



Cathedral City

CONSOLIDATED ANNUAL PERFORMANCE AND EVALUATION REPORT FISCAL YEAR 2014

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Third Program Year CAPER-2014

The CPMP Third Consolidated Annual Performance and Evaluation Report includes Narrative Responses to CAPER questions that CDBG, HOME, HOPWA, and ESG grantees must respond to each year in order to be compliant with the Consolidated Planning Regulations. The Executive Summary narratives are optional.

GENERAL

Executive Summary

This module is optional but encouraged. If you choose to complete it, provide a brief overview that includes major initiatives and highlights that were proposed and executed throughout the first year.

Program Year 3 CAPER Executive Summary response:

A Five-Year Consolidated Plan was prepared and submitted to the United States Department of Housing and Urban Development (HUD) in May 2012. The Consolidated Plan is a comprehensive document that establishes priorities, adopts strategies, and sets goals over a five-year period for addressing community development, housing and homeless needs. The City is also required to submit an Annual Action Plan which details how it proposes to meet the goals and objectives of the Five-Year Consolidated Plan. The Annual Action Plan details the projects and activities approved and funded. At the end of each fiscal year the City is required to prepare and submit a report that describes the progress it made implementing the recent fiscal years priorities. The report must detail the progress the City made in carrying out the community development and housing activities outlined in the Annual Action Plan and how it pertains to meeting the goals set-forth in the Five-Year Consolidated Plan. The end of the year fiscal report is referred to as the Consolidated Annual Performance Evaluation Report (CAPER).

Cathedral City's 2014-2015 CAPER is the third performance report of the 2012-2016 Consolidated Plan, which covers fiscal years 2012-2013, 2013-2014, 2014-2015, 2015-2016, and 2016-2017. The CAPER describes activities the City accomplished during the FY 2014-2015 Annual Action Plan and incorporates public comments received in regard to proposed activities and includes reports generated by HUD's Integrated Disbursement and Information System (IDIS), which reflect the accomplishments of the City and its national database.

The City of Cathedral City's 2012-2016 Consolidated Plan outlined several goals to meet community development and housing needs, including housing, neighborhood development, economic development, homelessness, and public services. The FY 2014 Annual Action Plan indicated high priority needs for the third year of the Consolidated Plan and the strategies and objectives to meet those goals.

The following summary identifies the activities that were accomplished during the 2014 reporting period:

1. Inland Fair Housing and Mediation Board (IFHMB) provided landlord tenant mediation services to approximately 700 households and anti-discrimination services to 200 households.

2. Cathedral (Senior) Center performed the educational recreational, social, and assistive services to over 600 members and 20,000 seniors' citizens. Staff assists active and homebound senior activities and services to prolong their livelihood and independence.
3. Emergency Homeless Shelter and case management services at Roy's Desert Resource Center. The shelter rehabilitated homeless persons and assisted families in gaining life skills; preventing these families from becoming homeless again.
4. Shelter from the Storm provided assistance for victims of domestic violence. Shelter from the Storm is designed to foster shelter clients' self-sufficiency and prevent future homelessness. Case management assisted homeless women to access services of the community in order to prepare for and secure gainful employment, manage family finances, secure and maintain affordable housing and deal successfully with other self-sufficiency issues.
5. For FY 2014, the City decided to rehabilitate and improve the street and sidewalks on Corregidor Drive (Census Tract 499.16) to provide a safe and efficient linkage on foot or by bike for children attending Cathedral City Elementary School. This area was identified as having inadequate improvements for pedestrians and bicyclists. The project was temporarily delayed due to the timing and installation of CVWD (local water agency) infrastructure needed to be installed before the street improvements. This project was completed in the summer.
6. The City also evaluated San Joaquin Drive. San Joaquin Drive is located in Census Tract 447.02 in the Dream Homes Community. San Joaquin Drive was identified as needing rehabilitation and installation of sidewalk for better walking circulation. CDBG funds were utilized for design costs and improvement study to identify the challenges of relocating utilities, fences and mailboxes from the City's right-of-way to install sidewalk and rehabilitate the pavement. The design study and surveying has been completed and the costs to rehabilitate have been determined. The street and sidewalk rehabilitation will be executed as a CDBG activity during FY 2015-2016.

General Questions

1. *Assessment of the one-year goals and objectives:*
 - a. *Describe the accomplishments in attaining the goals and objectives for the reporting period.*
 - b. *Provide a breakdown of the CPD formula grant funds spent on grant activities for each goal and objective.*
 - c. *If applicable, explain why progress was not made towards meeting the goals and objectives.*
2. *Describe the manner in which the recipient would change its program as a result of its experiences.*
3. *Affirmatively Furthering Fair Housing:*
 - a. *Provide a summary of impediments to fair housing choice.*
 - b. *Identify actions taken to overcome effects of impediments identified.*
4. *Describe Other Actions in Strategic Plan or Action Plan taken to address obstacles to meeting underserved needs.*
5. *Leveraging Resources*
 - a. *Identify progress in obtaining "other" public and private resources to address needs.*

- b. *How Federal resources from HUD leveraged other public and private resources.*
- c. *How matching requirements were satisfied.*

Program Year 3 CAPER General Questions response:

Cathedral City's community needs were addressed in the 2012-2016 Consolidated Plan and in the 2014 Annual Action Plan. Strategies for both plans were broken down in to the following categories: Housing, Non-Housing and Economic Development. Areas of assessments outlined the goal, the objective and narrative detailing the activity and the accomplishment for the fiscal year 2014. Within each area includes a goal, objective, and narrative which outline the activity name and the accomplishments for the program year.

Activities that were funded this fiscal year addressed goals listed in the corresponding Consolidated Plan (2012-2016) and Annual Action Plan (2014). The initial Action Plan submitted maximized CDBG funding priorities for Target Areas within the City and low to moderate income persons. Cathedral City's 2014 Action Plan outlined activities that provided for sustainable communities, housing, non-housing needs. Amendments to the Action Plan were made to reestablish goals within the Target Area and provide maximum feasible priorities to very low, low, and moderate income persons.

Cathedral City outlined activities that included street improvements and public service activities. The City's public service activities consisted of allocating funds to the senior center and homeless shelter emergency services and case management. Funding was also allocated to the Inland Fair Housing and Mediation Board to provide Landlord-Tenant mediation and Anti-discrimination services to affirmatively further fair housing throughout the City.

Cathedral City was awarded an entitlement allocation of \$511,520 for Fiscal Year 2014. The Annual Plan submitted in May 2014 was approved by Cathedral City Council and HUD. The activities were completed during this reporting period and funding for the projects approved in the Annual Action Plan and the Action Plan Amendment was also approved. The City has drawn down \$119,397.89. Accomplishment data is detailed in the IDIS PR03 Activity Summary of Activities Report (GPR) and the PR26 Financial Summary report.

Contracts with public services providers have been implemented and completed within the fiscal year. All funding for the providers have been drawn down. Cathedral City used CDBG funding to assess the revitalization of San Joaquin Drive in Census Tract 447.02. The City used this funding to resurface and revitalize residential streets in Census Tract 449.16. Corregidor Drive was severely depreciated and in much need of rehabilitation. These projects have been completed.

Cathedral City does not administer a HOME Program but did administer a Revolving Sewer Loan Program utilizing CDBG funding. This program was administered through the City's Engineering Division offering qualified homeowners a loan of up to \$3,000 to connect to the respective jurisdictional agency's sewer system. In some cases the property also needed connection to the sewer lateral and loans were granted to accommodate the significant increase of services. Records were maintained for clients who utilized this loan program. Payments were made directly to the contractor and a lien was placed on the property until the loan is repaid in full. The City did not receive as much interest as it had expected from residents. The City plans to revise this program increase participation in the program.

Affirmatively Furthering Fair Housing

Cathedral City did not have an Analysis of Impediments (AI) prior to the beginning of its entitlement. Upon completion of the current AI to Fair Housing Choice the City recognized the following Impediments:

Cathedral City Landlord-Tenant Conflicts resulted in a majority of the calls received by the Inland Fair Housing and Mediation Board (IFHMB). Many tenants called and complained mostly about repairs. A vast majority of the callers were persons of various races as opposed to the number of Caucasian callers. IFHMB received several complaints regarding a low-income multi-housing unit located near City Hall regarding repair, drug peddling, and lack of onsite management.

Disability access was also another concern with fair housing. Typically, complaints regarding access for persons with disabilities indicate a shortage of accessible units and lack of understanding the needs of persons with disabilities. As the population increases and the baby boomer population ages the need for housing units with adequate disability access increases. The City contracted Disability Access Consultants (DAC) to evaluate and recommend public accesses that are not up to ADA standards and to ensure that residents get the adequate access in their rental units.

Cathedral City staff and council recognize the importance and the numerous advantages of homeownership. The City supports and encourages any efforts that assist residents with expanding their homeownership opportunities. The City will continue to promote and provide programs that offer first time homebuyers, foreclosure recovery, and acquisition assistance. Efforts to expand homeownership will be a continuous.

The data collected from Inland Fair Housing and Mediation Board (IFHMB) noted that a majority of the calls received from Cathedral City residents are from Hispanics and other households that are not Caucasian. This impediment to fair housing choice will be carefully reviewed. A general lack of understanding and knowledge regarding fair housing rights continues to exist.

Recommendations:

In 2012, the AI identified barriers within the City to fair housing. Staff made the following recommendations to address the aforementioned fair housing issues. These recommendations served as a basis for the City to develop a comprehensive action plan to eliminate identified impediments. These recommendations are vital to the City and agencies that assist Cathedral City residents.

1. The City is has updated the Housing Element. Inland Fair Housing and Mediation Board will work with the City to provide any fair housing technical assistance as needed or requested.
Timeline: No immediate action needed.
2. Inland Fair Housing and Mediation Board will continue to provide services that include educational workshops focused on removing impediments from disability access, racial discrimination, landlord-tenant mediation, First Time Homebuyer and any other issues that affect Cathedral City.
Timeline: On-going

3. IFHMB will continue conducting workshops to educate residents on housing discrimination. And issues regarding race, ethnicity, family status, et. al. They will continue to provide services to address impediments identified in the 2012-2013 AI.
Timeline: On-going
4. The City will work closely with the IFHMB to expand community participation regarding fair housing workshops to renters and property managers/ owners. These services are available to the residents at no charge. Creating an atmosphere that educates renters and landlords will greatly reduce the discrimination complaints and increase awareness of fair housing rights and responsibilities.
Timeline: On-going
5. The City will continue to expand homeownership opportunities to low and moderate income households. The City does not administer a First Time Homebuyer Program. The County of Riverside administers the Neighborhood Stabilization Program for Cathedral City.

Underserved Needs

This subpopulation includes the elderly, large families, single parent, and persons with HIV/AIDS, mental and physical disabilities. Securing decent and affordable housing for these groups along with lack of state and federal financial assistance makes providing services extremely difficult. As of June 2015, the unemployment rate was 6.6% for the County of Riverside; down from 8.6% a year ago. For those that have employment the wage difference still makes finding decent housing out of reach. Households that do own their homes have difficulties maintaining them because of housing costs and relatively low wages.

The City offered a loan program to home owners to help them connect to the City sewer line. This program, through CDBG funding, was a way to assist the existing housing stock with rehabilitating and maintaining the home sewer system. The program was offered to residents at zero percent interest and deferred payments could be made to the City after the work was completed. Depending on the household income, payments were made within a three, five, or seven year term. Some homeowners needed additional assistance because of the need to connect to the lateral line. These homes were given additional time to repay the loan to the City.

There are very few new housing developments (in-fill) in the City which places a high priority on the preservation of existing units. The City of Cathedral City recognizes the need to rehabilitate the existing housing stock. The elderly populations along with lower income households are not able to maintain their homes because of their limited income. Although the City has not administered a housing rehabilitation program since the closure of the City's Redevelopment Agency, staff is diligently seeking funding opportunities such as the HOME Program that will provide these services to the residents.

LEVERAGING RESOURCES

The CDBG Entitlement Program does not require matching funds. Cathedral City did not leverage HUD resources with other public and/or private resources to assist the City in meeting its overall community objectives. Cathedral City has faced financial hardships in recent years. The City decided not to begin a project without the source of financing (CDBG) readily available.

Managing the Process

1. *Describe actions taken during the last year to ensure compliance with program and comprehensive planning requirements.*

Program Year 3 CAPER Managing the Process response:

The City of Cathedral City's Engineering Division is responsible for the planning, development, and implementation of the CDBG Program. Through the use of CDBG funding, the City has placed maximum priority on assisting low to moderate income households, Target Areas, housing sustainability, and homeless needs. To better assist residents with needs that are not provided by the City directly, staff has collaborated with local, State, Federal, and Non-profit organizations including fair housing and homeless shelters.

Every effort to comply with CDBG regulations has been taken during the 2014 program year. HUD established specific requirements to implement the Consolidated Plan which includes citizen participation. The requirements set-forth included conducting public hearings, providing comment periods, and allowing for adequate public notification of these and other actions.

The projects outlined in the Annual Action Plan and Action Plan Amendment addressed the CDBG national objectives of:

- Benefitting at least 70% lower income persons;
- Prevention and/or elimination of slum and blight conditions;
- Various community needs having urgency due to existing blighted conditions; and
- Providing decent housing and suitable living conditions.

Activities described in the Five Year Consolidated Plan and Annual Action Plan is consistent with CDBG National Objectives. All files are maintained at the City and include appropriate documentation for each activity. Public service providers that have been funded through CDBG are familiar with the requirements which include billing, reporting, and reimbursement process. City staff continues to work with the providers to ensure that program requirements are being met and an emphasis on continual support for low to moderate income persons meet the national objective.

CDBG funded public service agencies are required to submit quarterly statistical reports and reimbursement statements. The Inland Fair Housing and Mediation Board submitted their reports on a monthly basis. Jewish Family Services, operator of Roy's Desert Resource Center submitted two reports along with the reimbursement request. The Cathedral Center submitted an annual report providing statistical data. Shelter from the Storm also submitted a report for reimbursement and providing community services. City staff made calls, emails, and site visits to ensure the services were being served efficiently. Reports received from the public service providers were sufficient for City record keeping. All activities carried out through the sub recipients provided services that fit the CDBG national objectives. The City of Cathedral City complied with all CDBG program planning requirements as stated in the Five Year Consolidated Plan and Annual Action Plan.

Citizen Participation

1. *Provide a summary of citizen comments.*

- In addition, the performance report provided to citizens must identify the Federal funds made available for furthering the objectives of the Consolidated Plan. For each formula grant program, the grantee shall identify the total amount of funds available (including estimated program income), the total amount of funds committed during the reporting period, the total amount expended during the reporting period, and the geographic distribution and location of expenditures. Jurisdictions are encouraged to include maps in describing the geographic distribution and location of investment (including areas of minority concentration). The geographic distribution and expenditure requirement may also be satisfied by specifying the census tracts where expenditures were concentrated.*

**Please note that Citizen Comments and Responses may be included as additional files within the CPMP Tool.*

Program Year 3 CAPER Citizen Participation response:

Cathedral City has met its citizen participation requirement for all CDBG activities. Citizen participation ensured that the City provided sufficient opportunities to the residents to express their concerns regarding the City. During the public meeting held in May for the Annual Action Plan, residents were made aware of CDBG national objective of providing maximum feasible priority to organizations that provide services that benefit senior citizens, youth, persons with special needs, homeless persons, and activities that aid in the elimination of slums and blights within the City's Target Area.

The City prepared its Draft Consolidated Annual Performance Evaluation Report (CAPER) for the period of July 1, 2014 through July 30, 2015. The CAPER was made available to citizens to review during the 15 day comment period beginning September 1st through September 15th, 2015. A notice was placed in the local newspaper, The Desert Sun, of the availability of the CAPER. A public notice was also placed at City Hall. Residents wishing to view the CAPER could do so at City Hall, 68-700 Avenida Lalo Guerrero, or the Cathedral City Branch Library, 33520 Date Palm Drive and make written requests to the CDBG program.

Institutional Structure

- Describe actions taken during the last year to overcome gaps in institutional structures and enhance coordination.*

Program Year 3 CAPER Institutional Structure response:

The City of Cathedral City's institutional structure for administering services and programs from City departments, nonprofit organizations, and developers are as follows:

Community Development Department consists of Engineering, Public Works, Planning, Building, and Code Compliance.

Engineering Division has the lead responsibility in administering and implementing the Consolidated Plan, Annual Action Plan and all documents in accordance with federal regulations. In administering the program the City contracted sub-recipients for senior, homeless and fair housing programs. The sub recipients were required to have an executed agreement for the services and amount of funding provided prior to issuance of payments.

Public Works Division is responsible for maintaining the City's public infrastructure which consists of streets, sewers, storm drains, waterlines, public parks, and beautification of the City.

Planning Division performs functions that are directly related to development processes and ensures the standards of compliance are met with building and commercial developments.

Building Division ensures that the standard building codes are met. Codes set forth are based on national and state standards. Cathedral City's ordinance and mandates ensure that persons with disabilities have reasonable accommodations, new energy standards are met, and new construction follows guidelines.

Code Compliance is responsible for responding to complaints regarding residential and commercial properties. This division proactively identifies the violations on public and private property. The goal is to protect the health and public safety of the community and ensure that residents and businesses within City limits are complying with code.

Administrative Services Department is responsible for the City's finances, human resources, and information technology and procurement services.

Police Department is responsible for administration of crime and awareness. Cathedral City Police Department enforces the laws of the City and State of California.

Fire Department is responsible for emergency fire and medical services. This department manages the City's firework program as well as the smoke detector program.

The Housing Authority of Riverside County provides residents throughout the County with rental assistance to those that are eligible based on income. The Authority administers the Section 8 Rental Assistance Program. They also own and operate the affordable housing projects throughout the County and collaborate with local jurisdictions with rehabilitating and upgrading multi-family housing units.

Housing and Homeless Coalition of Riverside County (Board of Governance) is comprised of representatives from public, private, and nonprofit agencies including homeless and formerly homeless individuals that are committed to assisting in facilitating a continuum of care planning process throughout the County. This coalition assesses the need for affordable housing and homeless services countywide in order to provide a seamless delivery of services to those in need.

Department of Public and Social Services administers programs under the anti-poverty umbrella for the County of Riverside. The main goal for residents is to move them towards self-sufficiency and moving poor families from poverty. DPSS assists residents on many levels including child care, education, employment training, health and human services, homeless and housing.

Nonprofit Organizations play a vital role in the community by assisting the City implement the goals and objectives stated in the Consolidated Plan and Annual Action Plan. The two organizations that received funding are Fair Housing Council of Riverside County and Roy's Desert Resource Center (homeless shelter). Agreements were executed to ensure that the sub-recipients provided the resources they were assigned to.

Private participants may include lending institutions and development entities. Private lending sources provide low cost loans for affordable housing and rehabilitation projects. Developers are the primary providers of the available housing stock and are encouraged to participate in low income housing to be able to provide more housing choices for residents.

Monitoring

1. *Describe how and the frequency with which you monitored your activities.*
2. *Describe the results of your monitoring including any improvements.*
3. *Self-Evaluation*
 - a. *Describe the effect programs have in solving neighborhood and community problems.*
 - b. *Describe progress in meeting priority needs and specific objectives and help make community's vision of the future a reality.*
 - c. *Describe how you provided decent housing and a suitable living environment and expanded economic opportunity principally for low and moderate-income persons.*
 - d. *Indicate any activities falling behind schedule.*
 - e. *Describe how activities and strategies made an impact on identified needs.*
 - f. *Identify indicators that would best describe the results.*
 - g. *Identify barriers that had a negative impact on fulfilling the strategies and overall vision.*
 - h. *Identify whether major goals are on target and discuss reasons for those that are not on target.*
 - i. *Identify any adjustments or improvements to strategies and activities that might meet your needs more effectively.*

Program Year 3 CAPER Monitoring response:

During FY 2014 the City utilized sub-recipients to provide senior, homeless, domestic violence and fair housing services. The sub-recipients were required to execute a written agreement which include CDBG specific language prior to requesting funds from the City. After the agreements were initiated the subrecipients were able to request reimbursement for work performed on behalf of Cathedral City. Inland Fair Housing and Mediation Board provided landlord tenant mediation services, anti-discrimination resources, homebuyer education and other services to affirmatively further fair housing. Roy's Desert Resource Center provided emergency shelter services, case management, and other valuable services to persons that are homeless that will lead them to self-sufficiency. Shelter from the Storm provided case management and services for victims of domestic violence. The Cathedral Center provided programs and services for the elderly community of the City. Prior to release of funds a desk review is conducted to ensure program compliance.

Inland Fair Housing and Mediation Board (IFHMB) provided monthly reports stating what accomplishments and work has been completed. Invoices for reimbursements were sent monthly with the documentation needed to provide payment requests. Progress reports were also sent on a monthly basis with a description of the services provided and the number of persons that were assisted. A year end audit is required and was supplied to the City by IFHMB to ensure the implementation and annual monitoring goals.

Roy's Desert Resource Center submitted two invoices for the work provided along with documentation to show that they have complied with CDBG objectives. An agreement was executed and a site visit occurred prior to the authorization of release of funds and before the end of the fiscal year. City staff coordinated with the director of the shelter to discuss goals that would be met.

Shelter from the Storm submitted one invoice to the City for services provided to victims of domestic violence. Shelter from the Storm is designed to foster shelter clients' self-sufficiency and prevent future homelessness. Case management assisted homeless women to access services of the community in order to prepare for and secure gainful employment, manage family finances, secure and maintain affordable housing and deal successfully with other self-sufficiency issues.

The *Cathedral Center* submitted two invoice to the City for their Senior Support Services Program. This program offered educational, recreational, social and assistive services to active and homebound seniors to prolong their livelihood and independence. An agreement was executed and a monitoring evaluation was conducted to ensure program compliance.

As a CDBG grantee, Cathedral City must conduct at least two site monitoring visits. During site visits the recipients are monitored for compliance that coordinate with the terms and conditions of the executed contracts. It is vital that each sub-recipient maintain proper accounting procedures for future audits and to expedite requests for reimbursement. These procedures reduce the risk of non-compliance and create a system that better serves the City. Any violation of the executed contract will result in a suspension of release of funds and future site visits will occur to correct the violation.

Self-Evaluation:

The City of Cathedral City has met the overall goals of the community planning and development programs to develop and further viable communities by providing decent housing and suitable living environments. Furthermore, the City was able to expand economic opportunities for low and moderate income persons and households. In the City's Five-Year Consolidated Plan the housing needs identified focused on the low to moderate income households. A strategy was developed to meet the needs of the residents in that income category. The summary of goals are: maintaining and conserving the existing housing stock, expanding economic opportunities, addressing housing needs of low to moderate income households which include homeless and persons with special needs.

Cathedral City's downtown area is still in need of economic stimulation. Many businesses have closed due to the economic downturn, lack of foot traffic through the downtown, and the variety of residents residing in the neighboring Cove area. The downtown is comprised mostly of businesses, low income housing, Cove residents with fixed incomes and a gathering place for homeless individuals.

The City's housing demographics is made up mostly of renters. There is an affordable housing complex near City Hall and the Cove neighborhood is made up of single family homes. The Cove homes are made up of a mix of renters and owners. The Dream Homes neighborhood consists of single family homes belonging to low to moderate income households. The homes show signs of deterioration and deferred maintenance. Homeowners are reluctant to rehabilitate their homes due to the costs of repair. The homes remain dilapidated and run down.

Cathedral City's Building and Safety Department continued to ensure that new developments complied with current Federal and State handicap accessibility requirements. Rental units also needed to provide

accommodations to make units accessible to persons with special needs. There have been many complaints regarding an affordable housing complex in the City near the downtown area. Residents were dissatisfied about the management of the complex.

A vital role in the community is to maintain services for youth, seniors, persons with special needs, and the remainder of the population. Cathedral City relies on public and social services to assist residents where the City is not capable due to staffing or financial resources. It is crucial to maintain working relationships with public service providers to ensure the quality of life for the residents. Code compliance, police volunteers, and watch programs aid the City in public safety and maintaining safe, viable neighborhoods.

The objectives outlined in the City's Consolidated Plan places emphasis on the following: provide suitable living environments; provide accessible public facilities, infrastructure, economic development, and public services. Community Development is a main priority in the City. During the FY 2014 program year the City used CDBG funds towards street and sidewalk improvements. The Ocotillo Neighborhood Park is near completion. Through CDBG the City was able to install a sewer drain and repaired the street around the park area. This park will attract many youth sports leagues to the area and provide a safe recreational facility for the residents. The park is located in one of the lowest income neighborhoods of the City and will benefit businesses in the area as well as residents. The Census Tract number for the Ocotillo Park is 447.15 and is centered on predominately low income households.

The City continues search for new funding opportunities to provide more services that will assist the residents. Through public and private partnerships the City will be able to continue its mission of eliminating existing areas of slum and blight, economic development to provide more opportunities, and provide decent affordable housing for its residents.

Lead-based Paint

1. *Describe actions taken during the last year to evaluate and reduce lead-based paint hazards.*

Program Year 3 CAPER Lead-based Paint response:

The City does not directly provide program funding for the reduction of lead based paint hazards in older homes. Riverside County offers the following programs to reduce lead based paint hazards:

Lead-Based Paint Hazard Control Program- Riverside County Office of Industrial Hygiene administers this program. The program is intended to evaluate and control lead hazards in low income housing units through inspection and testing samples. This office also provides treatment for those affected by lead based paint in the home. These activities are primarily for homes that were constructed prior to 1979 and will assist families with temporary relocation of families living in homes with lead based paint. OIH provides community outreach programs to educate County residents on the risks of lead poisoning to create awareness about the harmful effects and health risk regarding lead based paint hazards.

Lead Hazard Inspections for County Programs- Use of lead based paint was common and available until the 1970's. Lead based paint was banned in 1978 and has been a goal of Riverside County to eliminate all hazards since the ban of the paint took place. Through CDBG, HOME and RDA funding assistance for low to moderate income residents to abate the substance was possible. A majority of these programs to assist families with the actual abatement of lead based paint has disappeared do to the economic downturn. Home owners are responsible for the abatement of lead hazards but the County continues to provide educational assistance and medical care. The HOME Investment Partnership Program assists First Time Homebuyers with the cost of lead based paint removal if the home does have lead paint.

Childhood Lead Poisoning Prevention Program- the Office of Industrial Hygiene also administers the CLPPP to test and identify children who are at risk of lead poisoning based on the age of the housing stock in the area and other potential factors.

Lead Hazard Control Program- California State Law states that through Senate Bill 460, grants authority to local health departments to require the enforcement and prosecution of persons who refuse to abate lead hazards in housing occupied by low income families with children. This program is funded under the Senate Bill which further allowed changes to State health and housing laws making the creation of lead hazards a crime.

Fair Housing Council Lead-based Awareness Hazard Program- the Fair Housing Council of Riverside County administers a lead-based paint prevention program throughout the County. Their services include education, outreach, information, training and referrals.

Lead Hazard Control Outreach- OIH has a Memorandum of Understanding with the following agencies: Riverside County Economic Development Agency, Housing Authority of Riverside County, Desert Alliance for Community Empowerment; Cities of Riverside, Banning and Hemet, and the Community Action Partnership of Riverside County. The OIH sub-grants outreach services to the Center for Community Action and Environmental Justice and Fair Housing Council of Riverside County. These partners assist in the dissemination of information and promote lead based hazard programs to their clients.

HOUSING

Housing Needs

**Please also refer to the Housing Needs Table in the Needs.xls workbook.*

1. *Describe Actions taken during the last year to foster and maintain affordable housing.*

Program Year 3 CAPER Housing Needs response:

The City placed a high priority on maintaining the existing housing stock through rehabilitation. Cathedral City Council members continue to place priority on septic tank abatement to protect the public health and safety of the residents. Many of the septic units were very old and not as efficient. The lack of efficiency of the units combined with City ordinance created the need for the council to mandate the connection to the local water agency sewer system. The company, Ygrene, provides sewer assistance for residents to connect to local sewer systems using the equity of the home as a loan that can be repaid through the property tax.

Staff researched funding options to provide first-time homebuyer assistance and home rehabilitation programs for multi-unit affordable housing. HCD is a valuable resource that can benefit the City's mission to provide assistance to potential homeowners and low income residents. However, the funding availability was highly competitive and the City application was denied. The City will continue researching funding opportunities and/ or will amend the Consolidated Plan when funding becomes available through the HUD.

The City's Housing Element has been updated. This element addresses land use controls, site improvement, fees, permit cost and procedures, and other factors that may pose possible constraints on maintenance, development, and improvements. Through the Analysis of Impediments (or upcoming equivalent) to Fair Housing the City will continue to conduct an analysis on an annual basis of possible impediments that may affect the current residential situation. Upon discovery of any findings that pose impediments to fair housing the City will work diligently to correct the situation to make fair housing equal opportunity a priority for Cathedral City residents.

Specific Housing Objectives

1. *Evaluate progress in meeting specific objective of providing affordable housing, including the number of extremely low-income, low-income, and moderate-income renter and owner households comparing actual accomplishments with proposed goals during the reporting period.*
2. *Evaluate progress in providing affordable housing that meets the Section 215 definition of affordable housing for rental and owner households comparing actual accomplishments with proposed goals during the reporting period.*
3. *Describe efforts to address "worst-case" housing needs and housing needs of persons with disabilities.*

Program Year 3 CAPER Specific Housing Objectives response:

Cathedral City's housing objectives are to:

1. Maintain the affordability of decent housing
2. Maintain the availability and accessibility to decent housing
3. Sustainability of decent housing
4. Accessibility to suitable living environments
5. Sustainability of suitable living environments
6. Availability and accessibility to economic opportunity

During FY 2014 the City set forth objectives to support the demand for affordable housing in Cathedral City. The first goal is to expand home ownership through rehabilitation, preservation, acquisition, construction, and/ or assistance of first-time homebuyers. Prior to the becoming an entitlement community the County of Riverside administered the HOME program on behalf of the City. This program assisted first-time homebuyers with down payment assistance and home rehabilitation. The County discontinued this program for Cathedral City residents after June 30, 2013.

Mortgage Credit Certificate Program (MCC)

MCC is administered through the County of Riverside and allows qualified home buyers to reduce the amount of their federal income tax liability by an equal amount to a portion of the interest paid during the year on a home mortgage. This tax credit allows the buyers to qualify for a loan by increasing the income of the buyer. Riverside County's MCC Program provides a 15% rate which can be applied to the interest paid on mortgage loans. The borrower can claim a tax credit equal to 15% of the interest paid during the year. The borrower's taxes are being reduced by the amount of the credit which increases the take home pay by the amount of the credit. The buyer takes the remaining 85% interest as a deduction. When underwriting this kind of loan, a lender takes these factors in to consideration which allows the borrower to qualify for a larger loan. City staff will work with the County to promote this program more effectively in Cathedral City.

Neighborhood Stabilization Program (NSP)

Under Title III of Division B of the Housing and Economic Recovery Act of 2008, HUD created this policy to assist communities with redevelopment of abandoned and foreclosed homes under the Emergency Assistance for Redevelopment of Abandoned and Foreclosed Homes, known as the Neighborhood Stabilization Program. NSP is a section of the CDBG program which provides regulatory statutes for NSP and HOME provides a structure of affordability for NSP requirements. The County of Riverside administered the NSP program on behalf of the City.

Expand affordable rental housing through rehabilitation, preservation, acquisition and/or construction

As stated in the Consolidated Plan the City has set goals to improve residential energy efficiency in homes. Cathedral City has an Environmental Conservation Manager that is responsible for the water conservation program in which residents who remove grass may apply for a City rebate based on the amount of grass removed and landscaped using desert or xeriscape. Local water agencies also provide residents with an incentive to remove turf and landscape with desert or xeriscape. *Southern California*

Edison provides rebates for residents who purchase Energy Star products, summer discount program, and a multi-family energy efficiency rebate program. *Southern California Gas Company* also assists with Energy Star Appliance rebates and programs that assist with an analysis of savings incentives for potential builders. The City is researching funding for the Green Light Savings Program which assist homeowners retrofit their existing appliances, bulbs, windows, and assist with home improvements that will be more energy efficient.

The Code Compliance Division ensures that the residents maintain their properties to modern standards and that the residences do not pose potential health and safety issues to the neighbors. Homes and properties that are in violation of the City's ordinance are cited and required to correct the citation. Cathedral City's Police Department also has a Citizens On Patrol (COP) Division to assist Code Compliance and the department with ensuring public safety. Code Compliance is funded through the City's general fund which removes the CDBG limitations from the department to only provide services in Target Areas as designated in the Consolidated Plan and Annual Action Plan.

A recent review to the City's Housing Element indicated that if the Mountain View apartment complex repays the loan before 2014 they may be able to release the 280 restricted rentals. The loss of the affordability covenant poses potential risks to affordable housing stock throughout the City because the median household income in Cathedral City is approximately \$45,000. Households are unable to purchase homes without down payment assistance and struggle to pay the necessary bills.

Fair Housing and Equal Opportunity

The Inland Fair Housing and Mediation Board (IFHMB) is non-profit corporation that serves the San Bernardino County and parts of Riverside and Imperial Counties. IFHMB is contracted with the City of Cathedral City to resolve issues related to housing discrimination, homeownership sustainability, rental complaints, and court disputes through provisions of resource recommendation, education and mediation. The City allocates a portion of their administration and planning entitlement to pay for these services to affirmatively resolve fair housing issues. The funds for this program have been expended. A contract renewal is expected to occur upon confirmation of our approved FY 2014 Annual Action Plan. Complaints placed by tenants are investigated and upon findings the mediation board enforces federal and state rights to free housing from discriminatory practices. The IFHMB will work with social and community agencies to ensure that residents regardless of race, sex, marital status, ancestry, origin, familial status, religion, disability, sexual orientation, age or source of income also receive equal and fair housing choice. Pamphlets, brochures, posters, and newsletters are distributed throughout the City. Fair Housing also describes the rights and responsibilities of the landlord and tenant under the California Civil Code. IFHMB assists thousands of individuals each year with their many programs at no cost to the consumer.

Public Housing Strategy

1. *Describe actions taken during the last year to improve public housing and resident initiatives.*

Program Year 3 CAPER Public Housing Strategy response:

Public housing is administered by the Riverside County Housing Authority. This organization manages the Section 8 voucher program on behalf of the cities and unincorporated areas of Riverside County. Residents are able to reside in units (apartments or homes) that are program eligible and live within the

county where they wish. The selected unit must meet living standards, appropriate number of bedrooms for the household, and have reasonable rents limits. The Housing Authority suspended the ability for new participants with the exception of elderly persons 75 years and older, families of military personnel, and those with situations that are in immediate need of assistance.

The Family Self-Sufficiency (FSS) program assists Section 8 residents move toward economic independence from all sources of government assistance. The Homeownership Program assists eligible Section 8 participants that are also part of the FSS. The County continues outreach efforts to extend the program to residents. The goal of this program is to integrate and facilitate the transition of residents from public housing to self-sufficiency. Community service and self-sufficiency requirements are intended to assist public housing participants with improving their socio-economic situation towards upward mobility.

Project Based Assistance

Riverside County Housing Authority owns and manages over 400 rental units within the County. These units are occupied by families participating in the Affordable Public Housing Program. Families participating in this program pay rent according to their incomes. Approximately 30% of their adjusted gross income is applied toward rents and utilities. This program allows families to select from only the limited available units. The low rents charged by the Housing Authority are subsidized by HUD. Once a family moves from the location they can no longer receive assistance.

City staff participates in sub-committees that are geared toward assisting residents gain self-sufficiency. The County of Riverside Continuum of Care not only assists homeless persons or those that are risk of becoming homeless but they assist those that are integrating towards self-sufficiency. Cathedral City works with public and social service agencies to achieve the common goal of assisting residents become self-sufficient.

Barriers to Affordable Housing

1. *Describe actions taken during the last year to eliminate barriers to affordable housing.*

Program Year 3 CAPER Barriers to Affordable Housing response:

Cathedral City does not have a formal Housing Department following the dissolution of the City's RDA. There is one housing staff that receives rent payments on five units still occupied by residents that participated in the program under RDA. Staff is diligently seeking financial resources that will aid in the residents with affordable housing. The City's Housing Element is being reviewed and will look at impediments to ordinances, planning and zoning issues, and maintaining neighborhoods. Limited staff and financial resources place impediments on the City to provide housing and support related services for those transitioning out of homeless but City staff actively participates with the implementation of the Ten Year Plan to end homelessness.

The City of Cathedral City has taken the following actions to remove any existing barriers to affordable housing:

- Review inclusionary housing ordinances

- Implement streetscape improvements and commercial rehabilitation on older buildings near residential neighborhoods.
- Streamline permitting process for potential affordable housing developments.
- Review infill ordinances for housing units and secure financing.
- Secure financing to assist qualified homebuyers with down payment.
- Offer incentives to developers that are seeking to construct affordable housing units for low and moderate income residents.
- Offer incentives to area non-profits that build affordable housing.

HOME/ American Dream Down Payment Initiative (ADDI)

1. *Assessment of Relationship of HOME Funds to Goals and Objectives*
 - a. *Evaluate progress made toward meeting goals for providing affordable housing using HOME funds, including the number and types of households served.*
2. *HOME Match Report*
 - a. *Use HOME Match Report HUD-40107-A to report on match contributions for the period covered by the Consolidated Plan program year.*
3. *HOME MBE and WBE Report*
 - a. *Use Part III of HUD Form 40107 to report contracts and subcontracts with Minority Business Enterprises (MBEs) and Women's Business Enterprises (WBEs).*
4. *Assessments*
 - a. *Detail results of on-site inspections of rental housing.*
 - b. *Describe the HOME jurisdiction's affirmative marketing actions.*
 - c. *Describe outreach to minority and women owned businesses.*

Program Year 3 CAPER HOME/ADDI response:

The City of Cathedral City is not a direct recipient of HOME or ADDI. The City previously applied for HOME funding through the State of California Department of Housing and Community Development (HCD). The application submitted was denied.

HOMELESS

Homeless Needs

**Please also refer to the Homeless Needs Table in the Needs.xls workbook.*

1. *Identify actions taken to address needs of homeless persons.*
2. *Identify actions to help homeless persons make the transition to permanent housing and independent living.*
3. *Identify new Federal resources obtained from Homeless SuperNOFA.*

Program Year 3 CAPER Homeless Needs response:

Cathedral City staff worked closely with Riverside County Continuum of Care (CoC) and the Coachella Valley Association of Government to implement the Ten Year Plan to end homelessness. As noted in the City's Five-Year Consolidated Plan and Annual Action the City's plans are: 1) continue to support efforts of the COC with services ranging from emergency shelters, housing for chronically homeless, and 2) support agencies that provide supportive services for low to moderate income persons and those with special needs, including homeless and persons living with HIV.

Emergency Shelter Grant (ESG) provides funding to the County of Riverside and CalWorks. ESG funding provides additional financial assistance for emergency shelter needs throughout the County. Riverside County COC will continue working and collaborating with non-profit organizations, social service providers and local agencies to meet priority needs for homeless programs. Cathedral City was recently nominated to serve on the CoC Board of Governance. This will allow the City to become more engaged and contribute to its efforts to end homelessness. Cathedral City will work cohesively with the COC and the organizations directly involved with providing direct services to ensure that the goal of ending homelessness as stated in the Ten Year Plan to end homelessness is being met.

Cathedral City has set forth goals to assist with ending homelessness. The first goal is to *support non-profit agencies that provide assisted housing and support services to emergency shelters that assist homeless persons and/or families or those at risk of becoming homeless*. Through CDBG funding the City allocated \$51,500 to Roy's Desert Resource Center from FY 2014's entitlement. This emergency homeless shelter is managed by Jewish Family Services of San Diego and the center is located in neighboring city of North Palm Springs. The goal at Roy's Desert Resource Center is to provide case management, meals, client pick up and drop off locations in the morning and evening, education, job enhancement skills, counseling, referrals, and emergency shelter services to homeless persons and families. Clients at the shelter were placed on a program plan to assist them in becoming self-sufficient to break their cycle of homelessness. The funding provided by Cathedral City was expended on case management services for the clients staying at the Center. Services provided assisted 780 clients of extremely low, very low, and low income. Roy's is a closed campus and placed a curfew on the clients staying at the shelter. There are meeting rooms available for various organizations to provide services not offered at the shelter to enhance the self-sufficiency skills of the clients. Roy's campus is a safe, drug, alcohol, and violence free zone.

The Calvary Christian Center located in Cathedral City is another location where homeless persons and families may go to for assistance. This Center is also a pick-up and drop-off location for Roy's Desert Resource Center. Although they do not receive funding from the City, the center is a valuable resource for homeless persons and families throughout the City. Volunteers of the Center assisted with the 2014 Point In Time homeless count in Cathedral City. The Center also provides shelter, food, and clothing to persons in need.

Another goal of Cathedral City is to *support the COC to AID Homeless Persons/ Families to Transitional and Permanent Housing*. Cathedral City is committed to assisting homeless persons and collaborates with various agencies to provide emergency and transitional shelter for its homeless. State and County programs will be assisted along with the other service providers that are able to aid in the plan to end homelessness. Riverside County Department of Public and Social Services (DPSS) set forth goals that chronically homeless are the top priority throughout the County. Riverside County's 10 Year Plan to End Homelessness includes the addition of 500 units of permanent supportive housing that are specifically

dedicated to chronically homeless. In order to enable this goal the CoC must apply funding towards permanent supportive housing.

DPSS will improve discharge planning with institutions to reduce the number of chronically homeless persons who are discharged and return to homelessness. DPSS will increase the number of homeless street outreach teams and advocate for chronically homeless persons in supportive services. Rental certificates will be made available through the Shelter Plus Care Program which provides housing and supportive services to chronically homeless persons in neighborhoods of their choosing. The Riverside County Department of Economic Assistance, ESG, and CDBG recipients will continue collaboration with organizations to develop and implement a comprehensive, County-wide Uniform Discharge Coordination Policy and Practices (DCPP). This has been created to assist with connecting homeless and persons facing homelessness with supportive housing choice and community based resources. The overall objective of this policy is to reduce the number of persons being released and discharged in to homeless shelters, unsuitable living environments or return to homelessness.

Specific Homeless Prevention Elements

1. *Identify actions taken to prevent homelessness.*

Program Year 3 CAPER Specific Housing Prevention Elements response:

Cathedral City supports the County of Riverside's plan to end chronic homelessness by the year 2015. During the FY 2014 program year DPSS and the CoC focused their efforts on expanding the number of beds, units, and services available within the homeless system of care. Currently, Riverside County CoC has 619 shelter beds, 876 transitional housing beds, and 332 units of permanent supportive housing. Funding for these services is from Federal, State, local and private resources. During the course of the last Five-Year Consolidated Plan by the County of Riverside, DPSS coordinated a planning initiative that included local government, public agencies, private agencies, homeless advocates, formerly homeless persons, and the business community to develop a ten year plan to end homelessness. Collaborative efforts to abolish homelessness from the aforementioned agencies resulted in the Riverside County 10 Year Strategy to End Homelessness which serves as the plan for all homeless activities in Riverside County.

The following objectives coincide with the County's Five year plan to serve unmet needs:

Prevention of New Homeless

- Implement a county-wide strategy geared towards ending homelessness which includes utility assistance, housing deposit assistance, landlord/tenant mediation, and short term rental subsidies designed to prevent at least half of the 7,000 homeless that become homeless annually from becoming homeless during the five year strategy.
- Establish county-wide procedures to prevent homeless being discharged from public and private institutions back to their homeless embankments.

Ending Chronic Homelessness

- Expand programs to reach homeless through street teams. This method will allow social services to be provided directly to homeless in their locations. This goal is believed to reduce the number homeless by at least 10% and assist additional persons who have been homeless for more than a year.
- Create at least 150 shelter beds throughout the County for unsheltered homeless and encourage the participation in case management programs to reduce the length of time spent in emergency shelters.
- Create at least 500 units of permanent supportive housing for chronically homeless persons.

Address Needs of Homeless Families

- Create at least 75 additional transitional housing units with 225 beds to serve families living on the street and encourage these families to participate in case management programs to end their homelessness.
- Develop 1,500 units of permanent affordable housing units throughout the County for extremely low and low income residents who are homeless or at risk of becoming homeless.

Improve the Capacity of the Continuum of Care

- Engage in participation with homeless prevention programs, emergency shelters, transitional housing, permanent supportive housing, and related supportive service programs County-wide.
- Create a Housing Trust Fund that receives funding that applies towards ongoing sources specifically for the support of production and preservation of affordable housing; further fund homeless activities, and provide funding for additional support services.

Discharge Planning Policies

- Develop a “safe haven” program for chronically homeless adults that are mentally ill and have substance abuse issues.

Housing costs makes the number of persons at-risk of becoming homeless a concern with implementing goals. Affordable housing stock is in high demand, but with high rents and high home prices the challenges of providing affordable housing is perplexing.

The County of Riverside administers these valuable programs to Cathedral City residents.

- Homeless Prevention and Rapid Re-Housing (HPRP) is administered through the County of Riverside’s Housing Authority. HPRP offers short term assistance (3 months) and medium term assistance (12 months) financial assistance to those that have the potential of becoming homeless due to sudden economic impacts. Assistance can also include security deposits, utility deposits, utility payments, moving cost assistance, and hotel vouchers. The program also assists

to persons in the rapid re-housing programs that are homeless and are likely to remain housed through subsidies or no subsidies.

- Riverside County Emergency Food and Shelter Program (EFSP) provide rental assistance and nutrition assistance to residents that are homeless or at risk of becoming homeless. Funding is also available through EFSP to provide the first months' rent for households that have been evicted.

Emergency Shelter Grants (ESG)

1. *Identify actions to address emergency shelter and transitional housing needs of homeless individuals and families (including significant subpopulations such as those living on the streets).*
2. *Assessment of Relationship of ESG Funds to Goals and Objectives*
 - a. *Evaluate progress made in using ESG funds to address homeless and homeless prevention needs, goals, and specific objectives established in the Consolidated Plan.*
 - b. *Detail how ESG projects are related to implementation of comprehensive homeless planning strategy, including the number and types of individuals and persons in households served with ESG funds.*
3. *Matching Resources*
 - a. *Provide specific sources and amounts of new funding used to meet match as required by 42 USC 11375(a)(1), including cash resources, grants, and staff salaries, as well as in-kind contributions such as the value of a building or lease, donated materials, or volunteer time.*
4. *State Method of Distribution*
 - a. *States must describe their method of distribution and how it rated and selected its local government agencies and private nonprofit organizations acting as subrecipients.*
5. *Activity and Beneficiary Data*
 - a. *Completion of attached Emergency Shelter Grant Program Performance Chart or other reports showing ESGP expenditures by type of activity. Also describe any problems in collecting, reporting, and evaluating the reliability of this information.*
 - b. *Homeless Discharge Coordination*
 - i. *As part of the government developing and implementing a homeless discharge coordination policy, ESG homeless prevention funds may be used to assist very-low income individuals and families at risk of becoming homeless after being released from publicly funded institutions such as health care facilities, foster care or other youth facilities, or corrections institutions or programs.*
 - c. *Explain how your government is instituting a homeless discharge coordination policy, and how ESG homeless prevention funds are being used in this effort.*

Program Year 3 CAPER ESG response:

Cathedral City does not receive ESG funding.

COMMUNITY DEVELOPMENT

Community Development

**Please also refer to the Community Development Table in the Needs.xls workbook.*

1. *Assessment of Relationship of CDBG Funds to Goals and Objectives*
 - a. *Assess use of CDBG funds in relation to the priorities, needs, goals, and specific objectives in the Consolidated Plan, particularly the highest priority activities.*
 - b. *Evaluate progress made toward meeting goals for providing affordable housing using CDBG funds, including the number and types of households served.*
 - c. *Indicate the extent to which CDBG funds were used for activities that benefited extremely low-income, low-income, and moderate-income persons.*
2. *Changes in Program Objectives*
 - a. *Identify the nature of and the reasons for any changes in program objectives and how the jurisdiction would change its program as a result of its experiences.*
3. *Assessment of Efforts in Carrying Out Planned Actions*
 - a. *Indicate how grantee pursued all resources indicated in the Consolidated Plan.*
 - b. *Indicate how grantee provided certifications of consistency in a fair and impartial manner.*
 - c. *Indicate how grantee did not hinder Consolidated Plan implementation by action or willful inaction.*
4. *For Funds Not Used for National Objectives*
 - a. *Indicate how use of CDBG funds did not meet national objectives.*
 - b. *Indicate how did not comply with overall benefit certification.*
5. *Anti-displacement and Relocation – for activities that involve acquisition, rehabilitation or demolition of occupied real property*
 - a. *Describe steps actually taken to minimize the amount of displacement resulting from the CDBG-assisted activities.*
 - b. *Describe steps taken to identify households, businesses, farms or nonprofit organizations who occupied properties subject to the Uniform Relocation Act or Section 104(d) of the Housing and Community Development Act of 1974, as amended, and whether or not they were displaced, and the nature of their needs and preferences.*
 - c. *Describe steps taken to ensure the timely issuance of information notices to displaced households, businesses, farms, or nonprofit organizations.*
6. *Low/Mod Job Activities – for economic development activities undertaken where jobs were made available but not taken by low- or moderate-income persons*
 - a. *Describe actions taken by grantee and businesses to ensure first consideration was or will be given to low/mod persons.*
 - b. *List by job title of all the permanent jobs created/retained and those that were made available to low/mod persons.*
 - c. *If any of jobs claimed as being available to low/mod persons require special skill, work experience, or education, provide a description of steps being taken or that will be taken to provide such skills, experience, or education.*

7. *Low/Mod Limited Clientele Activities – for activities not falling within one of the categories of presumed limited clientele low and moderate income benefit*
 - a. *Describe how the nature, location, or other information demonstrates the activities benefit a limited clientele at least 51% of whom are low- and moderate-income.*
8. *Program income received*
 - a. *Detail the amount of program income reported that was returned to each individual revolving fund, e.g., housing rehabilitation, economic development, or other type of revolving fund.*
 - b. *Detail the amount repaid on each float-funded activity.*
 - c. *Detail all other loan repayments broken down by the categories of housing rehabilitation, economic development, or other.*
 - d. *Detail the amount of income received from the sale of property by parcel.*
9. *Prior period adjustments – where reimbursement was made this reporting period for expenditures (made in previous reporting periods) that have been disallowed, provide the following information:*
 - a. *The activity name and number as shown in IDIS;*
 - b. *The program year(s) in which the expenditure(s) for the disallowed activity(ies) was reported;*
 - c. *The amount returned to line-of-credit or program account; and*
 - d. *Total amount to be reimbursed and the time period over which the reimbursement is to be made, if the reimbursement is made with multi-year payments.*
10. *Loans and other receivables*
 - a. *List the principal balance for each float-funded activity outstanding as of the end of the reporting period and the date(s) by which the funds are expected to be received.*
 - b. *List the total number of other loans outstanding and the principal balance owed as of the end of the reporting period.*
 - c. *List separately the total number of outstanding loans that are deferred or forgivable, the principal balance owed as of the end of the reporting period, and the terms of the deferral or forgiveness.*
 - d. *Detail the total number and amount of loans made with CDBG funds that have gone into default and for which the balance was forgiven or written off during the reporting period.*
 - e. *Provide a List of the parcels of property owned by the grantee or its subrecipients that have been acquired or improved using CDBG funds and that are available for sale as of the end of the reporting period.*
11. *Lump sum agreements*
 - a. *Provide the name of the financial institution.*
 - b. *Provide the date the funds were deposited.*
 - c. *Provide the date the use of funds commenced.*
 - d. *Provide the percentage of funds disbursed within 180 days of deposit in the institution.*
12. *Housing Rehabilitation – for each type of rehabilitation program for which projects/units were reported as completed during the program year*
 - a. *Identify the type of program and number of projects/units completed for each program.*
 - b. *Provide the total CDBG funds involved in the program.*
 - c. *Detail other public and private funds involved in the project.*

13. Neighborhood Revitalization Strategies – for grantees that have HUD-approved neighborhood revitalization strategies

- a. Describe progress against benchmarks for the program year. For grantees with Federally-designated EZs or ECs that received HUD approval for a neighborhood revitalization strategy, reports that are required as part of the EZ/EC process shall suffice for purposes of reporting progress.*

Program Year 3 CAPER Community Development response:

Cathedral City's objective is to provide suitable living environments for non-housing community development needs and priorities including facilities, infrastructure, economic development and public services. The City established the following goals to meet the high need for public facilities, infrastructure improvements, and economic development. Cathedral City has provided improvements to community and public facilities. The City has utilized CDBG funding from the FY 2014 and applied it towards the construction of sidewalk and asphalt improvements at two residential streets located in a very low income areas.

Corregidor Drive Street Improvements - \$200,000, expended \$200,000

Corregidor Drive is located in Census Tract 449.16 and was rehabilitated to provide a safe and efficient linkage on foot or by bike for children attending Cathedral City Elementary. The proposed project was selected to receive funding because of the urgent need to revitalize this cul-de-sac and expand economic opportunities within the City. This street was badly deteriorated, with significant cracks and almost no sidewalk.

San Joaquin Drive Sidewalk Design - \$120,000, expended \$50,000

For the FY 2014, Cathedral City chose to utilize CDBG funding for Capital Improvements Projects located in census tract 447.02. San Joaquin Drive was identified as needing rehabilitation and installation of sidewalk for better walking circulation. San Joaquin Drive is located in the Dream Homes Community. San Joaquin Drive situated parallel to San Antonio Drive to the west and intersects Mission Drive to the north. CDBG funds will be utilized for design costs and improvement study to identify the challenges of relocating utilities, fences and mailboxes from the City's right-of-way to install sidewalk and rehabilitate the pavement on San Joaquin Drive.

Additionally, the City is committed to improving the existing infrastructures including ADA improvements. Cathedral City realizes the importance of having existing facilities accommodate those that need ADA accessibility. Cathedral City's Building and Safety division ensures that residential and business buildings are compliant to ADA standards. The Engineering Department ensures that reasonable ADA access to buildings is being met. Through use of CDBG funding the City contracts with Inland Fair Housing and Mediation Board to ensure that the residents have reasonable ADA access to their rental units and the unit is able to accommodate their special needs. Rental units that are not in compliance with ADA standards per resident need are referred to the Housing Council for investigation.

Finally, the City will consider investing CDBG funds into microenterprises to retain and expand economic opportunities through job creation and retention. These activities would benefit very low, low, and moderate income persons by making economic opportunities available through job creation and retention. This method would enhance the City's aesthetic image and promote safety in areas of business. In consideration of Cathedral City unemployment rate, the creation of local jobs will allow residents to work in Cathedral City; expanding economic externalities.

Senior Residents, Children and At-Risk Youth, Persons with HIV/AIDS

Cathedral City has an abundant senior citizen population with limited incomes. These residents face many financial burdens varying from basic living expenses, mobility, and access to local amenities. The Cathedral (Senior) Center is a valuable resource for elderly persons to receive services and assistance that they are not able to receive from the County or City. The City has identified this sub-population of having the greatest challenges and receives high priority.

Cathedral City has also set goals to assist at-risk youth and children in the City. Currently, the City has a local soccer park to promote healthy living and a resource for children and families with local recreation. The City has numerous local parks, a Boys and Girls Club, Boxing Club, and resources for at-risk youth and children to turn to for assistance. Funding through CDBG has not been allocated to these organizations but the City does donate funding to these organizations through other funding sources.

Shelter from the Storm is an undisclosed shelter for abused women and children. This facility coordinates with the City's Police Department and assists those in need of immediate shelter. For FY 2014, Cathedral City did not allocate CDBG funding to this organization but has allocated CDBG funding for the next fiscal year to support this agency and assisting them in any manner necessary to carry out their mission of providing services for women and children in need of immediate shelter.

FY 2014 Annual Action Plan was a comprehensive annual plan created to place priority need on activities throughout the City. Activities carried out during this program year were consistent with the primary objectives of the CDBG program for developing viable urban communities by providing decent housing, suitable living environments, expand economic opportunities for low to moderate income persons/households.

Cathedral City's 2013 entitlement of \$504,334 was obtained after the approval of the Annual Action plan. Activities have been implemented and completed during this reporting period for which the IDIS PR 03 Activity Summary Report and PR 26 Financial Summary Report. Environmental Review records have been completed as required by the CDBG program and records are retained at the City. All non-profits accepting CDBG funds were required to have an executed contract, submit quarterly reports, and maintain proper files for desk audits. Cathedral City does not administer NSP, CalHOME, State and Federal tax credits to implement goals and objectives identified in the Consolidated Plan. The CDBG Financial Summary Report (PR 26) for FY 2014 illustrates how the City utilized CDBG funding exclusively for HUD's national objectives and compliance. There were not any projects or activities that displaced any residents.

As previously mentioned, the Revolving Sewer Loan Program did not generate the participation the City had anticipated. Since the previous CAPER, the City was able to assist three more home owners before the end of the fiscal year. The homeowners were required to submit proof of income, tax return statements, and other documents to substantiate their need of assistance. Homeowners that qualified were of very low, low to moderate income households. The program places a lien on the property until the loan is repaid to the City. Upon completion of the loan the lien will be removed. At the end of the FY 2014 program year, only one household has not made any attempts to repay the City's loan. The City will continue to make contact to generate repayment activity. This program has been very useful to residents in order for them to bring their current septic system to City standards. Program income will be used for other community development projects.

The City does not retain any float funded activities. The City does not have any lump sum agreements. The City does not operate housing rehabilitation programs including NSP, Owner Occupied Rehabilitation, Senior Home Repair and Handicap Ramp for Senior/Disabled as described under Specific Housing Objectives. The City does not have a HUD approved neighborhood revitalization strategy.

Antipoverty Strategy

1. *Describe actions taken during the last year to reduce the number of persons living below the poverty level.*

Program Year 3 CAPER Antipoverty Strategy response:

In Fiscal Year 2014, Cathedral City placed priority need on activities that assist individuals from living in poverty. Cathedral City supports activities that work to transition a homeless person with temporary shelter to permanent supportive housing. Cathedral City supports organizations that aid with permanent supportive housing and goals that identify with the HUD guidelines to end homelessness.

Cathedral City utilized CDBG funding to support an emergency homeless shelter, Roy's Desert Resource Center, to assist with homeless needs and case management. Calvary Christian Center is another faith based organization that also assists with homeless and substance abuse needs; however, this organization does not receive funding from Cathedral City. Roy's Desert Resource Center provides services to residents to assist with decreasing the poverty level. Programs at the Center include job enhancement skills, case management to break the cycle of homelessness, shelter services for families, and education. FIND Food Bank assists residents with food programs to alleviate the impact of grocery expenses to low income families. Shelter from the Storm, a domestic violence shelter, provides emergency services to women and children seeking shelter upon leaving an abusive housing situation. Cathedral City provides funding to this organization through the City's general fund. Substance abuse and domestic violence can lead to poverty because of the devastating and sudden loss of shelter.

Cathedral City is committed to preserving the existing affordable housing stock. Through the City's former Redevelopment Agency, there are five units that are still given Tenant-Based Rental Assistance. The County of Riverside Housing Authority administers the Section 8 Voucher program on behalf of the cities throughout the County.

Through the Continuum of Care, Board of Governance committee, City staff works with the Housing Authority to maximize the programs offered by the Housing Authority to assist those living in poverty. The City does not have the staff resources or financial capability to administer many of these programs. Utilizing the County's resources will assist residents more efficiently due to the economies of scale. This strategy will significantly improve the lives of low-income families, elderly persons with fixed incomes, victims of domestic violence, single parent homes transitioning off public assistance and others that may not have been mentioned residing in Cathedral City.

Projects that indirectly affect the poverty level in the City include those that enhance the City's aesthetics, provide affordable housing, and housing sustainability. CDBG, HOME, and ESG funds are often times used as matching funds for other grants that reduce the number of households living in poverty. Other anti-poverty strategy programs include housing rehabilitation, affordable housing for renters, seniors, and persons with disabilities, emergency/ transitional/ permanent supportive housing,

homeless and non-homeless support services, anti-crime, Section 8 Rental assistance, and job creation/retention programs.

NON-HOMELESS SPECIAL NEEDS

Non-homeless Special Needs

**Please also refer to the Non-homeless Special Needs Table in the Needs.xls workbook.*

- 1. Identify actions taken to address special needs of persons that are not homeless but require supportive housing, (including persons with HIV/AIDS and their families).*

Program Year 3 CAPER Non-homeless Special Needs response:

Cathedral City supports organizations that assist residents with special needs such as supportive services for homeless, non-homeless, elderly, frail elderly, persons with disabilities including mental, physical, developmental, persons with HIV/AIDS and their families, persons with alcohol or other drug related addictions.

Cathedral City supports programs that assist persons that are not homeless but require supportive housing and special programs. This sub-population includes those leaving mental health institutions or physical health institutions. The focus is to have a healthy supply of affordable supportive housing so those in need are not released in to homelessness. A few programs that can assist with this are: Senior Home Repair, Handi-cap ramps, Habitat for Humanity, First Time Homebuyer Down Payment assistance, code enforcement, neighborhood watch, neighborhood stabilization program, Fair Housing Council of Riverside County, Section 8 Housing Voucher, and affordable public housing.

In addition, Cathedral City contracted with Disability Access Consultants (DAC) to inspect and assess the City's public facilities and address ADA (Americans with Disabilities Act) issues. DAC identified and provided the City with a comprehensive report of the areas and facilities that need to comply with the updated ADA standards. The City is currently working towards repairing, adjusting, and installing these items throughout the city as an ongoing effort to adhere to compliance.

Specific HOPWA Objectives

**Please also refer to the HOPWA Table in the Needs.xls workbook.*

- 1. Overall Assessment of Relationship of HOPWA Funds to Goals and Objectives Grantees should demonstrate through the CAPER and related IDIS reports the progress they are making at accomplishing identified goals and objectives with HOPWA funding. Grantees should demonstrate:*
 - a. That progress is being made toward meeting the HOPWA goal for providing affordable housing using HOPWA funds and other resources for persons with HIV/AIDS and their families through a comprehensive community plan;*
 - b. That community-wide HIV/AIDS housing strategies are meeting HUD's national goal of increasing the availability of decent, safe, and affordable housing for low-income persons living with HIV/AIDS;*

- c. *That community partnerships between State and local governments and community-based non-profits are creating models and innovative strategies to serve the housing and related supportive service needs of persons living with HIV/AIDS and their families;*
 - d. *That through community-wide strategies Federal, State, local, and other resources are matched with HOPWA funding to create comprehensive housing strategies;*
 - e. *That community strategies produce and support actual units of housing for persons living with HIV/AIDS; and, finally,*
 - f. *that community strategies identify and supply related supportive services in conjunction with housing to ensure the needs of persons living with HIV/AIDS and their families are met.*
2. *This should be accomplished by providing an executive summary (1-5 pages) that includes:*
- a. *Grantee Narrative*
 - i. *Grantee and Community Overview*
 - (1) *A brief description of your organization, the area of service, the name of each project sponsor and a broad overview of the range/type of housing activities and related services*
 - (2) *How grant management oversight of project sponsor activities is conducted and how project sponsors are selected*
 - (3) *A description of the local jurisdiction, its need, and the estimated number of persons living with HIV/AIDS*
 - (4) *A brief description of the planning and public consultations involved in the use of HOPWA funds including reference to any appropriate planning document or advisory body*
 - (5) *What other resources were used in conjunction with HOPWA funded activities, including cash resources and in-kind contributions, such as the value of services or materials provided by volunteers or by other individuals or organizations*
 - (6) *Collaborative efforts with related programs including coordination and planning with clients, advocates, Ryan White CARE Act planning bodies, AIDS Drug Assistance Programs, homeless assistance programs, or other efforts that assist persons living with HIV/AIDS and their families.*
 - ii. *Project Accomplishment Overview*
 - (1) *A brief summary of all housing activities broken down by three types: emergency or short-term rent, mortgage or utility payments to prevent homelessness; rental assistance; facility based housing, including development cost, operating cost for those facilities and community residences*
 - (2) *The number of units of housing which have been created through acquisition, rehabilitation, or new construction since 1993 with any HOPWA funds*
 - (3) *A brief description of any unique supportive service or other service delivery models or efforts*
 - (4) *Any other accomplishments recognized in your community due to the use of HOPWA funds, including any projects in developmental stages that are not operational.*
 - iii. *Barriers or Trends Overview*
 - (1) *Describe any barriers encountered, actions in response to barriers, and recommendations for program improvement*
 - (2) *Trends you expect your community to face in meeting the needs of persons with HIV/AIDS, and*

- (3) *Any other information you feel may be important as you look at providing services to persons with HIV/AIDS in the next 5-10 years*
- b. *Accomplishment Data*
- i. *Completion of CAPER Performance Chart 1 of Actual Performance in the provision of housing (Table II-1 to be submitted with CAPER).*
 - ii. *Completion of CAPER Performance Chart 2 of Comparison to Planned Housing Actions (Table II-2 to be submitted with CAPER).*

Program Year 3 CAPER Specific HOPWA Objectives response:

Cathedral City is not a recipient of HOPWA funds. The City will support the Housing Authority of Riverside County for supportive services to assist persons with HIV/ AIDS.

OTHER NARRATIVE

Include any CAPER information that was not covered by narratives in any other section.

Program Year 3 CAPER Other Narrative response:

Cathedral City will continue to promote and maintain programs to affirmatively further fair housing and procedures to assist residents. Fair Housing and Equal Opportunity programs will be implemented through Inland Fair Housing and Mediation Board (IFHMB). Program pamphlets, posters and reports will be provided at City Hall. Residents needing assistance will be referred to IFHMB in regard to Landlord/ Tenant Mediation, discrimination, and basic tenant rights. Landlords will be required to adhere to anti-discriminatory rules and regulations in order to provide fair housing to tenants. Tenants needing assistance will also be held responsible in maintaining the units and adhere to property requirements as well. City Code Compliance officers also disseminate IFHMB pamphlets to residents that may benefit from their services.

Section 3 of HUD regulations requires that employment and other economic opportunities that receive HUD dollars provide to the greatest extent feasible, opportunities to low and moderate income persons. Residents that receive government assistance for housing are priority need recipients of the economic opportunities. These regulations are consistent with Federal, State, and local laws/ regulations.

Federally funded projects must have contracts that are included in the bid packages. Contractors are required to adhere to federal equal opportunity employment, affirmative action, Davis-Bacon, prevailing wages, small business, women's business, and other requirements that coincide with equal opportunity. Payroll certifications are required to be submitted to the City for all construction contracts. Use of fair housing wording will be utilized.

Cathedral City will contact community organizations, churches, special interest groups, and social service agencies when soliciting to persons in the housing market that are not likely to participate with special outreach efforts. Records will be maintained at the City to show that the City is adhering to affirmative marketing techniques. Section 3 requires that employment and economic opportunities funded by HUD be feasible, consistent with Federal, State and local laws, assist very low and low income persons, and provide economic opportunities to very low and low income persons within the community.

SUMMARY OF PUBLIC COMMENTS

A Notice of Availability was published in the local newspaper, the Desert Sun, on August 28th and September 4th, 2015. The Draft Consolidated Annual Performance and Evaluation Report (CAPER) was made available upon request at the Cathedral City Civic Center located at 68700 Avenida Lalo Guerrero and the Cathedral City Branch Library located at 33520 Date Palm Drive, Cathedral City, CA 92234.

*****Public Comments will be included into the report after September 15, 2015*****

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