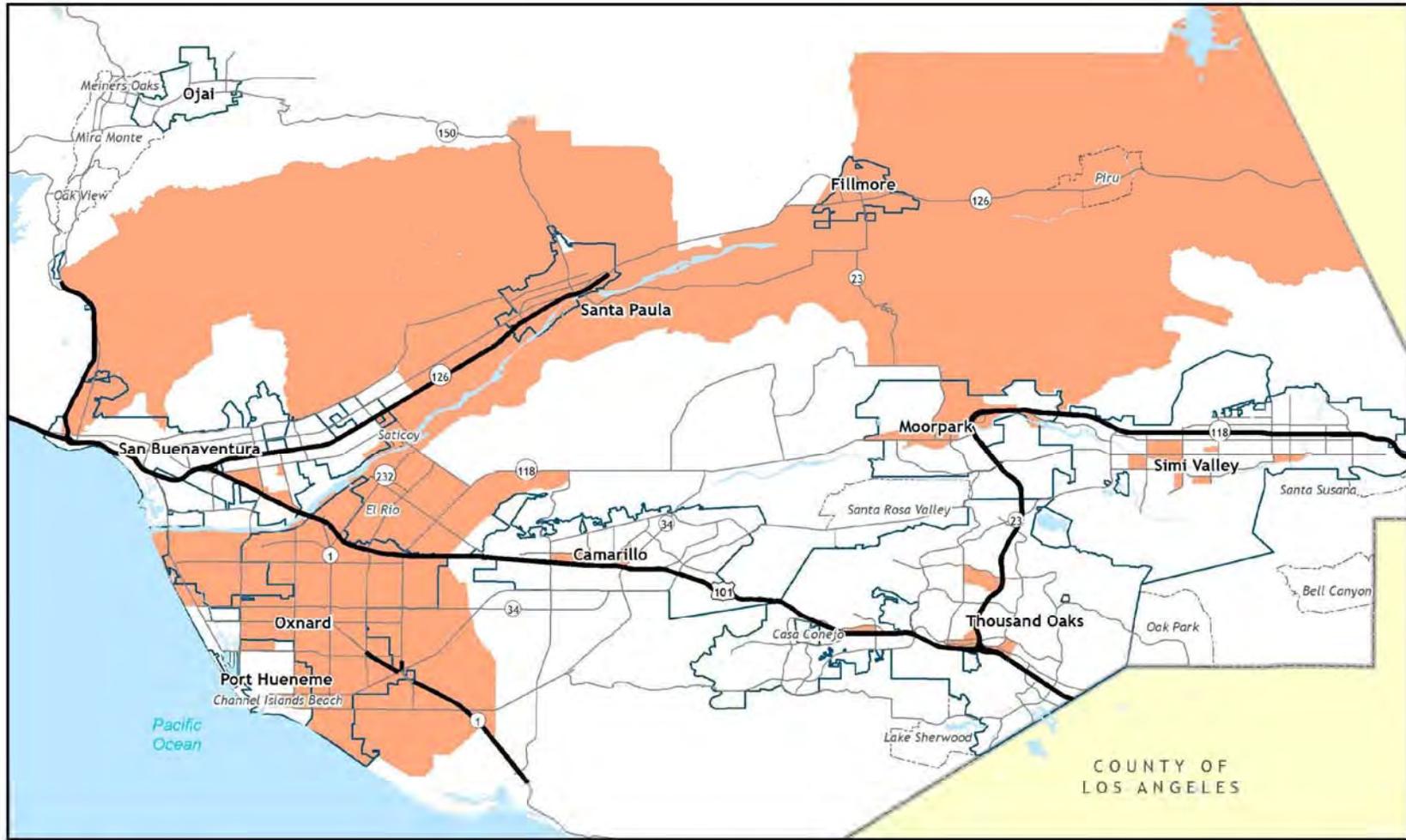
Simi Valley: 6:30-8:30 p.m. Sept. 25 at Simi Valley City Hall Community Room, 2929 Tapo Canyon Road

Thousand Oaks: 6-8 p.m. Sept. 29 in the board room at the Civic Arts Plaza, 2100 Thousand Oaks Blvd., Plaza Level 3, Thousand Oaks

Oxnard (fair housing only): 6-8 p.m. Oct. 8 at the Oxnard Public Library, 251 South A St., Oxnard

Copyright 2014 Scripps Media, Inc. All rights reserved. This material may not be published, broadcast, rewritten, or redistributed.





 Minority Concentration Areas\*

Source: Bureau of the Census, 2010; County of Ventura GIS, 2014

**COUNTY OF VENTURA  
MINORITY CONCENTRATION AREAS**

\*Census block groups whose proportion of minority residents is greater than the overall Ventura County average of 51.3%.  
 \*\*Minority is defined as any individual who identifies as Asian American, Black/African-American, Hispanic/Latino, Native Hawaiian and Other Pacific Islander, and American Indian and Alaska Native.

## Appendix C

### Monitoring

**Camarillo:** The programs and activities funded under the CDBG program are implemented by qualified subrecipients who enter into a contractual agreement with the City to implement specific programs and services. The process for determining whether or not a subrecipient will be funded is as follows:

1. In the fall of the program year (usually December), the City advertises the amount of funds it anticipates receiving from HUD for the following program year (July 1st to June 30th) and notifies eligible applicants that applications are available at City Hall or on-line at the City's website.
2. Applicants are given a minimum of 30 days to complete and return the applications to the Department of Community Development.
3. Applicants detail the funding priorities established by the City Council in the HUD approved Five-Year Consolidated Plan and other requirements for subrecipients.
4. Staff reviews the applications and presents them to the City Council for their review and approval.

Once the required public hearings are held and the City Council makes a final determination, the Annual Plan containing the funds is finalized and submitted to HUD. Department of Community Development staff then completes the Environmental Review Record and prepares contracts with each of the subrecipients. Prior to issuing payment for any good or service funded under the various programs, the Community Development staff verifies that the good or service has been provided and that the various program requirements have been met. Funds are usually paid out quarterly upon receipt of reports from the subrecipients showing a) costs incurred; b) activities conducted; c) accomplishments achieved; and d) such other statistical information the City may require. These reports are reviewed by staff to evaluate whether the program is being carried out in a timely manner and is meeting the goals and objectives initially established.

Subrecipients are also responsible for providing the City with a timely annual report that summarizes their program accomplishments which will be used in preparing the Consolidated Annual Performance and Evaluation Report (CAPER). The annual report will also be used to evaluate the subrecipient's capacity and effectiveness in carrying out CDBG-funded programs during subsequent funding cycles.

In addition, Community Development staff proactively monitors all subrecipients at least biannually, or more frequently if they are a new grantee or had concerns and findings in prior monitorings. Before the on-site monitoring visit, the City will provide the subrecipient a list of documents to be reviewed during the monitoring. HUD's monitoring checklist will be used to guide both City staff and subrecipients in preparing for the monitoring. Each monitoring visit is followed up with a formal letter with the results of the monitoring visit. If concerns or findings are found, the sub-recipient is given 30 days to either correct the problem, or provide a corrective action plan to the Community Development Department. The City Council is provided with the results of each monitoring visit upon request. In the event that a subrecipient is found to be out of compliance, funds will be withheld until the subrecipient can be brought into compliance.

For housing rehabilitation activities requiring the issuance of building permits, building inspections will be conducted to ensure compliance with building and housing codes. For major rehabilitation activities, the Community Development Department requires the signing off of a Compliance Form by staff, in which case the Community Development Department staff will inspect the improvements along with the Building Inspectors to ensure compliance with building and housing codes.

The City will monitor its timeliness of expending CDBG funds in December and again in February to ensure that the City meet the 1.5 timeliness threshold by May 1 of each year. Community Development staff will work with the Finance Department and subrecipients, as well as the City's housing rehabilitation consultant to remain on track with implementing the Action Plan and expending CDBG funds in a timely manner.

**San Buenaventura:** Monitoring is an ongoing effort performed primarily to ensure that each subrecipient is in compliance with the program and, secondarily, to help Subrecipients improve performance and expand capacity. The City's Monitoring Plan includes the following actions

1. Desk Audit. City staff regularly reviews the following for each Subrecipient:
  - a. Expenditure Summary and Payment Request (ESPR) to ensure compliance and timely accomplishments.
  - b. Project Status Reports to ensure performance/ progress is adequate and timely. Project delays or other issues are addressed and resolved.
2. Onsite Monitoring. Onsite monitoring of CDBG-funded projects varies depending upon a risk analysis of the Subrecipient and type of project or program being undertaken (i.e., construction, economic development, public service, etc.).
3. Environmental Review Compliance. Each HUD-funded project is reviewed for compliance with the National Environmental Protection Act (NEPA). When necessary, the city may contract with an environmental consultant to assist with the NEPA review of larger or more complicated, time consuming projects.
4. Davis-Bacon Compliance. Staff review bid materials to ensure that the public bid process is in compliance, and verifies through the State Contractors' License Board and federal Debarment system that contractors are licensed and not debarred from federal contracts.
5. Other Areas of Compliance. Staff ensures compliance with fair housing, minority and women owned business enterprises, and Section 3.
6. Affirmatively Marketing HOME/ Minority Outreach. Per 24 CFR §91.220(k)(2), the City has policies regarding the affirmative marketing of HOME and outreach to minorities.
7. HOME Monitoring Plan. The City developed HOME monitoring procedures to assist in meeting performance monitoring of the HOME Program. More specifically, the HOME Project Monitoring Checklist is used to ensure HOME Program compliance and long-term compliance with the housing codes and inspection requirements for the HOME Program. The checklist ensures that property standards identified in 92.251, including all applicable local codes, rehabilitation standards, ordinances, and zoning ordinances are met at time of completion of new construction, and that rental housing meets housing quality standards in 24 CFR 982.401.

**Simi Valley:** The City administers and monitors its CDBG program throughout the program year. Project progress is monitored and evaluated quarterly through the evaluation of quarterly project progress reports submitted by subrecipients. This evaluation determines project progress by comparing accomplishments with the project timeline submitted in the application and timeliness of expenditures with the submission of quarterly reimbursement requests. Information from the reports is then reported to HUD in the Integrated Disbursement and Information System (IDIS). Monitoring also includes on-site visits, interviews, and telephone contacts. The City's subrecipient agreements are used to measure compliance with the activities funded. The outcomes of the goals and objectives contained in this document are reported in the Consolidated Annual Performance and Evaluation Report that is publicly circulated for comment prior to its submission to HUD. The City operates in compliance with the monitoring plan developed for CDBG, including an annual single audit in conformance with OMB Circular 133-A. The Environmental Services and the Administrative Services Departments jointly monitor financial management. The following describes other types of monitoring performed by City staff:

*Fiscal Monitoring:* All project costs are paid on a reimbursement basis. Requests for reimbursement provide documentation (invoices, time sheets, etc.) to verify expenditures and are accompanied by a progress report on program activities to date. The combination of back-up documentation and the activity progress report provide the necessary data for input into the IDIS system. By requiring proper supporting documentation in connection with reimbursement requests, the Environmental Services and Administrative Services Departments are able to closely monitor fiscal integrity and ensure attainment of program goals in compliance with program requirements.

*Davis-Bacon Compliance:* Davis-Bacon regulations are a requirement of all CDBG sub-grantee agreements. City staff or subrecipients, where appropriate, check with the State Contractors License Board to ensure contractors selected are licensed and insured. The debarment list from the HUD website is also referenced. Once selected, contractors sign a contract agreeing to abide by various regulations, including Davis-Bacon. As part of the monitoring process, contractor and subcontractor payrolls are reviewed, site visits are performed, and employees are interviewed. Interview forms and payrolls are compared to Standardized Wage Tables to ensure hours and pay are accurate and in compliance with the regulations. The City keeps all paperwork requirements for City-initiated activities; sub-grantees are also required to maintain such paperwork and make it available to City staff for verification purposes. Site visits are conducted to obtain visual perspective of project progress and confirm self-reported performance.

*Section 3 Annual Summary Report:* HUD regulations require that all entitlement jurisdictions submit an annual report (Form HUD 60002) to HUD's Office of Fair Housing and Equal Opportunity. This report pertains to Section 3 of the Housing and Urban Development Act of 1968. This Act represents HUD's policy for promoting new employment, training, and contracting opportunities created during the expenditure of covered HUD financial assistance to low- and very low-income residents in communities where HUD funds exceeding \$200,000, are spent for projects involving housing construction, rehabilitation, or other public construction and for the businesses that substantially employ these persons.

*Environmental Review Compliance:* Each project is first reviewed for compliance with the National Environmental Policy Act (NEPA) regulations. California Environmental Quality Act (CEQA) regulations may also apply. Most projects that provide a community or public service are exempt from NEPA. Projects that require further investigation are researched using input from environmental regulatory agencies. For those projects that fall into this latter category, a description of the project is sent to the State Office of Historic Preservation and to other applicable regulatory entities for consultation. Once requisite consultations are completed and any mitigation measures are identified, the City prepares the appropriate paperwork, including the Statutory Worksheet, and publishes a combined Notice of Intent/Request for Release of Funds and/or Finding of No Significant Impact, if necessary. Once environmental clearance is obtained, the project moves forward to a bidding process, as appropriate. All environmental reviews are monitored by the Environmental Services Department.

**Thousand Oaks:** The City's Residential Rehabilitation Program's CDBG sub-recipients will be contractually required to administer Federal prevailing wage and Section 3 programs for these activities and to submit written reports on these activities to the City monthly, or as required. The City will also monitor Affordable Rent Standards. For subrecipients that provide public and social services, the City will conduct site monitoring on a minimum of 10 percent of the agencies and desktop monitoring on all the agencies not receiving an on-site monitoring. Items for review are based on the CDBG monitoring checklist, "Exhibit 3-16 "Guide for Review of Subrecipient/Community-Based Development Organization Management." The purpose of the City's monitoring is to help ensure that Federal CDBG funds are used in accordance with Federal regulations for program requirements and for determining project compliance. CDBG is governed by Final Rule, 24 CFR Part 85 and 24 CFR Part 570. The basic objective of the monitoring process is for the City to monitor the performance of the Subrecipient/Grantee against goals and performance standards, as stated in their contract.

**Urban County:** Planned monitoring of CDBG-funded projects varies depending upon a risk analysis of the Subrecipient and type of project or program, i.e., construction, economic development, public service, etc. While monitoring is almost always

intended to ensure program compliance, it may also entail measures to improve performance as well. Monitoring may be fiscal or performance monitoring, Fair Labor Standards Act compliance (Davis-Bacon) and/or environmental review compliance.

*Financial Monitoring:* The County (CDBG and fiscal staff) also reviews the monthly Expenditure Summary and Payment Request (ESPR) documents received from the participating jurisdictions and subrecipients. County staff reviews expenditures to ensure compliance, including ensuring that no more than 1.5 times the annual grant is in the line of credit on April 30 of each year. Single audits are provided by subrecipients and reviewed as necessary.

*Performance Monitoring:* In addition, County staff reviews Quarterly Status Reports (QSR's) each quarter to ensure performance is adequate and timely compared to the annual goals stated in the Annual Plan and five-year goals stated in the 2010 Consolidated Plan. These reports are completed by all subrecipients and include information on milestones, status and accomplishments. Progress delays are addressed and resolved. The County will monitor Public Service programs on an on-going basis. The public service monitoring will focus on client intake forms and information to ensure a minimum of 51% of the beneficiaries are low-income (for those programs who do not serve "presumed beneficiaries") and that the race and ethnicity of each client is collected and reported. If additional monitoring is required or if an on-site visit appears to be beneficial or necessary, the County's Monitoring Guidelines will be utilized.

*Environmental Review:* Each project is reviewed for National Environmental Protection Act (NEPA) compliance. Subrecipients for non-public service projects initiate the reviews for their own projects and the County provides technical assistance as appropriate, then reviews and approves, if adequate. When necessary, subrecipients may contract with an environmental consultant to assist with the NEPA review of larger or more complicated, time consuming projects. The County conducts environmental reviews for all public service activities.

*Fair Labor Standards Act Compliance:* All CDBG-funded construction projects (over \$2,000) and HOME projects (supporting 12 or more units) are monitored to ensure compliance with Davis-Bacon requirements. Initial review of the construction bid package assures adequate language regarding prevailing wages and the appropriate wage determination schedule. A staff member or consultant who is responsible for weekly payroll review and on-site interviews, is identified for each project. Where possible, every effort is made to conduct outreach to minority and women-owned businesses in order to afford them the opportunity to bid competitively on the projects.

*Section 3 Compliance:* The Section 3 regulation recognizes that HUD funding typically results in projects/activities that generate new employment, training and contracting opportunities. These economic opportunities not only provide "bricks and mortar", but can also positively impact the lives of local residents who live in the neighborhoods being redeveloped. HUD's legislative directive requires preference to low- and very low-income residents of the local community, and the businesses that substantially employ these persons, for new employment, training, and contracting opportunities resulting from HUD-funded projects. The County monitors and provides periodic training on Section 3 compliance for potential recipients of funding for Section 3 covered projects, which are those activities that receive contracts in excess of \$100,000.

*HOME Monitoring:* Planned monitoring of HOME funded activities varies depending upon a risk analysis of the subrecipient or developer and the type of project or program funded. Focus is on compliance issues with the purpose of assisting subrecipients and developers with preparing and maintaining accurate files, internal controls and conducting projects that conform to program regulations. Monitoring development projects occurs with all HOME funded projects and programs. This monitoring occurs on an annual basis requiring certifications by HOME assisted projects and onsite monitoring with frequency determined by risk factors and number of HOME-assisted units.

# Appendix D

## Individual Jurisdiction Projects

# IMPLEMENTATION PROJECTS

---

The following are projects identified by each jurisdiction in the county to assist with implementation of the goals in the CEDS. The first set of projects has been designated regional priorities by the CEDS Committee.

## REGIONAL PRIORITY PROJECTS

- City of Camarillo – Northeast Pleasant valley Regional Desalter RO Treatment (W-2)
- City of Ojai - Fulton and Pearl St. extensions to support Bryant Industrial Area Plan
- City of Oxnard - Agricultural Research and Education Center
- City of Ventura - Focus Area 1: Completion of design and construction of Olivas Park Drive and adjacent levee.
- City of Simi Valley - Extension of Cochran Street westerly from its current terminus in Simi Valley to allow for development of over 80 acres of industrial park property.
- Ventura County Information Technology Services Department – Broadband Network Expansion Project: This effort will include partnering with multiple neighboring city governments, education, library, healthcare and community anchor institutions to establish underground or overhead dark fiber (i.e. fiber not owned by a telecom carrier) within certain geographical areas throughout the County. This project will also include **continuing expansion of the county’s current microwave data network to provide increased bandwidth to anchor institutions, City and County customers that cannot be reached with fiber in addition to establishing redundancy to the fiber broadband network.**

## INDIVIDUAL JURISDICTION PROJECTS

Note: the projects for each jurisdiction are numbered for purposes of identification, but the numbering does not necessarily denote priorities among the projects, unless indicated.

### CAMARILLO

In addition to the regional priority project in Camarillo above, the top two projects below also represent priorities for the City.

1. Conference Center Drain (R-1)
2. Reclaimed Water Storage Reservoir (W-4)
3. Airport Water Improvements (W-1)
4. Pancho Rd. Reclaimed Pipeline (W-3)
5. Well Rehabilitation (W-8)
6. Dawson Dr. Sewer (S-2)
7. Effluent Diversion pipeline (S-3)
8. Flood Improvements @ WWP (S-4)

9. Lewis Rd. Sewer (S-5)
10. Pleasant Valley Rd. Sewer Forcemain (S-6)
11. Pump Station #3 Rehab. (S-8)
12. Sewer Improvements per SSMP (S-10)
13. Las Posas Rd. Dual Left (Daily) (T-8)
14. Las Posas Rd. Dual Left (Ponderosa) (T-9)
15. Metrolink undercrossing (T-10)
16. Santa Rosa Interchange Ramp Improvements (T-13)
17. Utilities Undergrounding (T-15)

## **FILLMORE**

1. Extension of water and reclaimed water lines.
2. Infrastructure rehabilitation and replacement (water, sewer and streets).
3. Business Incubator
4. Career Technology Center (High School students and adult ED target audience)
5. Completion of levy system.
6. Curb and sidewalk replacement.
7. Highway 126 enhancements and improvements.
8. IT infrastructure.

## **MOORPARK**

1. Princeton Avenue widening (8012)
2. Los Angeles Avenue widening – Spring Rd. to Moorpark Ave. (8013)
3. Spring Rd. widening (8029)
4. Railroad crossing improvements at Spring Rd. (8039)
5. Moorpark Ave, widening (8040)
6. Metrolink south parking lot south entry (8063)
7. Los Angeles Ave. widening at Shasta Ave. (8058)
8. Metrolink north parking lot expansion (8063)
9. Los Angeles Ave. undergrounding (8066)
10. Moorpark Ave, left turn lane
11. Master drainage study update (8088)

## **OJAI**

1. Road reconstruction/repair to support commercial district, including Oak St., El Paseo, and Matilija St., among others
2. Parking Lot improvements at Matilija St/Aliso to support Farmers Market

## OXNARD

1. Road, sewer and water infrastructure for the Sakioka Business and Research Park
2. Oxnard Nutraceutical and Probiotic Incubator (ONPIC)
3. Groundwater Recovery Enhancement and Treatment (GREAT) Program
4. Wastewater Treatment Plant Long Term Capital Replacement
5. Oxnard Industrial Drain Capacity Upgrade and Treatment
6. Industrial Water Laterals

## PORT HUENEME

1. Channel Islands Blvd. left turn lane
2. Seaview Flood Control project
3. Mandalay Shopping Center Storm Drain project
4. Water Distribution System Master Plan

## SAN BUENAVENTURA

1. Implementation of Wellness District – to include construction of new 571 space parking structure, upgrade of downstream sewer capacity and delivery systems and other public improvements to encourage additional private investment.
2. California Street Off-Ramp Relocation to Oak Street – complete Project Study Report and CEQA document to create project readiness and seek available funding.
3. Expand Fiber to targeted businesses development areas such as Downtown, the Wellness District, Focus Area 1, and the Market/Telephone Light Industrial area.
4. Ventura River Parkway – design and develop Ventura River Parkway improvements to **create a natural preservation area adjacent to the City's core to enhance economic development.**
5. 101 Freeway Cap – complete the capping of a three block portion of the 101 Freeway south from California Street Bridge.

Infrastructure Master Plan – complete water/sewer infrastructure master plan aligned **with the City's Infill First Strategy to ensure these infill targeting areas can be developed and served by available infrastructure.**

## SIMI VALLEY

1. Construction of bridge over the Arroyo Simi at the west end of Simi Valley to support development of property on the south side of the Arroyo Simi.
2. **Installation of conduit and fiber optic cable within Simi Valley's industrial and commercial corridors to support business activity**
3. Bank stabilization of the Arroyo Simi west of Madera Road to support the development of industrial land within the west end of Simi Valley.

4. Widening of Tapo Canyon Road and the extension of infrastructure north of Walnut Street to support business growth north of Simi Valley.
5. Construction of a brine line in conjunction with Calleguas Municipal Water District to support the removal of ground water in industrially zoned areas in Simi Valley.
6. Construction of a secondary access road for properties on Madera Road north of the 118 Freeway in Simi Valley to ensure emergency ingress and egress.
7. Expansion of Simi Valley recycled water distribution system to serve expanded customer base.
8. Construction of Arroyo Simi Greenway project to support alternative transportation to employment bases along the Arroyo Simi.
9. Replacement of sewer, water, and storm drain infrastructure within Los Angeles Avenue serving the commercial corridor of Simi Valley.
10. Construction of three regional flood detention basins to address flooding and flood plain issues within Simi Valley's commercial and industrial areas.

## **THOUSAND OAKS**

Various improvements and upgrades to roads serving the City's commercial districts and business parks, including:

1. CI 5162 Pavement Overlay
2. CI 5231 Pavement Overlay Arterial
3. MI 2007 Slurry Sealing

## **UNINCORPORATED VENTURA COUNTY**

1. Overlay La Jenelle Parking Lot & Access Road – Harbor Infrastructure Maintenance
2. Airport, Camarillo-Construct/Develop New Apron and Aircraft Hangars – Infrastructure
3. Airport, Camarillo-Acquisition of Former Naval Parcel Located at the Airport – Infrastructure
4. Airport, Camarillo-Rehabilitate Airport Pavement Including Drainage – Infrastructure
5. Airport, Oxnard-Solar Development for ATC Tower, Airfield Lighting, ARFF – Infrastructure
6. Airport, Oxnard-Roof Replacement/Railing Repair at Air Traffic Control Tower – Infrastructure
7. Airport, Oxnard-Aircraft Hangar Development at Condor Ramp – Infrastructure
8. Airport, Oxnard-Rehabilitate Airport Pavement Including Drainage – Infrastructure
9. Harbor Administration Building Replacement – New Building Construction
10. Harbor Peninsula Park Restroom Replacement/Improvements – Infrastructure
11. Harbor Construct New Waterfront Santa Barbara Island Park – New Construction
12. Harbor Repair/Replace Kiddie Beach Surge Wall – Infrastructure

13. HCA Parking Lot Overlay at 2240 Gonzales Road – Building Improvements
14. HCA Parking Lot Renovation at 2323 Knoll Dr – Building Improvements
15. HCA Re-roof and HVAC Replacement at 2323 Knoll Dr – Building Improvements
16. Remodel Employee Health Services in Hall of Administration – Building Improvements
17. New Primary Care and Urgent Care Building in Port Hueneme – New Building
18. New Clinic and Urgent Care in Santa Paula (East Area One) – New Building
19. Resurface HCA Parking Lot at 133 W Santa Clara St – Building Improvements
20. HCA HVAC Replacement at 133 W Santa Clara St – Building Improvements
21. IT Services Department – Data Switch/Router End of Life Upgrade – Information Technology
22. IT Services Department – Oxnard Fiber Expansion Project – Information Technology

## Appendix E

### **Ventura Continuum of Care (CoC):**

#### **Working Paper to Establish Written Standards for Providing Continuum of Care Assistance**

The Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH Act): Continuum of Care Program (24 CFR Part 578) describes in § 578.7 Responsibilities of the Continuum of Care, subsection (a) Operate the Continuum of Care (9), the Continuum of Care must

“In consultation with recipients of Emergency Solutions Grants program funds within the geographic area, establish and consistently follow written standards for providing Continuum of Care assistance.”<sup>1</sup>

This subsection also states that at a minimum, written standards must include “policies and procedures for evaluating individuals’ and families’ eligibility for assistance” for

1. permanent supportive housing;
2. rapid rehousing; and
3. transitional housing.

However, written standards for the Ventura CoC will also include:

4. coordinated entry;
5. seasonal shelter;
6. year-round shelter;
7. bridge housing; and
8. homeless prevention.

These written standards will be developed as HUD provides more guidance.

This subsection also states that written standards must also include

“policies and procedures for determining and prioritizing which eligible individuals and families will receive” transitional housing, rapid rehousing, and permanent supportive housing assistance.

### **I. Determining Written Standards for Permanent Supportive Housing**

---

<sup>1</sup> The Interim Rule for the Emergency Solutions Grant Program does not provide information concerning transitional housing beyond the Interim Rule for the HEARTH Act Continuum of Care program because in order for a transitional facility to receive ESG funds, the facility cannot require occupants to sign leases or occupancy agreements whereas CoC funded transitional housing programs must require occupants to sign leases or occupancy agreements.

## **A. Background information**

In regards to rapid rehousing, § 578.7 Responsibilities of the Continuum of Care (a) (9) of the HEARTH Act Interim Rule notes that

In consultation with recipients of Emergency Solutions Grants program funds within the geographic area, establish and consistently follow written standards for providing Continuum of Care assistance. At a minimum, these written standards must include:

- Policies and procedures for evaluating individuals' and families' eligibility for assistance under this part;
- Policies and procedures for determining and prioritizing which eligible individuals and families will receive permanent supportive housing assistance.

Permanent supportive housing is considered permanent housing. HUD's regulatory definition of "permanent housing" states:

"The term 'permanent housing' means community-based housing without a designated length of stay, and includes both permanent supportive housing and rapid re-housing."

HUD also states

"Additionally, in the regulatory definition of "permanent housing," HUD clarifies that to be permanent housing, "the program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long. HUD has determined that requiring a lease for a term of at least one year that is renewable and terminable only for cause, assists program participants in obtaining stability in housing, even when the rental assistance is temporary. These requirements are consistent with Section 8 requirements."

## **B. Eligible clients**

As stated in the 2014 CoC NOFA under *Beds Dedicated to the Chronically Homeless*

"The total number of permanent supportive housing beds in the CoC's geographic area that are dedicated specifically for use by the chronically homeless, per 24 CFR 578.3, as reported in the CoC's Housing Inventory Count (HIC). For permanent supportive housing beds, when a participant exits the program, the bed must be filled by another chronically homeless participant unless there are no chronically homeless persons located within the CoC's geographic area. This concept only applies to permanent supportive housing projects. (see p. 18)"

Also stated in the 2014 CoC NOFA under *Non-Dedicated Permanent Supportive Housing Beds*

“Permanent supportive housing beds within a CoC’s geographic area that are not currently dedicated specifically for use by the chronically homeless. CoCs and projects are strongly encouraged to prioritize the chronically homeless in non-dedicated permanent supportive housing beds as they become available through turnover. This concept only pertains to permanent supportive housing projects (see p. 19).”

Eligible clients must also meet eligibility criteria as defined in the NOFA under which the program was funded.

### **C. Prioritizing Permanent Supportive Housing**

On July 28, 2014, HUD published Notice: CPD-14-012 “Notice on Prioritizing Persons Experiencing Chronic Homelessness and Other Vulnerable Homeless Persons in Permanent Supportive Housing and Recordkeeping Requirements for Documenting Chronic Homeless Status.”

HUD stated that to “ensure that all PSH beds funded through the CoC Program are used as strategically and effectively as possible, PSH needs to be targeted to serve persons with the highest needs and greatest barriers towards obtaining and maintaining housing on their own—persons experiencing chronic homelessness (see p. 2).”

HUD also stated that “CoCs are strongly encouraged to adopt and incorporate into the CoC’s written standards and coordinated entry system” that are consistent with the order of priority established by HUD in the notice concerning CoC Program-funded Permanent Supportive Housing and Permanent Supportive Housing Beds Not Dedicated or Prioritized for Persons Experiencing Chronic Homelessness (see pages 2 and 3).

Thus, with “adoption by CoCs and incorporation into the CoC’s written standards, **all** recipients of CoC Program-funded PSH must then follow this order of priority, consistent with their current grant agreement, which will result in this intervention being targeted to the persons who need it the most (see p. 3).

HUD’s “Order of Priority in CoC Program-funded Permanent Supportive Housing” is as follows:

- First Priority—Chronically Homeless Individuals and Families with the Longest History of Homelessness and with the Most Severe Service Needs.
- Second Priority—Chronically Homeless Individuals and Families with the Longest History of Homelessness.
- Third Priority—Chronically Homeless Individuals and Families with the Most Severe Service Needs.
- Fourth Priority—All Other Chronically Homeless Individuals and Families.

HUD’s “Order of Priority in Permanent Supportive Housing Beds Not Dedicated or Prioritized for Persons Experiencing Chronic Homelessness” is as follows:

- First Priority—Homeless Individuals and Families with a Disability with the Most Severe Service Needs.
- Second Priority—Homeless Individuals and Families with a Disability with a Long Period of Continuous or Episodic Homelessness.
- Third Priority—Homeless Individuals and Families with Disability Coming from Places Not Meant for Human Habitation, Safe Havens, or Emergency Shelters.
- Fourth Priority—Homeless Individuals and Families with a Disability Coming from Transitional Housing.

Details of both sets of order of priority can be found on pages 6 – 10 of the notice.

A glossary of key terms for this notice can be found on pages 3 – 5.

The notice also requires “Recordkeeping Requirements for Documenting Chronic Homeless Status.” HUD stated that this notice “establishes recordkeeping requirements for all recipients of CoC Program-funded PSH that are required to document a program participant’s status as chronically homeless as defined in 24 CFR 578.3 and in accordance with 24 CFR 578.103. Further, HUD expects that where CoCs have adopted the orders of priority in Section III. of this Notice into their written standards, the CoC as well as recipients of CoC Program-funded PSH, will maintain evidence of implementing these priorities.”

#### **A. CoC Records**

In addition to the records required in 24 CFR 578.103, it is recommended that the CoC should supplement such records with the following:

1. Evidence of written standards that incorporate the priorities in Section III. of this Notice, as adopted by the CoC;
2. Evidence of a standardized assessment tool;
3. Evidence that the written standards were incorporated into the coordinated assessment policies and procedures.

Details for 1 -3 can be found on pages 11 – 12 of the notice.

#### **B. Recipient Recordkeeping Requirements**

In addition to the records required in 24 CFR 578.103, recipients of CoC Program-funded PSH that is required by grant agreement to document chronically homeless status of program participants in some or all of its PSH beds must maintain the following records:

1. Written Intake Procedures;
2. Evidence of Chronically Homeless Status
  - a. Evidence of homeless status
  - b. Evidence of the duration of the homelessness:

- Evidence that the homeless occasion was continuous, for at least one year;
- Evidence that the household experienced at least four separate homeless occasions over 3 years;
- Evidence of diagnosis with one or more of the following conditions: substance use disorder, serious mental illness, developmental disability (as defined in Section 102 of the Developmental Disabilities Assistance Bill of Rights Act of 2000 (42 U.S.C. 15002), post-traumatic stress disorder, cognitive impairments resulting from brain injury, or chronic physical illness or disability.

Details for 1 -2 can be found on pages 11 – 12 of the notice.

#### **D. Written Standards**

##### **Written Standard #1: No Designated Length of Stay**

- **Program participants are provided housing without a designated length of stay that permits them to live as independently as possible.**

In Program Components and Eligible Costs (Subpart D) of the Preamble of the HEARTH Act (see p. 25) the following is noted:

“Consistent with the definition of permanent housing in section 401 of the McKinney-Vento Act and § 578.3 of this interim rule, the permanent housing component is community-based housing without a designated length of stay that permits formerly homeless individuals and families to live as independently as possible. The interim rule clarifies that Continuum of Care funds may be spent on two types of permanent housing: permanent supportive housing for persons with disabilities (PSH) and rapid rehousing that provides temporary assistance (i.e., rental assistance and/or supportive services) to program participants in a unit that the program participant retains after the assistance ends.”

##### **Written Standard #2: Lease Agreement**

- **The program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long.**

On page 12 of the Preamble of the HEARTH Act Interim Rule,

“HUD clarifies that to be permanent housing, “the program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long. HUD has determined that requiring a lease for a term of at least one year that is renewable and terminable only for cause, assists program participants in obtaining stability in housing, even

when the rental assistance is temporary. These requirements are consistent with Section 8 requirements.”

Also, § 578.77 Calculating occupancy charges and rent (a) states the following about occupancy agreements:

“(a) Occupancy agreements and leases. Recipients and subrecipients must have signed occupancy agreements or leases (or subleases) with program participants residing in housing.”

**Written Standard #3: Restricted Assistance and Disabilities**

- **Permanent supportive housing can only provide assistance to individuals with disabilities and families in which one adult or child has a disability.**

§ 578.37 Program components and uses of assistance (a) (1) (i) states that

“Permanent supportive housing for persons with disabilities (PSH). *PSH can only provide assistance to individuals with disabilities and families in which one adult or child has a disability.* Supportive services designed to meet the needs of the program participants must be made available to the program participants.”

**Written Standard #4: Supportive Services**

- **Supportive services designed to meet the needs of program participants must be made available to the program participants.**

§ 578.37 Program components and uses of assistance (a) (1) (i) states that

“Permanent supportive housing for persons with disabilities (PSH). PSH can only provide assistance to individuals with disabilities and families in which one adult or child has a disability. *Supportive services designed to meet the needs of the program participants must be made available to the program participants.*”

**Written Standard #5: Duration of Supportive Services Assistance**

- **Supportive services to enable program participants to live as independently as possible must be provided throughout the duration of their residence**

§ 578.53 Supportive services (b) (2) states that

“Permanent supportive housing projects must provide supportive services for the residents to enable them to live as independently as is practicable throughout the duration of their residence in the project.”

#### **Written Standard #6: One Person per Bedroom**

- **Two individuals in a shared housing situation must have their own lease and their own bedroom unless the two individuals are presented together as a household**

Information received from HUD Exchange on February 9, 2015 is as follows:

“Under the CoC Program, all housing that is leased with Continuum of Care program funds, or for which rental assistance payments are made with Continuum of Care program funds, must meet the applicable Housing Quality Standards (HQS) under 24 CFR 982.401 of this title, except that 24 CFR 982.401(j) applies only to housing occupied by program participants receiving tenant-based rental assistance.

HQS dictates that, at a minimum, the unit must have a living room, a kitchen, and a bathroom. HQS requirements also dictates that the bathroom must be contained within the unit, afford privacy (usually meaning a door, although no lock is required), and be for the exclusive use of the occupants. Additionally, the unit must have suitable space and equipment to store, prepare, and serve food in a sanitary manner. This includes a requirement for an oven and stove or range, a refrigerator of appropriate size for the family, and a kitchen sink with hot and cold running water. Hot plates are not acceptable substitutes for stoves or ranges. However, a microwave oven may be used in place of a conventional oven, stove, or range if the oven/stove/range are tenant supplied or if microwaves are furnished in both subsidized and unsubsidized units in the building or premises.

The CoC Program also allows for shared housing/roommate situations in projects with leasing or rental assistance funds. **Each household must have the bedroom size that fits their household size. In other words, 2 individuals in a shared housing situation must have their own lease, and their own bedroom. The only situation where 2 people would be sharing one bedroom would be if they presented together as a household.**

For more information about Housing Quality Standards, please refer to Chapter 10 of the HCVP Guidebook:

[www.hud.gov/offices/adm/hudclips/guidebooks/7420.10G/7420g10GUID.pdf](http://www.hud.gov/offices/adm/hudclips/guidebooks/7420.10G/7420g10GUID.pdf).”

#### **Written Standard #7: Program Income**

- **Program income generated from rent and occupancy charges may be collected from program participants and added to funds committed to the project by HUD and used for eligible program activities**

§ 578.97 Program income includes the following:

“(a) Defined. Program income is the income received by the recipient or subrecipient directly generated by a grant-supported activity.

(b) Use. Program income earned during the grant term shall be retained by the recipient, and added to funds committed to the project by HUD and the recipient, used for eligible activities in accordance with the requirements of this part. Costs incident to the generation of program income may be deducted from gross income to calculate program income, provided that the costs have not been charged to grant funds.

(c) Rent and occupancy charges. Rents and occupancy charges collected from program participants are program income. In addition, rents and occupancy charges collected from residents of transitional housing may be reserved, in whole or in part, to assist the residents from whom they are collected to move to permanent housing.”

Also, § 578.49 Leasing (b) (7) states the following about program income

“Program income. Occupancy charges and rent collected from program participants are program income and may be used as provided under § 578.97.”

#### **Written Standard #8: Calculating Occupancy Charges and Rent**

- **if occupancy charges are imposed, they may not exceed the highest of: 1) 30 percent of the family’s monthly adjusted income (adjustment factors include the number of people in the family, age of family members, medical expenses, and child-care expenses); 2) 10 percent of the family’s monthly income; or 3) If the family is receiving payments for welfare assistance from a public agency and a part of the payments (adjusted in accordance with the family’s actual housing costs) is specifically designated by the agency to meet the family’s housing costs, the portion of the payments that is designated for housing costs.**

§ 578.77 Calculating occupancy charges and rent (b) (1) (2) (3) notes the following about occupancy agreements

“(b) Calculation of occupancy charges. Recipients and subrecipients are not required to impose occupancy charges on program participants as a condition of residing in the housing. However, if occupancy charges are imposed, they may not exceed the highest of:

(1) 30 percent of the family’s monthly adjusted income (adjustment factors include the number of people in the family, age of family members, medical expenses, and child-care expenses);

(2) 10 percent of the family’s monthly income; or

(3) If the family is receiving payments for welfare assistance from a public agency and a part of the payments (adjusted in accordance with the family’s actual housing costs) is specifically designated by the agency to meet the family’s housing costs, the portion of the payments that is designated for housing costs.”

**Written Standard #9: Examining Program Participant's Initial Income**

- **a program participant's initial income must be examined at least annually to determine the amount of the contribution toward rent payable by the program participant and adjustments to a program participant's contribution toward the rental payment must be made as changes in income are identified.**

§578.77 Calculating occupancy charges and rent (c)(2) states that

“Recipients or subrecipients must examine a program participant's income initially, and at least annually thereafter, to determine the amount of the contribution toward rent payable by the program participant. Adjustments to a program participant's contribution toward the rental payment must be made as changes in income are identified.”

§578.103 Recordkeeping requirements (7) (i) (ii) states that the recipient or subrecipient must keep records for each program participant that document:

“(i) The services and assistance provided to that program participant, including evidence that the recipient or subrecipient has conducted an annual assessment of services for those program participants that remain in the program for more than a year and adjusted the service package accordingly, and including case management services as provided in § 578.37(a)(1)(ii)(F); and

(ii) Where applicable, compliance with the termination of assistance requirement in § 578.91.”

**Written Standard #10: Verifying Program Participant's Initial Income**

- **each program participant must agree to supply the information or documentation necessary to verify the program participant's income.**

§578.77 Calculating occupancy charges and rent (c)(3) states that

“As a condition of participation in the program, each program participant must agree to supply the information or documentation necessary to verify the program participant's income. Program participants must provide the recipient or subrecipient with information at any time regarding changes in income or other circumstances that may result in changes to a program participant's contribution toward the rental payment.”

§578.103 Recordkeeping requirements (6) (i) (ii) (iii) and (iv) states that the following documentation of annual income must be kept by recipient or subrecipient:

“(i) Income evaluation form specified by HUD and completed by the recipient or subrecipient; and

(ii) Source documents (e.g., most recent wage statement, unemployment compensation statement, public benefits statement, bank statement) for the assets held by the program participant and income received before the date of the evaluation;

(iii) To the extent that source documents are unobtainable, a written statement by the relevant third party (e.g., employer, government benefits administrator) or the written certification by the recipient's or subrecipient's intake staff of the oral verification by the relevant third party of the income the program participant received over the most recent period; or

(iv) To the extent that source documents and third-party verification are unobtainable, the written certification by the program participant of the amount of income that the program participant is reasonably expected to receive over the 3-month period following the evaluation."

#### **Written Standard #11: Recalculating Occupancy Charges and Rent**

- **if there is a change in family composition (e.g., birth of a child) or a decrease in the resident's income during the year, the resident may request an interim reexamination, and the occupancy charge will be adjusted accordingly.**

§ 578.77 Calculating occupancy charges and rent (b) (4) notes the following about recalculating occupancy charges and rent

"(4) Income. Income must be calculated in accordance with 24 CFR 5.609 and 24 CFR 5.611(a). Recipients and subrecipients must examine a program participant's income initially, and if there is a change in family composition (e.g., birth of a child) or a decrease in the resident's income during the year, the resident may request an interim reexamination, and the occupancy charge will be adjusted accordingly."

#### **Written Standard #12: Supportive Services Agreement**

- **program participants may be required to take part in supportive services that are not disability-related services (including substance abuse treatment services) provided through the project as a condition of continued participation in the program. However, HUD tends to believe that these kind of requirements can be barriers and should be rare and minimal if used as all.**

§ 578.75 General operations (h) states that

"Recipients and subrecipients may require the program participants to take part in supportive services that are not disability-related services provided through the project as a condition of continued participation in the program. Examples of disability-related services include, but are not limited to, mental health services, outpatient health services, and provision of medication, which are provided to a person with a disability to address

a condition caused by the disability. Notwithstanding this provision, if the purpose of the project is to provide substance abuse treatment services, recipients and subrecipients may require program participants to take part in such services as a condition of continued participation in the program.”

From “HOUSING FIRST IN PERMANENT SUPPORTIVE HOUSING” (see [www.hudexchange.info/resources/documents/Housing-First-Permanent-Supportive-Housing-Brief.pdf](http://www.hudexchange.info/resources/documents/Housing-First-Permanent-Supportive-Housing-Brief.pdf))

***“Supportive services are voluntary, but can and should be used to persistently engage tenants to ensure housing stability*** - Supportive services are proactively offered to help tenants achieve and maintain housing stability, but tenants are not required to participate in services as a condition of tenancy. Techniques such as harm reduction and motivational interviewing may be useful. Harm reduction techniques can confront and mitigate the harms of drug and alcohol use through non-judgmental communication while motivational interviewing may be useful in helping households acquire and utilize new skills and information.”

#### **Written Standard #13: Termination of Assistance**

- **Assistance may be terminated to a program participant who violates program requirements or conditions of occupancy by providing a formal process that recognizes the due process of law.**

On page 37 of the Preamble of the HEARTH Act, the following is stated concerning termination of assistance:

“The interim rule provides that a recipient may terminate assistance to a participant who violates program requirements or conditions of occupancy. The recipient must provide a formal process that recognizes the due process of law. Recipients may resume assistance to a participant whose assistance has been terminated.

Recipients that are providing permanent supportive housing for hard-to-house populations of homeless persons must exercise judgment and examine all circumstances in determining whether termination is appropriate. Under this interim rule, HUD has determined that a participant’s assistance should be terminated only in the most severe cases. HUD is carrying over this requirement from the Shelter Plus Care program.”

## **II. Determining Written Standards for Rapid Rehousing**

### **A. Background information**

In regards to rapid rehousing, § 578.7 Responsibilities of the Continuum of Care (a) (9) of the HEARTH Act Interim Rule notes that

In consultation with recipients of Emergency Solutions Grants program funds within the geographic area, establish and consistently follow written standards for providing Continuum of Care assistance. At a minimum, these written standards must include:

- Policies and procedures for evaluating individuals' and families' eligibility for assistance under this part;
- Policies and procedures for determining and prioritizing which eligible individuals and families will receive rapid rehousing assistance;
- Standards for determining what percentage or amount of rent each program participant must pay while receiving rapid rehousing assistance;

Rapid rehousing is considered permanent housing. HUD's regulatory definition of "permanent housing" states:

"The term 'permanent housing' means community-based housing without a designated length of stay, and includes both permanent supportive housing and rapid re-housing."

HUD also states

"Additionally, in the regulatory definition of "permanent housing," HUD clarifies that to be permanent housing, "the program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long. HUD has determined that requiring a lease for a term of at least one year that is renewable and terminable only for cause, assists program participants in obtaining stability in housing, even when the rental assistance is temporary. These requirements are consistent with Section 8 requirements."

Types of rapid rehousing assistance include:

- Rental assistance;
- Case management;
- Supportive services;
- security deposits.

#### **B. Eligible Clients**

Eligible clients must meet HUD's Category 1 definition of homelessness which is:

Individuals and families who lack a fixed, regular, and adequate nighttime residence:

- An individual or family with a primary nighttime residence that is a public or private place not designed for or ordinarily used as a regular sleeping accommodation for human beings, including a car, park, abandoned building, bus or train station, etc.
- An individual or family living in a supervised publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state, or local government programs for low income individuals); or
- An individual who is exiting an institution where he or she resided for 90 days or less and who resided in an emergency shelter or place not meant for human habitation immediately before entering that institution.

For information on HUD's other homeless categories, eligible for other CoC funds, visit: [www.onecpd.info/resources/documents/HEARTH\\_HomelessDefinition\\_FinalRule.pdf](http://www.onecpd.info/resources/documents/HEARTH_HomelessDefinition_FinalRule.pdf)

Eligible clients must also meet eligibility criteria as defined in the NOFA under which the program was funded.

### **C. Prioritizing Rapid Rehousing**

Recently, HUD provided guidance for rapid rehousing in terms of prioritizing subpopulations. HUD noted in a SNAPS In Focus: Rapid Re-Housing As a Model and Best Practice, August 6, 2014, that

“Rapid re-housing can be effective for many populations, such as families with children, youth aging out of foster care, domestic violence survivors, single adults, and veterans, but should be targeted to those households that would not be able to get out of homelessness without the assistance. It is particularly a key strategy for achieving the Opening Doors goal of ending family, youth, and child homelessness by 2020.

Rapid re-housing should prioritize people with more challenges, including those with no income, poor employment prospects, troubled rental histories, and criminal records. Providers should link participants with community resources that will help them achieve longer-term stability and well-being. Now is the time for communities to be working together to establish written standards for administering rapid re-housing and thinking strategically about how this type of assistance will be used most effectively within the CoC.”

Recently, HUD also noted on [www.hudexchange.info/resources/documents/Rapid-Re-Housing-Brief.pdf](http://www.hudexchange.info/resources/documents/Rapid-Re-Housing-Brief.pdf) that

“Rapid re-housing is an effective intervention for many different types of households experiencing homelessness, including those with no income, with disabilities, and with poor rental history. The majority of households experiencing homelessness are good candidates for rapid re-housing. The only exceptions are households that can exit

homelessness with little or no assistance, those who experience chronic homelessness and who need permanent supportive housing, and households who are seeking a therapeutic residential environment, including those recovering from addiction.”

Thus, the Ventura CoC will prioritize the following subpopulations:

- families with children;
- youth aging out of foster care;
- domestic violence survivors;
- single adults;
- and veterans

that can exit homelessness with little or no assistance, those who experience chronic homelessness and who need permanent supportive housing, and households who are seeking a therapeutic residential environment, including those recovering from addiction.

#### **D. Written Standards**

##### **Written Standard #1: Lease Agreement**

- **The program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long.**

On page 12 of the Preamble of the HEARTH Act Interim Rule,

“HUD clarifies that to be permanent housing, “the program participant must be the tenant on a lease for a term of at least one year that is renewable and is terminable only for cause. The lease must be renewable for terms that are a minimum of one month long. HUD has determined that requiring a lease for a term of at least one year that is renewable and terminable only for cause, assists program participants in obtaining stability in housing, even when the rental assistance is temporary. These requirements are consistent with Section 8 requirements.”

##### **Written Standard #2: Rental Assistance**

- **Program participants may receive short-term (up to 3 months) and/or medium-term (for 3 to 24 months) tenant-based rental assistance**

§ 578.37 Program components and uses of assistance (a) (1) (ii) states that

“Continuum of Care funds may provide supportive services, as set forth in § 578.53, and/or **short-term (up to 3 months) and/or medium-term (for 3 to 24 months) tenant-based rental assistance**, as set forth in § 578.51(c), as necessary to help a homeless individual or family,

with or without disabilities, move as quickly as possible into permanent housing and achieve stability in that housing.”

### Written Standard #3: Amount of Rental Assistance

- Standards for determining the share of rent and utilities costs that each program participant must pay, if any, will be based on the following guidelines:
  - The maximum amount of rent that a participant will pay can be up to 100% of the rental amount;
  - The maximum percentage of income paid by participants towards rent at program completion shall be no more than 50%. However, in certain circumstances, on a case-by-case basis, there may be participants whose rental share may exceed 50% of the rent based on their financial circumstances. In general, the goal will be that participants pay generally no more than 50% of their income in rent;
  - 100% of the cost of rent in rental assistance may be provided to program participants. However to maximize the number of households that can be served with rapid re-housing resources, it is expected that the level of need will be based on the goal of providing only what is necessary for each household to be stably housed for the long term;
  - Rental assistance cannot be provided for a unit unless the rent for that unit is at or below the Fair Market Rent limit, established by HUD;
  - The rent charged for a unit must be reasonable in relation to rents currently being charged for comparable units in the private unassisted market and must not be in excess of rents currently being charged by the owner for comparable unassisted units.

§ 578.37 Program components and uses of assistance (a) (1) (ii) (F) states that a Continuum of Care

“May set a maximum amount or percentage of rental assistance that a program participant may receive, a maximum number of months that a program participant may receive rental assistance, and/or a maximum number of times that a program participant may receive rental assistance. The recipient or subrecipient may also require program participants to share in the costs of rent. For the purposes of calculating rent for rapid rehousing, the rent shall equal the sum of the total monthly rent for the unit and, if the tenant pays separately for utilities, the monthly allowance for utilities (excluding telephone) established by the public housing authority for the area in which the housing is located.”

### Written Standard #4: Duration of Assistance

- **Program participants may receive up to 24 months of rental assistance. However, it is expected that program participants will only receive the level of assistance necessary to be stably housed for the long-term.**

§ 578.37 Program components and uses of assistance (a) (1) (ii) states that

“Continuum of Care funds may provide supportive services, as set forth in § 578.53, and/or short-term (up to 3 months) and/or medium-term (for 3 to 24 months) tenant-based rental assistance, as set forth in § 578.51(c), as necessary to help a homeless individual or family, with or without disabilities, move as quickly as possible into permanent housing and achieve stability in that housing.”

**Written Standard #5: Security Deposits including Last Month’s Rent**

- **Program participants may receive funds for security deposits in an amount not to exceed 2 months of rent.**

§ 578.51 Rental assistance (a) (2) states that

“Grant funds may be used for security deposits in an amount not to exceed 2 months of rent. An advance payment of the last month’s rent may be provided to the landlord, in addition to the security deposit and payment of first month’s rent.”

**Written Standard #6: Receiving Rental Assistance through Other Sources**

- **Rental assistance cannot be provided to a program participant who is already receiving rental assistance, or living in a housing unit receiving rental assistance or operating assistance through other federal, State, or local sources.**

§ 578.51 Rental assistance (a) Use states that

“Grant funds may be used for rental assistance for homeless individuals and families. Rental assistance cannot be provided to a program participant who is already receiving rental assistance, or living in a housing unit receiving rental assistance or operating assistance through other federal, State, or local sources.”

**Written Standard #7: Case Management**

- Program participants must meet with a case manager not less than once per month to assist the program participant in ensuring long-term housing stability.

§ 578.37 Program components and uses of assistance (a) (1) (ii) (F) states the following requirement

“Require the program participant to meet with a case manager not less than once per month to assist the program participant in ensuring long-term housing stability. The project is exempt from this requirement if the Violence Against Women Act of 1994 (42 U.S.C. 13925 *et seq.*) or the Family Violence Prevention and Services Act (42 U.S.C. 10401 *et seq.*) prohibits the recipient carrying out the project from making its housing conditional on the participant’s acceptance of services.”

#### **Written Standard #8: Supportive Services**

- **Program participants may receive supportive services as set forth in § 578.53 (see Appendix A)**

§ 578.37 Program components and uses of assistance (a) (1) (ii) states that

“Continuum of Care funds may provide **supportive services**, as set forth in § 578.53, and/or short-term (up to 3 months) and/or medium-term (for 3 to 24 months) tenant-based rental assistance, as set forth in § 578.51(c), as necessary to help a homeless individual or family, with or without disabilities, move as quickly as possible into permanent housing and achieve stability in that housing.”

#### **Written Standard #9: Duration of Supportive Services**

- **Program participants may receive supportive services for no longer than 6 months after rental assistance stops**

§ 578.37 Program components and uses of assistance (a) (1) (ii) (F) states that the Continuum of Care “May provide supportive services for no longer than 6 months after rental assistance stops.”

#### **Written Standard #10: Re-evaluation**

- **Program participants must be re-evaluated, not less than once annually, in order to determine whether program participants lack sufficient resources and support networks necessary to retain housing without Continuum of Care assistance and the types and amounts of assistance that the program participant needs to retain housing.**

§ 578.37 Program components and uses of assistance (a) (1) (ii) (E) states that the Continuum of Care

“Must re-evaluate, not less than once annually, that the program participant lacks sufficient resources and support networks necessary to retain housing without Continuum of Care assistance and the types and amounts of assistance that the program participant needs to retain housing. The recipient or subrecipient may require each program participant receiving assistance to notify the recipient or subrecipient of changes in the program participant’s income or other circumstances (e.g., changes in household composition) that affect the program participant's

need for assistance. When notified of a relevant change, the recipient or subrecipient must reevaluate the program participant's eligibility and the amount and types of assistance that the program participant needs."

### **III. Determining Written Standards for Transitional Housing**

#### **A. Background Information**

This section proposes written standards for transitional housing based upon information provided in the HEARTH Act.

Under § 578.3 Definitions of the HEARTH Act, the following is stated:

"Transitional housing means housing, where all program participants have signed a lease or occupancy agreement, the purpose of which is to facilitate the movement of homeless individuals and families into permanent housing within 24 months or such longer period as HUD determines necessary. The program participant must have a lease or occupancy agreement for a term of at least one month that ends in 24 months and cannot be extended."

#### **B. Eligible Clients**

Eligible clients must meet HUD's Category 1 definition of homelessness which is:

Individuals and families who lack a fixed, regular, and adequate nighttime residence:

- An individual or family with a primary nighttime residence that is a public or private place not designed for or ordinarily used as a regular sleeping accommodation for human beings, including a car, park, abandoned building, bus or train station, etc.
- An individual or family living in a supervised publicly or privately operated shelter designated to provide temporary living arrangements (including congregate shelters, transitional housing, and hotels and motels paid for by charitable organizations or by federal, state, or local government programs for low income individuals); or
- An individual who is exiting an institution where he or she resided for 90 days or less and who resided in an emergency shelter or place not meant for human habitation immediately before entering that institution.

For information on HUD's other homeless categories, eligible for other CoC funds, visit: [www.onecpd.info/resources/documents/HEARTH\\_HomelessDefinition\\_FinalRule.pdf](http://www.onecpd.info/resources/documents/HEARTH_HomelessDefinition_FinalRule.pdf)

Eligible clients must also meet eligibility criteria as defined in the NOFA under which the program was funded.

### C. Prioritizing Transitional Housing

Domestic violence survivors and youth ages 18 – 24 will be prioritized for transitional housing if they are not assessed as chronically homeless.<sup>2</sup> All chronically homeless individuals and families will not be served through transitional housing.<sup>3</sup> Such households will be served by permanent supportive housing through a Housing First approach. Also, eligible single veterans and veterans with families, will be served by permanent supportive housing through the HUD VASH voucher program or the Supportive Services for Veteran Families program.

### D. Written Standards

#### Written Standard #1:

**The program participant must have a lease or occupancy agreement for a term of at least one month that ends in 24 months and cannot be extended” unless a “homeless individual or family may remain in transitional housing for a period longer than 24 months, if permanent housing for the individual or family has not been located or if the individual or family requires additional time to prepare for independent living” as noted in § 578.79 Limitation on transitional housing.**

Under § 578.51 Rental assistance, (I) Leases (2) Initial lease for transitional housing, the following is required:

“Program participants in transitional housing must enter into a lease agreement for a term of at least one month. The lease must be automatically renewable upon expiration, except on prior notice by either party, up to a maximum term of 24 months.”

#### Written Standard #2:

---

<sup>2</sup> In the HEARTH Act, chronically homeless is defined as (1) An individual who: (i) Is homeless and lives in a place not meant for human habitation, a safe haven, or in an emergency shelter; and (ii) Has been homeless and living or residing in a place not meant for human habitation, a safe haven, or in an emergency shelter continuously for at least one year or on at least four separate occasions in the last 3 years; and (iii) Can be diagnosed with one or more of the following conditions: substance use disorder, serious mental illness, developmental disability (as defined in section 102 of the Developmental Disabilities Assistance Bill of Rights Act of 2000 (42 U.S.C. 15002)), post-traumatic stress disorder, cognitive impairments resulting from brain injury, or chronic physical illness or disability; (2) An individual who has been residing in an institutional care facility, including a jail, substance abuse or mental health treatment facility, hospital, or other similar facility, for fewer than 90 days and met all of the criteria in paragraph (1) of this definition, before entering that facility; or (3) A family with an adult head of household (or if there is no adult in the family, a minor head of household) who meets all of the criteria in paragraph (1) of this definition, including a family whose composition has fluctuated while the head of household has been homeless.

<sup>3</sup> Chronically homeless households are no longer considered chronically homeless once they become residents of transitional housing programs. As a result, such households are no longer eligible for permanent supportive housing programs that are restricted to serve only chronically homeless households. In addition, HUD strongly encourages permanent supportive housing providers to fill vacant beds with chronically homeless households.

**The lease with program participant “must be automatically renewable upon expiration, except on prior notice by either party, up to a maximum term of 24 months.”**

Under § 578.37 Program components and uses of assistance, subsection (2), transitional housing is further described in the HEARTH Act as follows:

“Transitional housing facilitates the movement of homeless individuals and families to PH within 24 months of entering TH. Grant funds may be used for acquisition, rehabilitation, new construction, leasing, rental assistance, operating costs, and supportive services.”

**Written Standard #3:**

**In order to facilitate the movement of program participants to PH within 24 months of entering TH, grant funds may be used for all of the following activities: acquisition, rehabilitation, new construction, leasing, rental assistance, operating costs, and supportive services.**

Under § 578.53 Supportive services (b) Duration, the following is also noted:

(1) “For a transitional housing project, supportive services must be made available to residents throughout the duration of their residence in the project.”

(3) “Services may also be provided to former residents of transitional housing and current residents of permanent housing who were homeless in the prior 6 months, for no more than 6 months after leaving transitional housing or homelessness, respectively, to assist their adjustment to independent living.”

**Written Standard #4:**

**Supportive services must be made available to program participants “throughout the duration of their residence” and such services “may also be provided to former residents of transitional housing and current residents of permanent housing who were homeless in the prior 6 months, for no more than 6 months after leaving transitional housing or homelessness, respectively, to assist their adjustment to independent living.”**

Under § 578.77 Calculating occupancy charges and rent, the following guidelines are provided:

“(a) Occupancy agreements and leases. Recipients and subrecipients must have signed occupancy agreements or leases (or subleases) with program participants residing in housing.

(b) Calculation of occupancy charges. Recipients and subrecipients are not required to impose occupancy charges on program participants as a condition of residing in the housing. However, if occupancy charges are imposed, they may not exceed the highest of:

- (1) 30 percent of the family's monthly adjusted income (adjustment factors include the number of people in the family, age of family members, medical expenses, and child-care expenses);
- (2) 10 percent of the family's monthly income; or
- (3) If the family is receiving payments for welfare assistance from a public agency and a part of the payments (adjusted in accordance with the family's actual housing costs) is specifically designated by the agency to meet the family's housing costs, the portion of the payments that is designated for housing costs.
- (4) Income. Income must be calculated in accordance with 24 CFR 5.609 and 24 CFR 5.611(a). Recipients and subrecipients must examine a program participant's income initially, and if there is a change in family composition (e.g., birth of a child) or a decrease in the resident's income during the year, the resident may request an interim reexamination, and the occupancy charge will be adjusted accordingly."

**Written Standard #5:**

**Recipients and subrecipients of funding for transitional housing "are not required to impose occupancy charges on program participants as a condition of residing" in transitional housing. "However, if occupancy charges are imposed, they may not exceed the highest of:**

- (1) 30 percent of the family's monthly adjusted income (adjustment factors include the number of people in the family, age of family members, medical expenses, and child-care expenses);**
- (2) 10 percent of the family's monthly income; or**
- (3) If the family is receiving payments for welfare assistance from a public agency and a part of the payments (adjusted in accordance with the family's actual housing costs) is specifically designated by the agency to meet the family's housing costs, the portion of the payments that is designated for housing costs.**
- (4) Income. Income must be calculated in accordance with 24 CFR 5.609 and 24 CFR 5.611(a). Recipients and subrecipients must examine a program participant's income initially, and if there is a change in family composition (e.g., birth of a child) or a decrease in the resident's income during the year, the resident may request an interim reexamination, and the occupancy charge will be adjusted accordingly.**

Under § 578.79 Limitation on transitional housing, the following is stated:

"A homeless individual or family may remain in transitional housing for a period longer than 24 months, if permanent housing for the individual or family has not been located or if the individual or family requires additional time to prepare for independent living.

However, HUD may discontinue assistance for a transitional housing project if more than half of the homeless individuals or families remain in that project longer than 24 months.”

#### **Written Standard #6:**

**Assistance for a transitional housing project may be discontinued “if more than half of the homeless individuals or families remain in that project longer than 24 months.”**

As noted on page 1, § 578.7 Responsibilities of the Continuum of Care, subsection (a) Operate the Continuum of Care (9), states that written standards must also include

“policies and procedures for determining and prioritizing which eligible individuals and families will receive” transitional housing, rapid rehousing, and permanent supportive housing assistance.

Prioritizing which eligible individuals and families will receive transitional housing has been the focus of a few HUD publications during the past few years. On September 18, 2013, “What about Transitional Housing” was the emphasis of SNAPS Weekly Focus.

“It is time for CoCs to look at transitional housing programs with a critical eye – look at recent research, review each program’s eligibility criteria, analyze outcomes and occupancy rates, and make sure the services offered (and paid for) actually match the needs of people experiencing homelessness within the CoC. Many transitional housing programs may need to change their program design or serve a different population. For example, some may need to remove strict eligibility criteria that result in those families that really need intensive services being screened out (often resulting in low occupancy). In other cases, the best course of action is to reallocate the transitional housing program in favor of a more promising model.

For many years, using HUD funds for transitional housing was the only funding alternative for serving families and individuals that did not need permanent supportive housing. With rapid re-housing now eligible under both the CoC Program and the Emergency Solutions Grants (ESG) program, there is an alternative and promising option for families with low-barriers that need shorter interventions. Rapid re-housing can be done with a lower cost per household – increasing the total number of households that can be served with the same amount of funding. If the majority of households served in your CoC's transitional housing are families with lower barriers, you should consider reallocating those projects into new rapid re-housing projects for families.

Similarly, as CoCs move to a more direct Housing First approach, eligible households with disabilities that will need long-term assistance likely do not need an interim stay in transitional housing. For example, a CoC that has a high number of people in transitional housing **waiting** for placement into permanent supportive housing should consider reallocating those transitional housing units into new permanent supportive housing.

We know that there are families and individuals who need more assistance than rapid re-housing offers but who do not qualify for permanent supportive housing. Transitional housing should be reserved for those populations that most need that type of intervention – programs that serve domestic violence survivors and youth and those that provide substance abuse treatment come to mind first – rather than being used either as a holding pattern for those that really need permanent supportive housing or those that need less intensive interventions.”

## Appendix A: Supportive Services

### § 578.53 Supportive services.

(a) In general. Grant funds may be used to pay the eligible costs of supportive services that address the special needs of the program participants. If the supportive services are provided in a supportive service facility not contained in a housing structure, the costs of day-to-day operation of the supportive service facility, including maintenance, repair, building security, furniture, utilities, and equipment are eligible as a supportive service.

(1) Supportive services must be necessary to assist program participants obtain and maintain housing.

(2) Recipients and subrecipients shall conduct an annual assessment of the service needs of the program participants and should adjust services accordingly.

(b) Duration.

(1) For a transitional housing project, supportive services must be made available to residents throughout the duration of their residence in the project.

(2) Permanent supportive housing projects must provide supportive services for the residents to enable them to live as independently as is practicable throughout the duration of their residence in the project.

(3) Services may also be provided to former residents of transitional housing and current residents of permanent housing who were homeless in the prior 6 months, for no more than 6 months after leaving transitional housing or homelessness, respectively, to assist their adjustment to independent living.

(4) Rapid rehousing projects must require the program participant to meet with a case manager not less than once per month as set forth in § 578.37(a)(1)(ii)(F), to assist the program participant in maintaining long-term housing stability.

(c) Special populations. All eligible costs are eligible to the same extent for program participants who are unaccompanied homeless youth; persons living with HIV/AIDS; and victims of domestic violence, dating violence, sexual assault, or stalking.

(d) Ineligible costs. Any cost that is not described as an eligible cost under this section is not an eligible cost of providing supportive services using Continuum of Care program funds. Staff training and the costs of obtaining professional licenses or certifications needed to provide supportive services are not eligible costs.

(e) Eligible costs.

(1) Annual Assessment of Service Needs. The costs of the assessment required by § 578.53(a)(2) are eligible costs.

(2) Assistance with moving costs. Reasonable one-time moving costs are eligible and include truck rental and hiring a moving company.

(3) Case management. The costs of assessing, arranging, coordinating, and monitoring the delivery of individualized services to meet the needs of the program participant(s) are eligible costs. Component services and activities consist of:

(i) Counseling;

(ii) Developing, securing, and coordinating services;

(iii) Using the centralized or coordinated assessment system as required under § 578.23(c)(9).

(iv) Obtaining federal, State, and local benefits;

(v) Monitoring and evaluating program participant progress;

(vi) Providing information and referrals to other providers;

(vii) Providing ongoing risk assessment and safety planning with victims of domestic violence, dating violence, sexual assault, and stalking; and

(viii) Developing an individualized housing and service plan, including planning a path to permanent housing stability.

(4) Child care. The costs of establishing and operating child care, and providing child-care vouchers, for children from families experiencing homelessness, including providing meals and snacks, and comprehensive and coordinated developmental activities, are eligible.

(i) The children must be under the age of 13, unless they are disabled children.

(ii) Disabled children must be under the age of 18.

(iii) The child-care center must be licensed by the jurisdiction in which it operates in order for its costs to be eligible.

(5) Education services. The costs of improving knowledge and basic educational skills are eligible.

(i) Services include instruction or training in consumer education, health education, substance abuse prevention, literacy, English as a Second Language, and General Educational Development (GED).

(ii) Component services or activities are screening, assessment and testing; individual or group instruction; tutoring; provision of books, supplies, and instructional material; counseling; and referral to community resources.

(6) Employment assistance and job training. The costs of establishing and operating employment assistance and job training programs are eligible, including classroom, online and/or computer instruction, on-the-job instruction, services that assist individuals in securing employment, acquiring learning skills, and/or increasing earning potential. The cost of providing reasonable stipends to program participants in employment assistance and job training programs is also an eligible cost.

(i) Learning skills include those skills that can be used to secure and retain a job, including the acquisition of vocational licenses and/or certificates.

- (ii) Services that assist individuals in securing employment consist of:
  - (A) Employment screening, assessment, or testing;
  - (B) Structured job skills and job-seeking skills;
  - (C) Special training and tutoring, including literacy training and pre-vocational training;
  - (D) Books and instructional material;
  - (E) Counseling or job coaching; and
  - (F) Referral to community resources.
- (7) Food. The cost of providing meals or groceries to program participants is eligible.
- (8) Housing search and counseling services. Costs of assisting eligible program participants to locate, obtain, and retain suitable housing are eligible.
  - (i) Component services or activities are tenant counseling; assisting individuals and families to understand leases; securing utilities; and making moving arrangements.
  - (ii) Other eligible costs are:
    - (A) Mediation with property owners and landlords on behalf of eligible program participants;
    - (B) Credit counseling, accessing a free personal credit report, and resolving personal credit issues; and
    - (C) The payment of rental application fees.
  - (9) Legal services. Eligible costs are the fees charged by licensed attorneys and by person(s) under the supervision of licensed attorneys, for advice and representation in matters that interfere with the homeless individual or family's ability to obtain and retain housing.
    - (i) Eligible subject matters are child support; guardianship; paternity; emancipation; legal separation; orders of protection and other civil remedies for victims of domestic violence, dating violence, sexual assault, and stalking; appeal of veterans and public benefit claim denials; landlord tenant disputes; and the resolution of outstanding criminal warrants.
    - (ii) Component services or activities may include receiving and preparing cases for trial, provision of legal advice, representation at hearings, and counseling.
    - (iii) Fees based on the actual service performed (i.e., fee for service) are also eligible, but only if the cost would be less than the cost of hourly fees. Filing fees and other necessary court costs are also eligible. If the subrecipient is a legal services provider and performs the services itself, the eligible costs are the subrecipient's employees' salaries and other costs necessary to perform the services.
    - (iv) Legal services for immigration and citizenship matters and issues related to mortgages and homeownership are ineligible. Retainer fee arrangements and contingency fee arrangements are ineligible.

(10) Life skills training. The costs of teaching critical life management skills that may never have been learned or have been lost during the course of physical or mental illness, domestic violence, substance abuse, and homelessness are eligible. These services must be necessary to assist the program participant to function independently in the community. Component life skills training are the budgeting of resources and money management, household management, conflict management, shopping for food and other needed items, nutrition, the use of public transportation, and parent training.

(11) Mental health services. Eligible costs are the direct outpatient treatment of mental health conditions that are provided by licensed professionals. Component services are crisis interventions; counseling; individual, family, or group therapy sessions; the prescription of psychotropic medications or explanations about the use and management of medications; and combinations of therapeutic approaches to address multiple problems.

(12) Outpatient health services. Eligible costs are the direct outpatient treatment of medical conditions when provided by licensed medical professionals including:

(i) Providing an analysis or assessment of an individual's health problems and the development of a treatment plan;

(ii) Assisting individuals to understand their health needs;

(iii) Providing directly or assisting individuals to obtain and utilize appropriate medical treatment;

(iv) Preventive medical care and health maintenance services, including in-home health services and emergency medical services;

(v) Provision of appropriate medication;

(vi) Providing follow-up services; and

(vii) Preventive and non-cosmetic dental care.

(13) Outreach services. The costs of activities to engage persons for the purpose of providing immediate support and intervention, as well as identifying potential program participants, are eligible.

(i) Eligible costs include the outreach worker's transportation costs and a cell phone to be used by the individual performing the outreach.

(ii) Component activities and services consist of: initial assessment; crisis counseling; addressing urgent physical needs, such as providing meals, blankets, clothes, or toiletries; actively connecting and providing people with information and referrals to homeless and mainstream programs; and publicizing the availability of the housing and/or services provided within the geographic area covered by the Continuum of Care.

(14) Substance abuse treatment services. The costs of program participant intake and assessment, outpatient treatment, group and individual counseling, and drug testing are eligible. Inpatient detoxification and other inpatient drug or alcohol treatment are ineligible.

(15) Transportation. Eligible costs are:

(i) the costs of program participant's travel on public transportation or in a vehicle provided by the recipient or subrecipient to and from medical care, employment, child care, or other services eligible under this section.

(ii) Mileage allowance for service workers to visit program participants and to carry out housing quality inspections;

(iii) The cost of purchasing or leasing a vehicle in which staff transports program participants and/or staff serving program participants;

(iv) The cost of gas, insurance, taxes, and maintenance for the vehicle;

(v) The costs of recipient or subrecipient staff to accompany or assist program participants to utilize public transportation; and

(vi) If public transportation options are not sufficient within the area, the recipient may make a one-time payment on behalf of a program participant needing car repairs or maintenance required to operate a personal vehicle, subject to the following:

(A) Payments for car repairs or maintenance on behalf of the program participant may not exceed 10 percent of the Blue Book value of the vehicle (Blue Book refers to the guidebook that compiles and quotes prices for new and used automobiles and other vehicles of all makes, models, and types);

(B) Payments for car repairs or maintenance must be paid by the recipient or subrecipient directly to the third party that repairs or maintains the car; and

(C) The recipients or subrecipients may require program participants to share in the cost of car repairs or maintenance as a condition of receiving assistance with car repairs or maintenance.

(16) Utility deposits. This form of assistance consists of paying for utility deposits. Utility deposits must be a one-time fee, paid to utility companies.

(17) Direct provision of services. If the a service described in paragraphs (e)(1) through (e)(16) of this section is being directly delivered by the recipient or subrecipient, eligible costs for those services also include:

(i) The costs of labor or supplies, and materials incurred by the recipient or subrecipient in directly providing supportive services to program participants; and

(ii) The salary and benefit packages of the recipient and subrecipient staff who directly deliver the services.

## Appendix F

### Grantees' Proof of Publication

# Certificate of Publication

Ad #357073

In Matter of Publication of:

Public Notice

State of California)

))§

County of Ventura)

I, **Maria Rodriguez**, hereby certify that the **Ventura County Star Newspaper** has been adjudged a newspaper of general circulation by the Superior Court of California, County of Ventura within the provisions of the Government Code of the State of California, printed in the City of Camarillo, for circulation in the County of Ventura, State of California; that I am a clerk of the printer of said paper; that the annexed clipping is a true printed copy and publishing in said newspaper on the following dates to wit:

Oct. 28, 2014

I, Maria Rodriguez certify under penalty of perjury, that the foregoing is true and correct.

Dated this Oct. 28, 2014; in Camarillo, California, County of Ventura.



**Maria Rodriguez**

(Signature)

## COUNTY VENTURA CONSOLIDATED ANNUAL ACTION PLAN - FY 2015-16 AND REQUEST FOR PROPOSALS

NOTICE OF MANDATORY  
PUBLIC HEARING  
Wednesday, November 12,  
2014, 9:00 a.m.  
County Government Center,  
Administration Building  
Lower Plaza Assembly  
Room, 800 S. Victoria  
Avenue, Ventura

The County of Ventura Entitlement Area will conduct the first FY 2015-16 Consolidated Annual Action Plan Public Hearing on Wednesday, November 12. It is mandatory for potential applicants to attend the hearing in order to submit an application in December. Sign-ins and speaker cards will not be accepted after 9:15 a.m.

The public hearing will be held jointly with the cities of Fillmore, Moorpark, Ojai, Port Hueneme and Santa Paula that, along with the County unincorporated area, comprise the Entitlement Area. The purpose of the hearing is to receive input from non-profit organizations and other agencies regarding unmet needs for low-income persons and outlining potential activities to address those needs. The public hearing will begin promptly at 9:00 a.m. and end no later than 11:00 a.m. Public comment will be limited to three minutes per program.

The input received at the public hearing will be considered in preparing the County's Consolidated Annual Action Plan for FY 2015-16. The Action Plan will outline projects to be funded through three U.S. Department of Housing and Urban Development (HUD) grant programs: the Community Development Block Grant (CDBG) program, the HOME Investment Partnerships Program (HOME), and the Emergency Solutions Grant Program (ESG).

The County received \$1,500,000 in CDBG funds for the current cycle, but anticipates a reduction in allocation. CDBG funds may be utilized for affordable housing, public facilities, economic development, and public service (limited to 15% of the grant amount).

The County received \$446,000 in HOME funds for the current cycle, but anticipates a reduction in allocation. Funds may be used to increase the supply of affordable housing for low-income persons for the acquisition, new construction, reconstruction or substantial rehabilitation of housing, and tenant-based rental assistance.

The County did not receive ESG funds for the past two cycles, but expects to receive an allocation of an unknown amount which may be utilized to provide services for persons who are homeless or at risk of homelessness. Prior allocations have ranged from \$80,000 to \$150,000.

CDBG, HOME and ESG applications, instructions, program summaries and the calendar of key dates for the FY 2015-16 funding process will be available November 13, on-line at the County Executive Office's website at <http://www.ventura.org/divisions/community-development> (click on HUD Grants).

In addition, the County is accepting project proposals for current, unprogrammed funds of approximately \$500,000 for CDBG and approximately \$170,000 for HOME. Applications and instructions are available on-line at the above website. Proposals should be submitted as soon as possible.

If you require language translation, physical assistance or other assistance to attend or participate in the hearing, please contact Gia Allen at (805) 654-5027 by November 5, 2014.

10/28/14  
CNS-2680578#  
VENTURA COUNTY STAR  
Ad No.357073

# Certificate of Publication

**NOTICE OF  
PUBLIC HEARING  
VENTURA COUNTY  
ENTITLEMENT AREA  
FY 2015-16 ANNUAL  
ACTION PLAN  
DEVELOPMENT**

**MARCH 5, 2015,  
1:00 p.m.**

Lower Plaza Assembly  
Room  
Government Center,  
Hall of Administration  
800 S. Victoria Avenue,  
Ventura, CA 93009

The County of Ventura will conduct the second public hearing for development of the FY 2015-16 Annual Action Plan. This hearing will be held jointly with the cities of Fillmore, Moorpark, Ojai, Port Hueneme and Santa Paula that, along with the County unincorporated area, comprise the Entitlement Area. The purpose of this public hearing is to discuss specific recommended projects to be funded by HUD Community Development Block Grant (CDBG), Emergency Solutions Grant (ESG), and Home Investment Partnerships (HOME) funds. Attendance is mandatory for applicants with projects recommended for funding.

The County anticipates similar funding to FY 2015-16 for the Entitlement Area, across all entitlement grant programs. Funding amounts for FY 2015-16 are \$1,488,904 in CDBG funding, which may be utilized for activities for persons of low-income that fall into the categories of housing, public facilities, economic development, and public service; \$136,542 in ESG funding, which may be utilized to address the needs of homeless people in emergency or transitional shelters and to assist people to quickly regain stability in permanent housing after experiencing a housing crisis and/or homelessness; and \$427,452 in HOME funding to increase the supply of affordable housing for low-income persons.

This also serves as notice for a possible third public hearing to be conducted on March 20, 2015, at 9:00 a.m. in the same Lower Plaza Assembly. For further notification whether the third meeting will be held or additional information on the HUD funding process, please visit <http://www.ventura.org/community-development/hud-grants>.

Provisions to accommodate handicapped, hearing impaired, and non-English speaking individuals at the public hearing will be made available upon request by calling (805) 654-2251 at least 48 hours prior to the hearing.  
2/21/15  
CNS-2719514#  
VENTURA COUNTY STAR  
Ad No.362289

Ad #362289

In Matter of Publication of:

Public Notice

State of California)

))§

County of Ventura)

I, **Maria Rodriguez**, hereby certify that the **Ventura County Star Newspaper** has been adjudged a newspaper of general circulation by the Superior Court of California, County of Ventura within the provisions of the Government Code of the State of California, printed in the City of Camarillo, for circulation in the County of Ventura, State of California; that I am a clerk of the printer of said paper; that the annexed clipping is a true printed copy and publishing in said newspaper on the following dates to wit:

Feb. 21, 2015

I, Maria Rodriguez certify under penalty of perjury, that the foregoing is true and correct.

Dated this Feb. 23, 2015; in Camarillo, California, County of Ventura.



**Maria Rodriguez**  
(Signature)



# Certificate of Publication

Ad #363922

In Matter of Publication of:

Public Notice

State of California)

))§

County of Ventura)

I, Maria Rodriguez, hereby certify that the Ventura County Star Newspaper has been adjudged a newspaper of general circulation by the Superior Court of California, County of Ventura within the provisions of the Government Code of the State of California, printed in the City of Camarillo, for circulation in the County of Ventura, State of California; that I am a clerk of the printer of said paper; that the annexed clipping is a true printed copy and publishing in said newspaper on the following dates to wit:

March 27, 2015

I, Maria Rodriguez certify under penalty of perjury, that the foregoing is true and correct.

Dated this March 27, 2015; in Camarillo, California, County of Ventura.

  
**Maria Rodriguez**  
(Signature)



\*A000003717483\*

## NOTICE OF DOCUMENT AVAILABILITY AND PUBLIC HEARING VENTURA COUNTY 2015-2019 REGIONAL CONSOLIDATED PLAN, 2015 REGIONAL ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING CHOICE AND COUNTY OF VENTURA FY 2015-16 ANNUAL ACTION PLAN MAY 5, 2015, 10:30 A.M.

Board of Supervisors  
Hearing Room  
Government Center  
Hall of Administration  
800 S. Victoria Ave.,  
Ventura, CA 93009

The County of Ventura will hold the final public hearings for the draft 2015-2019 Regional Consolidated Plan (Regional CP), 2015 Regional Analysis of Impediments to Fair Housing Choice (AI), and County of Ventura FY 2015-16 Annual Action Plan (Annual Plan). The purpose of this public hearing is to receive comments and seek Board of Supervisor's approval before transmitting the Plans to the Department of Housing and Urban Development.

The draft Regional CP identifies the housing and community development needs in the region and sets forth a strategic plan for addressing the identified needs. It also satisfies the minimum statutory requirements of the CDBG, HOME, and ESG programs. The Regional CP covers the planning period of July 1, 2015, through June 30, 2020. The County of Ventura is the lead agency in the development of this Regional CP, which includes the Ventura County Entitlement Area (comprised of the unincorporated areas and the cities of Fillmore, Moorpark, Ojai, Port Hueneme, and Santa Paula), along with four other entitlement jurisdictions: the cities of Camarillo, Simi Valley, Thousand Oaks, and San Buenaventura.

The draft AI presents a demographic profile of the County of Ventura, assesses the extent of fair housing issues among specific groups, and evaluates the availability of a range of housing choices for all residents. This report also analyzes the conditions in the private market and public sector that may limit the range of housing choices or impede a person's access to housing. The AI covers the entirety of Ventura County, the cities of Camarillo, Fillmore, Moorpark, Ojai, Oxnard, Port Hueneme, Santa Paula, Simi Valley, Thousand Oaks, and San Buenaventura, and the unincorporated areas of Ventura County.

The draft Annual Plan identifies specific projects to meet those goals in the first year of the five-year period covered by the Regional CP, which addresses the unmet needs of low and moderate-income persons and persons with special needs who reside in the Ventura County Entitlement Area. The Entitlement Area

needs who reside in the Ventura County Entitlement Area. The Entitlement Area will receive about \$2,052,898 from three HUD grant programs for FY 2015-16 including the Community Development Block Grant (CDBG), Emergency Solutions Grant (ESG), and Home Investment Partnership (HOME). The HOME program will also be awarding \$282,251 from prior year allocations. Funding is proposed to be used for affordable housing (\$66,958), public service programs including programs for elderly, and homeless (\$279,802), community and economic development projects (\$1,037,624) and administration and other programmatic considerations (\$350,765).

The documents are available at the following City Halls: Fillmore, Moorpark, Ojai, Port Hueneme, and Santa Paula. They are also available at the Ventura County Executive Office and on the County Executive Office's website at: <http://www.ventura.org/community-development/hud-grants>

Provisions to accommodate handicapped, hearing impaired, and non-English speaking individuals will be made available at the public hearing upon 48-hour advance notice.

Written comments should be directed to Christy Madden, County Executive Office, County of Ventura, 800 S. Victoria Avenue, L#1940, Ventura, CA 93009, or to christy.madden@ventura.org.

For additional information on the process or documents, contact Mary Ann Guariento at 654-

Michael Powers  
Clerk of the Board of Supervisors

By: /s/ Lori Gaines  
Deputy Clerk of the Board  
3/27/15  
CNS-2732369#  
VENTURA COUNTY STAR  
Ad No. 363922

# Certificate of Publication

Ad # 364031

In Matter of Publication of:

Legal Notice

State of California)

)§

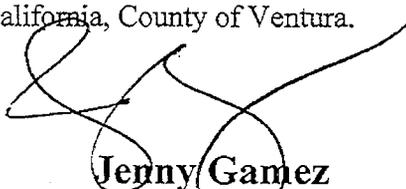
County of Ventura)

I, **Jenny Gamez**, hereby certify that the **Ventura County Star Newspaper** has been adjudged a newspaper of general circulation by the Superior Court of California, County of Ventura within the provisions of the Government Code of the State of California, printed in the City of Camarillo, for circulation in the County of Ventura, State of California; that I am a clerk of the printer of said paper; that the annexed clipping is a true printed copy and publishing in said newspaper on the following dates to wit:

March 30, 2015

I, **Jenny Gamez** certify under penalty of perjury, that the foregoing is true and correct.

Dated this March 31, 2015; in Camarillo, California, County of Ventura.

  
**Jenny Gamez**  
(Signature)

## NOTICE OF PUBLIC HEARING

In accordance with U.S. Department of Housing and Urban Development (HUD) regulations, the City of Camarillo will release the Draft Regional Analysis of Impediments (AI) to Fair Housing Choice, the Draft FY 2015-FY 2019 Regional Consolidated Plan, and the Draft City of Camarillo 2015-2016 Action Plan for a 30-day public review period beginning on April 10, 2015, and ending on May 10, 2015.

The Five-Year AI (Analysis of Impediments) document contains a community profile, a fair housing profile, and identifies housing issues and impediments to fair housing choice in the Ventura County region, with specific information on the City of Camarillo. Potential barriers to affordable housing are identified, and strategies for addressing those barriers and for affirmatively furthering fair housing are outlined. The AI is required by HUD in order to receive federal housing and Community Development Block Grant (CDBG) funding.

As required by HUD, the City is in the development stages of a new five-year Consolidated Plan for the period of FY 2015 - FY 2019, in collaboration with the cities of Simi Valley, Thousand Oaks, San Buenaventura, and the County of Ventura. The Regional Consolidated Plan outlines housing and community development goals and priorities for the region over the next five (5) years for the use of CDBG funds. This process includes a Housing and Community Development Needs Assessment.

The Draft Camarillo 2015-2016 Action Plan provides a comprehensive one-year strategy that addresses the City's use of CDBG funds to meet the goals of providing decent housing, a suitable living environment, and expanded economic opportunities for low- and moderate-income persons, consistent with the Regional Consolidated Plan. The CDBG funds will be spent during the next program year (July 1, 2015, to June 30, 2016).

The Regional AI to Fair Housing Choice, the FY 2015 - FY 2019 Regional Consolidated Plan, and the Draft Camarillo 2015-2016 Action Plan will be available for public review beginning on April 10, 2015, at the Community Development Department located at Camarillo City Hall, 601 Carmen Drive, and at the Camarillo Library located at 4101 Las Posas Road. The plan is also available on the City's website at [www.ci.camarillo.ca.us](http://www.ci.camarillo.ca.us).

The Camarillo City Council will conduct a public hearing on **Wednesday, May 13, 2015**, at 7:30 p.m., in the Council Chambers located at 601 Carmen Drive, Camarillo, to receive public comments on the Draft 2015-2016 Action Plan and to approve the final document for submission to HUD. All interested persons are encouraged to submit written comments on the draft plan on, or before, the May 10, 2015, public hearing to the Department of Community Development, 601 Carmen Drive, Camarillo, CA 93010, or to Michael B. Smith, Associate Planner (Contact information: Phone 805.388.5367 or email: [msmith@CityofCamarillo.org](mailto:msmith@CityofCamarillo.org).)

Any person interested in this matter is invited to attend and present testimony either for, or against, the above item. If you challenge the proposed action in court, you may be limited to raising only those issues that you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Council at, or prior to, the public hearing on May 13, 2015.

Published in the Camarillo Star and posted on outside bulletin board at Camarillo City Hall, 601 Carmen Drive, Camarillo, California.  
Publish: March 30, 2015 Ad No. 364031

# Certificate of Publication

Ad #364892

In Matter of Publication of:

Public Notice

State of California)

)§

County of Ventura)

I, **Maria Rodriguez**, hereby certify that the **Ventura County Star Newspaper** has been adjudged a newspaper of general circulation by the Superior Court of California, County of Ventura within the provisions of the Government Code of the State of California, printed in the City of Camarillo, for circulation in the County of Ventura, State of California; that I am a clerk of the printer of said paper; that the annexed clipping is a true printed copy and publishing in said newspaper on the following dates to wit:

April 24, 2015

I, **Maria Rodriguez** certify under penalty of perjury, that the foregoing is true and correct.

Dated this April 24, 2015; in Camarillo, California, County of Ventura.



**Maria Rodriguez**  
(Signature)

**NOTICE OF PUBLIC HEARING**  
**BY THE CITY COUNCIL OF THE CITY OF**  
**SIMI VALLEY TO SOLICIT COMMENTS ON**  
**THE DRAFT FY 2015-19 REGIONAL**  
**CONSOLIDATED PLAN AND TO**  
**AUTHORIZE ITS SUBMISSION TO THE**  
**U.S. DEPARTMENT OF HOUSING AND**  
**URBAN DEVELOPMENT**

NOTICE IS HEREBY GIVEN that pursuant to 24 CFR Part 91, et al., a Public Hearing will be held by the City Council of the City of Simi Valley to solicit comments on the Draft FY 2015-19 Regional Consolidated Plan (Regional CP).

This Regional CP covers the Ventura Urban County Entitlement Area, along with four entitlement jurisdictions: the cities of Camarillo, Simi Valley, Thousand Oaks, and San Buenaventura. For FY 2015-19, the Regional CP serves as the official application to HUD for Community Development Block Grant (CDBG), HOME Investment Partnership Act (HOME), and Emergency Solutions Grant (ESG) funds for the Urban County and participating jurisdictions of Ventura County. The Regional CP identifies the housing and community development needs in the region and sets forth a strategic plan for addressing the identified needs. It also satisfies the minimum statutory requirements for the CDBG, HOME, and ESG programs. The Regional CP covers the planning period of July 1, 2015, through June 30, 2020. The County of Ventura is the lead agency in the development of this Regional CP.

Copies of the staff report will be available for public review after 12:00 noon on Friday, May 1, 2015, at [www.simivalley.org/CityCouncilMeetings](http://www.simivalley.org/CityCouncilMeetings); at the City Clerk's Office, 2929 Tapo Canyon Road, Simi Valley; and at the Public Library, 2969 Tapo Canyon Road, Simi Valley. Questions may be referred to the Department of Environmental Services, Attention: Julia Ramirez, Senior Management Analyst, 2929 Tapo Canyon Road, Simi Valley, CA 93063; telephone (805) 583-6728 or at [jramirez@simivalley.org](mailto:jramirez@simivalley.org). Please refer to the Draft FY 2015-19 Regional Consolidated Plan.

The Public Hearing will be held in the City Council Chamber, 2929 Tapo Canyon Road, Simi Valley, California on Monday, May 4, 2015, at 6:30 p.m. or as soon thereafter as the matter may be heard. At that time, any interested person is welcome to attend and be heard on this matter.

Dated this 24th day of April 2015  
s/Ky Spangler  
Deputy Director/City Clerk  
Legal Ad. No. 7443  
P.O. No. 48-194  
Account No. 16240  
Publish: April 24, 2015 Ad No. 364892

# Certificate of Publication

2015 MAY -1 PM 4: 50

CITY CLERK DEPARTMENT  
CITY OF THOUSAND OAKS

Ad #364911

In Matter of Publication of:

Public Notice

State of California)

))§

County of Ventura)

I, **Maria Rodriguez**, hereby certify that the **Ventura County Star Newspaper** has been adjudged a newspaper of general circulation by the Superior Court of California, County of Ventura within the provisions of the Government Code of the State of California, printed in the City of Camarillo, for circulation in the County of Ventura, State of California; that I am a clerk of the printer of said paper; that the annexed clipping is a true printed copy and publishing in said newspaper on the following dates to wit:

April 28, 2015

I, Maria Rodriguez certify under penalty of perjury, that the foregoing is true and correct.

Dated this April 28, 2015; in Camarillo, California, County of Ventura.

**Maria Rodriguez**  
(Signature)

## NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a Public Hearing, as provided by law, will be held by the City Council of the City of Thousand Oaks, to consider and decide the following matters:

Approve City's draft FY 2015-16 Action Plan for the U.S. Department of Housing and Urban Development (HUD). The City is proposing to spend \$574,017 in federal Community Development Block Grant (CDBG) funds for community development, program administration and social services activities that primarily benefit lower-income persons, from July 1, 2015 through June 30, 2016;

Approve Regional (including Thousand Oaks) Consolidated Plan, describing housing and services needs for lower-income persons, for the U.S. Department of Housing and Urban Development;

Approve 2015-19 Ventura County Regional (including Thousand Oaks) Analysis of Impediments to Fair Housing Choice for the U.S. Dept. of Housing and Urban Development;

Adopt a resolution establishing a revised Citizen Participation Plan for the U.S. Department of Housing and Urban Development and rescinding existing resolution 2010-085;

Allocate \$103,287 from City's Social Services Endowment Fund (SSEF) for public and social services grants effective July 1, 2015 through June 30, 2016 to leverage \$83,593 in CDBG funds for a total public and social services grant budget of \$186,880; and

Authorize City Manager to adjust the FY 2015-16 CDBG budget if HUD revises the City's entitlement grant, currently \$574,017.

This Public Hearing is scheduled to be heard at the City Council meeting, Tuesday, May 12, 2015 at 6:00 p.m., in the City Council Chambers/Scherr Forum Theatre, City Hall, 2100 Thousand Oaks Boulevard, Thousand Oaks, California 91362. Any person is privileged to attend and be heard on these matters. If you challenge the decision of the City Council on these matters in court, you may be limited to raising those issues you or someone else raised at the Public Hearing described in this notice, or in written correspondence delivered to the City Council at, or prior to, this public hearing. Inquiries concerning this Public Hearing may be directed to: Community Development Department, (805) 449-2331. In compliance with the Americans with Disabilities Act (ADA), if you need special assistance to attend this hearing, please call (805) 449-2331 at least 48 hours in advance to make your request.

DATED THIS 14th day of April, 2015  
Signed: Linda D. Lawrence, City Clerk  
PUBLISH: April 28, 2015 Ad No.364911

# Certificate of Publication

Ad #364469

In Matter of Publication of:

Public Notice

State of California)

))§

County of Ventura)

I, **Maria Rodriguez**, hereby certify that the **Ventura County Star Newspaper** has been adjudged a newspaper of general circulation by the Superior Court of California, County of Ventura within the provisions of the Government Code of the State of California, printed in the City of Camarillo, for circulation in the County of Ventura, State of California; that I am a clerk of the printer of said paper; that the annexed clipping is a true printed copy and publishing in said newspaper on the following dates to wit:

April 10, 2015

I, Maria Rodriguez certify under penalty of perjury, that the foregoing is true and correct.

Dated this Feb. 10, 2015; in Camarillo, California, County of Ventura.



**Maria Rodriguez**  
(Signature)

## NOTICE OF PUBLIC COMMENT PERIOD AND PUBLIC HEARING

### RELEASE OF 2015 - 2019 REGIONAL CONSOLIDATED PLAN, REGIONAL ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING CHOICE, AND FY 2015 - FY 2016 ANNUAL ACTION PLAN

In accordance with the U.S. Department of Housing and Urban Development (HUD) regulations, the City of Ventura will release the Draft 2015 - 2019 Regional Consolidated Plan, the Draft Regional Analysis of Impediments (AI) to Fair Housing Choice, and the Draft 2015-2016 Action Plan for a 30 day public review period beginning on April 10, 2015, and ending on May 11, 2015.

#### Five-Year Regional Consolidated Plan (2015 - 2019)

As required by HUD, the City is in the development stages of a new five-year Consolidated Plan for the planning period of July 1, 2015 through June 30, 2020. Ventura collaborated with the cities of Camarillo, Simi Valley, Thousand Oaks, and the County of Ventura in preparation of the Regional Consolidated Plan, which outlines housing and community development goals and priorities for the region. These goals and priorities will guide the use of the City of Ventura's Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds for the next five (5) years. This process includes a Housing and Community Development Needs Assessment. Contained within the Consolidated Plan is a request for re-certification of Ventura's Westside Neighborhood Revitalization Strategy Area (NRSA).

#### Regional Analysis of Impediments to Fair Housing Choice (Analysis of Impediments)

The Analysis of Impediments (AI) document contains a community profile, a fair housing profile, and identifies housing issues and impediments to fair housing choice in the Ventura County region, with specific information on the City of Ventura. Potential barriers to affordable housing are identified, and strategies for addressing those barriers and for affirmatively furthering fair housing are outlined. The AI is required by HUD in order to receive federal CDBG and HOME funding.

#### City of Ventura Annual Action Plan (2015 - 2016)

The Annual Action Plan provides a comprehensive one-year strategy that addresses the City of Ventura's use of CDBG and HOME funds in meeting the goals of providing decent housing, a suitable living environment, and expanded economic opportunities for low- and moderate-income persons, consistent with the Regional Consolidated Plan. The Action Plan covers the upcoming program year beginning July 1, 2015 through June 30, 2016.

#### Public Review/Comment Period (April 10, 2015 - May 11, 2015)

The draft Analysis of Impediments, 2015 - 2019 Regional Consolidated Plan, and 2015-2016 Action Plan will be available for public review for a 30-day public comment period from April 10, 2015 through May 11, 2015. Documents will be available during this 30-day period in the Community Development Department at Ventura City Hall, Room 133, 501 Poli Street and on the City's website at [www.cityofventura.net/CDBG](http://www.cityofventura.net/CDBG). Comments must be submitted in writing no later than 5:00 p.m. on May 11, 2015 to the Community Development Department, Ventura City Hall - Room 133, 501 Poli Street, Ventura CA 93001, ATTN: Jennie Buckingham.

#### Public Hearing - Regional Consolidated Plan, Regional Analysis of Impediments, and City of Ventura 2015-2016 Action Plan (May 11, 2015)

On Monday, May 11, 2015, Ventura City Council will conduct a public hearing for the purpose of receiving public comments and adopting the 2015-2016 Action Plan, Regional Consolidated Plan, and Regional Analysis of Impediments. Once approved by City Council, the final documents will be submitted to HUD. All interested persons may submit written comments on the documents on or before the public hearing, and/or attend and present testimony either for, or against, the above item at the public hearing. If you challenge the proposed action in court, you may be limited to raising only those issues that you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Council at, or prior to, the public hearing on May 11, 2015. The public hearing will be held May 11, 2015 at 6:00 in Council Chambers located on the 2nd floor of Ventura City Hall, 501 Poli Street, Ventura CA 93001.

For questions related to these matters, please contact Andrea Palmer, Associate Planner, at 805.654.7735 or [apalmer@cityofventura.net](mailto:apalmer@cityofventura.net).  
Publish: April 10, 2015 Ad No. 364469

**Grantee SF-424's and Certification(s)**

# Grantee SF-424's and Certification(s)

OMB Number: 4040-0004  
 Expiration Date: 8/31/2016

<b>Application for Federal Assistance SF-424</b>			
* 1. Type of Submission: <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	* 2. Type of Application: <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation <input type="checkbox"/> Revision	* If Revision, select appropriate letter(s): <input style="width: 100%;" type="text"/> * Other (Specify): <input style="width: 100%;" type="text"/>	
* 3. Date Received: <input style="width: 100%;" type="text"/>	4. Applicant Identifier: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="B-15-UC-06-0507"/>		
5a. Federal Entity Identifier: <input style="width: 100%;" type="text"/>		5b. Federal Award Identifier: <input style="width: 100%;" type="text"/>	
<b>State Use Only:</b>			
6. Date Received by State: <input style="width: 100%;" type="text"/>		7. State Application Identifier: <input style="width: 100%;" type="text"/>	
<b>8. APPLICANT INFORMATION:</b>			
* a. Legal Name: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="County of Ventura"/>			
* b. Employer/Taxpayer Identification Number (EIN/TIN): <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="95-6000944"/>		* c. Organizational DUNS: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="0666911220000"/>	
<b>d. Address:</b>			
* Street1:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Hall of Administration"/>		
Street2:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="800 S. Victoria Avenue, L#1940"/>		
* City:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Ventura"/>		
County/Parish:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Ventura"/>		
* State:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="CA: California"/>		
Province:	<input style="width: 100%; border-bottom: 1px solid black;" type="text"/>		
* Country:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="USA: UNITED STATES"/>		
* Zip / Postal Code:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="93009-0001"/>		
<b>e. Organizational Unit:</b>			
Department Name: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="County Executive Office"/>		Division Name: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Regional Development Division"/>	
<b>f. Name and contact information of person to be contacted on matters involving this application:</b>			
Prefix:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Ms."/>	* First Name:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Christy"/>
Middle Name:	<input style="width: 100%; border-bottom: 1px solid black;" type="text"/>		
* Last Name:	<input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Madden"/>		
Suffix:	<input style="width: 100%; border-bottom: 1px solid black;" type="text"/>		
Title: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Senior Deputy Executive Officer"/>			
Organizational Affiliation: <input style="width: 100%; border-bottom: 1px solid black;" type="text"/>			
* Telephone Number: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="805-654-2679"/>		Fax Number: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="805-654-5106"/>	
* Email: <input style="width: 100%; border-bottom: 1px solid black;" type="text" value="Christy.Madden@ventura.org"/>			

**Application for Federal Assistance SF-424**

**\* 9. Type of Applicant 1: Select Applicant Type:**

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

**\* 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

**11. Catalog of Federal Domestic Assistance Number:**

14.218

CFDA Title:  
Community Development Block Grants/Entitlement Grants

**\* 12. Funding Opportunity Number:**

\* Title:

**13. Competition Identification Number:**

Title:

**14. Areas Affected by Project (Cities, Counties, States, etc.):**

**\* 15. Descriptive Title of Applicant's Project:**

Ventura County FY 2015-16 Annual Action Plan-Community Development Block Grant Program, benefiting the cities of Fillmore, Moorpark, Ojai, Santa Paula, and Port Hueneme, and the County unincorporated areas.

Attach supporting documents as specified in agency instructions.

**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.

Add Attachment

Delete Attachment

View Attachment

**17. Proposed Project:**

\* a. Start Date:

\* b. End Date:

**18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="1,488,904.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="1,488,904.00"/>

**\* 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

Add Attachment

Delete Attachment

View Attachment

**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 218, 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:

Application for Federal Assistance SF-424		
<b>* 1. Type of Submission:</b> <input type="checkbox"/> Preapplication <input checked="" type="checkbox"/> Application <input type="checkbox"/> Changed/Corrected Application	<b>* 2. Type of Application:</b> <input type="checkbox"/> New <input checked="" type="checkbox"/> Continuation <input type="checkbox"/> Revision	<b>* If Revision, select appropriate letter(s):</b> <input type="text"/> <b>* Other (Specify):</b> <input type="text"/>
<b>* 3. Date Received:</b> <input type="text"/>	<b>4. Applicant Identifier:</b> E-15-UC-06-0507	
<b>5a. Federal Entity Identifier:</b> <input type="text"/>	<b>5b. Federal Award Identifier:</b> <input type="text"/>	
<b>State Use Only:</b>		
<b>6. Date Received by State:</b> <input type="text"/>	<b>7. State Application Identifier:</b> <input type="text"/>	
<b>8. APPLICANT INFORMATION:</b>		
<b>* a. Legal Name:</b> County of Ventura		
<b>* b. Employer/Taxpayer Identification Number (EIN/TIN):</b> 95-6000944	<b>* c. Organizational DUNS:</b> 0666911220000	
<b>d. Address:</b>		
<b>* Street1:</b> Hall of Administration	<input type="text"/>	
<b>Street2:</b> 800 S. Victoria Avenue, L#1940	<input type="text"/>	
<b>* City:</b> Ventura	<input type="text"/>	
<b>County/Parish:</b> Ventura	<input type="text"/>	
<b>* State:</b> CA: California	<input type="text"/>	
<b>Province:</b>	<input type="text"/>	
<b>* Country:</b> USA: UNITED STATES	<input type="text"/>	
<b>* Zip / Postal Code:</b> 93009-0001	<input type="text"/>	
<b>e. Organizational Unit:</b>		
<b>Department Name:</b> County Executive Office	<b>Division Name:</b> Regional Development Division	
<b>f. Name and contact information of person to be contacted on matters involving this application:</b>		
<b>Prefix:</b> Ms.	<b>* First Name:</b> Christy	
<b>Middle Name:</b>	<input type="text"/>	
<b>* Last Name:</b> Madden	<input type="text"/>	
<b>Suffix:</b>	<input type="text"/>	
<b>Title:</b> Senior Deputy Executive Officer	<input type="text"/>	
<b>Organizational Affiliation:</b> <input type="text"/>		
<b>* Telephone Number:</b> 805-654-2679	<b>Fax Number:</b> 805-654-5106	
<b>* Email:</b> Christy.Madden@ventura.org		

**Application for Federal Assistance SF-424**

**\* 9. Type of Applicant 1: Select Applicant Type:**

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

**\* 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

**11. Catalog of Federal Domestic Assistance Number:**

14.231

CFDA Title:

Emergency Solutions Grant Program

**\* 12. Funding Opportunity Number:**

\* Title:

**13. Competition Identification Number:**

Title:

**14. Areas Affected by Project (Cities, Counties, States, etc.):**

Add Attachment

Delete Attachment

View Attachment

**\* 15. Descriptive Title of Applicant's Project:**

Ventura County FY 2015-16 Annual Action Plan-Emergency Solutions Grant Program, benefiting the cities of Fillmore, Moorpark, Ojai, Santa Paula, and Port Hueneme, and the County unincorporated areas.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

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.

Add Attachment

Delete Attachment

View Attachment

**17. Proposed Project:**

\* a. Start Date:

\* b. End Date:

**18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="136,542.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="136,542.00"/>

**\* 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

Add Attachment

Delete Attachment

View Attachment

**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 218, 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:

**Application for Federal Assistance SF-424**

\* 1. Type of Submission:

- Preapplication  
 Application  
 Changed/Corrected Application

\* 2. Type of Application:

- New  
 Continuation  
 Revision

\* If Revision, select appropriate letter(s):

\* Other (Specify):

\* 3. Date Received:

4. Applicant Identifier:

M-15-UC-06-0540

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

**State Use Only:**

6. Date Received by State:

7. State Application Identifier:

**8. APPLICANT INFORMATION:**

\* a. Legal Name:

County of Ventura

\* b. Employer/Taxpayer Identification Number (EIN/TIN):

95-6000944

\* c. Organizational DUNS:

0666911220000

**d. Address:**

\* Street1:

Hall of Administration

Street2:

800 S. Victoria Avenue, L#1940

\* City:

Ventura

County/Parish:

Ventura

\* State:

CA: California

Province:

\* Country:

USA: UNITED STATES

\* Zip / Postal Code:

93009-0001

**e. Organizational Unit:**

Department Name:

County Executive Office

Division Name:

Regional Development Division

**f. Name and contact information of person to be contacted on matters involving this application:**

Prefix:

Ms.

\* First Name:

Christy

Middle Name:

\* Last Name:

Madden

Suffix:

Title:

Senior Deputy Executive Officer

Organizational Affiliation:

\* Telephone Number:

805-654-2679

Fax Number:

805-654-5106

\* Email:

Christy.Madden@ventura.org

**Application for Federal Assistance SF-424**

**\* 9. Type of Applicant 1: Select Applicant Type:**

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

**\* 10. Name of Federal Agency:**

U.S. Department of Housing and Urban Development

**11. Catalog of Federal Domestic Assistance Number:**

14.239

CFDA Title:

HOME Investment Partnerships Program

**\* 12. Funding Opportunity Number:**

\* Title:

**13. Competition Identification Number:**

Title:

**14. Areas Affected by Project (Cities, Counties, States, etc.):**

Add Attachment

Delete Attachment

View Attachment

**\* 15. Descriptive Title of Applicant's Project:**

Ventura County FY 2015-16 Annual Action Plan-HOME Investment Partnership Program, benefiting the cities of Fillmore, Moorpark, Ojai, Santa Paula, and Port Hueneme, and the County unincorporated areas.

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

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.

Add Attachment

Delete Attachment

View Attachment

**17. Proposed Project:**

\* a. Start Date:

\* b. End Date:

**18. Estimated Funding (\$):**

* a. Federal	<input type="text" value="427,452.00"/>
* b. Applicant	<input type="text" value="0.00"/>
* c. State	<input type="text" value="0.00"/>
* d. Local	<input type="text" value="0.00"/>
* e. Other	<input type="text" value="0.00"/>
* f. Program Income	<input type="text" value="0.00"/>
* g. TOTAL	<input type="text" value="427,452.00"/>

**\* 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

Add Attachment

Delete Attachment

View Attachment

**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 218, 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, which means it will conduct an analysis of impediments to fair housing choice within the jurisdiction, take appropriate actions to overcome the effects of any impediments identified through that analysis, and maintain records reflecting that analysis and actions in this regard.

**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, and implementing regulations at 49 CFR 24; and it has in effect and is following a residential anti-displacement and relocation assistance plan required under section 104(d) of the Housing and Community Development Act of 1974, as amended, in connection with any activity assisted with funding under the CDBG or HOME programs.

**Drug Free Workplace** -- It will or will continue to provide a drug-free workplace by:

1. Publishing a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the grantee's workplace and specifying the actions that will be taken against employees for violation of such prohibition;
2. Establishing an ongoing drug-free awareness program to inform employees about -
  - (a) The dangers of drug abuse in the workplace;
  - (b) The grantee's policy of maintaining a drug-free workplace;
  - (c) Any available drug counseling, rehabilitation, and employee assistance programs; and
  - (d) The penalties that may be imposed upon employees for drug abuse violations occurring in the workplace;
3. Making it a requirement that each employee to be engaged in the performance of the grant be given a copy of the statement required by paragraph 1;
4. Notifying the employee in the statement required by paragraph 1 that, as a condition of employment under the grant, the employee will -
  - (a) Abide by the terms of the statement; and
  - (b) Notify the employer in writing of his or her conviction for a violation of a criminal drug statute occurring in the workplace no later than five calendar days after such conviction;
5. Notifying the agency in writing, within ten calendar days after receiving notice under subparagraph 4(b) from an employee or otherwise receiving actual notice of such conviction. Employers of convicted employees must provide notice, including position title, to every grant officer or other designee on whose grant activity the convicted employee was working, unless the Federal agency has designated a central point for the receipt of such notices. Notice shall include the identification number(s) of each affected grant;

6. Taking one of the following actions, within 30 calendar days of receiving notice under subparagraph 4(b), with respect to any employee who is so convicted -
  - (a) Taking appropriate personnel action against such an employee, up to and including termination, consistent with the requirements of the Rehabilitation Act of 1973, as amended; or
  - (b) Requiring such employee to participate satisfactorily in a drug abuse assistance or rehabilitation program approved for such purposes by a Federal, State, or local health, law enforcement, or other appropriate agency;
7. Making a good faith effort to continue to maintain a drug-free workplace through implementation of paragraphs 1, 2, 3, 4, 5 and 6.

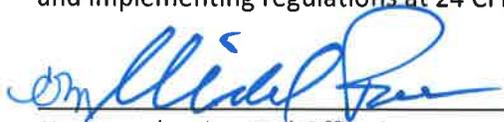
**Anti-Lobbying** -- To the best of the jurisdiction's knowledge and belief:

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 CDBG, HOME, ESG, and HOPWA funds are consistent with the strategic plan.

**Section 3** -- It will comply with section 3 of the Housing and Urban Development Act of 1968, and implementing regulations at 24 CFR Part 135.

  
\_\_\_\_\_  
Signature/Authorized Official

05/05/15  
Date

Michael Powers, County Executive Officer

## Specific CDBG 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 housing and community development plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that provide decent housing, expand economic opportunities primarily for persons of low and moderate income. (See CFR 24 570.2 and CFR 24 part 570)

**Following a Plan** -- It is following a current consolidated plan (or Comprehensive Housing Affordability Strategy) 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 certifies that 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 activities which the grantee certifies are designed to meet other community development needs having a 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;
2. **Overall Benefit.** The aggregate use of CDBG funds including section 108 guaranteed loans during program year(s) 2014-15 (a period specified by the grantee consisting 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.

The jurisdiction will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108, unless CDBG funds are used to pay the proportion of fee or assessment attributable to the capital costs of public improvements financed from other revenue sources. In this case, an assessment or charge may be made against the property with respect to the public improvements financed by a source other

than CDBG funds. Also, 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 USC 2000d), the Fair Housing Act (42 USC 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/Authorized Official

05/05/15  
Date

Michael Powers, County Executive Officer

**OPTIONAL CERTIFICATION  
CDBG**

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 a 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 a 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/Authorized Official

05/05/15

Date

Michael Powers, County Executive Officer

### Specific HOME Certifications

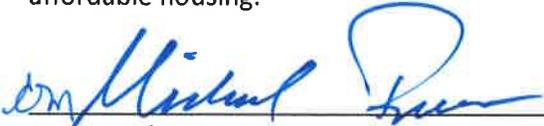
The HOME participating jurisdiction certifies that:

**Tenant Based Rental Assistance** - If the participating jurisdiction intends to provide tenant-based rental assistance:

The use of HOME funds for tenant-based rental assistance is an essential element of the participating jurisdiction's consolidated plan for expanding the supply, affordability, and availability of decent, safe, sanitary, and affordable housing.

**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.

**Appropriate Financial Assistance** - 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.

  
\_\_\_\_\_  
Signature/Authorized Official

05/05/15  
Date

Michael Powers, County Executive Officer

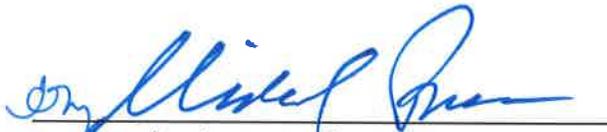
### HOPWA Certifications

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 plan:

1. For at least 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility,
2. For at least 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

  
\_\_\_\_\_  
Signature/Authorized Official

05/05/15  
Date

Michael Powers, County Executive Officer

## APPENDIX TO CERTIFICATIONS

### INSTRUCTIONS CONCERNING LOBBYING AND DRUG-FREE WORKPLACE REQUIREMENTS:

#### A. 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.

#### B. Drug-Free Workplace Certification

1. By signing and/or submitting this application or grant agreement, the grantee is providing the certification.
2. The certification is a material representation of fact upon which reliance is placed when the agency awards the grant. If it is later determined that the grantee knowingly rendered a false certification, or otherwise violates the requirements of the Drug-Free Workplace Act, HUD, in addition to any other remedies available to the Federal Government, may take action authorized under the Drug-Free Workplace Act.
3. Workplaces under grants, for grantees other than individuals, need not be identified on the certification. If known, they may be identified in the grant application. If the grantee does not identify the workplaces at the time of application, or upon award, if there is no application, the grantee must keep the identity of the workplace(s) on file in its office and make the information available for Federal inspection. Failure to identify all known workplaces constitutes a violation of the grantee's drug-free workplace requirements.
4. Workplace identifications must include the actual address of buildings (or parts of buildings) or other sites where work under the grant takes place. Categorical descriptions may be used (e.g., all vehicles of a mass transit authority or State highway department while in operation, State employees in each local unemployment office, performers in concert halls or radio stations).
5. If the workplace identified to the agency changes during the performance of the grant, the grantee shall inform the agency of the change(s), if it previously identified the workplaces in question (see paragraph three).
6. The grantee may insert in the space provided below the site(s) for the performance of work done in connection with the specific grant:



## Appendix - Alternate/Local Data Sources

1	<b>Data Source Name</b> HUD FMR and HOME Rents 2014
	List the name of the organization or individual who originated the data set. HUD
	Provide a brief summary of the data set. Fair Market Rent
	What was the purpose for developing this data set? Housing affordability
	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population? Ventura County
	What time period (provide the year, and optionally month, or month and day) is covered by this data set? 2014
	What is the status of the data set (complete, in progress, or planned)? Complete
2	<b>Data Source Name</b> American Community Survey and Realtytrac.com
	List the name of the organization or individual who originated the data set.
	Provide a brief summary of the data set.
	What was the purpose for developing this data set?
	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?
	What time period (provide the year, and optionally month, or month and day) is covered by this data set?
	What is the status of the data set (complete, in progress, or planned)?

3	<b>Data Source Name</b> 2007-2011 ACS
	List the name of the organization or individual who originated the data set.
	Provide a brief summary of the data set.
	What was the purpose for developing this data set?
	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?
	What time period (provide the year, and optionally month, or month and day) is covered by this data set?
	What is the status of the data set (complete, in progress, or planned)?