
City of Visalia





2013-14 Consolidated Annual Performance and Evaluation Report (CAPER)

Final Submitted to HUD September 19,
2014






4th Year Consolidated Annual Performance and Evaluation Report (CAPER) (2013-14 Program Year)





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CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

This CAPER assesses the City's fourth year of progress for the 2010/11-2014/15 Consolidated Plan, in completing activities identified in the 2013-14 (July 1, 2013 through June 30, 2014) Action Plan and amendments. Accomplishments relate to the use of both Community Development Block Grant (CDBG) and HOME Investment Partnership funding. The Programs are administered and overseen by the Community Development Department (CDD), in cooperation with other City departments. This is the first EConPlan CAPER report under HUD's new format. The focus for 2013-2014 was to continue working efficiently, addressing the highest priorities and focusing on improving neighborhoods, homeownership, public and park improvements and services for the homeless, maximizing every dollar invested, with the following core projects and programs: Foreclosure Acquisition Program II- HOME funded Neighborhood Stabilization Program (Foreclosure Acquisition- NSP), West Acequia Parking Structure - Section 108 Loan Payment-CDBG, Oval Park Transportation Safety Improvements-CDBG, Code Enforcement and Substandard Housing Prevention-CDBG, Park and Recreation Improvements-CDBG, ADA compliance-CDBG and Continuum of Care-CDBG, Voucher Program-CDBG.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals.

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected - Strategic Plan	Actual - Strategic Plan	Percent Complete	Expected - Program Year	Actual - Program Year	Percent Complete
CHDO Affordable Rental Development										
CHDO Foreclosure Acquis/Rehab/Resell		HOME: \$207834	Homeowner Housing Rehabilitated	Household Housing Unit		0		2	0	0.00%

Commitment to long-term economic growth	CDBG: \$507819	Other					0			2	2	100.00%
Down Payment Assistance homeownership	HOME: \$196965	Direct Financial Assistance to Homebuyers					0			6	0	0.00%
Foreclosure Acq/Rehab/Resell opportunities	HOME: \$200000	Homeowner Housing Rehabilitated					0			2	3	150.00%
Homeless Support Facilities	CDBG: \$15000	Public service activities other than Low/Moderate Income Housing Benefit					11				0	
Homeless Support Facilities	CDBG: \$15000	Homeless Person Overnight Shelter					0				0	
Homeless Support Facilities	CDBG: \$15000	Housing for Homeless added					0			5	11	220.00%
Homeless Support Facilities	CDBG: \$15000	Other					0			1	0	0.00%
Housing Counseling												
Increase Accessibility	CDBG: \$100000	Other					0			1	0	0.00%
Loan Recapture Program												
Maintain quality of existing units												

Neighborhood Preservation	CDBG: \$95000	Housing Code Enforcement/Foreclosed Property Care	Household Housing Unit	0	200	367	183.50%
Oval Area Lighting Improvements							
Overall Program Administration	CDBG: \$214396 / HOME: \$33867	Other	Other	0	1	1	100.00%
Public Improvements (Ice House)							
Public Improvements to Oval Park	CDBG: \$154766	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	26723	1	1	100.00%
Public Improvements to Recreation Park							
Public Improvements within Neighborhood Parks							
Rehabilitation of existing mobilehome units							

Rehabilitation of existing owner-occupied units	CDBG: \$80000	Homeowner Housing Rehabilitated	Household Housing Unit	0		4	0	0.00%
Support homeless service providers (CoC)	CDBG: \$5000	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	570			570	
Support homeless service providers (CoC)	CDBG: \$5000	Homeless Person Overnight Shelter	Persons Assisted	91			91	
Support homeless service providers (CoC)	CDBG: \$5000	Other	Other	0		1	1	100.00%

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

City of Visalia

425 East Oak Avenue, Ste. 301, Visalia, CA 93291



Office of the Mayor

Tel: (559) 713-4512 Fax: (559) 713-4500

May 19, 2014

SENT VIA EMAIL

Steve A. Nielsen
Mayor

Name
Organization

E. Herman Gubler
7 de Mayo

Re: Visalia Homeless Summit

Gregory F. Collins
Councilmember

Bob Latta
Councilmember

Amy Shaskan
Councilmember

On behalf of the City Council, I want to thank you for taking the time to attend the May 15 Summit on Homelessness. We are very pleased that so many in this community understand that too many of our Visalia residents are coping with homelessness, and that by working together, we can make a difference in their lives, and in our community.

I applaud the efforts of the Housing and Service Provider and Faith-Based Network to continue their efforts and bring resource together to help accomplish long-term goals to assist our homeless. I urge those involved in the development of a Homeless Court to continue the discussion and work together to find a way to implement a program that serves the community while providing opportunities to homeless persons to break the repetitive criminal citation cycle.

For those of you who may wish to be a part of and work with the Housing and Service Provider Network, please contact Mary Alice Escarrega with Community Service and Employment Training (CSET) at mary.escarrega@cdstnet.org or Cathy Meader with Family Services of Tulare County at cathy.meader@fbc.net. The Network meets quarterly and the next one is scheduled for June 11.

Members of the Faith-Based Community are encouraged to contact Jason LeFaire with First Assembly of God Church at jason@lafg.com. The initial small group that has met twice has determined a desired family focus in faith-based efforts and welcomes the participation of any organization that wishes to lend their voices and resource to this effort.

I thank you for your time, your commitment and your participation – together, we will make a difference in the lives of the individuals and families experiencing homelessness in our community.

Sincerely,

Steve Nielsen, Mayor, City of Visalia

CAPER

Table 1: Objective and Goal				
Objective	Goal	Units	Unit Type	
Affordable Housing	Provide decent affordable housing by promoting homeownership opportunities for low-and-moderate-income households.	10	4	NSP Homes HHH NSP Homes
	Provide decent affordable housing by sustaining neighborhoods	2	completed after 6/30	Reporting next year's CAPER
	Increase availability of affordable owner-occupied housing through acquisition	2	3	2 FTHB participants FATH
	Provide decent affordable rental housing opportunities, partnering with local non-profit agencies	20	0	AND 2 underway Commitment of Funds only 2013-14
	Maintain and preserve quality housing by addressing substandard housing.	200	367	Closed Cases
Suitable Living environment through neighborhood preservation	Provide education services to low income families	100	86	Callis referrals
	Increase accessibility to support facilities to and chronic homelessness.	2	11	SE calls/135 referrals Voucher Program
Homelessness Suitable living environment by supporting special needs programs and facilities			34	Point in Time Survey for the 2013-14 year
			1	Section 138 bmt
Economic and Community Development Create economic development opportunities and community development opportunities needs services	Demonstrate a commitment to long term economic growth by promoting the expansion of existing jobs and job retention.	1		
			1	Underway
Suitable living environment through public & part improvements	Improve quality/increase availability of neighborhood facilities/bars for low income persons	1		Football Court Project Solar/road design only
	Improve accessibility	3	design work	ADA Walkway Ice House ADA project

2013-14 Objectives and Goals Table

Table 10: HUD Program Goal Achievement				
Program Unit / Services Goal	Unit Goal	Unit Completed	Type of Unit	% of Goal
CDBG - Neighborhood Stabilization Program (NSP)	2	4	Homes (units)	200%
CDBG - Neighborhood Stabilization Program (NSP) - Habitat for Humanity	4	4	Homes (units)	100%
HOME - Foreclosure Acquisition Program II (FAP II)	3	3	Units	100%
CSET - FTHB Program	8	2	Homes (units)	25%
Continuum of Care Program Admin	1	1	Project	100%
Continuum of Care PIT Survey	300	341	People Assisted	114%
Voucher Program (Homeless Assistance)	5	11	People Assisted	220%
Fair Housing Hotline	100	85	Calls	85%
Code Enforcement-Target Areas	200	367	Closed Cases	184%
CSET - Housing Counseling for Foreclosure Acquisition Program II	3	3	Counseling homebuyers	100%
Self Help Enterprise - Housing Counseling for NSP Program	6	8	Counseling homebuyers	133%
ADA Compliance curb cuts, sidewalks, truncated domes and design	1	1	Curb cuts/ramps/walkways	design work 100%
Ice House ADA project	1	underway	Improvements	design work 25%
Recreation Park Improvements	2	underway	Improvements	design work 100%

2013-14 Program Goal Achievements table

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

For the program year 2013-14, the City began working with a non-profit to develop a 42 unit multi family affordable housing project, and acquired, rehabilitated and resold three (3) foreclosed single-family dwellings. Visalia also continued with its long term economic development commitment for the West Acequia Parking Structure-by making the two Section 108 loan payments (interest and principle) and also provided public service funding for eleven (11) vouchers to Family Services through the Shelter Plus Voucher Program. Visalia's Mayor held a "Homeless

Summit" inviting all service and housing providers and Faith Based Organizations to attend and discuss the results of the Point in Time Survey results, and encourage networking. The outcome was the creation of housing/service provider and faith based organization subgroups that have increased networking and partnerships and education. The subgroup committees identified the top three needs to assist our homeless population and established goals for those top three needs as it related to the 10-year Homeless Plan.

The City's goal is to continue addressing the priority needs and specific objectives of the Consolidated Plan. Through community input, the City has identified the following as "High" priority needs in the community:

- Affordable Housing
- Suitable Living Environment
- Support of Special Needs Facilities
- Public Improvements
- Economic & Community Opportunities
- Support of Special Needs Services

With CDBG, HOME, and NSP, the City makes every effort to meet the priority needs of the community through the provision of many programs.

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).

91.520(a)

	CDBG	HOME	HOPWA
White	298	0	0
Black or African American	17	0	0
Asian	1	0	0
American Indian or American Native	18	0	0
Native Hawaiian or Other Pacific Islander	0	0	0
Hispanic	142	0	0
Not Hispanic	192	0	0
Total	668	0	0

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

Narrative

With this being the first year of the Econplan online CAPER reporting, the populated data is not reflecting actual figures for families assisted. The total shown in the IDIS table of 334 does not reflect the FAPII program, NSP for the City and Habitat programs. In reality, a total of 448 people were assisted through the following programs:

- FAPII HOME program
- NSP City program
- NSP HFH program
- Voucher Program
- Fairhousing calls
- Continuum of Care

The attached table indicates their ethnicity : 54.02% of the households are non-hispanic. The assisted households race is: 45.98% are Hispanic, with 89.51% white, 0.22% asian, 4.02% African American, 4.02% American Indian and 2.23% other race.

2013-2014 Program Year								
	Non-Hispanic	Hispanic	White	Asian	African American	American Indian	Other	Total
FAPB	3	2	3	-	-	-	-	8
NSP - City Owned	1	3	4	-	-	-	-	8
NSP - Habitat for Humanity	2	2	4	-	-	-	-	8
Voucher Program	7	4	10	-	-	-	-	21
Fairhousing	12	53	82	-	-	-	-	147
Continuum of Care (survey data)	100	142	288	1	17	15	3	566
 ethnicity totals	245	214	401	1	17	15	3	897
Race Percentages	54.02%	45.06%	89.51%	0.22%	4.02%	4.32%	2.23%	100.00%

2013-14 Race & Ethnicity Percentage Table

City of Visalia, California					City of Visalia Programs							
2013-2014 Program Year					2013-2014 Program Year							
Priority Need Category	CDBG	HOME	NSP	Total	FAPB - Home Based	NSP - Habitat	NSP - CDBG - City	Voucher Program	Fairhousing	Code Enforcement	Continuum of Care	
Total People assisted	604	3	8	615	3	4	4	11	25	56	34	
Total Household units assisted **	378	3	8	389	3	4	4	11	25	56	34	
Total Female Head of Household **	158	0	0	158	0	0	0	0	0	0	118	
**Disabled **	224	0	2	226	0	0	0	11	0	0	205	
Renters												
D - 30% of MF	547	3	0	550	0	0	0	10	0	0	34	
E1 - 50 of MF	0	0	0	0	0	0	0	0	0	0	0	
E1 - 80 of MF	0	0	0	0	0	0	0	0	0	0	0	
Total	547	3	0	550	0	0	0	10	0	0	34	
Owners												
D - 30% of MF	0	0	0	0	0	0	0	0	0	0	0	
E1 - 50 of MF	0	0	0	0	0	0	0	0	0	0	0	
E1 - 80 of MF	0	0	0	0	0	0	0	0	0	0	0	
E2 - 30 of MF	0	0	0	0	0	0	0	0	0	0	0	
E1 - 100 of MF (Non-Program only)	0	0	0	0	0	0	0	0	0	0	0	
Total	0	0	0	0	0	0	0	0	0	0	0	
** Phys.ca												
2010 Census American Survey												

2013-14 Renter & Owner Results

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Expected Amount Available	Actual Amount Expended Program Year X
CDBG			950,288
HOME			529,520

Table 3 - Resources Made Available

Narrative

The City received \$1,071,981 in CDBG and \$338,665 in HOME Investment Partnership funding. Through the repayment of existing rehabilitation loans approximately \$64,098 in CDBG funds were received as Program Income. The funds are then reinvested in CDBG eligible programs. Also through the repayment of down payment assistance and rehabilitation loan programs, as well as the resale of foreclosed home previously acquired, then rehabilitated and then placed on the market at an affordable price, HOME funds were received as Program Income, in the amount of \$395,250 so that the City may continue its efforts in providing affordable housing. Attached is the 2013-14 CAPER Expenditures spreadsheet, which reflects \$950,288.33 in CDBG and \$529,519.84 in HOME funds were spent during this period. Amount referenced above, is somehow reflecting an incorrect amount of \$51,970.47 in CDBG and \$275,699.31 in HOME.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
2008 CDBG Areas	24	0	No longer utilize 2008 map
2013 CDBG LowModAreas	43	68	367 Code Cases completed within the CDBG target area
Foreclosure Acquisition Program II	11	28	Resold 3 FAPII program properties
Neighborhood Stabilization Program	0	0	City & HfH NSP Program
Visalia	22	4	Citywide

Table 4 – Identify the geographic distribution and location of investments

Narrative

In addition to annual entitlement funds, the City continues to use program income from previously funded CDBG and HOME projects, and uncommitted carryover funds for projects.

See attached table, which represents remaining commitment and carryover funding, not including 2014 funding or minor amendments. The CAPER expenditures represent only the program year (July 1, 2013 through June 30, 2014). The remaining balance (carryover) represents funds committed to each project

and program, which will be spent over the next program year, along with the 2014-15 Action Plan allocation.

Attachment "A" 12/13 CAPER: Community Development Block Grant Fund Expenditures		
COMMUNITY DEVELOPMENT BLOCK GRANT	Expenditure Dollars	Units
Source of Revenue:		
Previous Year Carryover	\$ 1,012,588.18	
2013-14 Annual Grant Amount (CDBG)	\$ 1,071,981.00	
Program Income	\$ 64,088.00	
Subtotal Revenue	\$ 2,148,657.18	
Expenses/Units		
Administration (20% of allocation), Loan Servicing & Operating less Fair Hog (see Fair Housing for portion of Admin)	\$ 224,280.48	
Net for Programs and Projects	\$ 1,924,376.70	-
Neighborhood Preservation/Services		
Code Enforcement- Target Areas	\$ 101,215.87	367 closed cases
Owner Occupied Rehabilitation (work w/NonProfit)	\$ -	
Special Needs Facilities		
Continuum of Care	\$ 7,981.45	341 PIT count
Voucher Program	\$ 15,300.00	11 vouchers
Public Improvements		
ADA Compliance Projects	\$ 11,491.41	design work
Oval Park & Transportation Improvements	\$ 48,583.12	design work
Ice House ADA	\$ 246.82	design work
Economic Development/Public Parking Facilities		
West Parking Structure Loan Payment (Section 108 Loan)	\$ 515,188.10	Payment P & I
Public Parks, Facilities & Improvements		
Recreation Park- ADA Walkway, Youth Tennis & Installation of Irrigation System	\$ 18,320.80	design work
Recreation Park- Splashpad	\$ 5,480.80	deferred at this time- design work only
Special Needs Services		
Subtotal Programs & Projects	\$ 728,007.87	
Total CDBG Expenditure (including Admin)	\$ 950,288.35	
Remaining Carry Forward Committed to projects (i.e. Admin, Code, CoC, Voucher, Section 108, Oval, ADA, Rec Park)	\$ 1,198,368.83	
Table 3: Home Investment Partnership Fund Expenditures		
HOME INVESTMENT PARTNERSHIP FUNDING	Dollars	Units
Source of Revenue:		
Previous Year Carryover	\$ 2,153,678.25	
2013-14 Annual Grant Amount (HOME)	\$ 338,865.00	
Program Income	\$ 395,250.00	
Subtotal Revenue	\$ 2,887,793.25	
EXPENSES		
Administration, Loan Servicing & Operating	\$ 73,381.57	
Net for Programs and Projects	\$ 2,814,411.68	
Expenditures:		
Homeownership		
First Time Homebuyer Program (contract w/non-profit)	\$ -	2 completed after June 30th
Foreclosure Acquisition Program II	\$ 276,128.27	
CSET CHDO Foreclosure Acquisition	\$ -	3 homes resold moved to SHE project
CSET CHDO Foreclosure Acquisition (Required 15% set aside for CHDO)	\$ -	moved to SHE project
SHE CHDO Multi Family Development	\$ 180,000.00	
Subtotal Programs & Projects	\$ 456,128.27	
Total HOME Expenditure (including Admin)	\$ 529,519.84	
Remaining Carry Forward Committed to projects (i.e. Admin, FAPII, Visalia Village, FTHB)	\$ 2,357,974.41	

Amendments during the year follow and are discussed under CR45.

ACTION PLAN AMENDMENTS FOR THE 2013-2014 CAPER

Overview of Minor and Substantial Amendments:

- 1) **Minor Amendments related to final 2013-14 AP figures--June 20, 2013:**
 - a) **CDBG Annual Grant** increased by \$147,166 (16% increase)
 - i) CDBG Administration increased by \$29,433 (16% increase)
 - ii) CDBG Code Enforcement increased by \$35,000 (58% increase)
 - iii) CDBG Owner Occupied Rehabilitation increased by \$20,000 (33% increase)
 - iv) CDBG Oval Park Transportation increased by \$62,733 (68% increase)
 - b) **HOME Annual Grant** increased by \$20,252 (6% increase)
 - i) HOME Administration increased by \$2,025 (6% increase)
 - ii) HOME CHDO Foreclosure Acquisition increased by \$15,189 (11% increase)
 - iii) HOME CHDO Foreclosure Acquisition (Required 15% set aside) increased by \$3,038 (6% increase)
- 2) **HOME Minor Amendment -from Un-programmed HOME PI to HOME FAPII as approved by CC substantial amendments. --July 2, 2013:** Based on previous CC AP approvals, unprogrammed PI is authorized to be directed to the FAP II program. Memo for amendment is final relocation of funding received up to \$265,002.
- 3) **Minor Technical Amendment-August 26, 2013:** City utilize local market analysis, under HUD's methodology, as per HOME 24-CFR 92.254 (a) (2) (iii) process. 95% of area median price increased to \$146,300 based on homes sold between December 8, 2012 to March 9, 2013.
- 4) **NSP Minor Technical --September 5, 2013:**Amendment- City NSP 50% AMI guidelines to be consistent with other funded housing programs
- 5) **Minor Technical Amendment- October 2, 2013:** Update Affirmative Marketing Policies & Procedures for Affordable Housing to include the "New 2013 HOME Rules"
- 6) **Minor Technical Amendment- October 3, 2013:** Information related to CSET First Time Homebuyer Contract Amendment No. 1.
- 7) **Minor Technical Amendment -- November 15, 2013:** Explanation of Stand Alone 2013-14 Action Plan correction in iDIS.
- 8) **HOME Substantial Amendment -- November 18, 2013:** Public Hearing for a substantial amendment to the Action Plan HOME funding for the cancellation of a commitment of \$1.2 million HOME dollars with Self Help Enterprises toward a 48-unit affordable multi-family rental development.
- 9) **Minor Amendment -transfer from Un-programmed HOME PI to FAPII and CDBG PI to ADA- December 31, 2013:** Council approval -- minor amendment memo serves as reference only, acknowledging that PI to date has been placed within the projects. 2012 -13 HOME PI directed to FAPII in the amount of \$293,666.53. 2012-13 CDBG PI directed to ADA projects in the amount of \$68,244.17.
- 10) **CDBG Minor Amendment -transfer from CDBG Administration to Recreation Park Youth Tennis- January 08, 2014:** A technical amendment to increase the Recreation Park project by an additional \$10,000 for the installation of irrigation.
- 11) **Minor Technical Amendment-January 21, 2014:** City utilize local market analysis, under HUD's methodology, as per HOME 24- CFR 92.254 (a) (2) (iii) process. Increased area median (95%) to \$171,000 based upon Visalia's sold properties over a three month period between September 15, 2013 to December 15, 2013.
- 12) **Minor Technical Amendment-January 28, 2014:** Memo served as information and authorization related to a minor-technical amendment to the First Time Homebuyer Program guidelines, revising deferral terms of a borrower loan, increased loan amounts.
- 13) **CDBG Minor Amendment- February 12, 2014:**-transfer from CDBG Code Enforcement to Continuum of Care budget- \$3,000.

- 14) **Conditional Commitment Reference:** Conditional commitment up to \$1.6 Million in HOME CHDO to Self Help Enterprise for a 36-unit multi-family development. (Note: the formal commitment was completed through the 2014-15 Action Plan process and approval in April 21, 2014)
- 15) **Minor Technical Amendment-February 25, 2014:** Authorized an increase general purchase price range for HOME Foreclosure Acquisition Program II. Up to \$150,000.
- 16) **Substantial Amendment- April 21, 2014:** Both CDBG and HOME Amendments included with the 2014-15 Action Plan public hearing process:
- 1) **Approve CDBG Action Plan Amendments(prior year funding):**
 - a) Authorize reallocating \$100,000 in discretionary CDBG funds from Splash Pad to Oval Transportation Project;
 - 2) **Approve HOME Action Plan Amendments (prior year funding):**
 - a) Authorize amendment in the total amount of \$1,495,588.06 of HOME Regular funds and HOME CHDO funds (2009, 2010, 2011, 2012, 2013 & 2014) toward the Self Help Enterprise (SHE) HOME- CHDO, 36-unit multi-family rental development located at Highland Avenue, west of State Highway 63, between Riggin and Ferguson Street; and
 - i) Approve Self Help Enterprise, Inc. (SHE) Community Housing Development Organization (CHDO) recertification for; and
 - ii) Authorize SHE CHDO pre-development loan in the amount of (\$180k) of \$1.8M project. and
 - iii) Authorize the City Manager and/or City Attorney to make minor technical changes to the Self Help Agreements;
 - b) Approve amendment to the Foreclosure Acquisition Program II, to allow the addition of acquisition of foreclosed multi-family units, for rehabilitation and resale or rent to non-profit agencies.
 - i) Authorize the City Manager and/or City Attorney to make minor or technical changes to the Foreclosure Acquisition Program II.
 - ii) Authorize the City Manager and City Attorney to approve changes to the Foreclosure Acquisition Program to add policies and procedures in relation to acquisition, rehabilitation, resale, ownership, monitoring, rent, and management of multi-family properties.
 - c) Authorize the City Manager to reallocate HOME First Time Homebuyer Program funds to the Foreclosure Acquisition Program II, if no loan funding is reserved by August 1, 2014.
- 17) **Minor Technical Amendment May 12, 2014:** Remove "below appraised value" acquisition requirement for HOME funded FAPII Program.
- 18) **Minor Technical Amendment-June 12, 2014:** City utilize local market analysis, under HUD's methodology, as per HOME 24 CFR 92.254 (a) (2) (iii) process. Increased 95% area median purchase price to \$175,750 based on homes sold between March 11, 2014 to June 11, 2014.

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

The Oval Area Traffic Improvement Project: The expected construction cost of the project continues to be from \$850,000 to \$900,000. City staff has executed an agreement with Caltrans to receive \$200,000 of State Highway Operation and Protection Plan (SHOPP) minor funds for the project. The City was also awarded \$574,500 of Highway Safety Improvement Program (HSIP) funds for the 13/14 fiscal year. The remainder of the project costs may include the use of Community Development Block Grant (CDBG). The final plans and specifications have been submitted to CalTrans for final approval, with an anticipated approval in August 2014. Once approved, the funds granted through HSIP will be available. The City anticipates advertising the construction bid in October of 2014.

Additionally, the City was recently notified that it will receive an award from the State of California through the Housing Park Grant funds in the amount of \$130,950, which will be utilized in the Oval Park.

All Participating Jurisdictions must contribute or match 25 cents for each dollar of HOME funds spent on affordable housing. The HOME statute provides for a reduction (50%) of the matching contribution requirement under three conditions: 1) fiscal distress; 2) severe fiscal distress, and; 3) for Presidentially-declared major disasters covered under the Stafford Act. For the 2013 Match requirement, the City did not meet the criteria for a reduction in matching funds, therefore the full 25% match is required as reflected in Table

The HOME Match report, under HUD IDIS PR33 reporting, indicates that there a \$0 match liability based on disbursements. However, Visalia's matching requirements were satisfied again this year with the use of Redevelopment Low Mod funding. The specific projects are referenced on the HOME Match Report.

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	5,316,757
2. Match contributed during current Federal fiscal year	0
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	5,316,757
4. Match liability for current Federal fiscal year	0
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	5,316,757

Table 5 – Fiscal Year Summary - HOME Match Report

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

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period			
Balance on hand at beginning of reporting period	Amount received during reporting period	Total amount expended during reporting period	Amount expended for TBRA
\$ 193,959	\$ 395,531	\$ 552,341	\$ 0
			Balance on hand at end of reporting period \$ 37,149

Table 7 – Program Income

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period						
	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Contracts						
Dollar Amount	119,412	0	0	0	39,809	79,603
Number	6	0	0	0	3	3
Sub-Contracts						
Number	1	0	0	0	1	0
Dollar Amount	4,042	0	0	0	4,042	0
	Total	Women Business Enterprises	Male			
Contracts						
Dollar Amount	119,412	40,699	78,713			
Number	6	1	5			
Sub-Contracts						
Number	0	0	0			
Dollar Amount	0	0	0			

Table 8 – Minority Business and Women Business Enterprises

Minority Owners of Rental Property – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted						
	Total	Minority Property Owners				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number						
Dollar Amount						

Table 9 – Minority Owners of Rental Property

Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition		
Parcels Acquired	0	0

Businesses Displaced		0	0			
Nonprofit Organizations Displaced		0	0			
Households Temporarily Relocated, not Displaced		0	0			
Households Displaced	Total	Minority Property Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Number	0	0	0	0	0	0
Cost	0	0	0	0	0	0

Table 10 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	300	341
Number of Non-Homeless households to be provided affordable housing units	200	370
Number of Special-Needs households to be provided affordable housing units	5	11
Total	505	722

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	11
Number of households supported through The Production of New Units	11	0
Number of households supported through Rehab of Existing Units	4	3
Number of households supported through Acquisition of Existing Units	6	3
Total	21	17

Table 12 – Number of Households Supported

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

The annual goal related to the number of homeless and non-homeless households to be provided affordable housing units, is a goal referenced in the Action Plan based upon the outcome of the Continuum of Care survey, Code Enforcement cases and Voucher Programs. Actual accomplishments related to housing homeless is reflected under Special needs housing through the voucher program. Under the PIT there were 91 people residing in emergency shelter housing; 138 in transitional housing. Permanent housing opportunities were made available through Community Service Employment Training,

Discuss how these outcomes will impact future annual action plans.

The economic challenges continue to impact Visalia residents. With the loss of the Redevelopment Agency, the City will continue to look for other funding sources and opportunities so that efforts may continue in providing affordable housing opportunities.

The City of Visalia will continue its revitalization efforts through the Neighborhood Stabilization Program, HOME funded Foreclosure Acquisition Program. Likewise, it is important for the City to stay on top of the changing needs of the community according to economic times. Market conditions and affordability are taken into consideration when evaluating programs.

Additionally, the City, over the past year, has made an effort in increasing collaboration among the housing, service and faith based organizations so that we may all work together to increase housing opportunities for Visalia’s homeless population.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Persons Served	CDBG Actual	HOME Actual
Extremely Low-income	352	0
Low-income	0	3
Moderate-income	0	0
Total	352	3

Table 13 – Number of Persons Served

Narrative Information

Based upon the Voucher Program and the Continuum of Care PIT Survey, CDBG Actual number of persons served were 352. For HOME, there were 3 people/households served through the Foreclosure Acquisition Program. These figures did not include the CDBG-Neighborhood Stabilization Program (CDBG-NSP) where Habitat assisted 4 households at or below 50% AMI, and the City also provided assistance to 4 households at the same income levels as Habitat.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

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

Over the past year, the Kings/Tulare Continuum of Care on Homelessness (CoC), in partnership with the City of Visalia, has worked diligently on a variety of strategies to address the needs of homeless persons in the community.

There are several ongoing outreach efforts led by churches and non-profit organizations whose primary focus is to address the needs of people experiencing or at-risk of homelessness. These outreach efforts are conducted in various venues, such as the annual Project Homeless Connect (PHC) event and through a variety of ministry efforts.

PHC is a national best practice that is a one-stop-shop of comprehensive support services for people experiencing homelessness. Guests attending the event are partnered with volunteers who assist in identifying and accessing necessary resources. At the most recent event held on January 30, 2014, 208 people experiencing homelessness were served. An additional 63 people at-risk of homelessness or imminently losing their housing were served at the event.

In addition, the CoC conducts an annual Point in Time (PIT) census. The one-day PIT survey provides a snapshot of the adults, children in households and unaccompanied youth living in the City of Visalia who meet HUD's definition of homelessness. Information gathered through the PIT is used to understand the causes and trends over time of homelessness, as well as to determine the unmet shelter and service needs of the homeless.

Coupled with the aforementioned outreach efforts, the City of Visalia has held three homeless summits to increase collaborative efforts between local faith based, service provider, community stakeholder and governmental sectors. These summits have led to the creation of both a housing/service provider committee and a faith based committee that are working on focused initiatives within the City of Visalia.

The housing/service provider committee is currently working on three action items from the bi-county 10 year plan to end homelessness, Connecting the Dots: 1) creating an affordable housing directory in 2-1-1; 2) reviewing/updating discharge planning processes; and 3) establishing priority placement into permanent housing units through set-asides. The faith-based community is working on collaborative efforts to mainstream service delivery to people who are experiencing homelessness as well as those who are at-risk of homelessness.

Addressing the emergency shelter and transitional housing needs of homeless persons

All programs within the CoC - including emergency and transitional housing- provide supportive services for their clients. Each program designs and implements supportive services based on their target population and partnerships leveraged within the community. The overarching goal of the supportive services offered is to link individuals and/or families with mainstream benefits and income support, education and employment services, as well as health and life skills services. These linkages are a critical component to assisting clients in self-sufficiency, reducing episodes of homelessness, and preventing recidivism.

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

In an effort to prevent homelessness, there are several CoC partners that offer residents services which are designed to help with housing retention. Community residents can call any of the agencies listed below directly or access resources through the local 2-1-1 line. Call center operators through 2-1-1 are able to pre-screen clients for eligibility and provide up-to-date information on program availability.

Additionally, the CoC has an SSI/SSDI Advocacy, Outreach and Access (SOAR) program within the region. This national project is designed to increase access to the disability income benefit programs administered by the Social Security Administration (SSA) for eligible adults who are homeless or at risk of homelessness and have a mental illness and/or a co-occurring substance use disorder. Assisting clients through SOAR results in expeditious benefit awards and additional funding for communities through Medicaid reimbursements. Access to these benefits greatly increases housing stability and retention rates among recipients.

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

Through Every Door Open (EDO), the bi-county centralized intake and assessment strategy, people experiencing homelessness can access housing resources through a “no wrong door” approach. This strategy enables clients to complete a Housing Assistance Application through any participating provider and be screened for the appropriate level of services. The client is then either served at the accessing agency or referred to the appropriate resource. Clients who meet the eligibility criteria as outlined in EDO follow the Housing First model and placed directly into permanent housing.

By following a coordinated entry strategy, the process of obtaining housing, including emergency and/or transitional housing, becomes more efficient for the client, housing provider, and agency assisting the client with placement. EDO coordinates local investment towards ending homelessness, in order to increase our ability to prevent and reduce homelessness with the bi-county region.

During the 2013 program year, 103 people were housed in permanent housing in Tulare County. An astounding 99% have been stably housed either by remaining in permanent supportive housing or exiting to a permanent housing situation. The average increase in client cash income for clients residing or exiting permanent housing was \$1,577.90 which illustrates a tremendous success in mainstream benefit collaboration. Additionally, through these efforts clients are able to stabilize their financial situation so that can meet their housing obligations.

	Mortgage Assistance	Rental Assistance	Utilities Assistance	Counseling/Advocacy	Legal Assistance
Bethlehem Center		X	X		X
Central California Legal Services					X
Community Services & Employment Training				X	
Habitat for Humanity				X	
Healthy Start				X	X
Hospice of Tulare County				X	
Housing Authority of Tulare County		X			
Kaweah Delta Health Care District				X	
Kings Tulare Area Agency on Aging				X	
Lindsay Senior Center					X
Lindsay/Strahmore Coordinating Council	X	X	X		
Love INC	X	X	X		
National Alliance for the Mentally Ill (NAMI)				X	
National Council on Alcoholism and Drugs Dependence			X		
O.L.A. Raza					X
Open Gate Ministries, Dinuba	X	X	X		
Parent's United (TYSB) Tulare Youth Services				X	
Porterville Area INC		X	X		
Porterville Developmental Center				X	
Porterville Sheltered Workshop			X		
Proteus		X	X		
Resources for Independence				X	
Salvation Army		X	X		
Samaritan Clinic					X
Self-Help Enterprises	X				
Tulare Athletic Club			X		
Tulare County Child Support Services					X
Tulare County Health & Human Services Agency		X	X		
Tulare County Mental Health				X	
Tulare Emergency Aid		X	X	X	
Tulare Senior Services			X	X	
Tulare Youth Service Bureau				X	
Turning Point Youth Services				X	
United Way of Tulare County		X	X	X	

Veteran's Agency				X	
Visalia Emergency Aid		X			
Visalia Rescue Mission				X	

2-1- Contact Table

2014 PIT Survey
Tulare County, Visalia

Tulare County Homeless	Homeless	341		
	Emergency Shelter	25		
	Transitional Housing	0		
	Other	0		
	Total	341		
Face Sheet Last Night	Number Registered	112	33%	
	Emergency Shelter	90	27%	
	Transitional Housing	188	46%	
	Other	341	100%	
	Total	341		
Household Composition	Adults Only	18	4%	
	Adults & Children	197	29%	
	Children Only	7	2%	
	Total	313	92%	
	Total	341	100%	
Homeless for 1 Year or more	Yes	129	38%	
	No	78	23%	
	Unknown	184	54%	
	Total	341	100%	
	Total	341	100%	
How Often Homeless Past 3 Years	More Than 4	163	48%	
	At Least 3	27	8%	
	Once	121	36%	
	Total	341	100%	
	Total	341	100%	
Chronically Homeless	Female	2	1%	
	Male	85	25%	
	Unknown	139	41%	
	Total	341	100%	
	Total	341	100%	
Divorced	Yes	62	18%	
	No	129	38%	
	Unknown	184	54%	
	Total	341	100%	
	Total	341	100%	
Age Group	18-29	24	7%	
	30-39	72	21%	
	40-49	67	20%	
	50-59	75	22%	
	60-69	28	8%	
	70+	3	1%	
	Unknown	11	3%	
	Total	341	100%	
	Gender	Female	119	35%
		Male	118	35%
Transgendered		3	1%	
Other		0	0%	
Total		341	100%	
Last Permanent Residence	Within County	141	41%	
	Out of County	26	8%	
	Unknown	64	19%	
Total	341	100%		

Ethnicity	White American	242	42%
	Non-Spanish Latino	229	37%
	Latino	6	1%
	Total	341	100%
	Total	341	100%
Race	American Indian/Alaskan Native	18	3%
	Asian	1	0%
	Black/African American	17	3%
	Native Hawaiian/Other Pacific Islander	1	0%
	White	288	8%
	Unknown	7	2%
	Total	341	100%
Disabilities	Physical	35	4%
	Psychological	106	12%
	Mental Illness	101	10%
	Drug/Alcohol	203	60%
	Other	192	57%
	Unknown	6	2%
	Total	341	100%
Primary Language	Spanish	6	2%
	Unknown	0	0%
	Other	0	0%
	Unknown	118	35%
	Total	341	100%
Veteran	Yes	28	4%
	No	202	61%
	Unknown	11	3%
Total	341	100%	
Job Prior	Yes	113	34%
	No	81	24%
	Unknown	132	39%
	Total	341	100%
Highest level of Education	No schooling completed	3	1%
	Less than 9th Grade	2	1%
	9th or 10th Grade	0	0%
	10th Grade	6	2%
	11th Grade	13	4%
	12th Grade	17	5%
	12th Grade, No Diploma	23	7%
	12th Grade, No Diploma	12	4%
	High School Diploma	67	20%
	GED	12	4%
	Associate's Degree	1	0%
	Bachelor's Degree	1	0%
	Master's Degree	1	0%
Doctorate	0	0%	
Other Graduate Professional	1	0%	
Certificate/Advanced Training	1	0%	
Don't Know/Refused	44	13%	
Total	341	100%	

Employed	Yes	4	1%	
	No	165	48%	
	Unknown	148	44%	
	Total	341	100%	
	Reason for Homelessness	Alcohol/Drug Use	17	5%
		Medical Condition	3	1%
		Mental Health Condition	37	11%
		Physical Disability	3	1%
		Arguments with Family Members	23	7%
		Domestic Violence	6	2%
		Medical Disability	0	0%
		Job Loss/Dismissal	6	2%
		Eviction	7	2%
		Eviction	1	0%
		Eviction/Unaffordable Housing	11	3%
Eviction/Unaffordable Housing		3	1%	
Age of Adult Member		1	0%	
Lost Benefits		0	0%	
Unemployment		13	4%	
Missed Alimony	0	0%		
Other	8	2%		
Out of Response	178	52%		
Income Source	No Income Reported	31	9%	
	Spouse Income	21	6%	
	Unemployment	4	1%	
	Retirement Benefits	1	0%	
	Retirement/Spouse Security	1	0%	
	Child Support	1	0%	
	GA	2	0%	
	Food Stamps	114	33%	
	WANT	8	2%	
	SSI	11	3%	
	SSI	1	0%	
	SSI	1	0%	
	Other Benefits	0	0%	
	Out of Response	183	54%	
	Services Needed	Food/Housing	15	4%
Health Care		18	5%	
Mental Health Care		14	4%	
Child Care		0	0%	
Job Training		2	0%	
Childcare		0	0%	
Transportation		0	0%	
Substance Abuse/Alcohol		13	4%	
Legal Assistance		3	1%	
Job Training		1	0%	
Education		1	0%	
Other Services		3	1%	
Out of Response		82	24%	

2014 Visalia Point In Time Report (portion of Continuum reporting)

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

Actions taken to address the needs of public housing

The Housing Authority of Tulare County (HATC) will continue to own and manage 179 units in the City of Visalia. There is no plan to purchase additional public-housing units, nor do we plan on removing any units from its inventory. The current projection is that there will be an investment of \$514,000 in Tulare County Housing Authority's Capital Fund improvements. The noted expenditures will cover maintenance and rehabilitation in public-housing units within the City of Visalia. TCHA's Capital Fund expenditures will cover a large range of projects, including roofing replacement, landscaping improvements, carpet replacement along with Air Conditioning and Heating unit improvements.

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

The Housing Authority of Tulare County is proactive in the inclusion of public-housing residents in the policy making process. An equitable and transparent policy making process that includes the opinions of public housing residents is achieved through the participation of two tenant commissioners on HATC's Board. Furthermore, HATC has installed a Resident Counsel which is made up of five residents from all of HUD funded programs (Multifamily Housing, LIHTC, HOME, Section 8 Housing Choice Vouchers and public-housing). The Resident Counsel works with HATC staff on evaluating the effectiveness and efficiency of HATC rental assistance programs. This provides members the opportunity to provide input on necessary program modifications.

A vital driving factor in the implementation of HATC programs is the promotion of tenant self-sufficiency. TCHA views the goal of homeownership for program participants as one of the long term goals for all of their clients. Their staff works with tenants to effectively provide them with the necessary resources to achieve homeownership. Their Annual Re-Examination Notice provides public-housing participants with an extensive referral list that provides assistance with homeownership. Their list includes programs managed by: CSET, City of Visalia, Habitat for Humanity, CalHFA, and Self Help Enterprises. TCHA's program coordinator works with interested public housing tenants in order to effectively inform them of all the different programs that are available to them. Effective collaboration between TCHA and other public and nonprofit agencies is imperative in helping promote homeownership among all of TCHA tenants. Lastly, TCHA has consistently been a sponsor and active participant of the Tulare County Housing Resource Fair, an event that provides participants the opportunity to access available public/private programs to purchase their first home, as well as the City of Visalia Neighborhood Stabilization and Foreclosure Acquisition programs.

Actions taken to provide assistance to troubled PHAs

The Housing Authority is a high performer and not determined to be troubled.

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)

Actions taken include the following:

Zoning Ordinance- The 2012 Zoning Code revision to implement the 2010 Housing Element Update include:

- Increase threshold to 60 units multi-family residences permitted by right (no CUP requirement)
- Increase of approximately 20% in allowable multi-family project size in acreage and units relative to adjacent street hierarchy (arterial and collector roadways).
- Increase of all incentives and bonuses over State minimum allowances to facilitate affordable housing and to specifically accommodate housing for Extremely Low Income category , and increased flexibility in applying multiple incentives and bonuses to a single affordable housing project.
- Codification of allowances for single room occupancy (SRO) housing.
- Codification of allowances for transitional housing.
- Emergency homeless shelters permitted by right in the Light Industrial Zone.

Growth limitations: The City has implemented urban growth control measures since 1977 as a means to ensure for balanced concentric growth emanating from the City's Core into each of its four quadrants. This does not constitute a barrier to affordable housing because each of the four City quadrants contain balanced land uses, and in particular, higher density residential zoning to ensure that land uses are evenly distributed throughout the City over the life of the buildout cycles.

Refer to the City's Housing Element 2010 for detailed information.

As detailed in the Housing Element, policies are designed to assist with barriers to affordable housing:

General Policies:

- The City, in a leadership role, shall continue to utilize funding (when available) to subsidize the development of affordable housing.
- The City shall continue to provide a wide range of incentive programs to encourage affordable housing.
- The City shall ensure that information on available housing programs continues to be made available and is accessible to the public.

Specific Policy Implementations:

- The City's Zoning Ordinance grants a 25% density bonus over the housing unit density allowed by existing zoning when the developer agrees to make certain units affordable to qualifying income and special needs households prescribed by state law.
- The City has no constraints on the development of farm worker housing.
- In 2004, the City adopted a second dwelling unit ordinance that follows State requirements. Manufactured housing can serve as an alternative form of affordable housing in low-density areas where the development of higher-density multi-family residential units is not allowed.
- City Council adopted Ordinance 2012-02 that grants up to 35% density bonus for very Low Income

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

Lead-based paint hazards are addressed in all housing rehabilitation and homebuyer assistance projects. For all of the city's housing programs, applicants are informed of the danger of lead-based paint through a brochure and part of the application process. Additionally, City building inspectors are alert to signs of this hazard as they perform their substandard housing inspections. All housing owners and occupants with whom the City interacts through its various programs are required to abate this hazard as a condition of assistance from the City based upon the HUD requirements and allocation of funding. Asbestos evaluations are also performed on those houses where the City assists in relocation or restoration.

In addition, Tulare County Health Services has a Lead Poisoning Program that investigates cases of lead poisoning when testing reveals that a child has elevated levels of lead in their blood. Specially trained and certified staff conducts lead investigations in the child's home. Tulare County Health is also contacted for properties within the City limits.

Using NSP funds, no homes sold this year had lead abatement. Using HOME, the Foreclosure Acquisition Program II (FAP II), two homes were remediated with safe practices incorporated, as well as certifications for lead, asbestos and mold. One sold recently, the other finalizing escrow.

[1]National Center for Lead-Safe Housing. (1996). Childhood Lead Poisoning: Solving a Health and Housing Problem,

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

The City contracted with Family Services in 2011 to provide Community Development Block Grant (CDBG) funding for matching funds as part of their Voucher Program. The 2014-15 program year, is the fourth year, in allocating funding to support Family Services and the Tulare Housing First Program. The program is structured to specifically serve the chronically homeless by providing Shelter Plus Care

vouchers to assist a homeless family with housing expenses. The CDBG funding would continue to support a Case Manager to oversee the program, which includes mental, and health counseling, job search, and life skills training. Specific data will continue to be collected to reflect the outcome. Data is collected in relation to the beneficiary's income and other HUD required collected data.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

The City, in cooperative efforts, continues to work with the Continuum of Care, its partnering cities and non-profit agencies to identify resources available to reduce the number of persons living below the poverty level and address the needs of the community.

The City utilizes NSP funding to acquire, rehabilitate and resell foreclosed homes. The effort to assist households at or below 50% of the area median income is a priority. Four (4) City owned home sold during this reporting period, to a household at or below 50% of the area median income. The City has met with lenders to discuss the benefits of this program. The borrower/applicant would work with a local bank to identify their ability in making mortgage payments and the City will carry a second silent mortgage.

Additionally, as referenced throughout this report, the City works with Habitat for Humanity in addressing the needs of households at or below 50% of the area median income and four (4) homes were resold during this program year through the Neighborhood Stabilization Program- Habitat for Humanity administered program.

The City also engaged the Housing, Service and Faith Based Organizations through the Summit held in October 2013, to encourage partnerships and work together to address high priority needs identified in the 10-year Homeless plan. Subgroup committees were formed to work on improving the 2-1-1 program, housing opportunities and improve upon the discharge hospitals and county jail facilities.

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

Although further budget reductions in both CDBG and HOME Funds occurred and staffing was reduced the previous year, a positive change occurred with the hiring of a part time housing assistant, which assists in managing the loan portfolio, working with AmeriNational Community Service, Inc, and the Citizens Advisory Subcommittee (Loan Review Committee). The Housing Assistant also assists the Housing Specialist in administering the affordable housing programs and day to day duties.

Community Development Department. The remaining staff consists of the Housing Specialist, a Housing Assistant and an Administrative Service Manager, with support staff, under the direction of the Community Development Director. The redirecting of staff and responsibilities has been enhanced with team efforts of Building, Planning and Engineering working closely on delivering high priority projects identified in the ConPlan and annual Action Plan.

Planning, Building, Engineering and Code Enforcement are divisions also under the Community Development Department, which are integral parts of the institutional structure, and the success of CDBG public improvement projects as well as other CDBG, HOME and NSP funded projects and programs. These City divisions work as a team in improving neighborhoods and addressing the housing needs of our community.

The City also maintains an active partnership with other agencies to help serve its housing and community development needs. Self-Help Enterprises, CSET, Tulare County Housing Authority, and Habitat for Humanity, have played an important role in the City's implementation of community programs.

Staff will also be working with a non-profit agency, such as Habitat for Humanity in administering a CDBG funded rehabilitation program.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

As mentioned earlier within this report, the City of Visalia held three homeless summits to increase collaborative efforts between local faith based, service provider, community stakeholder and governmental sectors. These summits have led to the creation of both a housing/service provider committee and a faith based committee that are working on focused initiatives within the City of Visalia. At the December 2013 summit, we heard that there are many committed organizations providing needed services which help the special population, but also noted that everyone would benefit from working together to find additional ways to help.

The housing/service provider committee is currently working on three action items from the bi-county 10 year plan to end homelessness, Connecting the Dots: 1) creating an affordable housing directory in 2-1-1; 2) reviewing/updating discharge planning processes; and 3) establishing priority placement into permanent housing units through set-asides. The faith-based community is working on collaborative efforts to mainstream service delivery to people who are experiencing homelessness as well as those who are at-risk of homelessness.

Additionally, the CoC has adopted performance standards that measure the effectiveness of system and program level performance through the System and Program Level Indicator Report for the bi-county region. The System and Program Level Indicator report evaluates system and program level performance using the Continuum's established performance standards. The report includes programs funded through the Continuum of Care program, Emergency Solutions Grant, Supportive Services for Veteran Families, as well as programs that voluntarily participate in the Kings/Tulare Homeless Management Information System (KTHMIS). Evaluation of these programs is based on performance standards established by the Continuum and the U.S. Department of Housing and Urban Development (HUD).

By setting performance standards that measure bed utilization, length of stay, income, housing outcomes, and recidivism, the Continuum is able to monitor the success of each provider and system as a whole. Performance measures are included in the system and program level evaluations.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

In review of the actions identified within the Analysis of Impediments and based upon City funding and staffing, the City indicated that it would make every effort to remove barriers to affordable housing. Staff continues to work with other departments, such as Planning to coordinate efforts, such as the Housing Element, General Plan Element and Zoning requirements. Staff continued their focus upon the following actions during this last program year, in relation to the AI as attached.

Analysis of Impediments- Actions and Responses for 2013-14 Program Year.

In review of the actions identified within the Analysis of Impediments and based upon City funding and staffing, the City indicated that it would make every effort to remove barriers to affordable housing. Staff continues to work with other departments, such as Planning to coordinate efforts, such as the Housing Element, General Plan Element and Zoning requirements. Staff continued their focus upon the following actions during this last program year, in relation to the AI as follows:

➤ *Expanding Affordable Housing Opportunities*

● **Housing Partnerships**

AI-Action 1.1. The City will continue to explore the development and rehabilitation of affordable housing opportunities with its local partners as well as outside developers. Local partners include the following:

- Tulare County Housing Authority
- Habitat for Humanity
- Christian Church Homes of Northern California
- Community Housing Development Organizations (CHDO)

Time Frame: Ongoing

Action 1.1 Response: HOME-CHDO Projects. The City has continued its efforts in searching out funding opportunities with its partners in providing affordable housing opportunities. The City recently partnered with Self Help Enterprise, Inc. (SHE) to develop a 36 unit family development project, with the use of HOME and HOME-CHDO funding.

● **Affordable Housing Resources**

Action 2.1. The City will maintain a list of nonprofit agencies and their services on the City's Web site under affordable housing.

Time Frame: By 2010

Action 2.1 Response: The City added a list of nonprofit agencies and their services on the City website.

➤ *Emergency Shelters, Transitional Housing and Supportive Housing*

AI-Action 3.1. The City will amend the zoning ordinance to address revised state law that requires cities to expand opportunities for the siting of emergency homeless shelters in any zone. Under the current (2009) Municipal Code, emergency shelters are allowed in the Multi-Family Residential (R-M-2 and R-M-3), Central Business District (CDT), Light Industry (I-L) and Heavy Industry (I-H) zones as a conditional use.¹

Time Frame: By December 2010

- **Action 3.1 Response: Zoning Amendment.** This City has amended its Housing Element to reflect the most recent regulations. -Recently the Planning Commission conducted a public hearing and recommended approval of an amendment to the Zoning Ordinance that reflects the updated Housing Element laws pertaining to affordable housing barriers. Specific changes pertained to Section 17.32 Density Bonus; Section 17.16 multi-family dwellings permitted up to 60 units per site in the R-M-2 and R-M-3 zones; Section 17.18.050 amendment to permit, by right Emergency Shelters in the I-L (Light Industrial) zone; and Sections 17.10, 17.12, 17.14 and 17.16 amended to reflect permitted uses of transitional, supportive, and single-room occupancy (SRO) housing for six or fewer resident/clients and conditional uses for transitional, supportive, and single-room occupancy (SRO) housing for seven or more resident/clients.
- **Housing Choice for Special Populations**
AI-Action 4.1. The city will continue to work with the Housing Authority and other local non-profits to provide priority federal and redevelopment funding to assist in the development of new housing opportunities in non-minority concentrated areas of Visalia. The City will continue to administer successful programs that provide funding and support for affordable housing.

Time Frame: By December 2010

Action 4.1 Response: Housing Choices. The City has continued its efforts in working with its local non-profit agencies as well as providing housing opportunities throughout the City providing affordable housing choices. The City's Code Enforcement Manager and Housing Specialist attended an educational workshop for property managers, related to the Shelter Plus Care program and offered suggestions to the non-profit agency in working with local rental property owners and managers.

The City contracted with Habitat for Humanity for the use of Neighborhood Stabilization Program (NSP) funding, who acquired six (6) foreclosed homes, rehabilitated and resold to households at or below 50% of the area median income. Additional funds will be directed toward Habitat upon the resell of six (6) city acquired foreclosures this year.

Action 4.3 (Low Income Large Families) The City shall promote the construction of affordable for-sale and/or rental housing units with three or more bedroom units affordable to very low- and low-income families. The City shall publicize financial and regulatory incentive opportunities (e.g., expediting permit processing, deferred fees, density bonuses, or use of set-aside funds) to developers for these unit types including promote the need for three or more bedroom units during pre-application meetings, contacting affordable housing developers, and creating informational fliers at the Community Development Department and in all general application packets.

Time Frame: By January 2011

Action 4.3 Response: Low Income Large Families:The City is working with its Community Housing Development Organization on a 36-unit rental development for large families, with a contribution of HOME dollars toward development costs.

➤ *Access to Financing*

• Outreach to Lenders

Action 5.1. The City will work with local lenders to provide information on government-backed financing for low- and moderate-income residents. The City will encourage local lenders to provide information in English and Spanish.

Time Frame: Ongoing

Action 5.1 Response: Information. The City has continued to work with its local non-profit agencies and local lenders in providing affordable housing and fair housing information. Staff meets with local lenders to educate them on the process and requirements in relation to the Neighborhood Stabilization Program and the HOME funded, Foreclosure Acquisition Program.

Action 5.2. The City will work with local lenders to promote the City's First-Time Homebuyers program. The City will provide information on the program in English and Spanish. Local lenders attend program workshops.

Time Frame: Ongoing

Action 5.2 Response: The City continues to work with its local non-profit agencies and local lenders in providing affordable housing and fair housing information. Staff attends local realtor meetings to advise of new and changes in programs available to the public. Staff recently contracted with Community Service Employment Training, Inc. (CSET) to administer the HOME funded First Time Homebuyer Program. CSET is contracted to provide education to lenders and realtors as well as homebuyers.

• Education and Resources

Action 6.1. The City will encourage private lenders to host workshops to be held in Visalia by local lending institutions regarding the home-buying process and the resources available to low- and moderate-income homebuyers.

Time Frame: Conduct homebuyer workshops periodically

Action 6.1 Response: The City provided funding to both CSET and Self Help Enterprise to conduct workshops related to the First Time Homebuyer Program and Neighborhood Stabilization Program, in addition to the housing counseling education course.

CR-40 - Monitoring 91.220 and 91.230

Description of the standards and procedures used to monitor activities carried out in furtherance of the plan and used to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

The City utilizes AmeriNational Community Services for loan servicing. AmeriNational monitors the City's loan portfolio on a monthly basis for conformity with loan payments, tax & insurance, and delinquencies. Additionally, on a yearly basis, AmeriNational conducts property condition inspections, and obtains an affidavit of ownership. This assists the City in maintaining participant compliance with each program.

To monitor that funds are being utilized to carry out affordable housing strategies through the acquisition, rehabilitation and new construction of housing units, the City of Visalia's monitoring plan includes tracking HUD-approved programs in accordance with national objectives and regulations.

The City has compliance monitoring guidelines for its CDBG and HOME funds with priority given to activities that benefit low and moderate income persons. These are the existing monitoring guidelines. With the most recent HUD HOME changes, the overall monitoring process and guidelines are continually reviewed for necessary revisions and or updates. The monitoring process incorporates the tasks and steps listed in the attached documents named "Routine Monitoring".

The City will continue to update Policy and Procedure manuals to reflect the most recent Building Code, City Policies, Monitoring Policies and CDBG/HOME Regulations, as well as continue to prepare detailed agreements with sub-recipients and/or construction managers that outline federal regulations and performance standards.

The City manages a Fair Housing referral Hotline and directs callers to the appropriate sources for further assistance. The City publishes its affordable housing programs on its website. The City publishes the Fair Housing logo on all applications and information flyers, collect data related to applicants and monitor projects and programs administered or partnered with local non-profit agencies.

Additional outreach efforts include working with local lenders to promote affordable housing programs. Additionally, the City has contracted with Community Services Employment Training, Inc and Self Help Enterprise to provide housing counseling services and promote the City's affordable housing programs. And, the City has a marketing plan where the City would work with Tulare County Housing Authority for specific project data.

Under the City of Visalia, referenced under its purchasing policies and procedures, encourages all segments of society to participate by demonstrating support for small, disadvantaged and minority-owned businesses. See Chapter 8 under

http://www.ci.visalia.ca.us/depts/finance/purchasing/policy_and_procedures.asp

The City has also recently contracted with the Central California Fair Housing Council (CCFHC) for services related to the next 5-Year Consolidated Plan, with a continued intention of further contracting with CCHFC for additional services including education.

- Other general information as appropriate.
3. This report is required to be filed at the City office by the seventh working day of the month following the month when services were provided.

File Review or "Desk Review"

1. Throughout the year, City staff review the sub-recipients' submitted project files for compliance.
2. City staff may be made aware of important or valuable information in a City "Single Audit" Review, conducted by an independent auditor.
3. In addition to the ongoing file monitoring and prior to the onsite visit, City staff review the organizations/sub-recipients on the projects.
4. A checklist is utilized to assist in the desk-review and on-site monitoring of rental projects
5. Review of agreements are included in the desk-review audit.

Financial Review

1. Sub-recipients submit a weekly or monthly report, depending on the type of project, concerning the financial and accounting status of the project(s).
2. The weekly/monthly financial report includes the following:
 - Summary of all disbursements of CDBG or HOME funds.
 - Percentage of funds expended and remaining by cost category.

Site Review

1. City staff gathers information from a variety of sources.
2. During the onsite review, the following steps are completed:
 - Conduct an initial meeting with the director or other official to explain the purpose and schedule for the review.
 - Review additional materials provided to obtain more detailed information about the program or projects in question.
 - Examine a sampling of files to verify the existence of required documentation and the accuracy of reports being submitted to the agency.
 - Visit a sampling of program or project sites to confirm information contained in the program files; this may also include interviewing residences.
 - Meet with local lending or other partners, if applicable.
 - Conduct an exit conference with appropriate senior staff to discuss the preliminary conclusions of the review and identify any follow-up actions necessary.
 - On-site monitoring includes confirmation of housing quality standards of units.
3. After completion of the onsite visit, the following steps are completed:
 - Properly record the results of the review.
 - Fill out all applicable checklists.
 - Attach to the checklists all documentation required to support conclusions from the review (if applicable).
 - Place the checklists and documentation in the monitoring file for that organization.
 - Place an additional copy of the checklist in the project file.

Routine Monitoring Responsibilities by City Staff

1. To assess performance and identify any compliance problems, City staff monitor application information from homeowners, assist with sub-recipient checklists, conduct periodic reviews to ensure regulatory compliance and track performance.
2. Ongoing monitoring involves an examination of both routine and special reports assessing two areas: compliance and performance.
3. Sub-recipients have independent audit actions conducted on a yearly basis.
4. If a program is administered by a sub-recipient the agreement requires them to prepare periodic progress reports and provide those reports to the City of Visalia on a monthly basis.
5. If the sub-recipient is slow in setting up projects or in drawing down funds, City staff contacts the sub-recipient to discuss the reasons for the slow progress.
6. If the sub-recipient is not able to commit and spend its designated funds within the period of the HOME agreement, an onsite review may be required.
7. If it is determined that HOME funds will not be drawn down, staff may take steps to reprogram the funds to another entity or program upon taking the appropriate amendment actions.
8. Based on the data submitted, City staff generates regular reports on the status of all HOME- and CDBG-funded activities, as well as program-wide data such as the number of units developed or families assisted, income guidelines, ethnicity, Census data and the ongoing expenditure of HOME and CDBG funds.
9. The results are presented in the yearly Consolidated Annual Performance and Evaluation Report (CAPER) report and preserved in the program master file.

In-Depth Monitoring and Onsite Reviews

1. These activities identify whether performance or compliance problems exist and identify the aspects of the programs or projects that are contributing to the adverse situation.
2. These activities include an onsite visit, observation of actual program elements and the use of a monitoring checklist.
3. City staff identify aspects of the programs or projects where the organization is performing well and poorly, assess compliance with program requirements, determine whether record-keeping is adequate, prepare a report summarizing the results of the review and describe any required follow-up activity.
4. Staff included the new 2013 HOME Rules related to monitoring risk-based, on-site and financial monitoring of rental properties/projects.
5. Monitoring includes financial oversight of HOME-assisted rental projects during the affordability period.
6. New proposed rental development projects include review of marketing, management, review of financial reports for confirmation of stability, and underwriting and subsidy layering review to confirm that the project is financially feasible.

Monthly Status Report

1. The sub-recipient is required to submit a monthly report detailing the progress of the development projects, programs and activities utilizing CDBG and HOME funds.
2. This report is to include the following:
 - Project progress in meeting stated goals and benchmarks.
 - Problems encountered and steps taken to resolve them.

- Meet with the program staff to review the findings of the monitoring visit and agree on a course of action (if applicable).
 - After the in-depth review, City staff prepares and sends to the sub-recipients a report describing the results of the review.
4. The monitoring report must include the reasons underlying all conclusions.

CDBG Project Management

1. Each project utilizing CDBG funds is managed by a project manager.
2. The project manager monitors the use of the funds and is the "Labor Standards Coordinator," having responsibility for National Environmental Policy Act compliance and CDBG labor standards compliance and reporting, as well as Section 3 requirements.
 - a. Finance and Housing Staff work closely with the HUD funding, the project manager, attend pre-bid meetings and review requirements related to Davis Bacon and Section 3 with the contractors.
3. A CDBG Project Compliance Manual has been prepared and is issued to all project managers in the City.
4. Checklists related to CDBG project management, including Davis Bacon requirements has been provided to staff.
5. Records shall be maintained from the inception of the project, documenting the compliance requirements for receiving this federal funding.
6. A separate Labor Standards Enforcement file shall be maintained.
7. As HUD training becomes available, staff is encouraged to attend.
 - a. Visalia coordinated and held a HUD sponsored Davis Bacon Training during the 13/14 program year, with several city staff and surrounding government agency staff in attendance.
 - b. A record-keeping action checklist, issued by HUD, as well as a CDBG Project Compliance Record Summary, shall be complied with.²

²City of Visalia Community Development Department

Citizen Participation Plan 91.105(d); 91.115(d)

Description of the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

The City ensures compliance with programs and projects by incorporating accounting principles, conducting single audits, reviewing & updating guidelines & procedures, monitoring, and following HUD requirements. Staff prepares a five year Consolidated Plan, a yearly Action Plan, Substantial Amendments and CAPER for City Council and HUD approval.

Staff also meets with the City Manager, Department Managers and project managers to ensure progress is being made on each project. Overall, meetings occur on a quarterly basis, as well as additional meetings between Community Development Staff and Finance Staff responsible for the administration of the CDBG and HOME funding.

All reports are made available to the public for review. Community meetings, City Council Work sessions/consent calendar report and public hearings are held, which provide participation opportunities for community input.

Public notices are published in local newspapers in relation to the Action Plan and Substantial Amendments. The Public Hearing notice is included as "Public Hearing Notice-English" and "Public Hearing Notice-Spanish", in addition to each community meeting agendas, included as Exhibit "TO BE INCLUDED UPON POSTING". The City Council Transmittal and Council Public Hearing Transmittal is attached as Exhibit "TO FOLLOW-". Two years ago, the El Sol newspaper discontinued printing. Staff has been looking for additional resources to reach out to the Spanish speaking community. Since then, the notices are submitted to the Hispanic Chamber of Commerce, which assisted in getting the notice out to its members. Notices are also posted at the City of Visalia's library, and three City Hall offices. The Action Plan and CAPER are also made available to the public via the City's Website at www.visalia.ca.us and over the Counter at all three City Hall locations.

The City of Visalia considers Citizen Participation an important component in improving the quality of life of our neighborhoods and encourages residents to become involved. A Summary of citizen comments is included if comments are made, as Exhibit "TO FOLLOW".

**NOTICE OF PUBLIC HEARING TO REVIEW THE CITY OF VISALIA
2013- 2014 CONSOLIDATED ANNUAL PERFORMANCE EVALUATION REPORT**

The City of Visalia receives an annual Community Development Block Grant (CDBG) and Home Investment Partnerships Grant (HOME) from the Federal Government through the Department of Housing and Urban Development (HUD). The City uses these grants to provide decent, clean, safe and affordable housing, create a suitable living environment, and expand economic opportunities, principally for persons of low and moderate income. The City of Visalia's Consolidated Plan was previously reviewed and adopted by the City Council to meet these objectives. The City of Visalia must submit the Consolidated Annual Performance Evaluation Report (CAPER) to HUD Annually.

The City of Visalia will hold a meeting to present the 2013-2014 CAPER

City Council –Consent Calendar reiew – Tuesday, September 02, 2014, at 7:00 P.M.
City Hall Council Chambers
707 West Acequia, Visalia, CA

The CAPER will also be presented to:

Citizens Advisory Committee
Wednesday, September 03, 2014, at 5:30 PM
City Hall Council Chambers
707 W. Acequia Avenue, Visalia

Disability Advocacy Committee
Monday, September 08, 2014, at 5:00 PM
City Hall East
315 E. Acequia Avenue, Visalia

North Visalia Neighborhood Advisory Committee
Thursday, September 11, 2014, at 5:30 PM
Oval Service Center
808 North Court Street, Visalia

City Council Public Hearing – Monday, September 15, 2014, at 7:00 P.M.
City Hall Council Chambers
707 West Acequia, Visalia, CA

The CAPER will be available for public review and comment at City Hall East, 315 E. Acequia, Visalia, CA, 93291, beginning August 29, 2014, ending at 5:00 P.M. on September 15, 2014.

Written comments may be submitted to 425 E Oak Avenue, Visalia. All comments received will be included in the submission of the report to HUD.

Publishing Dates:

Visalia Times Delta (legal & retail) Friday, August 29, 2014
Visalia Weekly: Wednesday, September 03, 2014

Public Hearing Notice- English

AVISO DE AUDIENCIA PÚBLICA PARA REVISAR EL CONSOLIDADO INFORME ANUAL DE EVALUACIÓN DEL DESEMPEÑO DE 2013-2014 DE LA CIUDAD DE VISALIA

La ciudad de Visalia recibe un informe anual de Community Development Block Grant (CDBG) y Home Investment Partnerships Grant (HOME) del Gobierno Federal a través del Departamento de Housing and Urban Development (HUD). La ciudad utiliza estas subvenciones para proporcionar vivienda decente, limpia, segura y asequible, crea un entorno de vida adecuada, y ampliar las oportunidades económicas, principalmente para personas de ingresos bajos y moderados. El Plan Consolidado de la Ciudad de Visalia fue revisado y aprobado por el Consejo de la Ciudad para cumplir con estos objetivos previamente. La Ciudad de Visalia debe presentar el Informe de Evaluación de Desempeño Anual Consolidada (CAPER) a HUD anualmente.

La ciudad de Visalia llevará a cabo una reunión para presentar el 2013-2014 CAPER

Consejo Municipal- consentimiento del Calendario-Martes, 02 de Septiembre 2014 a las 7:00 PM
City Hall Council Chambers
707 West Acequia Avenue, Visalia CA

El CAPER también se presentará a:

Citizens Advisory Committee
Miércoles, 03 de septiembre 2014 a las 5:30 PM
City Hall Council Chambers
707 West Acequia Avenue, Visalia CA

Disability Advocacy Committee
Lunes, 08 de septiembre 2014 a las 5:00 PM
City Hall East
315 East Acequia Avenue, Visalia CA

North Visalia Neighborhood Advisory Committee
Jueves, 11 de septiembre 2014 a las 5:30 PM
Oval Service Center
808 North Court Street, Visalia CA.

City Council Public Hearing – Lunes, 15 de Septiembre 2014 a las 7:00 PM
City Hall Council Chambers
707 West Acequia Avenue, Visalia CA

El CAPER estará disponibles para revisión y comentarios al público en el City Hall East, 315 E. Acequia Avenue, Visalia CA. 93291, a partir 29 de Agosto 2014, terminando a las 5:00 pm el 15 de Septiembre de 2014.

Los comentarios escritos pueden enviarse a 425 E Oak Avenue, Visalia. Todos los comentarios recibidos se incluirán en la presentación del informe de HUD.

Visalia Times Delta (legal y al por menor) Viernes, 29 de Agosto 2014
Visalia Weekly: Miércoles, 03 de septiembre 2014

Public Hearing Notice- Spanish

**CAC
Working
Agreements**

- ❖ Start/End on time
- ❖ Be committed to CAC and subcommittees
- ❖ Listen to one person at a time
- ❖ Volunteer time liberally- be available and participate in events
- ❖ Agree to disagree- Respect others
- ❖ Follow through on commitments
- ❖ Express your opinions- Seek balanced input
- ❖ Enjoy our time together!

**City of Visalia
Citizens Advisory Committee**

Wednesday, August 6, 2014
 5:30 p.m. City Hall West
 707 West Acequia, Visalia CA
 AGENDA

- 5:30 p.m. Welcome and public comment
- 5:35 p.m. Acceptance of minutes
- 5:40 pm **Comprehensive Annual Financial Report**
 (Rhonda Haynes will present the accomplishments of CDBG and HOME activities for the past year.)
- 6:00 p.m. **North Visalia Committee**
 (The City Council has asked that the CAC consider the current situation of the North Visalia Neighborhood Committee and provide the Council with recommendation on how to work with such a committee given the mandate to the City to have district elections. Leslie Caviglia, Assistant City manager will provide background.)
- 6:30 p.m. **Review of District Elections process**
 (Leslie Caviglia, Assistant City Manager, will discuss the community input process for district elections.)
- 6:40 p.m. **Subcommittee Reports**
Public Opinion Survey
Non-Profit Funding
CDBG
 (The CAC standing committees which will report progress)
- 6:55 p.m. **Other issues from CAC members**
 (Time to report general issues from committee members)
- 7:00 p.m. Adjourn
- Next meeting: October 1, 2014
- Items deferred to Oct. 1 meeting:
 General Plan Implementation
 Street Repair Plan

In Compliance with the American Disabilities Act, if you need special assistance to participate in meetings call (559) 713-4512 48-hours in advance of the meeting. For Hearing Impaired – Call (559) 713-4900 (TDD) 48-hours in advance of the scheduled meeting time to request signing services.

Any written materials relating to an item on this agenda submitted to the Citizens Advisory Committee after distribution of the agenda packet are available for public inspection at City Hall West, 707 W. Acequia, Visalia, CA 93291, during normal business hours.

CAC Agenda

**DAC
Working
Agreements**

- ❖ Start/End on time
- ❖ Be committed to DAC
- ❖ Listen to one person at a time
- ❖ Volunteer time liberally- be available and participate in events
- ❖ Agree to disagree- Respect others
- ❖ Follow through on commitments
- ❖ Express your opinions- Seek balanced input
- ❖ Enjoy our time together!

**City of Visalia
Disability Advocacy Committee
Agenda**

For the regular meeting of:
Monday, September 8, 2014
Time: 5:00 p.m.

Location: City Hall East, 315 E. Acequia

Chair:	Jay Anderson	Member:	Judi Pirnstill
Co-Chair:	George Curtis	Member:	Mary Wheeler
Member:	Adam Ford	Alternate:	Vacant
Member:	Don Ajluni	Alternate:	Vacant
Member:	Kathleen Papove		

1. Call meeting to Order
2. Introductions & Welcome
3. Public Comment or Written Communication.
At this time, those in the audience are encouraged to address the Committee on any item not already included on tonight's agenda. The Committee cannot legally act on a matter that is not on the agenda. However, the Committee can investigate an issue and respond within a reasonable period of time. Speakers will be limited to a 5 minute presentation unless granted additional time by the Committee Chairperson.
4. Approval of August 11, 2014 minutes
5. CAPER – Review DRAFT Consolidated Annual Performance and Evaluation Report - Rhonda Haynes, Housing Specialist
6. Update re: FINAL Barrier Awareness Day plans – Jay Anderson
7. Member Comments and Discussion
8. REMINDER - Attend Barrier Awareness Day Saturday, October 4, 2014
9. Adjourn

Any written materials relating to an item on this agenda submitted to the Disability Advocacy Committee/Commission after distribution of the agenda packet are available for public inspection in the Community Development Office, 315 E. Acequia, Visalia, CA 93291, during normal business hours.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in meetings call (939) 713-4437 48 hours in advance of the meeting. For Hearing Impaired - Call (888) 713-4900 (TDD) 48-hours in advance of the scheduled meeting time to request signing services. Visually Impaired - If enlarged print of Braille copy is desired, please request in advance of the meeting and services will be provided as soon as possible after the meeting.

DAC Agenda

North Visalia Neighborhood Advisory Committee

Thursday September 11, 2014

5:30 PM

Oval Service Center

808 N. Court Street

Visalia, California

AGENDA

Introductions

Approval of Minutes from August 14, 2014 and July 10, 2014

Citizen's Requests

The North Visalia Neighborhood Advisory Committee requests that a 3 minute time limit be observed for requests. Please note that issues raised under Citizen's Requests are informal only and the North Visalia Neighborhood Advisory Committee will not take action at this time.

Discussion

Introduction of Citizen's Advisory Committee subcommittee members present and purpose

Lt. C. Alvarez – City of Visalia

Discussion of the Consolidated Annual Performance and Evaluation Report (CAPER)

Rhonda Haynes – Community Development Department – City of Visalia

Discussion of NVAC Committee Members' future roles and outreach for North Visalia

Paul Orosco – NVAC member

Introduction of the Commercial Policing Officer Brent Miller assigned to Oval Area and Dinuba Blvd Commercial Corridor

Lt. C. Alvarez / Sgt. Diltz – City of Visalia

Good of the Order

Upcoming Events

NVNAC Agenda

**Visalia City Council
Regular Meeting Agenda**



Mayor	Steve Nelsen
Vice Mayor	Warren Gubler
Council Member	Greg Collins
Council Member	Bob Link
Council Member	Amy Shuklian

Tuesday, September 02, 2014

City Hall Council Chambers

707 W. Acequia, CA

WORK SESSION 4:00 p.m.

CLOSED SESSION 6:00 p.m. (Or immediately following Work Session)

REGULAR SESSION 7:00 PM

CALL TO ORDER WORK SESSION

SPECIAL PRESENTATIONS/RECOGNITION

1. [Christine Chavez, Transit Management Analyst](#)
2. [Badge Pinning: Robert Briggs, Fire Engineer](#)

Promotional Badge Pinning:
Brian Adney, Battalion Chief
Larry Garcia, Fire Captain
Corbin Reed, Full time Fire Inspector

PUBLIC COMMENTS

This is the time for citizens to comment on subject matters that are not on the agenda that are within the jurisdiction of the Visalia City Council. Public comment will be taken on each item listed on the work session agenda at the time it is considered by the City Council. The Council asks that you keep your comments brief and positive. Creative criticism, presented with appropriate courtesy, is welcome. Each speaker will be allowed three minutes (timing lights mounted on the lectern will notify you with a flashing red light when your time has expired). Please begin your comments by stating and spelling your name and providing your city of residence.

WORK SESSION AND ACTION ITEMS (as described)

3. [Status report and update of Disability Advocacy Committee \(DAC\) goals and accomplishments for 2013-14 and presentation of information regarding the upcoming Barrier Awareness Day event on October 4, 2014.](#)

4. [Annual Activity Report by the Visalia Parks and Recreation Foundation](#)
5. [Appoint one City Council member and one Parks & Recreation Commissioner to work with City Staff to select a design consultant to develop a schematic plan for a multi-generational community center swimming pool facility on the City property located on the northeast corner of Visalia Parkway and County Center Drive, west of Mooney Blvd.](#)

ADJOURN TO CLOSED SESSION

Closed Session will commence immediately following Work Session. See separate Closed Session agenda for details.

CALL TO ORDER REGULAR SESSION

PLEDGE OF ALLEGIANCE

INVOCATION

[Pastor Brad Gouwens, Gateway Church of Visalia](#)

SPECIAL PRESENTATIONS/RECOGNITION

ITEMS OF INTEREST

PUBLIC COMMENTS

This is the time for citizens to comment on subject matters that are not on the agenda that are within the jurisdiction of the Visalia City Council. The Council asks that you keep your comments brief and positive. Creative criticism, presented with appropriate courtesy, is welcome.

This is also the time for citizens to comment on items listed on the Consent Calendar or to request an item from the Consent Calendar be pulled for discussion purposes. Public comments related to all pulled Consent Calendar items, and all Regular or Public Hearing Items that are listed on this agenda will be taken at the time that item is discussed or at a time the Public Hearing is opened for comment.

In fairness to all who wish to speak tonight, each speaker will be allowed three minutes (timing lights mounted on the lectern will notify you with a flashing red light when your time has expired). Please begin your comments by stating and spelling your name and providing your city of residence.

CONSENT CALENDAR

Consent Calendar items are considered routine and will be enacted in one motion. There will be no separate discussion of these matters unless a request is made and then the item will be removed from the Consent Calendar to be discussed and voted upon by a separate motion.

1. Authorization to read ordinances by title only.
2. Authorization to award RFB #13-14-31, "Annual Contract for Maintenance of Three Interactive Water Features," to All Seasons Pool, Inc. DBA California Pools, of Visalia, CA and amend the services to be provided for an annual cost of \$89,672.
3. Accept the City of Visalia Cash and Investment Report for the fourth quarter ending June 30, 2014.
4. Approve Resolution Number 2014-35 adopting the City of Visalia's Investment Policy and delegating authority to invest funds for the City to the Finance Director Treasurer for fiscal year 2014-15.
5. Request authorization to file a Notice of Completion for Pheasant Ridge Unit No. 5, a subdivision containing 26 single family lots, located west of Roeben Street and south of Riggins Avenue.
6. Authorization for City Manager to sign lease with Visalia Emergency Aid Council for storage space in the East Acequia Parking Structure
7. Authorize the Mayor to send letters to the Governor urging his veto of SB 1365 (Padilla) California Voting Rights Act of 2001, AB 1739 (Dickinson) Groundwater management, and SB 1168 (Pavlev) Groundwater management.
8. Review the DRAFT 2013-14 Program Year Consolidated Performance and Evaluation Report (CAPER) related to the use of Community Development Block Grant (CDBG) and HOME Investment Partnership Fund expenditures, during the program year starting July 1, 2013 through June 30, 2014, prior to the public hearing before City Council on September 15, 2014, for a report due on October 1, 2014 to the U. S. Department of Housing and Urban Development (HUD).
9. Accept and appropriate the AVOID the 18 DUI Grant for \$209,756 and Selective Traffic Enforcement Program (STEP) Grant for \$236,448 awarded by the California Office of Traffic Safety (OTS), and authorize the Chief of Police to execute the Grant Agreement.

REGULAR ITEMS AND PUBLIC HEARINGS

Comments related to regular Items and Public Hearing Items are limited to three minutes per speaker, for a maximum of 30 minutes per item, unless otherwise extended by the Mayor.

10. [Proposal To install signs in City Parks to prevent adult loitering in children-only areas under California Penal Code Section 653b\(a\)](#)

CLOSED SESSION REPORT

ADJOURNMENT

Upcoming Council Meetings

- City Council Special Meeting, Monday, September 08, 2014
- City Council Closed Session, Monday, September 15, 2014
- City Council Regular Meeting, Monday, September 15, 2014

Note: Meeting dates/times are subject to change, check posted agenda for correct details.

In Compliance with the American Disabilities Act, if you need special assistance to participate in meetings call (559) 713-4512 48-hours in advance of the meeting. For Hearing Impaired – Call (559) 713-4900 (TDD) 48-hours in advance of the scheduled meeting time to request signing services.

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**Visalia City Council
Regular Meeting Agenda**

Mayor	Steve Neisen
Vice Mayor	Warren Gubler
Council Member	Greg Collins
Council Member	Bob Link
Council Member	Amy Shuklian



Monday, September 15, 2014

City Hall Council Chambers

707 W. Acequia, Visalia, CA

WORK SESSION 4:00 PM

CLOSED SESSION 6:00 PM (Or immediately following Work Session)

REGULAR SESSION 7:00 PM

CALL TO ORDER WORK SESSION

SPECIAL PRESENTATIONS/RECOGNITION

I. Solid Waste Employee Introductions:

Manuel Nunez, Solid Waste Operator
Raul Alvarez, Solid Waste Operator

Employee Promotions:

Kevin Wood, Lead Operator
Edward (Eddie) Zuniga, Lead Operator

Storm Wastewater Employee Introductions:

Ismael Meza, Service Maintenance Worker
Matthew Campos, Service Maintenance Worker

Employee Promotion:

Armand Gonzales, Lead Technician

PUBLIC COMMENTS

This is the time for citizens to comment on subject matters that are not on the agenda that are within the jurisdiction of the Visalia City Council. Public comment will be taken on each item listed on the work session agenda at the time it is considered by the City Council. The Council asks that you keep your comments brief and positive. Creative criticism, presented with appropriate courtesy, is welcome. Each speaker will be allowed three minutes (timing lights mounted on the lectern will notify you with a flashing red light when your time has expired). Please begin your comments by stating and spelling your name and providing your city of residence.

WORK SESSION AND ACTION ITEMS (as described)

2. Award the contract for processing of City collected recyclables (RFP 13-14-52) to Pena's Disposal contingent upon a landfill tipping fee contract with Tulare County that reduces the tipping fee to \$28 per ton in exchange for the City taking 100% of its trash to the County landfill, to be executed within 120 calendar days from the execution of the contract with Pena's Disposal.
3. Receive an update on the Convention Center improvements project and timelines for completion, consider approving the proposed list of Convention Center improvements; authorize Staff to advertise a bid for construction for the roof replacement portion of the project; and authorize the City Manager to execute a sole-source professional services agreement with Taylor Group Architects for an amount not to exceed \$338,400.00 to provide Architecture & Engineering services for the remainder of the requested improvements.
4. Authorize the City Manager to execute a professional services agreement with Provost & Pritchard Consulting Group for RFP 13-14-28 - East Side Regional Park & Groundwater Recharge Project Design - in the amount of \$741,400 (\$616,100 for base services and \$125,300 for optional services) and authorize an appropriation up to \$778,470 for this design work from the following funds: \$416,850 (54%) from Groundwater Recharge (224); \$189,050 (24%) from General Fund Community Sports Park (004); \$131,380 (17%) from Park Impact Fees (211); \$20,810 (2.5%) from Transportation Impact Fees (241); and \$20,380 (2.5%) from Waterways (261).
5. Authorize the City Manager to enter into an agreement to pre-purchase four stadium lights for Phase 2 of the Recreation Park Stadium Lighting Project at Recreation Park from Musco Sports Lighting, LLC, as a sole-source supplier, for a cost not to exceed \$175,000.00 including tax and contingencies and authorize staff to bid for the construction of Phase 2 of the Recreation Park Lighting Project.

ADJOURN TO CLOSED SESSION

Closed Session will commence immediately following Work Session. See separate Closed Session agenda for details.

CALL TO ORDER REGULAR SESSION

PLEDGE OF ALLEGIANCE

INVOCATION

Lester Moon, Hands in the Community Church

SPECIAL PRESENTATIONS/RECOGNITION

ITEMS OF INTEREST

PUBLIC COMMENTS

This is the time for citizens to comment on subject matters that are not on the agenda that are within the jurisdiction of the Visalia City Council. The Council ask that you keep your comments brief and positive. Creative criticism, presented with appropriate courtesy, is welcome.

This is also the time for citizens to comment on items listed on the Consent Calendar or to request an item from the Consent Calendar be pulled for discussion purposes. Public comments related to all pulled Consent Calendar Items, and all Regular or Public Hearing Items that are listed on this agenda will be heard at the time that item is discussed or at a time the Public Hearing is opened for comment.

In fairness to all who wish to speak tonight, each speaker will be allowed three minutes (timing lights mounted on the lectern will notify you with a flashing red light when your time has expired). Please begin your comments by stating and spelling your name and providing your city of residence.

CONSENT CALENDAR

Consent Calendar items are considered routine and will be enacted in one motion. There will be no separate discussion of these matters unless a request is made and then the item will be removed from the Consent Calendar to be discussed and voted upon by a separate motion.

1. Authorization to read ordinances by title only.
2. Request the City Council to declare that the Fire Station 53 construction project to be located at the southeast corner of Walnut Avenue and Atwood Street, is substantially complex, and therefore allow the contractor retention withholding to be increased from 5% to 10%.
3. Authorization to update the allocation of City of Visalia Measure R Trail Funds of \$30,390,000 according to estimated project needs and authorize the City Manager to enter into agreements with the Tulare County Transportation Authority based on the funding allocations.
4. Authorize Notice of Completion be filed for the construction contract with Avison Construction, Inc. for the Packwood Creek Trail along County Center between Cameron Avenue and Visalia Parkway project. RFB No. 12-13-51 (Grant No. RPSTPLE-5044(078)) CIP No. 3010-72000 CP8285
5. Authorize the City Manager to renew a lease for a five year term for priority parking in the public parking lot at the southeast corner of Giddings and Center Streets with the Law Offices of McCormick, Kobot, Jenner and Lew.

6. Authorize the recordation of the final map for Pheasant Ridge Unit No. 7, Phase 1, located south of Riggin Avenue and east of Shirk Street (36 lots); and the annexation of Pheasant Ridge Unit No. 7, Phase 1 into Landscape and Lighting Assessment District No. 05-19, Pheasant Ridge (Resolution Nos. 2014-39 and 2014-40 required). APN: 077-100-079
7. Award the contract for consulting services to evaluate the Solid Waste operations to R3 Consulting Group for \$248,324.

REGULAR ITEMS AND PUBLIC HEARINGS

Comments related to regular Items and Public Hearing Items are limited to three minutes per speaker, for a maximum of 30 minutes per item, unless otherwise extended by the Mayor.

8. Discussion of current trends in the regional air service industry, review and discussion of the air carrier proposals received as part of the Essential Air Service program and authorization to submit a recommendation of community support to the Federal Department of Transportation for the proposal from SeaPort Airlines.
9. Approve the Final 2013-14 Program Year, Consolidated Annual Performance and Evaluation Report (CAPER). Resolution No. 2014-41 required.

CLOSED SESSION REPORT

ADJOURNMENT

Upcoming Council Meetings

- City Council Regular Meeting, Monday, October 06, 2014
- City Council Closed Session, Monday, October 06, 2014
- City Council Closed Session, Monday, October 20, 2014

Note: Meeting dates, times, are subject to change. check posted agenda for correct details.

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COMMENTS	CITY RESPONSE
City Council Consent: Draft CAPER, September 02, 2014	
No comments	no comments
Citizens Advisory Committee: Presentation of Draft CAPER, September 03, 2014	
No comments	no comments
Disability Advocacy Committee: Presentation of Draft CAPER, September 08, 2014	
George Curtis – advised that he felt the City should focus on ADA housing for disabled. There are a lot of needs out there for the disabled and housing is important (rentals and homes for purchase).	noted
Northern Visalia Neighborhood Advisory Committee: Presentation of Draft CAPER, September 11, 2014	
No comments	
City council Public Hearing: Presentation of Final CAPER, September 15, 2014	
No comments	

Community Comments

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction’s program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

The City takes a proactive approach and continually evaluates programs and activities to ensure they are meeting targeted goals as well as keeping in line with current levels of funding. As a result of our experience, difficult and strategic recommendations were made to City Council. For example, when funding is not moving quickly, an alternate project or program is recommended. Council gives the City Manager the authority to redirect funds based upon certain criteria or timelines. As with CDBG, the timely expenditure ratios are monitored and HOME commitment and expenditure deadlines are monitored.

Staff also directs funding toward core programs established during the previous year and identified within the Five-Year ConPlan.

The City of Visalia continues to use CDBG funds toward affordable housing (Voucher Program), a suitable living environment (Code Enforcement), public facilities and improvements (Oval project and ADA project design work) and Economic Development (repayment of Section 108 loan).

The reallocation of funding occurs throughout the year for both CDBG and HOME, which is included herein as “Approved Action Plan Amendments 2013-14”.

Staff reviews and meets with project managers on a regular basis. The City’s Citizens Participation Plan allows minor and technical amendments to be reviewed and authorized by the City Manager. All substantial amendments, resulting in a 75% reallocation of funding, were taken to City Council through a public hearing as well community meetings for input. The following actions were taken in relation to minor, technical and substantial amendments during the 2013/14 program year as follows:

For an overview of Amendments during the program year 2013-14 see CR-15 Resources and Investments" page attachment referenced "Approved Action Plan Amendments 2013-14".

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?	No
--	----

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

CR-50 - HOME 91.520(d)

Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations

Please list those projects that should have been inspected on-site this program year based upon the schedule in §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

During this year, staff also participated in pre-bid meetings for projects utilizing CDBG funding. Specific projects included the Public Improvement projects: Recreation Park Youth Tennis, ADA walkway Design project, and ADA Ice House Design project. Additionally, staff meets with each selected contractor participating in the Neighborhood Stabilization Program (NSP).

Staff conducted desk- review and on-site monitoring between December 2013 and March 2014, with a result of no findings, for the following projects:

- Robinwood 10 unit development
- Sierra Meadows 42 unit senior development
- Paradise and Court 20 unit development

Areas monitored included Affirmative marketing, residential lease, financial and asset management, audits, property standards, inspection procedures, lead based paint, certification of tenant incomes, rents and utility allowances, regulatory agreement compliance and secondary review of construction documents, if needed.

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

The City manages a Fair Housing Hotline and directs callers to the appropriate sources for further assistance. The City publishes its affordable housing programs on its website. The City publishes the Fair Housing logo on all applications and information flyers, collect data related to applicants and monitor projects and programs administered or partnered with local non-profit agencies.

Additional outreach efforts include working with local lenders to promote affordable housing programs. Additionally, the City has contracted with Community Services Employment Training, Inc and Self Help Enterprise to provide housing counseling services and promote the City's affordable housing programs. And, the City has a marketing plan where the City would work with Tulare County Housing Authority for specific project data.

Refer to IDIS reports to describe the amount and use of program income for projects,

including the number of projects and owner and tenant characteristics

The City Council approved the use of Community Development Block Grant (CDBG) Program Income toward the Oval Improvement project, then, if any remaining funds were available over \$100,000, they would be directed toward the ADA compliance projects. This year, only \$64,098.00 was received in CDBG PI. Also approved was the use of HOME Investment Partnership Program Income funding toward the Foreclosure Acquisition Program. A total of \$395,250 was received in HOME PI.

Describe other actions taken to foster and maintain affordable housing. 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 91.320(j)

The HOME program objectives also continue with promoting, maintaining and providing affordable housing through the Foreclosure Acquisition Program II (FAP II) and working with non-profit agencies, such as Self Help Enterprise on the development of a 36 unit affordable multi family project.

Specifically, the programs administered were:

- HOME funded Foreclosure Acquisition Program II (FAP II): a total of three homes were acquired and rehabilitated over the last year, with an additional five homes purchased since September of 2014 under various stages, which will be reflected in the next year CAPER. The three homes completed during the program year were sold to households at or below 80% of the area median income.
- CDBG-Neighborhood Stabilization Program (NSP): During this reporting period, six (6) homes, which were acquired by February of 2013, were rehabilitated. Four of the six were resold during the reporting period to households at or below 50% ami. The remaining two properties sold will be reflected in next year CAPER.
- CDBG-NSP- Habitat for Humanity: Habitat was success with purchasing six (6) homes last year, however, 2 were reported in the CAPER last year, with the remaining 4 reported this year. Additional funding will be directed toward Habitat to continue their efforts. Habitat will resell to households at or below 50% AMI.
- Visalia Village: The City is partnering with its Community Housing Development Organization (CHDO) Self Help Enterprise on the development of a 36 multi-unit family development.
- HOME First Time Homebuyer Program: The City worked with Community Service Employment Training, Inc. (CSET) for the administration of the down payment assistance program. Two (2) loans were completed for the year, however, will be reflected in the next year CAPER report since they closed escrow after June 30th.

One of the objectives for the program year was to provide down payment assistance to at least eight (8) homebuyers, working with a non-profit agency (Community Service Employment Training, Inc.) CSET as the administrator and housing counseling agency. CSET held client seven (7) homebuyer education classes from July of 2013 to June of 2014. A total of 38 interested homebuyers attended the class.

Additionally, CSET held three (3) Realtor and Lender classes so that they understand the City's program and HUD requirements.

CR-60 - ESG 91.520(g) (ESG Recipients only)

ESG Supplement to the CAPER in *e-snaps*

For Paperwork Reduction Act

1. Recipient Information—All Recipients Complete

Basic Grant Information

Recipient Name	VISALIA
Organizational DUNS Number	030999866
EIN/TIN Number	946000449
Identify the Field Office	SAN FRANCISCO
Identify CoC(s) in which the recipient or subrecipient(s) will provide ESG assistance	

ESG Contact Name

Prefix
First Name
Middle Name
Last Name
Suffix
Title

ESG Contact Address

Street Address 1
Street Address 2
City
State
ZIP Code
Phone Number
Extension
Fax Number
Email Address

ESG Secondary Contact

Prefix
First Name
Last Name
Suffix
Title
Phone Number
Extension
Email Address

2. Reporting Period—All Recipients Complete

Program Year Start Date	07/01/2013
Program Year End Date	06/30/2014

3a. Subrecipient Form – Complete one form for each subrecipient

- Subrecipient or Contractor Name**
- City**
- State**
- Zip Code**
- DUNS Number**
- Is subrecipient a victim services provider**
- Subrecipient Organization Type**
- ESG Subgrant or Contract Award Amount**

CR-65 - Persons Assisted

4. Persons Served

4a. Complete for Homelessness Prevention Activities

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 14 – Household Information for Homeless Prevention Activities

4b. Complete for Rapid Re-Housing Activities

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 15 – Household Information for Rapid Re-Housing Activities

4c. Complete for Shelter

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 16 – Shelter Information

4d. Street Outreach

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 17 – Household Information for Street Outreach

4e. Totals for all Persons Served with ESG

Number of Persons in Households	Total
Adults	
Children	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 18 – Household Information for Persons Served with ESG

5. Gender—Complete for All Activities

	Total
Male	
Female	
Transgender	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 19 – Gender Information

6. Age—Complete for All Activities

	Total
Under 18	
18-24	
25 and over	
Don't Know/Refused/Other	
Missing Information	
Total	

Table 20 – Age Information

7. Special Populations Served—Complete for All Activities

Number of Persons in Households

Subpopulation	Total Persons Served – Prevention	Total Persons Served – RRH	Total Persons Served in Emergency Shelters	Total
Veterans				
Victims of Domestic Violence				
Elderly				
HIV/AIDS				
Chronically Homeless				
Persons with Disabilities:				
Severely Mentally Ill				
Chronic Substance Abuse				
Other Disability				
Total (unduplicated if possible)				

Table 21 – Special Population Served

CR-70 – ESG 91.520(g) - Assistance Provided and Outcomes

10. Shelter Utilization

Number of New Units – Rehabbed	
Number of New Units – Conversion	
Total Number of bed - nighths available	
Total Number of bed - nighths provided	
Capacity Utilization	

Table 22 – Shelter Capacity

11. Project Outcomes Data measured under the performance standards developed in consultation with the CoC(s)

CR-75 – Expenditures

11. Expenditures

11a. ESG Expenditures for Homelessness Prevention

	Dollar Amount of Expenditures in Program Year		
	FY 2009	FY 2010	FY 2011
Expenditures for Rental Assistance			
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance			
Expenditures for Housing Relocation & Stabilization Services - Services			
Expenditures for Homeless Prevention under Emergency Shelter Grants Program			
Subtotal Homelessness Prevention			

Table 23 – ESG Expenditures for Homelessness Prevention

11b. ESG Expenditures for Rapid Re-Housing

	Dollar Amount of Expenditures in Program Year		
	FY 2009	FY 2010	FY 2011
Expenditures for Rental Assistance			
Expenditures for Housing Relocation and Stabilization Services - Financial Assistance			
Expenditures for Housing Relocation & Stabilization Services - Services			
Expenditures for Homeless Assistance under Emergency Shelter Grants Program			
Subtotal Rapid Re-Housing			

Table 24 – ESG Expenditures for Rapid Re-Housing

11c. ESG Expenditures for Emergency Shelter

	Dollar Amount of Expenditures in Program Year		
	FY 2009	FY 2010	FY 2011
Essential Services			
Operations			
Renovation			
Major Rehab			
Conversion			
Subtotal			

Table 25 – ESG Expenditures for Emergency Shelter

11d. Other Grant Expenditures

	Dollar Amount of Expenditures in Program Year		
	FY 2009	FY 2010	FY 2011
Street Outreach			
HMIS			
Administration			

Table 26 - Other Grant Expenditures

11e. Total ESG Grant Funds

Total ESG Funds Expended	FY 2009	FY 2010	FY 2011

Table 27 - Total ESG Funds Expended

11f. Match Source

	FY 2009	FY 2010	FY 2011
Other Non-ESG HUD Funds			
Other Federal Funds			
State Government			
Local Government			
Private Funds			
Other			
Fees			
Program Income			
Total Match Amount			

Table 28 - Other Funds Expended on Eligible ESG Activities

11g. Total

Total Amount of Funds Expended on ESG Activities	FY 2009	FY 2010	FY 2011

Table 29 - Total Amount of Funds Expended on ESG Activities

Other Attachments:



PR26 - CDBG Financial Summary Report

Program Year 2013

VISALIA, CA

PART I: SUMMARY OF CDBG RESOURCES

01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	1,025,395.60
02 ENTITLEMENT GRANT	1,071,981.00
03 SURPLUS URBAN RENEWAL	0.00
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00
05 CURRENT YEAR PROGRAM INCOME	64,597.13
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SE TYPE)	0.00
06 RETURNS	0.00
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	(13,296.75)
08 TOTAL AVAILABLE (SUM, LINES 01-07)	2,148,676.98

PART II: SUMMARY OF CDBG EXPENDITURES

09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	190,077.63
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	13,783.11
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	203,860.74
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	189,496.60
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	515,188.10
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	41,743.09
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	950,288.53
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	1,198,388.45

PART III: LOW/MOD BENEFIT THIS REPORTING PERIOD

17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	190,077.63
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT	13,783.11
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	203,860.74
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	100.00%

LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS

23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION	PY: 2013 PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0.00
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	0.00
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	0.00%

PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS

27 DISBURSED IN IDIS FOR PUBLIC SERVICES	86,502.22
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	6,959.23
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 + LINE 29 + LINE 30)	23,461.45
32 ENTITLEMENT GRANT	1,071,981.00
33 PRIOR YEAR PROGRAM INCOME	98,553.25
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	(30,309.08)
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	1,140,225.17
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	2.06%

PART V: PLANNING AND ADMINISTRATION (PA) CAP

37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	189,496.60
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	34,783.85
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 + LINE 39 +LINE 40)	224,280.45
42 ENTITLEMENT GRANT	1,071,981.00
43 CURRENT YEAR PROGRAM INCOME	64,597.13
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	(498.67)
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	1,136,079.46
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	19.74%



VISALIA, CA

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

Report returned no data.

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

Report returned no data.

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

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2011	2	756	5628261	Code Enforcement 2011	15	LMA	\$1,120.20
2011	9	755	5685214	Oval Park Transit Improvements SL-1 3	03	LMA	\$475.17
2011	9	755	5714998	Oval Park Transit Improvements SL-1 3	03	LMA	\$30,359.84
2011	9	755	5726440	Oval Park Transit Improvements SL-1 3	03	LMA	\$18,758.11
2012	2	772	5628261	2012 Code Enforcement	15	LMA	\$25,299.79
2012	2	772	5654226	2012 Code Enforcement	15	LMA	\$35,936.98
2012	6	779	5628261	Alternate ADA Accessibility Projects	03L	LMC	\$938.50
2012	6	779	5654226	Alternate ADA Accessibility Projects	03L	LMC	\$5,693.10
2012	6	779	5685214	Alternate ADA Accessibility Projects	03L	LMC	\$3,844.45
2012	6	779	5715003	Alternate ADA Accessibility Projects	03L	LMC	\$1,015.36
2012	12	783	5628261	2012 Voucher Program	05	LMC	\$8,000.00
2012	14	786	5654226	Recreation Park Solatopad	03	LMA	\$493.01
2012	18	792	5717462	Ice House ADA	03	LMC	\$246.82
2012	19	793	5654226	ADA Walkway, Youth Tennis, Irrigation = Rec Park	03	LMA	\$527.05
2012	19	793	5685214	ADA Walkway, Youth Tennis, Irrigation = Rec Park	03	LMA	\$2,249.22
2012	19	793	5714998	ADA Walkway, Youth Tennis, Irrigation = Rec Park	03	LMA	\$16,553.63
2013	1	790	5685214	Code Enforcement	15	LMA	\$14,663.20
2013	1	790	5714990	Code Enforcement	15	LMA	\$15,407.90
2013	1	790	5726440	Code Enforcement	15	LMA	\$2.06
2013	3	796	5714998	Continuum of Care 2013	05	LMC	\$1,002.22
2013	4	797	5685214	Voucher Program	05	LMC	\$7,000.00
2013	4	797	5714998	Voucher Program	05	LMC	\$500.00
Total							\$190,077.63

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

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2012	12	783	5628261	2012 Voucher Program	05	LMC	\$8,000.00
2013	3	796	5714998	Continuum of Care 2013	05	LMC	\$1,002.22
2013	4	797	5685214	Voucher Program	05	LMC	\$7,000.00
2013	4	797	5714998	Voucher Program	05	LMC	\$500.00
Total							\$16,502.22

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

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount
2011	7	762	5628261	CDBG-Admin	21A		\$19,426.48
2011	7	762	5654226	CDBG-Admin	21A		\$1,170.57
2012	9	781	5654226	2012 CDBG Administration	21A		\$50,730.42
2013	12	798	5685214	2013 CDBG Administration	21A		\$200.00
2013	12	798	5714998	2013 CDBG Administration	21A		\$115,385.64
2013	12	798	5726440	2013 CDBG Administration	21A		\$508.48
Total							\$189,496.60

PR 26 report

**City of Visalia
Agenda Item Transmittal**

Meeting Date: 9/2/2014

Agenda Item Number (Assigned by City Clerk): 8.

Agenda Item Wording: Review the DRAFT 2013/14 Program Year Consolidated Performance and Evaluation Report (CAPER) related to the use of Community Development Block Grant (CDBG) and HOME Investment Partnership Fund expenditures, during the program year starting July 1, 2013 through June 30, 2014, prior to the public hearing before City Council on September 15, 2014, for a report due on October 1, 2014 to the U. S. Department of Housing and Urban Development (HUD).

Deadline for Action: 9/15/2014

Submitting Department: Community Development

Contact Name and Phone Number:
Rhonda Haynes, Housing Specialist, 713-4460
Christopher Tavarez, Administrative Service Manager, 713-4540
Chris Young, Community Development Director, 713-4392

Department Recommendation: Staff recommends the City Council review and comment upon the DRAFT 2013-14 Consolidated Annual Performance and Evaluation Report (CAPER) related to the use of Community Development Block Grant (CDBG) and HOME Investment Partnership Fund expenditures for the program year beginning July 1, 2013 through June 30, 2014.

Summary: HUD requires the City to prepare a five-year plan of activities (projects and programs) which incorporates public input, identifies the needs of the community and establishes the goals to increase the availability of affordable housing and economic opportunities. Both Community Development Block Grant (CDBG) and HOME investment funding are utilized and reflected in the 5 year Consolidated Plan (ConPlan), adopted in April 2010 for the period covering July 1, 2010 through June 30, 2015. As part of the ConPlan, cities are required to complete an annual Action Plan, which indicates what projects and programs will be implemented for the year, which runs from July 1st to June 30th. Then, to report how the projects and programs were implemented, a Consolidated Annual Performance and Evaluation Report (CAPER), is prepared as a tool, for both HUD and the City to evaluate the expenditures and accomplishments toward the established goals for each program and project during the year. This CAPER report is for the period beginning July 1, 2013 and ending June 30, 2014. This CAPER is the fourth year of completing activities/projects identified within the 5-Year (2010-2015) ConPlan.

COUNCIL ACTION: Approved as Recommended

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AS/WG 5-0

SEP 02 2014

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Background Discussion: The 2013-14 program year began with the CDBG carryover funding committed to existing projects of \$1,012,599.18 the 2013/14 annual CDBG allocation of \$1,071,981.00 and program income received through the payoff of existing loans, in the amount of \$64,098.00. Of the total CDBG resources available, the CDBG expenditures for the period (July 1, 2013 to June 30, 2014) were \$931,019.86. These funds were expended toward neighborhood preservation, special needs, public and park improvements, affordable housing programs and administration, which were previously approved by City Council.

The HOME investment Partnership funding for the 2013-14 program year began with committed carryover funding of \$2,153,579.25, to a recently approved project, known as the Visalia Village of \$1.8 Million through an agreement with Self Help Enterprises; and existing programs, such as the First Time Homebuyer Program of \$196k and the Foreclosure Acquisition Program acquisition program. This includes the 2013/14 annual HOME allocation of \$338,665.00, and program income received throughout the year, from loan repayments and recycling of homes resold, in the amount of \$395,250.00. Of the total HOME resources available, the HOME expenditures for the 2013-14 program year were \$529,464.83. These funds were expended toward the Foreclosure Acquisition Program, Predevelopment Loan for Visalia Village and administration costs, with the remainder committed towards the above mentioned projects.

This CAPER report reflects upon the following core projects and programs for 2013-2014, which focused upon improving neighborhoods, homeownership, public and park improvements and services for the homeless:

- Recreation Park Improvements-CDBG
- ADA compliance- CDBG
- Code Enforcement and Substandard Housing Prevention-CDBG
- West Acequia Parking Structure - Section 108 Loan Payment-CDBG
- Oval Park Transportation Safety Improvements-CDBG
- Fair Housing Administration-CDBG
- Continuum of Care-CDBG
- Family Services Voucher Program-matching funds CDBG
- Foreclosure Acquisition Program II (FAPII)- HOME
- Foreclosure Acquisition (Neighborhood Stabilization Program (NSP))
 - City and Habitat for Humanity properties

The result of the use of these funds detailed information is included within Attachment "A" 2013-14 Draft Expenditures, and Attachment "B", the full Draft CAPER report. Included herein is an overview of each project and program, which provided the City with public and park improvements, job creation/retention, homeless assistance and affordable housing opportunities.

CDBG accomplishments: With the use of CDBG funds there have been several successful projects started or completed benefiting the community.

Recreation Park improvements: Community residents will be able to enjoy the use of a youth tennis/pickle ball court, and accessible walkways. The estimated cost of this project is \$118,000, with current expenditures of \$19,320. The design stage has been completed with construction

underway for this project. Additionally, the design for the Recreation Park splash pad was completed; however, the project is on hold indefinitely.

Accessible sidewalks: CDBG funding has been utilized to design three locations, as shown in Attachment "C". Phase One includes approximately 330 feet of new sidewalk near the National Guard frontage, along the east side of Akers Street south of Goshen Avenue. The new sidewalk will connect two existing sidewalk sections and provide a new accessible path of travel. Phase Two includes approximately 1,300 linear feet of new sidewalk along the west side of Akers Street, south of Tulare Avenue. includes connection to existing sidewalk, extending an ADA accessible path of travel, with curb returns, new ramp, detectable warning surface which will provide access to an existing sidewalk on the NW corner of Akers and Tulare. The third phase of the project includes the design of approximately 1,200 linear feet of new sidewalk along the south side of Houston Avenue between State Highway 63 and Santa Fe. The project design includes five new curb ramps and retro fitting of five existing non-conforming drive approaches, new crosswalk striping and signage at several intersections resulting in approximately 2,000 linear feet of continuous accessibility. Current CDBG funding in the amount of \$156,000 is available to complete the design of these phases and contribute towards their construction. However, due to estimated costs of construction, only the initial phase will be able to be completed. The remaining two phases will require additional funding. The cost of these two projects is estimated \$126,000. The north Akers project, near Rancho Fiesta mobile home park, is approximately \$90,000, which does not include \$90,000 for landscaping and irrigation not eligible for CDBG funding but is needed and the south Akers project, near the National Guard, is approximately \$36,000 which engineering staff is working with the National Guard who is interested in partnering with the City to coordinate the construction under a volunteer program. Staff will continue to seek out outside grant funding such as Safe Routes To School Funds or present City Council with the option to fund the first phase with future available CDBG Funds.

CDBG funds in the amount of \$515,188, was expended for the Section 108 Loan payment related to the West Acequia Parking Structure. (Note, the final payment for the parking structure will occur in August of 2018). From May of 2008 to July 2014 there have been an estimated 1,755 jobs created or retained. Of these jobs, 479 were filled by full time low-to moderate income persons with an additional 776 part time (20 hours plus) jobs filled by low- to moderate income persons. It takes two part time positions to equal one full time position. Therefore half, (388) jobs are equal to a full time equivalency. Overall, this represents 40% of low- to moderate-income person jobs filled. A low-to moderate income job is identified as one person household with an income at or below 80% of the median income for the area which is \$30,650 annually.

Other projects for the 2013-14 program year, included the use of CDBG funds in the amount of \$101,213 toward Code Enforcement, which closed 367 cases and \$7,961 to the Continuum of Care, where volunteers and members of the committee conducted a "Point-In-Time" survey, which resulted in identifying 341 homeless in Visalia. Lastly, CDBG funds in the amount of \$15,500 were provided to Family Services of Tulare County as matching funds for their Voucher program, providing housing to eleven (11) families.

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The remaining CDBG funds identified in Attachment "A", as "remaining carry forward", in the amount of \$1,217,658.32 represents the carryover balance, not including the 2014-15 allocations to be spent over the next nine months, toward the following City Council approved projects:

- Oval Area Traffic Improvement project \$262,846.48
- Code Enforcement..... \$64,928.90
- ADA compliance projects..... \$156,154.00
- Continuum of Care \$38.55
- Voucher program..... \$7,500
- Rec Park Youth Tennis, Irrigation installation and ADA walkway \$98,679.10
- The Ice House ADA improvements \$29,753.38
- West Acequia Parking Structure Section 108 loan payment \$428,021.60
- Administration..... \$89,736.31
- Housing Rehabilitation Program \$80,000.00
 - Total project commitments, not including 2014-15 funds:..... \$1,217,658.32

Neighborhood Stabilization Program accomplishments: With the use of Community Development Block Grant (CDBG) Neighborhood Stabilization Program (NSP) funding the City has acquired, rehabilitated and resold an additional four (4) homes to households at or below 50% of the area median income. In addition, Habitat For Humanity's remaining four (4) properties were rehabilitated and resold to households at 50% of the area median income. Funding will be redirected to Habitat as previously authorized by City Council upon the final resell of the City's last NSP home within the next few months.

HOME accomplishments: With the use of HOME funds, through the Foreclosure Acquisition Program II (FAPII), three (3) foreclosed single-family dwellings were acquired, rehabilitated, and sold to income-qualified households at or below 80% of the area median income. An additional four (4) homes have been acquired and are in various stages of rehabilitation. Staff also has an offer on one foreclosed property as of August 16, 2014, which, if acquired, will ensure that the City meets its spending deadline.

The remaining HOME funds identified in Attachment "A", as "remaining carry forward", in the amount of \$2,358,029.42, (does not include 2014-15 allocation commitments toward the Foreclosure Acquisition Program properties), to be spent over the next nine to twenty-four months, toward the following City Council approved projects:

- Visalia Village Multi Family Development \$1,620,000.00
- Foreclosure Acquisition Program..... \$368,009.97
- First Time Homebuyer Program (2 loans)..... \$196,965
- Loan Recapture Program \$127,349.32
- Administration..... \$45,705.13
 - Total project commitment, not including 2014-15 funds:..... \$2,358,029.42

Progress was made with the commitment of HOME funding toward an affordable rental housing project, which is a goal and priority identified through the 5 year Consolidated Plan. City Council approved, in April 2014, the use of \$1.8 million in HOME and HOME CHDO funds toward a 36-unit multi-family development known as Visalia Village, located at Highland Avenue, west of State Highway 63, between Riggin and Ferguson Streets. This is in partnership with one of the City's Community Development Housing Organizations (CHDO) Self Help Enterprise (SHE). The project is estimated at \$7.6 million with 9% Tax Credit funding combined with the City's obligated funds of \$1.8 million. City Council approved a predevelopment loan of \$180,000, which has been provided to assist with pre-construction costs. The remaining balance of \$1,620,000, will be invoiced throughout the construction period with backup documentation. At the time of this report the project is under review by the State of California Tax Allocation Committee.

Lastly, other objectives for the 2013-14 year included working with Community Service Employment Training, Inc. (CSET) to administer the HOME funded, First Time Homebuyer program. CSET provided housing counseling workshops for borrowers, lenders and realtors throughout the year. With HUD's 2013 HOME Rule revisions, there was a lack of interest in the program. However, revisions were made to the program to allow additional gap financing, along with additional lender education, which allowed two (2) new homebuyers to participate in the program. The remaining funds are being redirected to the Foreclosure Acquisition Program II, to continue acquiring foreclosed homes, improving neighborhoods, and providing gap financing for first time homebuyers.

Fiscal Impact: This report is a review of expenditures and obligations incurred for CDBG, HOME and NSP funds for fiscal year 2013/14.

Prior Council Action: 2010/11 5-Year Consolidated Plan on April 5, 2010; 2010/11 CAPER on September 19, 2011; 2011/12 Annual Action Plan on April 8, 2011; 2012/13 Annual Action Plan on April 16, 2012; 2011/12 CAPER on September 17, 2012; 2013/14 Annual Action Plan on April 15, 2013; 2012/13 CAPER on September 16, 2013; Annual Action Plan 2014/15 April 15, 2014.

Other: N/A.

Committee/Commission Review and Action:

Draft CAPER will be reviewed with the Disability Advocacy Committee, Citizens Advisory Committee and the North Visalians Neighborhood Advisory Committee.

Alternatives: None.

Attachments: Attachment "A" 2013/14 Draft Expenditures
Attachment "B", Draft 2013/14 CAPER report
Attachment "C", Akers Street and Houston Avenue ADA Exhibit

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Recommended Motion (and Alternative Motions if expected):

That the City Council review and comment upon the DRAFT 2013-14 Consolidated Annual Performance and Evaluation Report (CAPER) related to the use of Community Development Block Grant (CDBG) and HOME Investment Partnership Fund expenditures for the program year beginning July 1, 2013 through June 30, 2014.

Copies of this report have been provided to:

Environmental Assessment Status

CEQA Review: N/A

2013 CAPER Table 1: Community Development Block Grant Expenditures		
Community Development Block Grant	Expenditure Dollars	Units
Source of Revenue:		
Previous Year Carryover	\$ 1,012,690.18	
2013-14 Annual Grant Amount (CDBG)	\$ 1,071,961.00	
Program Income	\$ 64,096.00	
Subtotal Revenue	\$ 2,148,678.18	
Expenditures		
Administration (20% of allocation), Loan Servicing & Operating less Fair Reg (see Fair Housing for portion of Admin)	\$ 223,771.98	
Net for Programs and Projects	\$ 1,924,906.20	
Neighborhood Preservation Services		
Code Enforcement- Target Areas	\$ 101,213.59	367 closed cases
Owner Occupied Rehabilitation (work with Non-Profit)	\$ -	
Special Needs Facilities		
Continuum of Care	\$ 7,961.45	343 PIT count
Voucher Program	\$ 16,500.00	11 vouchers
Public Improvements		
ADA Compliance Projects	\$ 11,491.41	design work
Oval Park & Transportation Improvements	\$ 30,635.01	design work
Ice House ADA	\$ 246.62	design work
Economic Development Public Parking Facilities		
West Parking Structure Loan Payment (Section 108 Loan)	\$ 515,188.10	Payment P & I
Public Parks, Facilities & Improvements		
Recreation Park- ADA Walkway, Youth Tennis & installation of Irrigation System	\$ 18,320.00	design work
Recreation Park- Splashpad	\$ 5,490.00	deferred at this time- design work only
Social Needs Services		
Subtotal Programs & Projects	\$ 707,247.66	
Total CDBG Expenditure (including Admin)	\$ 951,019.66	
Remaining Carry Forward Committed to projects (i.e. Admin, Code, CoC, Voucher, Section 108, Oval, ADA, Rec Park)	\$ 1,217,658.52	
Table 3: Home Investment Partnership Fund Expenditures		
HOME INVESTMENT PARTNERSHIP FUND		
Source of Revenue:		
Previous Year Carryover	\$ 2,193,578.25	
2013-14 Annual Grant Amount (HOME)	\$ 338,698.00	
Program Income	\$ 366,260.00	
Subtotal Revenue	\$ 2,898,494.25	
Expenditures		
Administration, Loan Servicing & Operating	\$ 73,361.67	
Net for Programs and Projects	\$ 2,814,102.68	
Expenditures:		
Homeownership		
First Time Homebuyer Program (contract with non-profit)	\$ -	2 completed after June 30th
Foreclosure Acquisition Program II	\$ 278,073.20	
CSEY CHDO Foreclosure Acquisition	\$ -	3 homes resold moved to SHE project
CSEY CHDO Foreclosure Acquisition (Required 15% set aside for CHDO)	\$ -	moved to SHE project
BHE CHDO Multi Family Development	\$ 180,000.00	
Subtotal Programs & Projects	\$ 458,073.20	
Total HOME Expenditure (including Admin)	\$ 628,464.83	
Remaining Carry Forward Committed to projects (i.e. Admin, FAPII, Visual V/Case, FT-HB)	\$ 2,355,026.42	

CITY OF
VISALIA

DRAFT- 2013-2014
Consolidated Annual
Performance and Evaluation
Report (CAPER)

City of Visalia Community Development



RESOLUTION NO. 2014-41

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VISALIA
APPROVING THE 2013-2014 PROGRAM YEAR
CONSOLIDATED ANNUAL PERFORMANCE AND EVALUTION REPORT**

WHEREAS, the City of Visalia operated the Community Development Block Grant Program (CDBG), and the Home Investment Partnerships Grant Program (HOME) for the 2013-14 Program Year; and

WHEREAS, the City is required to submit a Consolidated Annual Performance and Evaluation Report (CAPER) to the U.S. Department of Housing and Urban Development (HUD) for the activities and expenditures for the 2013-14 Program Year; and

WHEREAS, the City must also certify that it is complying with HUD requirements for the use of CDBG and HOME funds; and

WHEREAS, the City spent approximately \$1.46 million dollars in CDBG and HOME funds during the 2013-14 Program Year, 100% of the funds were used to assist households with incomes at or below 80% of median income; and

WHEREAS, the City Manager is the certifying official for all HUD reports and transactions.

NOW, THEREFORE, BE IT RESOLVED, by the City Council of the City of Visalia that it approves the attached 2013-14 Program Year Consolidated Annual Performance and Evaluation Report, and authorizes the City Manager to submit the same to HUD on behalf of the City of Visalia.

PASSED AND ADOPTED: September 15, 2014

MICHAEL OLMOS, CITY CLERK

STATE OF CALIFORNIA)
COUNTY OF TULARE) ss.
CITY OF VISALIA)

I, Michael Olmos, City Clerk of the City of Visalia, certify the foregoing is the full and true Resolution 2014-41 passed and adopted by the Council of the City of Visalia at a regular meeting held on September 15, 2014.

Dated: September 17, 2014

MICHAEL OLMOS, CITY CLERK



By Michelle Nicholson, Chief Deputy City Clerk

**City of Visalia
Agenda Item Transmittal**

Meeting Date: 9/15/2014

Agenda Item Number (Assigned by City Clerk): 9.

Agenda Item Wording: Approve the Final 2013-14 Program Year, Consolidated Annual Performance and Evaluation Report (CAPER). Resolution No. 2014-41 required.

Deadline for Action: 9/15/2014

Submitting Department: Community Development

Contact Name and Phone Number:
Rhonda Haynes, Housing Specialist; 713-4460;
Christopher Tavarez, Administrative Services Manager, 713-4540;
Chris Young, Community Development Director, 713-4392

Department Recommendation: That the City Council adopt Resolution No. 2014-41, Attachment "A", for the Final 2013-14 CAPER, included as Attachment "D". The Council-approved CAPER report must be submitted to the U.S. Department of Housing and Urban Development (HUD) by September 30, 2014.

Summary: This report has been shared with City Council as well as three Council approved community committees to review the use of both Community Development Block Grant (CDBG) and HOME Investment Partnership funding, toward projects and programs, primarily for low and moderate income households. This 2013-14 fiscal year, there were expenditures of \$950,288.33, of the Community Development Block Grant (CDBG) funds toward neighborhood preservation, public and park improvements as well as special needs housing programs. The use of HOME Investment Partnership funding resulted in expenditures of \$529,519.84 toward affordable housing. Additional expenditures, for projects underway or those completed after the program year, which are related to the 2013/2014 goals, will be reflected in the next year CAPER.

The Consolidated Annual Performance Evaluation Report (CAPER) has been prepared by the Community Development Department in compliance with the U.S. Department of Housing and Urban Development (HUD) requirements. The CAPER is a federally mandated document that evaluates the City's overall progress and performance in meeting the priority activities identified in the City's Consolidated Plan which covers a five year period. The document is a tool used by HUD and the City to evaluate accomplishments and actions taken during the previous program year. This CAPER assesses the City of Visalia's fourth year of progress for the Consolidated Plan year 2010-2015 in completing activities identified in the 2013-14 Action Plan Year for the

COUNCIL ACTION: Approved as Recommended

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period beginning July 1, 2013 and ending June 30, 2014, as well as any activities that were continued from prior program years.

To use these funds, HUD requires the City to meet both a national objective and outcome. The objectives are

- Providing decent affordable housing
- Providing a suitable living environment
- Creating economic opportunities

The outcomes of these objectives are:

- Improving availability and accessibility
- Improving affordability
- Improving sustainability by promoting viable communities

Background Discussion: The CAPER report reflects the goals and accomplishments for the use of both CDBG and HOME funding for the past year as well as the Neighborhood Stabilization Program. As a result, the City focused upon improving neighborhoods, homeownership, public and park improvements and services for the homeless. The following core projects and programs for 2013-2014 were:

- Recreation Park Improvements-CDBG
- ADA compliance- CDBG
- Code Enforcement and Substandard Housing Prevention-CDBG
- West Acequia Parking Structure - Section 108 Loan Payment-CDBG
- Oval Park Transportation Safety Improvements-CDBG
- Fair Housing Administration-CDBG
- Continuum of Care-CDBG
- Family Services Voucher Program-matching funds CDBG
- Foreclosure Acquisition Program II (FAPII)- HOME
- Foreclosure Acquisition (Neighborhood Stabilization Program (NSP))
 - City and Habitat for Humanity properties

2013/14 Expenditures, included as Attachment "B", provides information related to the specific project, by name, funding source, expenditures and unit goals. Minor adjustments may be made in finalizing the year end expenditures. Additional information regarding this year's accomplishments, as well as information related to existing project commitments underway; with a carryover, (remainder) balance is provided as Attachment "C". The full CAPER report is provided herein as Attachment "D".

Summary of Recent Council & Community Meetings:

Staff presented the Draft CAPER to the Citizens Advisory Committee (CAC) on September 3, 2014, and did not receive any comments. Staff will also be presenting the Draft CAPER to the Disability Advocacy Committee (DAC) on September 08, 2014, and the North Visalia Advisory Committee (NVAC) on September 11, 2014. Any comments received will be included in the final report.

Fiscal Impact: This report is the review of expenditures and obligations incurred for CDBG, HOME and NSP funding for fiscal year 2013-14.

Prior Council Action: 2010/11 5-Year Consolidated Plan on April 5, 2010; 2010/11 CAPER on September 19, 2011; 2011/12 Annual Action Plan on April 8, 2011; 2012/13 Annual Action Plan on April 16, 2012; 2011/12 CAPER on September 17, 2012; 2013/14 Annual Action Plan on April 15, 2013, 2012/13 CAPER on September 16, 2013; Annual Action Plan 2014/15 April 15, 2014.

Other: N/A

Committee/Commission Review and Action:

Citizens Advisory Committee reviewed September 03, 2014; Disability Advocacy Committee reviewed September 08, 2014 and the North Visalia Neighborhood Advisory Committee reviewed on September 11, 2014.

Alternatives: None

Attachments: Attachment "A", Resolution No. 2014-41
Attachment "B", 2013-14 Expenditures
Attachment "C", Project Accomplishments and Commitments
Attachment "D", Final 2013-14 CAPER Report

Recommended Motion (and Alternative Motions if expected):
Approve the Final 2013-14 Program Year, Consolidated Annual Performance and Evaluation Report (CAPER). Resolution 2014-41 required

Copies of this report have been provided to:

Environmental Assessment Status
CEQA Review: NEPA completed prior to utilizing federal funding.

Attachment "A" 12/13 CAPER: Community Development Block Grant Fund Expenditures		
GOVERNOR'S COMMUNITY DEVELOPMENT FUND		
	Expenditure Dollars	Units
Source of Revenue:		
Previous Year Carryover	\$ 1,012,509.18	
2013-14 Annual Grant Amount (CDBG)	\$ 1,071,851.00	
Program Income	\$ 84,098.00	
Subtotal Revenue	\$ 2,148,078.18	
Expenditures:		
Administration (20% of allocation), Loan Servicing & Operating less Fair Hg (see Fair Housing for portion of Admin)	\$ 224,280.46	
Net for Programs and Projects	\$ 1,924,397.72	
Neighborhood Preservation Services		
Code Enforcement- Target Areas	\$ 101,215.67	367 closed cases
Owner Occupied Rehabilitation (work w/non-profit)	\$ -	
Special Needs Facilities		
Continuum of Care	\$ 7,991.45	341 PIT count
Voucher Program	\$ 15,900.00	11 vouchers
Public Improvements		
ADA Compliance Projects	\$ 11,491.41	design work
Oval Park & Transportation Improvements	\$ 48,993.12	design work
Joe House ADA	\$ 249.02	design work
Economic Development/Public Parking Facilities		
West Parking Structure Loan Payment (Section 108 Loan)	\$ 515,188.10	Payment F & I
Public Parks, Facilities & Improvements		
Recreation Park- ADA Walkway, Youth Tennis & installation of irrigation System	\$ 15,320.99	design work
Recreation Park- Splashpad	\$ 5,490.80	deferred at file time- design work only
Special Needs Services		
Subtotal Programs & Projects	\$ 728,007.87	
Total CDBG Expenditure (including Admin)	\$ 950,265.33	
Remaining Carry Forward Committed to projects (i.e. Admin, Code, CoC, Voucher, Section 108, Oval, ADA, Rec Park)	\$ 1,198,360.85	
Table 2: Home Investment Partnership Fund Expenditures		
	Dollars	Units
Source of Revenue:		
Previous Year Carryover	\$ 7,153,979.25	
2013-14 Annual Grant Amount (HOME)	\$ 236,865.00	
Program Income	\$ 276,250.00	
Subtotal Revenue	\$ 7,667,094.25	
Expenditures:		
Administration, Loan Servicing & Operating	\$ 73,961.67	
Net for Programs and Projects	\$ 7,594,132.58	
Expenditures:		
Non-spendable		
Paul Time Homebuyer Program (contract w/non-profit)	\$ -	2 completed after June 30th
Foreclosure Acquisition Program II	\$ 276,126.27	3 homes ready moved to SHE project
CSET CHDO Foreclosure Acquisition	\$ -	moved to SHE project
CSET CHDO Foreclosure Acquisition (Required 18% set aside for CHDO)	\$ -	moved to SHE project
SHE CHDO Multi Family Development	\$ 189,000.00	
Subtotal Programs & Projects	\$ 456,126.27	
Total HOME Expenditure (including Admin)	\$ 829,518.84	
Remaining Carry Forward Committed to projects (i.e. Admin, FAPII, Visca's Village, FTHB)	\$ 2,357,974.41	

Attachment "C"

2013-14 Project Accomplishments and Commitments

The 2013-14 program year began with the CDBG carryover funding committed to existing projects of \$1,012,599.18 the 2013/14 annual CDBG allocation of \$1,071,981.00 and program income received through the payoff of existing loans, in the amount of \$64,098.00. Of the total CDBG resources available, the CDBG expenditures for the period (July 1, 2013 to June 30, 2014) were \$950,288.33. These funds were expended toward neighborhood preservation, special needs, public and park improvements, affordable housing programs and administration, which were previously approved by City Council.

The HOME Investment Partnership funding for the 2013-14 program year began with committed carryover funding of \$2,153,579.25, to a recently approved project, known as the Visalia Village of \$1.8 Million through an agreement with Self Help Enterprises; and existing programs, such as the First Time Homebuyer Program of \$196k and the Foreclosure Acquisition Program acquisition program. This includes the 2013/14 annual HOME allocation of \$338,665.00, and program income received throughout the year, from loan repayments and recycling of homes resold, in the amount of \$395,250.00. Of the total HOME resources available, the HOME expenditures for the 2013-14 program year were \$529,519.84. These funds were expended toward the Foreclosure Acquisition Program, Predevelopment Loan for Visalia Village and administration costs, with the remainder committed towards the above mentioned projects.

This CAPER report reflects upon the following core projects and programs for 2013-2014, which focused upon improving neighborhoods, homeownership, public and park improvements and services for the homeless:

- Recreation Park Improvements-CDBG
- ADA compliance- CDBG
- Code Enforcement and Substandard Housing Prevention-CDBG
- West Acequia Parking Structure - Section 108 Loan Payment-CDBG
- Oval Park Transportation Safety Improvements-CDBG
- Fair Housing Administration-CDBG
- Continuum of Care-CDBG
- Family Services Voucher Program-matching funds CDBG
- Foreclosure Acquisition Program II (FAPII)- HOME
- Foreclosure Acquisition (Neighborhood Stabilization Program (NSP))
 - City and Habitat for Humanity properties

Included herein is an overview of each project and program, which provided the City with public and park improvements, job creation/retention, homeless assistance and affordable housing opportunities.

CDBG accomplishments: With the use of CDBG funds there have been several successful projects started or completed benefiting the community.

Recreation Park improvements: Community residents will be able to enjoy the use of a youth tennis/pickle ball court, and accessible walkways. The estimated cost of this project is \$118,000.

with current expenditures of \$19,320. The design stage has been completed with construction underway for this project. Additionally, the design for the Recreation Park splash pad was completed; however, the project is on hold indefinitely.

Accessible sidewalks: CDBG funding has been utilized to design three locations, as shown in below. Phase One includes approximately 330 feet of new sidewalk near the National Guard frontage, along the east side of Akers Street south of Goshen Avenue. The new sidewalk will connect two existing sidewalk sections and provide a new accessible path of travel. Phase Two includes approximately 1,300 linear feet of new sidewalk along the west side of Akers Street, south of Tulare Avenue, includes connection to existing sidewalk, extending an ADA accessible path of travel, with curb returns, new ramp, detectible warning surface which will provide access to an existing sidewalk on the NW corner of Akers and Tulare. The third phase of the project includes the design of approximately 1,200 linear feet of new sidewalk along the south side of Houston Avenue between State Highway 63 and Santa Fe. The project design includes five new curb ramps and retro fitting of five existing non-conforming drive approaches, new crosswalk striping and signage at several intersections resulting in approximately 2,000 linear feet of continuous accessibility. Current CDBG funding in the amount of \$156,000 is available to complete the design of these phases and contribute towards their construction. However, due to estimated costs of construction, only the initial phase will be able to be completed. The remaining two phases will require additional funding. The cost of these two projects is estimated \$126,000. The north Akers project, near Rancho Fiesta mobile home park, is approximately \$90,000, which does not include \$90,000 for landscaping and irrigation not eligible for CDBG funding but is needed and the south Akers project, near the National Guard, is approximately \$36,000 which engineering staff is working with the National Guard who is interested in partnering with the City to coordinate the construction under a volunteer program. Staff will continue to seek out outside grant funding such as Safe Routes To School Funds or present City Council with the option to fund the first phase with future available CDBG Funds.



five (5) homes have been acquired and are in various stages of rehabilitation which will ensure that the City meets its spending deadline.

The remaining HOME funds identified in Attachment "B", as "remaining carry forward", in the amount of \$2,357,974.41, (does not include 2014-15 allocation commitments toward the Foreclosure Acquisition Program properties), to be spent over the next nine to twenty-four months, toward the following City Council approved projects:

- Visalia Village Multi Family Development \$1,620,000.00
- Foreclosure Acquisition Program \$367,954.96
- First Time Homebuyer Program (2 loans)..... \$198,965
- Loan Recapture Program..... \$127,349.32
- Administration \$45,705.13
 - o Total project commitment, not including 2014-15 funds:..... \$2,357,974.41

Progress was made with the commitment of HOME funding toward an affordable rental housing project, which is a goal and priority identified through the 5 year Consolidated Plan. City Council approved, in April 2014, the use of \$1.8 million in HOME and HOME CHDO funds toward a 38-unit multi-family development known as Visalia Village, located at Highland Avenue, west of State Highway 63, between Riggins and Ferguson Streets. This is in partnership with one of the City's Community Development Housing Organizations (CHDO) Self Help Enterprise (SHE). The project is estimated at \$7.6 million with 9% Tax Credit funding combined with the City's obligated funds of \$1.8 million. City Council approved a predevelopment loan of \$180,000, which has been provided to assist with pre-construction costs. The remaining balance of \$1,620,000, will be invoiced throughout the construction period with backup documentation. At the time of this report the project is under review by the State of California Tax Allocation Committee.

Lastly, other objectives for the 2013-14 year included working with Community Service Employment Training, inc. (CSET) to administer the HOME funded, First Time Homebuyer program. CSET provided housing counseling workshops for borrowers, lenders and realtors throughout the year. With HUD's 2013 HOME Rule revisions, there was a lack of interest in the program. However, revisions were made to the program to allow additional gap financing, along with additional lender education, which allowed two (2) new homebuyers to participate in the program. The remaining funds are being redirected to the Foreclosure Acquisition Program II, to continue acquiring foreclosed homes, improving neighborhoods, and providing gap financing for first time homebuyers.

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CDBG funds in the amount of \$515,188, was expended for the Section 108 Loan payment related to the West Acequia Parking Structure. (Note, the final payment for the parking structure will occur in August of 2018). From May of 2008 to July 2014 there have been an estimated 1,755 jobs created or retained. Of these jobs, 479 were filled by full time low-to moderate income persons with an additional 776 part time (20 hours plus) jobs filled by low- to moderate income persons. It takes two part time positions to equal one full time position. Therefore half, (388) jobs are equal to a full time equivalency. Overall, this represents 40% of low- to moderate-income person jobs filled. A low-to moderate income job is identified as one person household with an income at or below 80% of the median income for the area which is \$30,650 annually.

Other projects for the 2013-14 program year, included the use of CDBG funds in the amount of \$101,215 toward Code Enforcement, which closed 367 cases and \$7,961 to the Continuum of Care, where volunteers and members of the committee conducted a "Point-in-Time" survey, which resulted in identifying 341 homeless in Visalia. Lastly, CDBG funds in the amount of \$15,500 were provided to Family Services of Tulare County as matching funds for their Voucher program, providing housing to eleven (11) families.

The remaining CDBG funds identified in Attachment "B", as "remaining carry forward", in the amount of \$1,198,389.85 represents the carryover balance, not including the 2014-15 allocations to be spent over the next nine months, toward the following City Council approved projects:

- Oval Area Traffic Improvement project \$244,088.37
- Code Enforcement \$64,926.82
- ADA compliance projects \$156,154.00
- Continuum of Care \$38.55
- Voucher program \$7,500
- Rec Park Youth Tennis, irrigation installation and ADA walkway..... \$98,679.10
- The Ice House ADA Improvements \$29,753.38
- West Acequia Parking Structure Section 108 loan payment..... \$428,021.60
- Administration \$89,227.83
- Housing Rehabilitation Program \$80,000.00
 - Total project commitments, not including 2014-15 funds: \$1,198,389.85

Neighborhood Stabilization Program accomplishments: With the use of Community Development Block Grant (CDBG) Neighborhood Stabilization Program (NSP) funding the City has acquired, rehabilitated and resold an additional four (4) homes to households at or below 50% of the area median income. In addition, Habitat For Humanity's remaining four (4) properties were rehabilitated and resold to households at 50% of the area median income. Funding will be redirected to Habitat as previously authorized by City Council upon the final resell of the City's last NSP home within the next few months.

HOME accomplishments: With the use of HOME funds, through the Foreclosure Acquisition Program II (FAPII), three (3) foreclosed single-family dwellings were acquired, rehabilitated, and sold to income-qualified households at or below 80% of the area median income. An additional

City of Visalia

2013-14 Consolidated Annual Performance and Evaluation Report (CAPER)

Current draft dated September 3, 2014



Final CAPER presented to City Council- Public Hearing on September 15, 2014