

May 5, 2020

Board of Supervisors  
County of Ventura  
800 South Victoria Avenue  
Ventura, CA 93009

**Mike Pettit**  
Assistant County Executive Officer

**Kaye Mand**  
County Chief Financial Officer

**Shawn Atin**  
Assistant County Executive Officer/  
Human Resources Director  
Labor Relations

**SUBJECT: Conduct a Public Hearing on the Draft Ventura County 2020-24 Regional Consolidated Plan ("RCP"), Draft Ventura County 2020 Analysis of Impediments ("AI"), and Ventura County Entitlement Area FY2020-21 Annual Action Plan ("2020-21 AP"); Direct the County Executive Office Staff to Consider Public Comment and to Finalize the RCP, AI and 2020-21 AP and Authorize the County Executive Officer ("CEO") to Sign the Required Documents and Transmit to the U.S. Department of Housing and Urban Development; Authorize the CEO, or his Designee, to Modify the 2020-21 AP to Accommodate Program Changes and Adjust Funding Recommendations Consistent with the Citizen Participation Plan; Authorize the CEO, or his Designee, to Modify the RCP and AI as Necessary Throughout the Five-Year Planning Cycle to Accommodate Minor Changes; Authorize the CEO, or his Designee, to Execute the County's Standard Contracts for Community Development Block Grant and HOME Investment Partnerships Program Funds, and Other Related Documents, Including, But Not Limited to, Real Estate Instruments (Deeds of Trust, Promissory Notes, Loan Documents, Purchase and Subordination Agreements) and Consultant Services Contracts, Upon Review and Approval by County Counsel; and Authorize the CEO to Certify Environmental Review Documents for all Reviews that Rise to the Level of a National Environmental Protection Act Environmental Assessment or Environmental Impact Statement for Those Projects Identified in the 2020-21 AP**

## **RECOMMENDATIONS:**

It is recommended that your Board:

1. Conduct a public hearing to solicit comments on the draft Ventura County 2020-24 Regional Consolidated Plan ("RCP") (Exhibit 1), Draft Ventura County 2020 Analysis of Impediments ("AI") (Exhibit 2), and Ventura County Entitlement Area FY2020-21 Annual Action Plan ("2020-21 AP") (Exhibit 3).
2. Direct the County Executive Office staff to consider public comment and finalize the RCP, AI and 2020-21 AP and authorize the County Executive Officer ("CEO") to sign the required documents, certifications, and transmittal forms, included as attachments to the RCP, AI and 2020-21 AP, and transmit same to the U.S. Department of Housing and Urban Development.

3. Authorize the CEO, or his designee, to modify the 2020-21 AP as necessary to accommodate program changes and adjust funding recommendations (identified in Exhibit 4 and more fully described in Exhibit 5) consistent with the Citizen Participation Plan.
4. Authorize the CEO, or his designee, to modify the RCP and AI as necessary throughout the five-year planning cycle to accommodate minor changes. Significant changes will be administered as prescribed within the County's adopted Citizen Participation Plan.
5. Authorize the CEO, or his designee, to execute the County's standard contracts for Community Development Block Grant (CDBG) and HOME Investment Partnerships Program funds, and other related documents, including, but not limited to, real estate instruments (deeds of trust, promissory notes, loan documents, purchase and subordination agreements) and consultant services contracts, upon review and approval by County Counsel.
6. Authorize the CEO to certify environmental review documents for all reviews that rise to the level of a National Environmental Protection Act Environmental Assessment and/or an Environmental Impact Statement on behalf of your Board, for those projects identified within the 2020-21 AP.

**FISCAL/MANDATES IMPACT:**

Mandatory: No  
 Source of Funding: U.S. Department of Housing and Urban Development (HUD)  
 Funding Match Required: None (0%) for CDBG, 25% for HOME (match satisfied by grant recipients)  
 Impact on Other Departments: Administrative support from County Counsel and fiscal support from Auditor-Controller's Office

Programmatic Funding

		FY 2019-20	FY 2020-21	% Change
CDBG	\$	1,600,902	\$1,572,602	-1.8%
HOME		593,232	\$1,286,865	116.9%
ESG		147,562	\$0	-100%
<b>TOTAL</b>		<b>\$2,341,696</b>	<b>\$2,859,467</b>	<b>22.1%</b>

\*Programmatic funding related to the FY 2020/21 allocations will be incorporated into the FY 2020/21 Preliminary Budget.

There are no other fiscal impacts associated with the recommended actions.

**DISCUSSION:**

The County of Ventura and its five small cities (Fillmore, Moorpark, Ojai, Port Hueneme, and Santa Paula) form the Ventura County Urban Entitlement Area ("Urban EA"), which receives an annual allocation of Housing and Urban Development (HUD) funds subject to U.S. congressional appropriations under the Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME) and, in some years, Emergency Solutions Grant (ESG) programs. Each of these programs is designed to meet specific needs of low- to moderate-income persons by facilitating the development of viable urban communities (CDBG funds); and by providing affordable housing (HOME funds), emergency shelter facilities (ESG funds), and services for homeless persons (CDBG and ESG funds). Beginning in 2020-21, the HOME Consortium, newly formed, will bring increases to the County's allocation of HOME funds and includes within its primary geography the Urban EA and the Cities of Camarillo, Simi Valley, and Thousand Oaks.

The federal government requires that each Entitlement Area develop a Five-Year Consolidated Plan, which serves as the official application to HUD for CDBG, HOME and ESG funds, and Analysis of Impediments to Fair Housing Choice. The development of the Ventura County 2020-2024 Regional Consolidated Plan was a collaborative effort between the Urban EA and the Cities of Camarillo, Oxnard, San Buenaventura (Ventura), Simi Valley, and Thousand Oaks ("Entitlement Area Cities"), with the County serving as the lead entity. In May 2019 your Board authorized the County Executive Office to execute a contract with Cloudburst for the preparation of the RCP and AI. The draft RCP and AI are the product of this contract and collaborative effort.

**Ventura County 2020-2024 Regional Consolidated Plan (RCP) and 2020 Analysis of Impediments (AI)**

On February 4, 2020, your Board received a report by Cloudburst and held a public hearing to provide input and consider public comments on the draft RCP and AI. Today, your Board is asked to receive any final public comments before approving the final documents and authorizing transmittal of same to HUD.

The Strategic Plan ("SP") is the centerpiece of the RCP. The Strategic Plan identifies local priorities within the regional context and outlines each jurisdiction's specific plan for allocating HUD entitlement grants to further these goals. Through this process, the following regional goals were identified:

- Improve the Supply of Affordable Housing
- Enhance Economic Stability
- Increase Social Services
- Work to End Homelessness
- Create Quality Neighborhoods
- Effective Administration

The draft Ventura County 2020 Analysis of Impediments to Fair Housing Choice (AI) is a review of impediments to fair housing choice within the public and private sectors, and it involves a comprehensive review of the participating jurisdictions' laws, regulations, administrative policies, procedures, and practices. The AI provides an assessment of how those laws affect the location, availability, and accessibility of housing and an assessment of conditions, both public and private, affecting fair housing choice. Finally, the AI recommends actions to mitigate impediments.

Further discussion of the RCP and AI can be found in the [February 4, 2020 Board Letter](#) and the full RCP and AI are included as Exhibits 1 and 2.

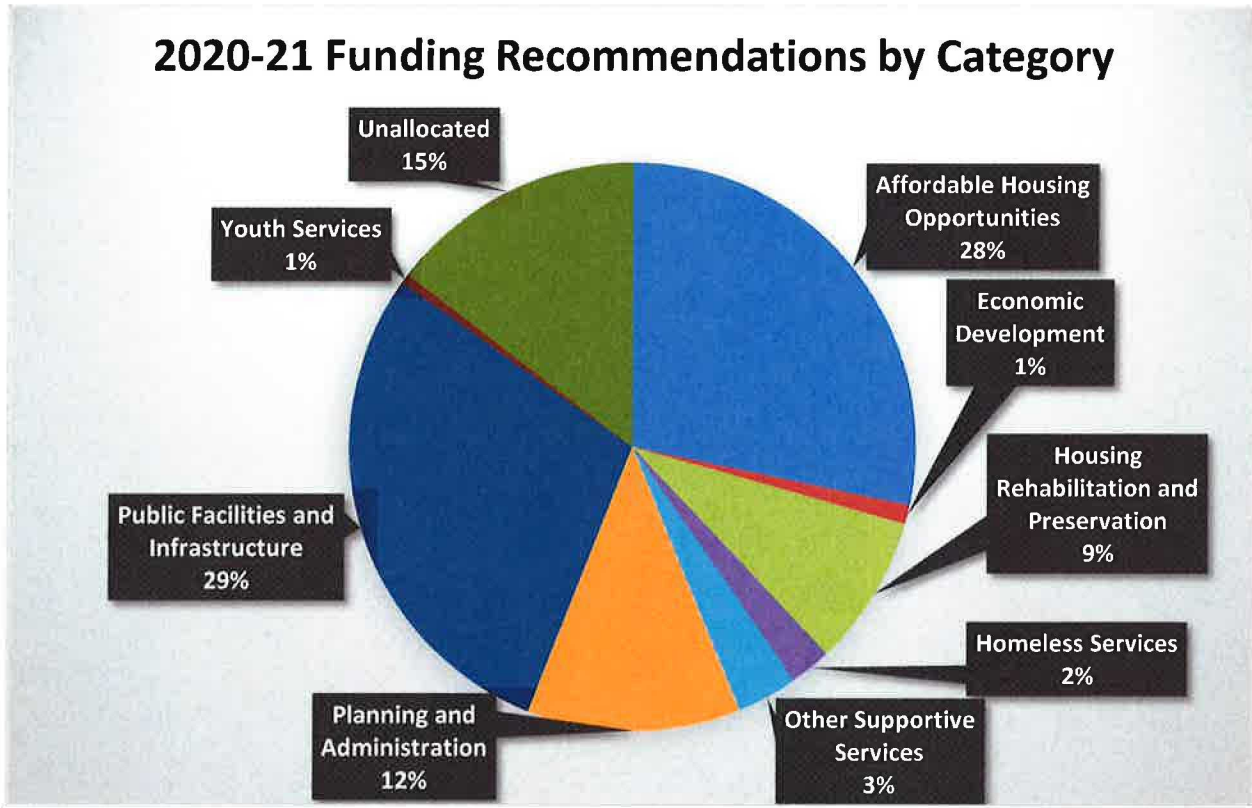
### **FY 2020-21 Ventura County Entitlement Area Annual Action Plan**

State and local government grantees that receive annual block grants for community development, affordable housing, and homelessness must—as a condition of receiving the grant funds—engage stakeholders and the public regarding the community's needs within these areas. Grantees report the results of their citizen participation and consultation efforts in Consolidated Annual Performance and Evaluation Reports. Development of the proposed 20-21 AP was initiated on November 14, 2019, at a public hearing conducted by CEO staff, with representatives from each of our Urban EA members in attendance. At the public hearing, agencies and service providers conveyed information regarding their unmet needs and plans to meet those needs by applying for project funding. Prospective subrecipients submitted proposals for funding in time to meet a January 15, 2020 application deadline. Preliminary funding recommendations were presented and public comments heard at another staff-level public hearing on March 26, 2020. The resulting draft 20-21 AP (Exhibit 3), which is posted online and includes those projects and recommendations summarized in Exhibit 4 and further described in Exhibit 5, has been available for public review since April 2, 2020.

In promoting the County's CDBG, ESG, and HOME programs' missions, the recommendations before your Board today are designed to improve individuals' and families' quality of life by supporting the basic needs of vulnerable populations, and increasing community safety and housing quality. The Exhibits reflect the numbers of individuals or families to be served, and units or facilities to be constructed, over the coming program year. Efforts to achieve these programs' goals will be monitored quarterly and annually to ensure progress is made toward satisfying the Urban EA's overall objectives for the five-year EA 2020-24 Regional Consolidated Plan period. Through your Board's leadership, and in consultation with our city EA members, increased emphasis continues to be placed on the importance of supporting projects that target our Entitlement Areas' most vulnerable residents with services and housing.

A breakdown of proposed funding by category is provided below and reflects allocations of CDBG and HOME funding only. Funding for public services, including services for seniors, youth, persons experiencing homelessness and other vulnerable populations, is always capped at no more than 15% of the total CDBG allocation. Unfortunately, this year

the County did not receive an allocation of ESG funding. Unallocated funds will be programmed at a future time and may be used towards COVID response, depending on the final provisions of the Coronavirus Aid, Relief, and Economic Security (CARES) Act.



**CONCLUSION:**

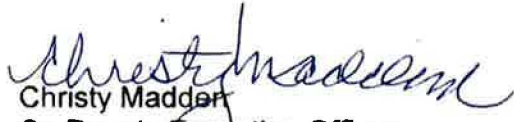
The RCP and AI were posted for public comment from January 21, 2020 – April 24, 2020. The 2020-21 AP was posted for public comment from April 2, 2020 – May 2, 2020. In concert with the public comment period, your Board is asked to provide Board feedback, to open a public hearing to receive comments from the public regarding the draft documents, and to authorize the CEO to finalize and transmit the documents to HUD.

CEO staff thanks the Urban EA and Entitlement Area Cities, County agencies, nonprofit community-based organizations, housing authorities, Cloudburst, and members of the public who assisted in the preparation and review of these draft HUD planning documents that are presented to your Board today.

This letter has been reviewed by the Auditor-Controller’s Office and reviewed and approved as to form by County Counsel. If you have any questions, please contact Christy Madden at 654-2679 or Tracy McAulay at 662-6792.

Board of Supervisors  
May 5, 2020  
Page 6 of 6

Sincerely,

  
Christy Maddox  
Sr. Deputy Executive Officer



*M.P.*

Michael Powers  
County Executive Officer

- Exhibit 1 – Draft Ventura County 2020-2024 Regional Consolidated Plan
- Exhibit 2 – Draft 2020 Ventura County Analysis of Impediments to Fair Housing Choice
- Exhibit 3 – Ventura County Entitlement Area FY 2020-21 Annual Action Plan
- Exhibit 4 – FY 2020-21 Funding Recommendations
- Exhibit 5 – FY 2020-21 Project Summaries

c: Urban EA Cities  
Entitlement Area Cities