



BAKERSFIELD

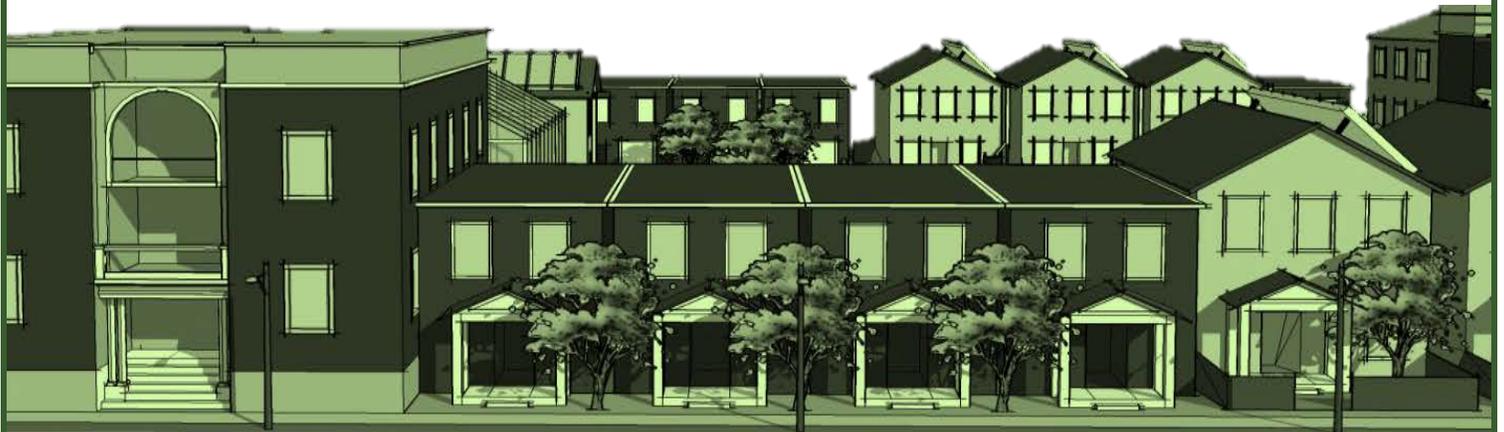
THE SOUND OF *Something Better*

CITY OF BAKERSFIELD

Draft Consolidated Plan

2020-2025

March 2020



PREPARED FOR:



The City of Bakersfield

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Division

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Executive Summary

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

1. Introduction

As an entitlement jurisdiction under the U.S. Department of Housing and Urban Development (HUD), Bakersfield, the largest city in Kern County, receives federal funds in proportion to its population size, concentration of poverty, and other socioeconomic and demographic data. Every five years, HUD requires entitlement jurisdictions to submit a Consolidated Plan (ConPlan) that identifies needs within low-to moderate- income (LMI) communities and outlines how Bakersfield (“City”) will address those needs. This document is the City’s ConPlan for Fiscal Years (FY) 2021 to 2025, which serves as the City’s official application to HUD for the following federal resources:

- Community Development Block Grants (CDBG) – CDBG is a flexible funding source that can be used for both housing and non-housing activities, including neighborhood revitalization, workforce and economic development, community and nonprofit facilities, and infrastructure and public services in LMI communities. The City anticipates receiving approximately \$18.2million in CDBG for the ConPlan period.
- HOME Investment Partnerships (HOME) – HOME is used for building, acquiring, and rehabilitating affordable housing for rent and homeownership. It may also be used for direct rental assistance to low-income residents. The City anticipates approximately \$7.97 million in HOME funds for the ConPlan period.
- Emergency Solutions Grants (ESG) – ESG funds programs and services supporting persons experiencing homelessness. This includes operating shelters, providing essential services to shelter residents, administering rapid rehousing programs, and homelessness prevention. The City anticipates approximately \$1.4 million in ESG for the ConPlan period.
- Housing Opportunities for Persons with AIDS (HOPWA) – HOPWA supports low-income people living with HIV/AIDS and their families by providing affordable housing opportunities. The City anticipates approximately \$2.48 million in HOPWA funds for the Consolidated Plan period.

The City’s anticipated total allotment for the Consolidated Plan period is:

CDBG	HOME	ESG	HOPWA	Total
\$18,226,170	\$7,971,945	\$1,468,400	\$2,481,750	\$30,148,265

This ConPlan is divided into five major parts:

1. The Process – summarizes the City’s efforts to engage Bakersfield residents and stakeholders and determine the community’s priorities;
2. Needs Assessment – identifies the priority needs of the City’s LMI population;

3. Housing Market Analysis – describes the economic environment in which the City will implement its programs;
4. Strategic Plan – establishes goals, policies and actions for addressing the needs of the community; and
5. Annual Action Plan for FY 2021.

Goals

To develop the strategy contained in this ConPlan for allocating and leveraging entitlement grants, the City used several methods to analyze its housing and community development needs, including hosting focus groups; surveying community residents and stakeholders; analyzing U.S. Census, American Community Survey (ACS) and other economic and demographic data; and using information from City and Kern County planning documents. Additionally, the City hosted community meetings, one-on-one consultations, and a public hearing to encourage participation by all residents, particularly LMI residents, the elderly, and persons with disabilities.

To meet the many high-priority needs in Bakersfield, the City used the data and feedback outlined above to establish the FY 2021 – 2025 ConPlan goals. These goals are:

1. Increase and preserve the supply of affordable housing for low-and-moderate income households.
2. Prevent and reduce homelessness.
3. Improve public infrastructure and facilities to promote safe and vibrant communities.
4. Foster community and economic development.
5. Enhance facilities and services for the non-homeless special needs population, including seniors, persons with disabilities, and persons living with HIV/AIDS.

The goals were also informed by HUD’s preferred SMART framework: goals should be Specific, Measurable, Action-Oriented, Realistic, Time-Bound. Further, the established goals are the core of the Five-Year Strategic Plan (page 105) that outlines the strategies and actions the City intends to implement to achieve the goals.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview

Strategically located within four hours of 90 percent of California’s population, Bakersfield has seen strong population and economic growth in recent years. With a population of over 380,000 in 2018 – up 17 percent since 2009 – the City is the ninth largest in the state and the 52nd-most populous in the country. Median income is up 10 percent since 2009, driven in part by Kern County’s status as one of the top producers of oil and agricultural products in the United States. However, many households in Bakersfield still struggle with conditions of poverty and its community development needs are significant. The City is tasked with determining these needs and in what areas investment can have the greatest impact, given the limited resources available.

Through preparing the Needs Assessment and conducting a comprehensive community engagement process, the following key needs were identified:

Housing Needs (NA-10)

- Of all low-income renter households, 23 percent are cost burdened and 26 percent are severely cost burdened.
- Of all low-income homeowner households, 17 percent are cost burdened and almost 11 percent are severely cost burdened.
- Overall, over 41 percent of all households have at least one housing problem.

Public Housing (NA-35)

- The Housing Authority of the County of Kern (HACK) administers approximately 3,767 rental assistance vouchers.
- The waitlist for voucher applicants contains 7,054 households as of May 2019, and the waitlist for public housing units is 15,334 households.

Homeless Needs (NA-40)

- The 2019 Point-in-Time count found that 1,330 homeless persons were living in the Kern County, with 80 percent, or 1,064 people, in Bakersfield.
- This represents a 50 percent year-over-year increase in homelessness, a figure which may be due in part to a doubling of the number of volunteers involved in the PIT count from 2018.

Non-Homeless Special Needs (NA 45)

- There are 1,607 residents living with HIV in Bakersfield, and 149 new cases were reported last year. There has been an upward trend in the number of people with multiple sexually transmitted infections, which increases the likelihood of contracting HIV.
- Elderly households are more likely to be low-income due to living on fixed incomes. Additionally, 35 percent of residents with a disability are over the age of 65.
- Only 18 percent of all working age (18-64 years) individuals with a disability are in the workforce, but this represents an increase of six percent from the previous ConPlan (33 percent).
- Veterans constitute about five percent of the City's population. Veterans have a higher education and median incomes as compared to nonveterans. However, this population experiences significant unemployment and homelessness rates as compared to the non-veteran population.
- Large households (five or more people) require more bedrooms per housing unit to avoid overcrowding. Approximately 17 percent of the City's households are considered large. These households are more likely to be lower income.

- Almost three-quarters of single-parent households are headed by women. These households are more likely to be lower income evidenced by the fact that on average female-headed households earn less than half the area median income.
- Approximately 13 percent of Kern County’s population experience food insecurity. Almost 72 percent of children in the County qualify for free or reduced lunch.

Non-Housing Community Development Needs (NA-50)

Community members, stakeholders, and various city departments have highlighted and are actively addressing needs in:

- | | |
|------------------------------------|----------------------------------|
| • Community centers | • Tree planting/urban greenery |
| • Youth centers | • Parks and recreation |
| • Centers for the disabled | • Childcare services |
| • Centers for senior citizens | • Crime prevention and awareness |
| • Streets. | • Youth services |
| • Sidewalks | • Employment training |
| • Flood prevention and/or drainage | • Substance abuse services |
| • Sewers | • Senior services |
| • Fire stations/equipment | • Transportation services |
| • Water delivery system | • Services for the disabled |
| • Street lighting | • Health service |

3. Evaluation of past performance

HUD’s Office of Community Planning and Development (CPD) seeks to develop communities that feature decent housing, a suitable living environment, and expanded opportunities for LMI populations. In the last ConPlan cycle between 2015 and 20219 the City used CDBG, HOME, and ESG funds to accomplish the following in each of CPD’s program areas:

Decent Housing

- Assisted 557 community members with fair housing services.
- Provided funds to 81 LMI homeowners to rehabilitate their homes.
- Helped fund the construction of 229 affordable rental units.
- Two new homeowners were provided down payment assistance.
- Sixteen affordable rental units were rehabilitated.
- Tenant-based rental assistance (TBRA) was provided to 259 LMI and special needs persons.
- HOPWA provided housing assistance to 329 persons living with AIDS.

The 2019-2020 outcomes will be available in September 2020 to provide additional information on the ConPlan’s impact in the community.

Suitable Living Environment

- More than 60,000 instances of service were provided to seniors.
- Through various infrastructure projects and improvements, 105,929 LMI and special needs populations were assisted.

Economic Opportunities

- Almost 34,000 people were positively affected by solar panel installation at the Community Action Partnership of Kern (CAPK) food bank.
- Help create or retain 37 jobs by investing in two facility improvements and additional business services.
- Thirteen small businesses were assisted by City staff.

The City also assisted funds many homelessness programs and services through its ESG and HOPWA programs. Through the Continuum of Care, the following were achieved:

- Overnight shelters served 3,647 persons experiencing homelessness.
- Provision of rapid re-housing for 179 households, which offers short-term rental subsidy and housing case management to end the housing crisis of individuals experiencing homelessness.
- Homelessness Outreach served 783 homeless persons.
- HOPWA supplemented outreach and supportive services, ultimately helping 1,498 people in need.

The City is responsible for ensuring compliance with rules and regulations for funding sources associated with the ConPlan. The City reports performance and summarizes its monitoring practices in the Annual Action Plans (AAPs) and Consolidated Annual Performance and Evaluation Reports (CAPERs). The AAPs and CAPERs can be found on the City's [website](#).

4. Summary of citizen participation process and consultation process

The City's community participation process was informed by the Citizens Participation Plan, which locally codifies federal regulations regarding the implementation of a community engagement process and notification of community meetings and public hearings. To facilitate as much community participation as possible, the City held three community workshops; four focus groups; consulted with five key organizational stakeholders; and conducted two community needs surveys. Overall, nearly 2,000 community members were engaged in developing the ConPlan. These efforts are detailed further in The Process (page 7). Lastly, a public hearing was held to approve the ConPlan and the Analysis of Impediments (AI).

5. Summary of public comments

Qualitative feedback was collected through community workshops, stakeholder consultations, focus groups, a public comment period, and at a formal public hearing. These comments provided insight into community needs and informed the goals of the ConPlan. Top priority needs were identified as:

- Affordable housing

- Housing for seniors
- Homelessness and supportive services
- Infrastructure improvements in many areas of the City
- Nonprofit facilities improvements, especially at the Bakersfield Senior Center
- Job creation and training
- Public safety

The community engagement process and outcomes are discussed in greater detail in sections PR-15 Citizen Participation. Feedback received during the public comment period and at the public hearing will be summarized following the completion of those events.

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

All comments were accepted. This section will be updated to include comments received during the ConPlan Comment period.

7. Summary

The City is committed to providing every opportunity for residents and service providers in Bakersfield to participate in the ConPlan process. Moreover, the City is committed to allocating HUD funds to both achieve the City's goals and fulfill HUD's mission of creating strong, sustainable, inclusive communities with quality affordable homes for all. Doing so will provide expanded opportunities for its LMI populations to thrive. This ConPlan and the associated community engagement process are indicative of that commitment.

The Process

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

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

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

Table PR-05.1: Responsible Agencies

Agency Role	Name	Department/Agency
Lead Agency	City of Bakersfield	Development Services Department
CDBG Administrator	City of Bakersfield	Development Services Department
HOPWA Administrator	City of Bakersfield	Department of Public Health
HOME Administrator	City of Bakersfield	Development Services Department
ESG Administrator	City of Bakersfield	Development Services Department

Narrative

The Economic and Community Development Division of the City of Bakersfield’s Development Services Department serves as the lead agency for the ConPlan, Action Plan, and the administration of the CDBG, HOME and ESG funds.

As an entitlement community located within an Eligible Metropolitan Statistical Area (EMSA), the City of Bakersfield also receives Housing Opportunities for Persons with AIDS (HOPWA) funds from HUD. Between 2016 and 2020, the City of Bakersfield assumed administrative duties over the HOPWA program for the Kern County area. Previously, the State was administering the HOPWA program for the County of Kern.

Starting in 2020, the City plans to return administration of the County’s HOPWA program to the State by utilizing provisions within the HOPWA regulations that allow a grantee to decline its grantee status and to enter into an agreement with the State. The State would then reclaim the grantee status for the County of Kern and directly administer the HOPWA program on behalf of the City and County.

Consolidated Plan Public Contact Information

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

1. Introduction

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

As part of the outreach effort in the development of the ConPlan, the City consulted and coordinated with governmental agencies, nonprofit service providers, businesses, and community members to identify the needs of the LMI populations in Bakersfield. This effort was conducted through focus groups and one-on-one consultations.

Focus Groups

The City hosted four focus groups, one each for the following sectors:

- Affordable housing
- Homelessness
- Economic development
- Community development and services

These focus groups were conducted to familiarize representatives of key organizations and stakeholders with the ConPlan and understand their perspectives on emerging trends and community needs. In total, 15 representatives of 13 different organizations attended (documented in Table PR-10.1). Their feedback is discussed in detail in the sections below.

Consultations

The City conducted comprehensive outreach to key organizations to enhance coordination, solicit feedback, and discuss new approaches and efficiencies with public and assisted housing providers, private and governmental health, mental health and service agencies, and stakeholders that utilize funding for eligible activities, projects and programs. These organizations included:

- Housing Authority of the County of Kern (HACK)
- United Way of Kern County, representing the region's Continuum of Care (CoC)
- Kern Council of Governments
- Kern County Mental Health
- Greater Bakersfield Legal Assistance

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

The Bakersfield-Kern County Homeless Collaborative (BKCHC) is the region's Continuum of Care (CoC), and is comprised of 26 member organizations. The CoC has restructured to diversify its funding partnership to include funding from the City, County, as well as the CoC. Additional staff were hired to help the CoC respond and adapt to the growing homelessness population and various resources available to address this need. Key members of the CoC include the City of Bakersfield, the County of Kern and HACK. The City's coordination strategies for the ConPlan included community outreach with many of the BKCHC membership organizations through focus groups and one-on-one consultations. The City's Economic and Community Development Division also continuously collaborates with BKCHC and its members through monthly board meetings and email communications.

In January 2019, the BKCHC conducted its annual Point in Time Count to determine the number of homeless people in both Kern County and the City of Bakersfield. The BKCHC also recently published its 'Home at Last!' plan to end homelessness in Kern County by 2028. The results and strategies associated with these two efforts informed and are included in many sections of the ConPlan. The BKCHC's plan to end homelessness and the City's ConPlan complement and supplement each other and will work in concert to address the needs of the City's LMI and special needs populations.

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

The City funds programs of the Continuum of Care (CoC) through the ESG program. The City also works with the CoC by to ensure sub-recipient compliance with Homeless Management Information System (HMIS and other performance standards. The City is also as an active member of the CoC, provides funding to the CoC (which includes the administration of HMIS), and participates in the development of their policies and procedures.

All municipal ESG grantees are required to use a HMIS and collaborate with the CoC to report outcomes within HMIS. According to HUD, HMIS is "a local information technology system used to collect client-level data and data on the provision of housing and services to homeless individuals and families and persons at risk of homelessness." The City of Bakersfield is part of the CoC's Performance and Evaluation committee that reviews and provides feedback on all CoC Grantee's HMIS data.

Additionally, each year data collection for the ESG portion of the CAPER is extracted from the most recent version of the HMIS Data Standards and submitted to the City. Beginning in October 2017, the City began using the required HUD reporting system for ESG accomplishment data which is the Sage HMIS Reporting Repository (Sage).

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

Table PR-10.1: Participating Agencies, Groups, and Organizations

Organization	Agency/Group/Organization	What Section of the Plan was addressed by consultation?	Briefly describe how the organization was consulted. What are the anticipated outcomes of the consultation or areas of improved coordination?
Bakersfield Homeless Center	Nonprofit service provider	Homeless Facilities and Services	Focus Group. Informed NA-40 Homeless Needs Assessment.
California State University Bakersfield (CSUB)	Public university	Non-Housing Community Development Needs and Assets	Focus Group. Informed the NA-50 Non-Housing Community Development Needs.
Chelsea Investment Corporation	Affordable housing developer	Housing Needs Assessment; Market Analysis	Focus Group. Informed the Housing Market Analysis.
Greater Bakersfield Legal Assistance	Legal service provider	Housing Market Analysis	Consultation. Serves as City's Fair Housing administrator. Consultation will result in improved and more focused services for LMI clients.
Housing Authority of the County of Kern (HACK)	Housing Authority	Housing Needs Assessment; Market Analysis	Consultation; Focus Group. Provided housing-related data and will carry out many initiatives associated with ConPlan.
Kern Council of Governments	Metropolitan Planning Organization (MPO)	Housing Needs Assessment; Market Analysis	Consultation. Informed Housing Market Analysis.
Kern County Black Chamber of Commerce	Chamber of Commerce	Non-Housing Community Development Needs and Assets	Focus Group. Informed NA-50 Non-Housing Community Development Needs.
United Way/Kern County Homeless Collaborative	Continuum of Care (CoC)	Needs Assessment; Homeless Facilities and Services	Consultation. Provided homeless-related data, and with City staff attending monthly BKCHC board meetings, coordination with result in improved implementation of ConPlan strategic plan.

Kern County Mental Health	Public health services provider	Non-Homeless Special Needs Assessment	Consultation. Key public health agency that will support many initiatives associated with the ConPlan.
Kern Economic Development Corporation (KEDC)	Public-private partnership	Non-Housing Community Development Needs and Assets	Focus Group. Informed NA-50 Non-housing Community Development Needs.
University of La Verne	Private university	Non-Housing Community Development Needs and Assets	Focus Group. Informed NA-50 Non-housing Community Development Needs.
Mission Community Services Corporation (MSCS)	Nonprofit	Non-Housing Community Development Needs and Assets	Focus Group. Informed NA-50 Non-Housing Community Development Needs.
The Mission at Kern County	Nonprofit service provider	Homeless Facilities and Services	Focus Group. Informed NA-40 Homeless Needs Assessment.
Self-Help Credit Union	Community-Based Organization	Non-Housing Community Development Needs and Assets	Focus Group. Informed NA-50 Non-housing Community Development Needs.
Sound Capital	Housing developer	Housing Needs Assessment; Market Analysis	Focus Group. Informed Housing Market Analysis.
Visit Bakersfield	Tourism board	Non-Housing Community Development Needs and Assets	Focus Group. Informed NA-50 Non-Housing Community Development Needs.

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

All organizations targeted for feedback on the ConPlan were consulted in the community engagement process. The organizations listed in Table PR-10.1 represent a wide array of sectors and services and include many of the City’s and region’s most important and largest organizations.

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

Table PR-10.2: Other local/regional/state/federal efforts

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Bakersfield Capital Improvement Program (CIP)	City of Bakersfield Public Works Department	The CIP includes infrastructure projects (sanitary sewers; storm drains; street curbs, gutters, sidewalks, lighting, and pavement; bike paths; traffic signals; and water wells and water distribution systems) and facility projects (parks, swimming pools, auditoriums, office buildings, recycling center, and wastewater treatment plants). The ConPlan often addresses public infrastructure and park improvement needs.
Bakersfield Housing Element 2015-2023	City of Bakersfield Development Services Department	The Housing Element, which includes housing policies and programs, is a part of the City General Plan and identifies constraints to housing development and supports the development of affordable housing in the city. The Housing Element must also accommodate the future housing needs for all residents, especially low- and moderate-income households.
City of Bakersfield Analysis of Impediments to Fair Housing Choice (AI)	City of Bakersfield Development Services Department	The AI is an analysis of fair housing data, an assessment of fair housing issues and contributing factors, and an identification of fair housing priorities and goals that aligns with the goals of the ConPlan.
City of Bakersfield Bicycle Transportation Plan	City of Bakersfield	The Bicycle Transportation Plan provides an overarching vision supported by strategies and actions for improving the bicycling environment in Bakersfield. The purpose of this Plan is to identify strategic expansion of the existing network, complete network gaps, provide greater connectivity, educate, and encourage the public, and to maximize funding sources.
Economic Opportunity Areas (EOA) Plan	City of Bakersfield Development Services Department	The EOA Plan delineates the locally initiated program that uses tax increment financing to promote economic growth in seven areas in the City.

Home at Last! Kern County's Plan to End Homelessness by 2028	United Way of Kern County/Kern County Homeless Collaborative	The Home at Last! Plan to end homelessness in Kern County by 2028 is extremely germane to the ConPlan and will guide investments through federal entitlement funding.
Metropolitan Bakersfield General Plan	City of Bakersfield Development Services Department	The City's General Plan is the comprehensive planning document that includes the long-range goals and policies of the City. The General Plan includes the seven mandated elements: Land Use, Circulation, Housing, Conservation, Open Space, Noise and Safety, and two optional elements: Public Services/Facilities, and Parks.

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

The sections above described many of the City's efforts to cooperate and coordinate with public entities and adjacent units of government, including HACK and the Kern Council of Governments. Additionally, the City plans to transfer the administration of HOPWA to the State, representing a key multilevel effort to address the needs of Bakersfield's impact communities.

Coordination with multiple public agencies in California will be increasingly important during the 2020-2025 ConPlan cycle. The State has recently increased the amount of money dedicated to affordable housing and homelessness facilities and services. Efficiently deploying this money, as well as seeking opportunities to leverage the funds, will be critical to achieving the goals of the ConPlan.

Narrative (optional):

PR-15 Citizen Participation

1. Summary of citizen participation process/Efforts made to broaden citizen participation

Summarize citizen participation process and how it impacted goal-setting

The City carried out a broad, multifaceted community engagement effort in accordance with the Citizen Participation Plan, which is designed to facilitate and encourage the involvement of LMI populations and outlines requirements for the following processes and events:

- Location and publication of public notices;
- 30-day public review period;
- Availability of the documents;
- Public hearings and public meetings;
- Public comment process;
- Required approval; and,
- Deadlines

Adhering to the Citizen Participation Plan, the City conducted the following actions to ensure maximum participation of organizational stakeholders and community members in the Consolidated Planning process:

- Memorandum to City Council and the City Manager informing them of the initiation of the ConPlan process;
- Three community workshops;
- Informational presentation to the Planning Commission;
- Results from ongoing community outreach events;
- Online survey;
- 30-day public comment period; and,
- Public hearing

The City made every effort to broaden public participation, including by publishing the community workshop notices in two local newspapers, the *Bakersfield Californian* and *El Popular* (Spanish), on May 31, 2019, two weeks before the first community workshop. The City also placed workshop announcements on its website, emailed community stakeholders, and posted community engagement notices on Facebook on May 30, June 5, and June 19. The City also made provision to provide a bilingual (Spanish) interpreter at the community workshops and ensured workshop locations were convenient and accessible to those with special needs.

Community Workshops

Three community workshops were conducted to introduce residents to the City's ConPlan process, familiarize them with federal funding, and to solicit input on community needs and where investment can be most impactful. The workshops were held in LMI communities and sought to obtain broad input

from the City’s diverse communities. A total of 89 community members participated in the workshops and provided feedback on their housing and economic and community development priorities. The workshops were held at the following locations:

Community Meeting #1	Community Meeting #2	Community Meeting #3
Baker Street Community Room 1015 Baker Street Bakersfield, CA 93305 June 17, 2019, 5:30 – 7:00 PM	Greenfield Family Resource Center 5400 Monitor Street Bakersfield, CA 93307 June 18, 2019, 3:00 – 4:30 PM	Bakersfield Senior Center 530 4th Street Bakersfield, CA 93304 June 19, 2019, 12:00 – 1:30 PM

Information about the ConPlan and the community needs that it identifies were presented at each meeting. The presentation included the purpose of the ConPlan, the funding programs with which it is associated, past projects that were funded in the previous ConPlan cycle, and an economic and demographic profile of Bakersfield to frame the next ConPlan cycle.

The presentation was followed by a series of facilitated small group discussions in which attendees discussed how the City can make a positive impact in programs supporting LMI residents and communities. They were also asked to rank their top four priorities in their communities using “dot voting” by placing stickers on their preferred goals and priorities listed on a poster. Categories included infrastructure, jobs, affordable housing, addressing homelessness, public service, workforce and economic development.

The first two meetings at the Baker Street Community Room and Greenfield Family Resource Center had three and 11 people in attendance, respectively. The meeting at the Bakersfield Senior Center was attended by 75 residents. To facilitate a productive meeting with such a large group, the participatory element was amended. Rather than having attendees “dot vote”, each person instead recorded what they thought were the most pressing community needs on note cards and submitted the comments to City staff at the end of the meeting. These comments informed the City’s goal setting.

Community Needs Survey

To supplement the community workshops and to further understand the needs of the City’s LMI residents, a Community Needs and Fair Housing Survey was offered in both English and Spanish. In order to give as many people as possible the chance to voice their opinion, emphasis was placed on making the survey widely available and gathering as many responses as possible. The survey was available online on the City’s website and hardcopies were made available at the City Development Services Department. It was also publicized in the following ways:

- A link to the online survey was placed on the City’s [website](#).
- 346 entities, organizations, agencies, and persons were emailed a link to the survey.
- City staff posted the link to the survey on its Facebook page.
- All City Council offices were provided the link to distribute to their constituents.

During the two-month survey period from May to July, there were 535 responses to the survey, which meaningfully contributed to the development of the ConPlan goals. Supplementing the survey was an ongoing effort conducted by City staff to collect input on community needs at 19 community events and meetings from October 8, 2016 to June 8, 2019. City staff asked attendees what they believe are the five greatest needs in the community and the data collected are tallies of people choosing various needs as top priorities. For example, across the 19 events, job creation was a priority need to 281 people. Across all events, the City received response from 1,247 people. Between the survey and the effort to tally community needs, 1,781 people provided their feedback. A copy of the survey is attached in Appendix-Survey.

Table PR-15.1: Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Community Workshops	Low-to-moderate income residents Non-English-speaking persons Residents with special needs	A total of 89 participants attended the three workshops	Homelessness, affordable housing, infrastructure, economic development, and public safety.	All oral and written comments were accepted.	
2	Focus groups	Key stakeholders in economic development, affordable housing, homelessness, and community development sectors	A total of 15 attended the four focus groups	Affordable housing, homelessness, economic development, community development and services.	All oral and written comments were accepted.	
3	Consultations	Local and regional institutions, including Continuum of Care, in accordance with 24 CFR § 91.105.	Representatives from the Housing Authority of the County of Kern, Greater Bakersfield Legal Assistance, United Way (CoC), and Kern County Mental Health, and Kern Council of Governments.	Affordable and fair housing, homelessness, regional planning, and public health.	All oral and written comments were accepted.	
4	Survey	Citywide	535 respondents	Housing and services for those experiencing homelessness, affordable housing, economic development (jobs/businesses), and infrastructure were the top identified priorities.	All oral and written comments were accepted.	URL closed – survey in Appendix-Survey

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of Comments received	Summary of comments not accepted and reasons	URL (If applicable)
5	Community Needs Survey Tally	Citywide	1,247 people across 19 events between 2016 and 2019 chose their top five community needs.	Street improvements, homeless facilities/services, job creation, youth centers, mental health services, and affordable housing received the highest number of votes.	All oral and written were accepted.	
6	30-day Public Comment Period	Citywide			All oral and written comments were accepted.	
7	Public Hearing	Citywide			All oral and written comments were accepted.	

Needs Assessment

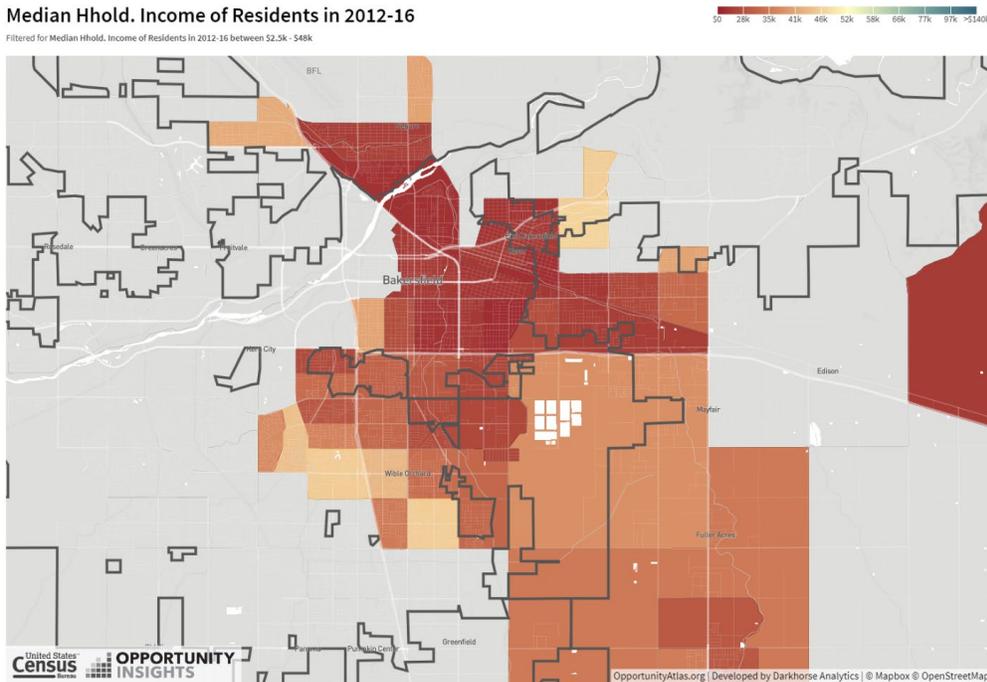
NA-05 Overview

Needs Assessment Overview

Strategically located within four hours of 90 percent of California’s population, Bakersfield has seen strong population and economic growth in recent years. With a population of over 380,000 – up 17 percent since 2009 – the City is the ninth largest in the state and the 52nd-most populous in the country. Median income is up 10 percent since 2009, driven in part by Kern County’s status as one of the top producers of oil and agricultural products in the United States.

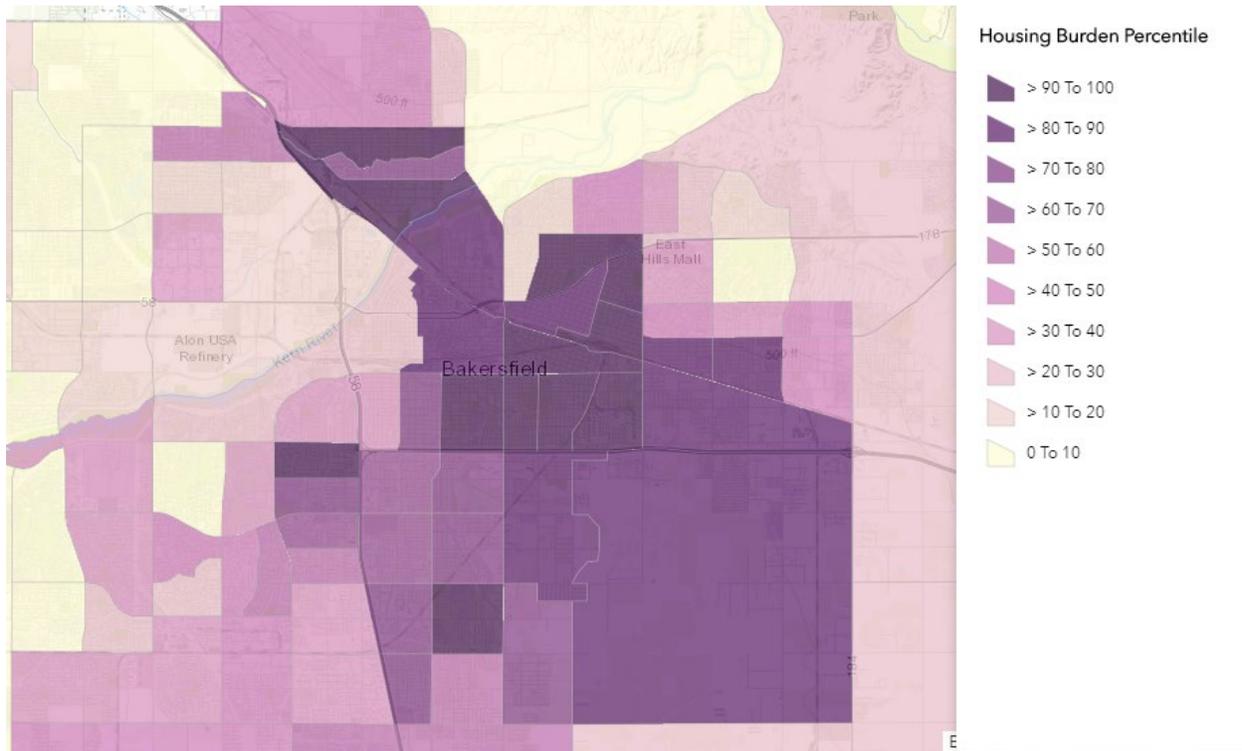
However, many households in Bakersfield still struggle with conditions of poverty, particularly those in census tracts with at least 51% low- and moderate- income (LMI) persons, a standard for qualifying for CDBG funding (see Figure NA-05.1). For example, Bakersfield’s housing market, while relatively affordable compared to other major metropolitan areas in California, has seen costs outpace many LMI households’ ability to afford them. This is evidenced by many socioeconomic data indicators, including the concentration of housing cost burden in CDBG-eligible census tracts, as well as the 2019 Point-in-Time (PIT) count that found 1,330 homeless persons in Kern County, representing a 50 percent year-over-year increase in homelessness.

Figure NA-05.1: Median Household Income by Census Tract



Source: Opportunity Atlas

NA-05.2: Percentage of Households Housing Cost Burdened by Census Tract



Housing costs have increased since the previous ConPlan cycle and the negative impacts are concentrated in central and southeast Bakersfield, which contain many of the City’s LMI census tracts. Table NA-05.3 depicts housing cost burden by census tract, with darker colored census tracts indicating a higher percentage of households that are housing cost burdened. In some census tracts, the share of the population that is cost burdened is over 90 percent. These and other census tracts in which the majority of the population is cost burdened correlate with the census tracts that have the lowest median incomes represented in Table NA-05.3 below. This indicates a correlation between income and cost burden – the lower a household’s income, the more likely they are to experience housing cost burden.

Housing cost burden is just one area analyzed in the Needs Assessment. Others include high priority needs in affordable and special needs housing, homelessness, and community development. Together, these identified needs form the basis for the Strategic Plan and the programs and projects to be funded with federal entitlement grants.

Much of the data in this section is derived from the Comprehensive Housing Affordability Strategy (CHAS) data developed by the Census Bureau for HUD based on 2011-2015 American Community Survey (ACS) data. Other sources are noted throughout the Plan.

The Needs Assessment includes the following sections:

- NA-10 Housing Needs Assessment

- NA-15 Disproportionately Greater Need: Housing Problems
- NA-20 Disproportionately Greater Need: Severe Housing Problems
- NA-25 Disproportionately Greater Need: Housing Cost Burden
- NA-30 Disproportionately Greater Need: Discussion
- NA-35 Public Housing
- NA-40 Homeless Needs Assessment
- NA-45 Non-Homeless Special Needs Assessment
- NA-50 Non-Housing Community Development Needs

Below are demographic terms and definitions found throughout the Needs Assessment:

- Small Family Household: A household with two-to-four members.
- Large Family Household: A household with five or more members.
- Elderly/Seniors: Ages 62 and older.
- Household: All people living in a housing unit. Members of a household can be related or unrelated.
- Family: Related individuals living in the same household.
- Nonfamily: Unrelated individuals living in the same household.

The four housing problems outlined in the data and narrative below are defined in narrow terms as follows:

- Incomplete kitchen facilities. A complete kitchen consists of a sink with a faucet, a stove or range, and a refrigerator.
- Incomplete plumbing facilities. Complete plumbing consists of hot and cold running water, a flush toilet, and a bathtub or shower.
- Cost Burden. Spending more than 30 percent of monthly income on housing costs.
- Overcrowding: More than one person per room.

The following outlines income categories used in this report:

- Area median income (AMI):
 - Extremely Low-income: 0-30 percent AMI
 - Very Low-income: 30-50 percent AMI
 - Low-income: 50-80 percent AMI
 - Moderate-income: 80-120 percent AMI
 - Median Income: 100% AMI
- HUD adjusted median family incomes (HAMFI):
 - Extremely low-income: 0-30 percent HAMFI
 - Very low-income: 30-50 percent HAMFI
 - Low-income: 50-80 percent HAMFI
 - Middle-income: 80-100 percent HAMFI
 - Upper income 100 percent HAMFI and above

Note: AMI and HAMFI are functionally the same when referring to lower-income populations. However, HUD uses HAMFI to determine Fair Market Rents, which guides eligibility for many of its programs including Housing Choice Vouchers (i.e. Section 8). AMI is an industry term used more generally, but often refers to income limits for income-restricted affordable housing. The use of each term is noted throughout the ConPlan.

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

Table NA-10.1: Summary of Housing Needs

Demographics	Base Year: 2009	Most Recent Year: 2015	% Change
Population	310,077	363,612	17%
Households	100,027	112,439	12%
Median Income	\$51,886	\$57,095	10%

Data Source: 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

Table NA-10.2: Number of Households

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households *	12,805	12,110	15,985	9,440	62,100
Small Family Households *	5,790	4,850	6,995	4,250	32,455
Large Family Households *	2,110	2,285	3,150	2,005	9,140
Household contains at least one person 62-74 years of age	1,840	1,890	2,995	1,185	11,585
Household contains at least one person age 75 or older	855	1,535	1,665	1,125	3,745
Households with one or more children 6 years old or younger *	4,395	3,390	4,565	2,890	13,180

Data Source: 2011-2015 CHAS

The previous ConPlan showed there were 46,105 LMI households in Bakersfield. Table NA-10.2 above displays the number of households within each income bracket for this ConPlan cycle. There are now 50,340 LMI households, representing about a nine percent increase. However, the difference in the number of LMI households is much more significant when considering income brackets individually. The number of extremely low-income (ELI) households, defined as 0-30 percent HAMFI, increased 23 percent, and there was an almost 17 percent increase in the number of very low-income (VLI) households (30-50 percent HAMFI). There was a three percent increase in low-income households (80-100 HAMFI) and the number of middle-income households decreased.

ELI and VLI households representing a greater share of the LMI households in Bakersfield comes at a time when local economic indicators are generally strong. The unemployment rate is as low as it was before the 2007-8 financial crisis and median income is up 10 percent since the last ConPlan. There could be many explanations for the paradox of increasingly more ELI and VLI households and an increasingly strong economy.

For example, the number of upper income households increased 1.8 percent and the number of middle-income households decreased 4.4 percent. On one hand, it is possible that the growth in upper income households was a result of upwardly mobile middle-income households. On the other, some of those middle-income households could have backslid into lower income categories that saw a significant increase. There are many more plausible reasons, but the outcome is clear: there are more Bakersfield residents in need than they were during the previous ConPlan cycle.

Housing Needs Summary Tables

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

Table NA-10.3: Housing Problems by Renter/Owner Income

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing – Lacking complete plumbing or kitchen facilities	325	125	305	200	955	0	90	60	4	154
Severely Overcrowded – With >1.51 people per room (and complete kitchen and plumbing)	385	305	480	155	1,325	40	35	60	100	235
Overcrowded – With 1.01-1.5 people per room (and none of the above problems)	1210	895	635	535	3,275	120	345	500	340	1,305
Housing cost burden greater than 50% of income (and none of the above problems)	6085	3440	1010	175	10,710	2085	1725	1490	530	5,830
Housing cost burden greater than 30% of income (and none of the above problems)	510	2245	3830	1505	8,090	310	920	2415	1460	5,105
Zero/negative Income (and none of the above problems)	700	0	0	0	700	385	0	0	0	385

Data 2011-2015 CHAS
Source:

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks

kitchen or complete plumbing, severe overcrowding, severe cost burden)

Table NA-10.4: Housing Problems 2 by Renter/Owner Income

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	8,005	4,765	2,430	1,065	16,265	2,240	2,190	2,110	975	7,515
Having none of four housing problems	450	920	2,255	2,240	5,865	515	1,990	5,360	3,650	11,515
Household has negative income, but none of the other housing problems	700	0	0	0	700	385	0	0	0	385

Data 2011-2015 CHAS
Source:

3. Cost Burden > 30%

Table NA-10.5: Cost Burden > 30% by Renter/Owner Income

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	110	1,345	1,955	3,410	90	205	1,135	1,430
Large Related	155	770	780	1,705	0	265	905	1,170
Elderly	235	410	605	1,250	175	515	475	1,165
Other	170	430	1,090	1,690	355	140	145	640
Total need by income	670	2,955	4,430	8,055	620	1,125	2,660	4,405

Data 2011-2015 CHAS
Source:

4. Cost Burden > 50%

Table NA-10.6: Cost Burden > 50% by Renter/Owner Income

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	4,020	1,605	540	6,165	865	785	815	2,465
Large Related	1,340	635	105	2,080	420	280	290	990
Elderly	830	525	240	1,595	615	595	250	1,460
Other	1,445	1,010	255	2,710	315	225	200	740
Total need by income	7,635	3,775	1,140	12,550	2,215	1,885	1,555	5,655

Data 2011-2015 CHAS
Source:

5. Crowding (More than one person per room)

Table NA-10.7: Crowding by Renter/Owner Income

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	1,320	1,070	960	645	3,995	105	230	339	204	878
Multiple, unrelated family households	280	130	120	55	585	55	155	245	235	690
Other, non-family households	0	0	55	20	75	0	0	0	0	0
Total need by income	1,600	1,200	1,135	720	4,655	160	385	584	439	1,568

Data 2011-2015 CHAS
Source:

Table NA-10.8: Crowding (Children Present) by Renter/Owner Income

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	3,890	2,565	2,705	9,160	505	825	1,860	3,190

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

According to the 2011-2015 ACS 5-year estimate, there are 112,439 total households in Bakersfield, of which approximately 22,000, or about 20 percent of all households, are single person households. Of the 120,553 total existing housing units in the City, 10,265, or about nine percent, are studios and one-bedroom, the housing types that are less costly than larger homes and that typically appeal to one-person households.

According to Deloitte, single-person households are more likely to rent and prefer multifamily homes. They are also more likely to experience housing cost burden.¹ The disparity of 11,735 between single-person households and studio/one-bedroom housing units that are usually part of multifamily housing developments indicates that many single-person households may be unable to access the housing units typically occupied by individuals and that are more naturally affordable.

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

According to 2011-2015 ACS 5-year estimates, there are a total of 8,879 people with a disability in Bakersfield with household income below the federal poverty level. A further 4,473 people with a disability were estimated to have household incomes up to 1.5 times the federal poverty level. This means that 13,352 residents with a disability, or about four percent of the City’s population, earned \$17,655 or less in 2015. In the same year, that income would have qualified two-person households as extremely low-income, or 0 to 30 percent of AMI.

Based on the U.S. Center for Disease Control’s 2010 National Intimate Partner and Sexual Violence Survey, in California 32.9 percent of women and 27.3 percent of men have been victimized by rape, physical violence, and/or stalking by an intimate partner. In Bakersfield, where the 2015 population of 363,612 is made up of 183,931 females and 179,681 males, these proportions equate to approximately 61,513 women and 49,053 men. More recent and localized data show there are nine incidences of sexual violence every day in Kern County, and felony cases involving bodily harm have doubled from

¹ “Single-person households: Another look at the changing American family,” Dr. Daniel Bachman and Akurur Barua, Deloitte Insights, November 12, 2015.

2010 to 2017. In 2018, Kern County law enforcement agencies recorded 10,159 calls for assistance relating to domestic violence. Research also indicates in 2017 there were 11.8 cases of child abuse for every 1,000 children and 497.3 violent crimes (which includes homicide, rape, robbery, and assault) for every 100,000 people.² Both of these rates are higher than California's as a whole.

Alliance Against Family Violence and Sexual Assault is a Bakersfield-based nonprofit whose mission is to stop domestic violence and sexual assault in Kern County. The Alliance also assists survivors and provides a number of services relating to domestic violence and sexual violence. In FY 2019, the Alliance served 2,518 unduplicated victims of domestic violence and 698 unduplicated victims of sexual assault.

What are the most common housing problems?

By far the most common housing problem in Bakersfield is overpayment, or housing cost burden. As shown in Tables NA-10.3 and NA-10.5, 30,665 households earning between zero and 80 percent AMI spend over 30 percent of their income on housing. This number represents three quarters of all households earning zero to 80 percent AMI. For comparison, just over 12 percent of all households earning more than the median income spend more than 30 percent of their income on housing.

A related but less common problem is overcrowding, as large households, extended families, or multiple households may occupy the same housing unit. According to Table NA-10.8, a total of 6,140 LMI households are considered overcrowded (in excess of one person per room). Table NA-10.3 also shows 1,085 units lack complete kitchen and/or plumbing facilities, comprising just under one percent of the City's housing stock. In total, 36,975 LMI households, or almost a third of all households in the City, experience at least one housing problem.

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

LMI renter households experience the preponderance of housing problems: 24,355 LMI renter households experience at least one housing problem, a total representing nearly 22 percent of all households in Bakersfield. Of the four housing problems, housing cost burden is the most common, with 18,800 LMI renter households spending at least 30 percent of their income on housing. Moreover, renting households that are small families earning zero to 80 percent AMI are particularly susceptible to housing cost burden. Of these types of households, 9,575 spend at least 30 percent of their income on housing costs.

However, owner households are not immune to housing problems: 12,620 LMI owner households experience at least one housing problem, with housing cost burden – at 11,790 households – yet again the most common problem. But LMI owner households are far less susceptible to overcrowding; just 1,568 of these households experience overcrowding, representing just over one percent of all households in Bakersfield.

² "Bakersfield Memorial Hospital Community Health Needs Assessment 2019," Dignity Health Memorial Hospital.

Overall, there are 14,639 more owner-occupied housing units in Bakersfield than there are renter households but there are 7,980 more renter households than owner-occupied households that experience at least housing problem.

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

The housing needs of low-income individuals and families with children are centered on cost burden. As discussed above, LMI renters, particularly ELI households, are more likely to experience housing problems, especially severe housing cost burden. Table NA-10.5 shows almost 60 percent of ELI households are severely cost burdened.

As shown above, there are nearly three times as many LMI renting households that have children present than LMI owner households with children present. There is also more ELI renter households with children present than any other LMI income category. It is statistically likely then that an LMI renting household with children will experience housing cost burden.

For low-income single-parent households, the cost burden is compounded by the added responsibilities assumed by the parent and the added demands on his/her time. According to 2011-15 ACS data, there are a total of 16,923 single-parent households in Bakersfield and in 11,981 of these households, or about 71 percent, the householder is female. Female-headed households with children can often suffer an additional cost burden due to income disparities. According to 2011-2015 ACS data, the median earnings of civilian full-time, year-round employed women 16 and older in Bakersfield were estimated to be only about 62.5 percent of men's earnings.

Rapid Re-Housing (RRH) activities in Bakersfield are offered through the Bakersfield Homeless Center, the California Veterans Assistance Foundation, and the Kern County Department of Human Services. RRH provides short-term rental assistance (three to 24 months) and case management to individuals at families to end their homeless crisis. Each month a Case Manager meets with the client to review their Goal Plan progress and/or discuss any other needs of the client. The Case Manager will also monitor the participant's financial status and budget, make home visits to ensure the unit remains up to HUD Habitability Standards, and advocate on behalf of the tenant as needed to encourage landlords to make needed repairs.

Program participants' needs as they near the end of their assistance generally involve securing employment, accessing social services and other resources, and developing the knowledge and skills needed to achieve greater financial stability and remain permanently housed. Participants are notified of workshops, job fairs and/or any other public functions that may benefit them. At the close of a participant's case they receive a Community Reference Sheet and information about the Kern County 211 Hotline, the region's community information exchange (CIE).

The Home at Last! Plan to end homelessness by 2028 was developed by the Kern County Homeless Collaborative, the region’s Continuum of Care, and contains a goal of increasing the number of RRH beds by 1,879, or 188 new beds annually, by 2028. This goal is broken down as: 271 beds for chronically homeless, 233 for veterans, 494 for youth, and 880 for the general population.

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

The Continuum of Care does not currently estimate the at-risk population; however, they do use the HUD definition for this group. The McKinney-Vento Homeless Assistance Act, as amended by the Homeless Emergency Assistance and Rapid Transition to Housing, or HEARTH, Act of 2009, provides a definition of people “at risk” of homelessness who are eligible for services to prevent homelessness and rapid re-housing assistance. “The term ‘at risk of homelessness’ means, with respect to an individual or family, that the individual or family:

- A. has income below 30 percent of median income for the geographic area;
- B. has insufficient resources immediately available to attain housing stability; and
- C. (i) has moved frequently because of economic reasons;
 - (ii) is living in the home of another because of economic hardship;
 - (iii) has been notified that their right to occupy their current housing or living situation will be terminated;
 - (iv) lives in a hotel or motel;
 - (v) lives in severely overcrowded housing;
 - (vi) is exiting an institution; or
 - (vii) otherwise lives in housing that has characteristics associated with instability and an increased risk of homelessness.

The upper limit for ELI was determined as 30 percent of the County median household income, according to HUD and State Department of Housing and Community Development calculations. Below is a table for Kern County’s 2019 income limits.

Table NA-10.9: 2019 Area Median Income

Kern County Area Median Income: \$64,800	Number of Persons in Household:	1	2	3	4	5	6	7	8
	Extremely Low	13650	16910	21330	25750	30170	34590	39010	42800
Very Low Income	22700	25950	29200	32400	35000	37600	40200	42800	
Low Income	36300	41500	46700	51850	56000	60150	64300	68450	
Median Income	45350	51850	58300	64800	70000	75150	80350	85550	
Moderate Income	54450	62200	70000	77750	83950	90200	96400	102650	

Source: California Department of Housing and Community Development

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

There are many factors that increase the risk of homelessness, but most impactful is housing cost. Many studies have confirmed this correlation as the housing affordability crisis affecting California and much of the country has intensified in recent years. In 2018, researchers at the University of New Hampshire, Boston University, and the University of Pennsylvania found that a rapid increase in homelessness can be expected in housing markets in which people spend more than 32 percent of their income on housing costs;³ and economists at University of California Los Angeles came to a similar conclusion: as housing costs increase so does homelessness.⁴

As Bakersfield's population has increased, so too has its housing costs. From December 2011, which marked the low point for the housing market following the 2007-8 financial crisis, to July 2019, home values were up 82 percent.⁵ Median rent increased 10.5 percent between 2011 and 2017 (the latest year for which data is available). In that same time period median household income increased just under 11 percent in that same time period.⁶

While the growth in median income has kept pace with the increase in gross rent, the cost of homeownership may have been the major cause for the significant increase in renter households. From the previous ConPlan, the amount of owner households is essential flat, with the number increasing just 0.64 percent. The amount of renter households, however, is up over 11 percent. At the same time, the number of extremely low-income households increased 23 percent and there was an almost 17 percent increase in the number of very low-income households.

As previously discussed, LMI renter households are the households most likely to experience housing problems, including severe cost burden. The correlation between homelessness and housing costs in part accounts for Kern County's 2019 Point-in-Time count finding a 50 percent increase in homelessness from 2018 and a nearly 40 percent increase since 2015. A lack of affordable housing is not the only contributing factor to homelessness – a loss of employment and income, medical issues, drug abuse, illness, and family violence also increase the risk of homelessness – but, as the National Law Center on Homelessness and Poverty reports, it is a major cause.⁷

These issues also compound one another. While an LMI renter may be able to make monthly rent payments, an unexpected event such as a medical bill can be costly and jeopardize their ability to stay in their home. The Federal Reserve reports four in 10 adults in the United States “would either borrow, sell something, or not be able pay if faced with a \$400 emergency expense,” and “that one-third of adults are either unable to pay their bills or are one modest financial setback away from financial hardship.”⁸

³ Chris Glynn, “Homelessness Rises Faster Where Rent Exceeds a Third of Income,” Trulia, December 11, 2018.

⁴ Andrew Khouri, “High cost of housing drives up homeless rates, UCLA study indicates,” Los Angeles Times, June 13, 2018.

⁵ “Bakersfield Market Overview,” Zillow.com, accessed July 31, 2019.

⁶ United States Census Bureau, American FactFinder, 2011 – 2015 American Community Survey.

⁷ “Homelessness in America: Overview of Data and Causes,” National Law Center on Homelessness and Poverty, January 2015.

⁸ “Report on the Economic Well-Being of U.S. Households in 2017,” Board of Governors of the Federal Reserve System, May 2018.

Discussion

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

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

Introduction

A disproportionately greater need exists when the members of a racial or ethnic group at a given income level experience housing problems at a greater rate (10 percentage points or more) than the income level as a whole. For example, if 60 percent of all low-income households within a jurisdiction have a housing problem and 70 percent or more of low-income Hispanic households have a housing problem, then low-income Hispanic households have a disproportionately greater need.

Whereas NA-15 measured housing problems, NA-20 measures 'severe' housing problems, which are defined as:

- Overcrowded households with more than 1.5 persons per room, not including bathrooms, porches, foyers, halls or half-rooms
- Households with cost burdens more than 50 percent of income.

The following tables identify the number and extent of severe housing problems by income level and by race/ethnicity.

0%-30% of Area Median Income

Table NA-20.1: Severe Housing Problems, 0-30% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	10,240	1,469	1,085
White	2,730	454	290
Black / African American	1,795	345	170
Asian	320	55	165
American Indian, Alaska Native	95	30	20
Pacific Islander	0	0	0
Hispanic	5,055	555	400

Data Source: 2011-2015 CHAS

*The four severe housing problems are:

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

30%-50% of Area Median Income

Table NA-20.2: Severe Housing Problems, 30-50% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	6,955	5,150	0
White	1,954	1,914	0
Black / African American	920	685	0
Asian	169	155	0
American Indian, Alaska Native	120	34	0
Pacific Islander	45	10	0
Hispanic	3,645	2,325	0

Data 2011-2015 CHAS
Source:

*The four severe housing problems are:

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

50%-80% of Area Median Income

Table NA-20.3: Severe Housing Problems, 50-80% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	4,545	11,445	0
White	1,520	4,135	0
Black / African American	505	889	0
Asian	265	370	0
American Indian, Alaska Native	10	50	0
Pacific Islander	20	0	0
Hispanic	2,200	5,855	0

Data Source: 2011-2015 CHAS

*The four severe housing problems are:

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

80%-100% of Area Median Income

Table NA-20.4: Severe Housing Problems, 80-100% AMI

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	2,045	7,395	0
White	580	2,840	0
Black / African American	85	640	0
Asian	210	250	0
American Indian, Alaska Native	0	50	0
Pacific Islander	0	0	0
Hispanic	1,105	3,515	0

Data Source: 2011-2015 CHAS

*The four severe housing problems are:

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

Discussion

0-30 percent AMI

At the extremely low-income level, there is no disproportionately greater need among the different races and ethnicities, but at 80 percent the share of the ELI population experiencing at least one severe housing problem is very high.

30-50 percent AMI

The very low-income level has two populations that experience disproportionately greater need. Seventy-eight percent of American Indian/Alaska Native households experience at least one housing problem, as do 82 percent of Pacific Islander households. Each of these surpasses the overall need of 57.5 percent by more than 10 percent.

50-80 percent AMI

At 28.4 percent, a relatively small portion of the overall low-income population experiences a severe housing problem, but two subset populations do experience disproportionately greater need. Over 41 percent of Asian households experience at least one severe housing problem, and all 20 Pacific Islander households experience at least one housing problem, which is extremely low.

80-100 percent AMI

At 45.7 percent, Asian households are the only population in the moderate-income level that experiences severe housing problems disproportionately. In fact, that rate of need is more than two times the rate for the entire income bracket, which stands at 21.7 percent.

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

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

Introduction

A disproportionately greater need exists when the members of racial or ethnic group at a given income level experience housing problems at a greater rate (10 percentage points or more) than the income level as a whole. For example, if 60% of all low-income households within a jurisdiction have a housing problem and 70% or more of low-income Hispanic households have a housing problem, then low-income Hispanic households have a disproportionately greater need. The four housing problems are:

1. Lacks complete kitchen facilities;
2. Lacks complete plumbing facilities;
3. More than one person per room (overcrowding); and
4. Cost burden greater than 30%.

The following tables identify the number and extent of housing problems by income level and by race/ethnicity.

0%-30% of Area Median Income

Table NA-15.1: Disproportionally Greater Need, 0-30% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	11,060	650	1,085
White	2,980	210	290
Black / African American	1,995	150	170
Asian	340	35	165
American Indian, Alaska Native	100	20	20
Pacific Islander	0	0	0
Hispanic	5,380	230	400

Data Source: 2011-2015 CHAS

*The four housing problems are:

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

30%-50% of Area Median Income

Table NA-15.2: Disproportionally Greater Need, 30-50% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	10,120	1,989	0
White	3,055	814	0
Black / African American	1,365	240	0
Asian	239	85	0
American Indian, Alaska Native	145	14	0
Pacific Islander	55	0	0
Hispanic	5,145	825	0

Data Source: 2011-2015 CHAS

*The four housing problems are:

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

50%-80% of Area Median Income

Table NA-15.3: Disproportionally Greater Need, 50-80% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	10,785	5,195	0
White	3,320	2,339	0
Black / African American	1,164	225	0
Asian	440	195	0
American Indian, Alaska Native	39	20	0
Pacific Islander	20	0	0
Hispanic	5,675	2,385	0

Data Source: 2011-2015 CHAS

*The four housing problems are:

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

80%-100% of Area Median Income

Table NA-15.4: Disproportionally Greater Need, 80-100% AMI

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	5,010	4,430	0
White	1,910	1,504	0
Black / African American	280	445	0
Asian	345	110	0
American Indian, Alaska Native	10	40	0
Pacific Islander	0	0	0
Hispanic	2,340	2,295	0

Data Source: 2011-2015 CHAS

*The four housing problems are:

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

Discussion

0-30 percent AMI

At the extremely low-income level, there is no disproportionately greater need among the different races and ethnicities. The need in the entire income bracket equals 86.4 percent and while, at 89.5 percent, the need among Hispanic households is higher, it does not pass the threshold for disproportionately greater need.

30-50 percent AMI

The very low-income level has one population that experiences disproportionately greater need. Every Pacific Islander household counted in the income bracket has at least one housing problem, whereas the need among all households is 83.6 percent. However, in absolute numbers, there are only Pacific Islander 55 households.

50-80 percent AMI

Two populations experience disproportionately greater need than the overall low-income population, which stands at 67.5. At 83.8 percent, Black/African American households have a disproportionately greater need, and every Pacific Islander household has at least one housing problem.

80-100 percent AMI

At 75.8 percent, Asian households are the only group in the moderate-income level that experiences disproportionately greater need; again, however, in absolute numbers the group is quite small (20 households). The need for the entire income bracket is 53.1 percent.

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

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

Introduction:

To compute disproportionately greater need relative to housing cost burden, the numbers in each row of Table NA-25.1 below are divided by the total number of households either as a whole or for that race/ethnicity. For example, 69,400 households in Bakersfield spend less than 30 percent of their income on housing. That number is divided by the 112,439 total households to compute that nearly 62 percent of households are not cost burdened.

Table NA-25.1: Housing Cost Burden by AMI and Race/Ethnicity

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	69,400	22,014	19,800	1,225
White	34,950	8,350	6,520	325
Black / African American	4,190	2,154	3,120	210
Asian	4,550	900	725	170
American Indian, Alaska Native	365	115	180	20
Pacific Islander	38	40	45	0
Hispanic	24,280	10,045	8,895	450

Data Source: 2011-2015 CHAS

Discussion:

30-50 percent cost burden

For households spending 30-50 percent of their income on housing, which is considered cost burdened, Pacific Islanders emerge as the only population with disproportionately greater need. With 32.5 percent of households cost burdened, Pacific Islanders have a need 12.9 percent greater than cost burdened households as a whole.

Greater than 50 percent cost burden

Pacific Islander households spending more than 50 percent of their incomes on housing costs, which is considered severely cost burdened, are to have disproportionately greater need. 36.6 percent of Pacific Islander households are severely cost burdened, while just 17.6 of all households are severely cost burdened. Joining Pacific Islanders as having a disproportionately greater need are Black/African American households, with 32.3 percent of the population's households severely cost burdened.

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

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

The data presented in Sections NA-15 through NA-25 reveal that there are racial or ethnic groups that have disproportionately greater need. A disproportionately greater need exists when the members of a racial or ethnic group at a given income level experience housing problems at a greater rate (10 percent or more) than the income level as a whole. The following racial or ethnic groups have disproportionately greater need:

Housing Problems

- 30-50 percent AMI: Pacific Islander
- 50-80 percent AMI: Black/African American, and Pacific Islander
- 80-100 percent AMI: Asian

Severe Housing Problems

- 30-50 percent AMI: American Indian/Alaska Native, and Pacific Island
- 50-80 percent AMI: Asian, and Pacific Islander
- 80-100 percent AMI: Asian

Housing Cost Burden

- 30-50 percent cost burden: Pacific Islander
- Greater than 50 percent cost burden: Black/African American, and Pacific Islander

Only White and Hispanic households do not have disproportionately greater need in any category at any income level. However, Hispanic households do often have a rate of need higher than the rate for all households, it just never exceeds the 10 percent threshold for disproportionately greater need.

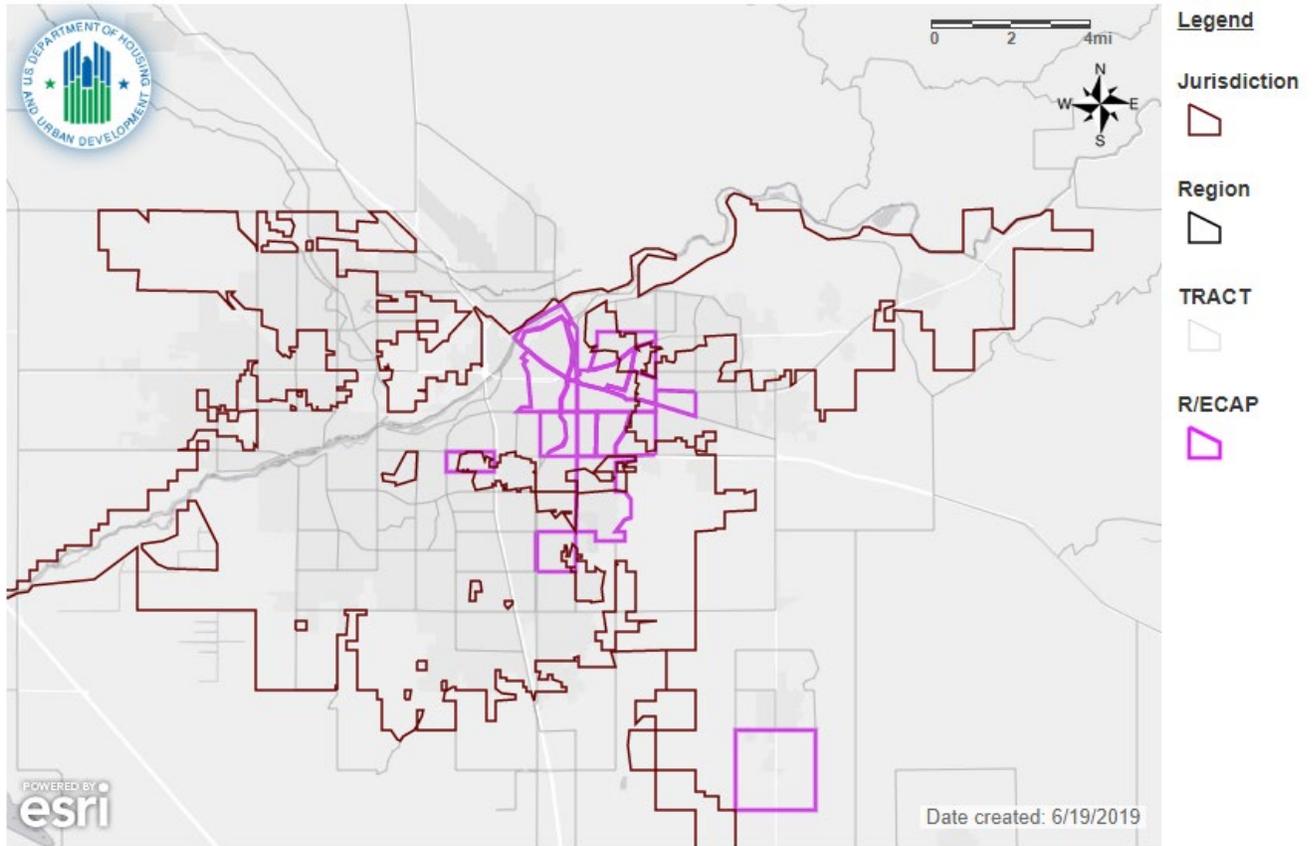
If they have needs not identified above, what are those needs?

Not applicable.

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

HUD defines a census tract as a Racially and Ethnically Concentrated Areas of Poverty (R/ECAP) at least 40 percent of the population is living below the poverty line and at least 50 percent population identifies as other than non-Hispanic White. Figure NA-30.1 below displays Bakersfield's R/ECAP census tracts, which are concentrated in central Bakersfield and align with both CDBG-eligible and majority cost-burdened census tracts.

Figure NA-30.1: R/ECAP Census Tracts



Source: HUD AFFH Mapping and Data Tool

NA-35 Public Housing – 91.205(b)

Introduction

The Housing Authority for the County of Kern (HACK) is responsible for managing the public housing inventory, deed-restricted affordable housing units, and the Section 8 Housing Choice Voucher Program (HCV) in Kern County and Bakersfield. Across the County, HACK manages:

- 11 federally funded low-income public housing complexes in Kern County, for a total of 865 housing units. Bakersfield is home to four of these developments, with a total of 534 units;
- 10 farm worker housing locations with over 700 housing units;
- 172 units for seasonal farm worker labor at two locations;
- 47 developments with over 2,500 affordable housing units
- HCV and other voucher programs provide rent subsidies for 4,275 low-income households

Totals in Use

Table NA-35.1: Public Housing by Program Type

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled*
# of units vouchers in use	0	3	865	3,749	445	3,080	130	85	9

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

Data Source: PIC (PIH Information Center)

Characteristics of Residents

Table NA-35.2: Characteristics of Public Housing Residents by Program Type

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	11,284	13,696	12,281	10,237	12,453	12,025	7,732
Average length of stay	0	0	5	5	1	5	0	0
Average Household size	0	1	3	2	1	2	1	3
# Homeless at admission	0	2	0	2	1	1	0	0
# of Elderly Program Participants (>62)	0	0	211	608	68	531	8	0
# of Disabled Families	0	3	125	1,003	8	972	20	2
# of Families requesting accessibility features	0	3	861	3,204	112	2,973	53	63
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Data Source: PIC (PIH Information Center)

Race of Residents

Table NA-35.3: Race of Public Housing Residents by Program Type

Race	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	1	657	1,702	75	1,552	37	35	0
Black/African American	0	1	180	1,419	30	1,348	15	26	0
Asian	0	1	16	29	3	24	0	2	0
American Indian/Alaska Native	0	0	8	50	4	46	0	0	0
Pacific Islander	0	0	0	4	0	3	1	0	0
Other	0	0	0	0	0	0	0	0	0

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

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Table NA-35.4: Ethnicity of Public Housing Residents by Program Type

Ethnicity	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	536	894	42	823	8	20	0
Not Hispanic	0	3	325	2,310	70	2,150	45	43	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Data Source: PIC (PIH Information Center)

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

The Housing Authority of the County of Kern (HACK) manages 11 federally funded low-income public housing complexes in Kern County, for a total of 865 housing units. Bakersfield is home to four of these developments, for a total of 534 units. According to the Public and Indian Housing Information Center (PIC), tenants of public housing County-wide are about 76 percent White, 21 percent Black/African American, 1.9 percent Asian, and less than one percent American Indian or Alaska Native. Ethnicity of tenants is reported separately, with over 62 percent of residents identifying as Hispanic. Every one of the HCV recipients and public housing tenants requested an accessibility feature.

According to HACK's 2017-2018 Annual Report, there are 15,334 households on the waiting list for public housing. As of May 2019, the Housing Choice Voucher (HCV) waiting list had 7,054 applicants and was last opened in October 2012. It is expected that the waitlist will remain closed for another four years. These data indicate a significant need in both affordable public housing and rental vouchers.

Households participating in the HCV program or residing in public housing are eligible participants in the Family Self-Sufficiency program, which is designed to give LMI residents the tools and information to become economically independent.

Most immediate needs of residents of Public Housing and Housing Choice voucher holders

Public Housing. As shown in Table NA-35.1, there are 865 households in public housing in Bakersfield. Table NA-35.2 shows a quarter of these households are seniors (62-years and older), and about 15 percent have a member with a disability. Every household requested an accessibility feature. No households report having a member with HIV/AIDS or a domestic violence victim.

Each of these populations have different housing needs, but common among them are extremely low incomes. The average annual income of public housing tenants is \$13,696. With a household size of three, the average public housing tenant earns \$6,394 less than the Kern County ELI limit and almost \$11,000 less than the federal poverty level.

Vouchers. The immediate needs of the households participating in the Section 8 Public Housing Program is the accessibility to affordable rental units that fall within the rent levels of HUD's Fair Market Rents, which stands at \$926 for a two-bedroom housing unit. With a median gross rent of \$1,035 and, according to RentCafe, 58 percent of rental units priced at or under \$1,000, there is seemingly enough housing that HCV recipients can afford. However, there are no requirements for landlords to accept HCV recipients and naturally occurring affordable housing on the private rental market is rarely reserved for LMI households or HCV recipients.

Beyond availability of affordable units, there is an additional need for housing with accessibility features, based on the characteristics of the participants including a high percentage of the elderly and persons with disability.

In total, 3,070 households in Bakersfield receive Housing Choice Voucher assistance through HACK. As shown above nearly 19 percent of all voucher recipients in the City are householders who are seniors and nearly a third include persons with disabilities. Exacerbating these populations' challenges is an extremely low average annual income of \$12,281.

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

In general, the proportion of public housing residents and voucher holders who are Black/African American is greater than that of the City's population at large. About 10 percent of the City population identified as Black/African American, according to 2011-2015 ACS data, compared to 27 percent of public housing residents and 44 percent of voucher holders. About 72 percent of the City's population identifies as White, which is close to the proportion of White households in public housing residents (76% of total). However, White households are underrepresented among voucher recipients, with 48 percent of total vouchers.

The Census Bureau allows people of any racial category to indicate Hispanic origin or non-Hispanic origin. According to the 2011-2015 ACS, 47 percent of City residents identify as being of Hispanic origin. Hispanics are proportionally overrepresented among public housing residents (62% of total) and underrepresented among voucher recipients (28% of total).

Discussion

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

In Kern County and Bakersfield, the Bakersfield-Kern County Homeless Collaborative (BKCHC) serves as the HUD Continuum of Care (CoC), the local homeless assistance planning network. The BKCHC's Fiscal Agent and Collaborative Applicant is the United Way of Kern County, which partners with many government and community-based organizations, including the City of Bakersfield and the Housing Authority of the County of Kern (HACK), to carry out its mission. Using the collective impact model, the BKCHC strives to prevent and end homelessness in Kern County.

Below are definitions of key terms used to assess and analyze homelessness:

- Number experiencing homelessness each year: unduplicated count of all persons enrolled during the program year
- Number becoming homeless each year: unduplicated count of persons with new entries appearing in HMIS during the year
- Number exiting homelessness each year: unduplicated count of persons exiting programs to a permanent destination as defined by HUD
- Number of days persons experience homelessness: average of the sums of the lengths of stays for each person

The data in this section is derived primarily from the 2019 Point-in-Time (PIT) count administered by the BKCHC and conducted by 300 volunteers throughout Kern County. Some data collected through the PIT count is specific to the City of Bakersfield, such as the number of sheltered and unsheltered people, but other data is only Countywide and its applicability to Bakersfield can only be inferred.

Table NA-40.1: Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year*	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	59	15	2380			
Persons in Households with Only Children	0	1	6			
Persons in Households with Only Adults	772	343	2651			
Chronically Homeless Individuals	56	122	495			
Chronically Homeless Families	8	0	61			
Veterans	60	63	559			
Unaccompanied Child	0	1	6			
Persons with HIV	3	3				

Source: Point In Time Count, 2019; LSA Data

Data Source Comments:

Fields were left blank where data was not available. *Number is by households

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

Table NA-40.2: FY2018 Performance Measurement Module (Sys PM) Metric 5.1, Estimating the Number of Persons Becoming Homeless Each Year

	Submitted FY 2017	FY 2018	Difference
Universe: Person with entries into ES, SH or TH during the reporting period.	2055	2266	211
Of persons above, count those who were in ES, SH, TH or any PH within 24 months prior to their entry during the reporting year.	494	632	138
Of persons above, count those who did not have entries in ES, SH, TH or PH in the previous 24 months. (i.e. Number of persons experiencing homelessness for the first time)	1561	1634	73

Source: Bakersfield/Kern County CoC CA-604 CoC Registration FY2019

While the data for each specific homeless population becoming homeless annually is not available, as shown in Table NA-40.2, there is data for the number of people of people becoming homeless based on enrollments in HMIS who accessed emergency shelter, safe havens, and transitional housing from fiscal years 2017 and 2018. It indicates an increase in 211 additional individuals experiencing homelessness in 2018 and 1,634 individuals experiencing homelessness for the first time.

Table NA-40.3: FY2018 Performance Measurement Module (Sys PM) Change in Exit to Permanent Housing Destinations, Estimate the # exiting homelessness each year

	Submitted FY 2017	FY 2018	Difference
Universe: Persons in ES, SH, TH and PH-RRH who exited, plus persons in other PH projects who exited without moving into housing	2482	2627	145
Of the persons above, those who exited to permanent housing destinations	1383	1356	-27
% Successful exits	56%	52%	-4%

Source: Bakersfield/Kern County CoC CA-604 CoC Registration FY2019

The CoC provides exits from homelessness by housing type as opposed to by population. This includes emergency shelter (ES), safe haven (SH), transitional housing (TH), permanent housing- rapid-rehousing (PH-RRH), and other permanent housing (PH) projects. In Table NA-40.3, it is shown that 1,356 individuals exited to permanent housing in Fiscal Year 2018, which accounts for 52 percent of all exits successfully ending their homeless crises.

Table NA-40.4: Racial Distribution of Homelessness by Length of Time Homeless and Returns to Homelessness

Race	Average # Days Persons in ES, TH & PH Remain Homeless	Returns to Homelessness from PH	
		1 Year	2 Years
White	256	13%	18%
Black/African American	248	10%	15%
Asian	76	11%	11%
American Indian or Alaska Native	327	14%	24%
Native Hawaiian or Pacific Islander	386	0	0
Multiple Races	304	8%	12%
Total	257	12%	17%

Source: Bakersfield/Kern County CoC CA-604 CoC Registration FY2019

While the data for estimating the number of days persons experiencing homelessness by population is not available, as shown in Table NA-40.4, there are data by the average number of days persons experience homelessness by race. It was found that Asians experienced homelessness for lowest number of days (76) and Native Hawaiian or Pacific Islanders remained homeless for the longest number of days (386). The average length of time homeless across all races was 266 days.

Table NA-40.2: Race and Ethnicity of Sheltered and Unsheltered

Race:	Sheltered:	Unsheltered (optional)
White	381	597
Black/African American	109	96
Asian	2	8
American Indian or Alaska Native	12	46
Pacific Islander	3	7
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	unknown	unknown
Not Hispanic	unknown	unknown

Source: Continuum of Care Racial Equity Tool

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

According to the 2019 PIT count, there are 57 households with children are homeless and sheltered in the City, while 10 are homeless but without shelter. Overall, families with children accounted for just over 8 percent of the total homeless population in Bakersfield. Just seven families, two sheltered and five unsheltered, lived outside of the City. Many of these families utilized the County’s emergency

shelters, transitional housing shelters, and bridge housing, but by the number of unsheltered families it is clear more assistance is needed.

Veterans accounted for 10 percent (123 individuals) of the homeless population in Kern County, half of which went unsheltered. The veteran homeless population is disproportionately male (109 people) and four veterans headed households with at least one child.

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

As shown in Table NA-40.2 above, 73 percent of homeless individuals in the area were white. Black/African American was the next largest racial group, with 15 percent of individuals. Both races closely track their representation in the Bakersfield population overall. Whites comprise 71.6 percent of the City's population and Black/African American make up 9.6 percent.

Four percent of individuals were American Indian/Alaska Native and both Asian and Pacific Islander population comprised one percent of the homeless population. Five percent were of multiple races.

The Census Bureau considers Hispanic as an ethnicity with which people of any race can identify. As such, the distribution of Hispanics and non-Hispanics within the homeless population does not correlate with the racial distribution. 71 percent are non-Hispanic and 29 percent are Hispanic.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

Sheltered. Ninety-seven percent, or 507, of the County's sheltered homeless individuals reside in Bakersfield. This can be attributed in part to Bakersfield having most of the County's temporary housing facilities, which include emergency shelters and transitional and bridge housing. Four of these facilities serve victims of domestic violence and together they housed 40 people on the night of the 2019 PIT count. Overall, sheltered homeless comprised 39 percent of the County's homeless population and 44 percent of Bakersfield's. Due to the consistently high occupancy rate, these numbers were up just 2 percent since 2018.

Unsheltered. Out of the 1,150 homeless individuals in Bakersfield, 643 were unsheltered. This marks a 108 percent increase from 2018, which is mostly attributed to the number of volunteers doubling from the previous year. Most unsheltered homeless households were individual adults; only 10 were adults with children during the 2019 PIT count. Many factors contribute to the large proportion of unsheltered individual adults, such as limited shelter space and a lack of social supports to which families often have access.

Discussion:

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

Introduction:

Certain segments of the population experience conditions that make it difficult for them to access affordable housing. Physical or medical conditions, accessibility and requirements of supportive services, limited incomes, and many other factors often impede a household’s ability to obtain decent and affordable housing.

The following section addresses the special housing and service needs of certain populations, which include:

- Persons living with AIDS/HIV and their families
- Persons with disabilities
- Elderly
- Veteran households
- Female-headed households
- Large households
- Food insecure households

For persons living with HIV/AIDS, housing is consistently ranked as one of unmet needs throughout the State. Housing costs in Kern County are generally lower than other major markets in California, but people living with HIV/AIDS in Bakersfield still encounter difficulties affording a home suitable for their needs. People living with HIV/AIDS often have incomes well below the median and experience significant healthcare costs related to their medical condition.

HOPWA

Table NA-45.1: HOPWA Data

Current HOPWA formula use:	
Cumulative cases of AIDS reported	2,158
Area incidence of AIDS	32
Rate per population	3.6 per 100,000
Number of new cases prior year (3 years of data)	98
Rate per population (3 years of data)	11.2 per 100,000
Current HIV surveillance data:	
Number of Persons living with HIV (PLWH)	1,726
Area Prevalence (PLWH per population)	196.4 per 100,000
Number of new HIV cases reported last year	124

Data CDC HIV Surveillance
Source:

HIV Housing Need (HOPWA Grantees Only)

Table NA-45.2: HIV Housing Need

Type of HOPWA Assistance	Estimates of Unmet Need
Tenant based rental assistance	20
Short-term Rent, Mortgage, and Utility	0
Facility Based Housing (Permanent, short-term or transitional)	0

Data HOPWA CAPER and HOPWA beneficiary verification worksheet
Source:

Describe the characteristics of special needs populations in your community:

Persons with HIV/AIDS and their families. The 2019 Community Health Needs Assessment conducted by Bakersfield Memorial Hospital reports there are 1,607 living cases of HIV. Persons with HIV/AIDS face an array of barriers to obtaining and maintaining affordable and decent housing, which is as essential to their general health and wellbeing as access to quality and affordable healthcare. For many, the persistent shortage of stable housing can be the primary barrier to accessing consistent medical care and treatment. In addition, persons with HIV/AIDS may be targets of hate crimes and discrimination, including illegal eviction from their homes when their landlords are aware of their illness, despite the Fair Housing Amendments Act of 1988 prohibiting such housing discrimination against persons with disabilities, including persons with HIV/AIDS. One disconcerting trend reported in the 2019 Community Health Needs Assessment is that more people are contracting multiple sexually transmitted infections (STIs), which raises the risk for HIV.

Persons with mental, physical, and/or developmental disabilities. According to 2011-2015 ACS data, 33,060 people with a disability reside in Bakersfield. Just under 35 percent of this population is aged 65 or older, which may compound special needs. For those between the ages of 18 and 65 with a disability, just 5,793 people, or 18 percent of all the population with disability, are employed. 14,822 people with a disability in this age range are unemployed or are not in the labor force.

Having a disability negatively impacts a person’s ability to work and earn money, evidenced by the statistics above. Among persons with disabilities in Bakersfield aged 18 to 64, approximately 30 percent lived in households with incomes below the federal poverty level, compared to only about 16 percent for persons with no disability.

Elderly/Frail elderly. According to 2011-2015 ACS data, Bakersfield had 31,998 people who were aged 65 or older, forming 8.8 percent of the population. Some of this group’s special needs derive from physical limitations and fixed incomes. During the community engagement process, several comments were submitted to the City by elderly residents that addressed these two issues, including a need for better public transportation, more services and centers for seniors, and affordable housing for seniors.

Veterans. About five percent of the City’s population is comprised of veterans. This population has higher median income and education attainment than the nonveteran population. Veterans also have a lower unemployment rate and are less likely to be below the federal poverty line.⁹ This does not mean veterans are immune to social and economic challenges. While just five percent of the City’s population, veterans represent 10 percent of the overall homeless population and 10 percent of the chronically homeless, according to the 2019 Point-in-Time count. Therefore, veterans are more likely than civilians to experience homelessness, which is due to a host of factors.

Low socioeconomic status, mental health disorders, and/or a history of substance abuse all can contribute to homelessness. Moreover, veterans are more likely to experience traumatic brain injuries (TBI) and Post-Traumatic Stress Disorder (PTSD), both of which have been found to be among the most substantial risk factors for homelessness. Finally, veterans face the same shortage of affordable housing options as all resident of Bakersfield do. Even if the veteran cohort has better socioeconomic indicators than the general public, individual households can still struggle making ends meet.

Veterans are also underrepresented in the population seeking preventives health services such as flu vaccines, immunizations, and cancer screenings. Bakersfield Memorial Hospital reports veterans are being undeserved in this regard. Reasons for this are many: preventative services are not necessarily marketed well; people typically seek medical care in a reactive, rather than a proactive, manner; the insurance system can be difficult to navigate; and while routine check-ups with a primary care doctor are often free or low-cost, follow-up care with specialists can be expensive.

Female-headed households. Bakersfield has 18,694 female-headed households, which make up about 17 percent of all households in the City. Female-headed households are more likely to be low-income, which introduces a host of housing and financial problems such as housing cost burden and risk of homelessness. Census Bureau statistics bear this out. Female-headed households representing families earned a median income of \$26,549, less than half of the overall median income of \$57,095. At this annual income, these households would need to spend no more than \$663 per month on housing to avoid cost burden. However, the median rent of \$1,035 is 56 percent greater and just nine percent of the City’s rental units charge between \$501 and \$700. At \$32,825, non-family female-headed households earn slightly more, but it is still significantly less than the overall median income.

Many factors lead to female-headed households earning less than other households, but most prominent are gender discrimination in pay and benefits; lack of access to affordable health- and childcare; and occupational segregation, in that women are more likely to be employed in low-paying service industries jobs.¹⁰

Large households. Large households are defined by HUD as households having five or more persons. These households face housing needs that other household types do not, as they require units with

⁹ United States Census Bureau, American Factfinder, 2013-2017 American Community Survey, “Veteran Status”.

¹⁰ “Hunger and Poverty in Female-Headed Households,” Bread for the World, April 2016.

larger living space, such as a minimum of three bedrooms to avoid overcrowding. Bakersfield is home to 18,690 large households, which are about 17 percent of all households in the City.

Large households are more likely to be low-income – more than half of large households earn less than the AMI – which can make these households more likely to experience housing problems. Large housing units are naturally more expensive, so large LMI households are often presented with either taking on cost burden or overcrowding in smaller housing units.

Food insecure households. The U.S. Department of Agriculture defines food insecurity as a lack of consistent access to enough food for an active, healthy life. According to Feeding America, 13.4 percent of Kern County’s population, or 119,678 people, are food insecure. This percentage correlates closely with the 17 percent of households in Kern County that receive assistance from CalFresh, California’s program for administering federal food assistance.¹¹ Further, 71.1 percent of children in Kern County are eligible for free or reduced lunch, according to the U.S. Department of Education.

Food insecurity is undoubtedly a function of low socioeconomic status, but there are other factors that contribute to it, such as rising cost-of-living that outpaces wage growth. Of course, households must be classified as low-income to receive food stamps/SNAP or free/reduced lunch, but 23 percent of children in Kern County are a part of food insecure households that earn greater than 185 percent of the federal poverty level, thus making them ineligible for federal nutrition assistance.

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

See previous discussion.

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

As discussed above, the Bakersfield Memorial Hospital reports there are 1,607 living cases of HIV. Persons with HIV/AIDS face an array of barriers to obtaining and maintaining affordable and decent housing, which is as essential to their general health and wellbeing as access to quality and affordable healthcare.

Discussion:

¹¹ “CalFresh Data Dashboard,” California Department of Social Services, data from June 2019, accessed August 2019.

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

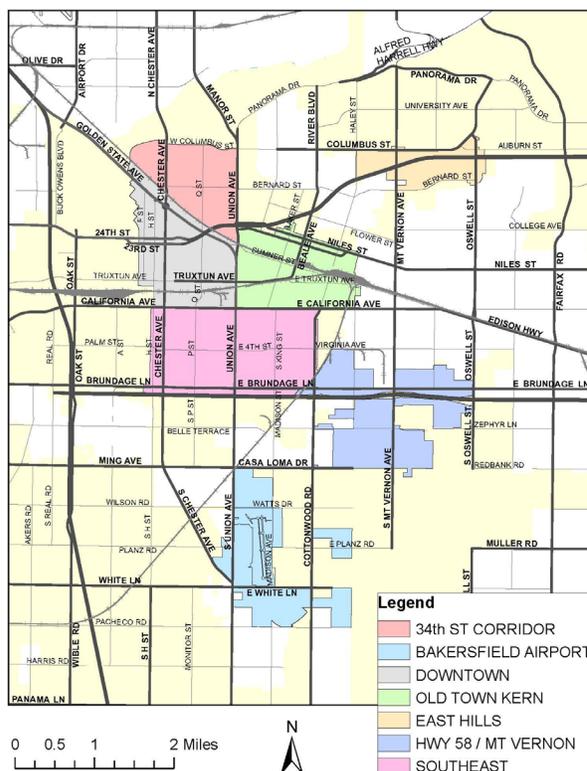
Central to the City’s community and economic development goals is the Economic Opportunity Area (EOA) Plan adopted in July 2019. The EOP Plan uses tax increment financing to promote economic growth within specific geographic areas. The EOA Plan focuses on the following investment priorities:

- Keeping public areas safe and clean
- Addressing the fiscal stability of the City
- Creating jobs through economic development, business retention/attraction and workforce development
- Enhancing amenities throughout the community to improve quality of life and attract visitors

Seven EOAs have been identified, based on the need for supplemental economic development activities:

- Downtown Bakersfield EOA
- Bakersfield Airport EOA
- Highway 58/Mt. Vernon EOA
- 34th Street Corridor EOA
- East Hills EOA
- Old Town Kern EOA
- Southeast EOA

Figure NA-50.1: Economic Opportunity Area (EOA) Plan Map



These EOAs, color coded in Figure NA-50.1 above, closely correlate with the City's CDBG-eligible census tracts. Eligible projects may qualify for site improvement/rehabilitation grants, business relocation and expansion grants, development assistance, and small business loans.

The EOA Plan is designed to supplement existing City programs such as the Capital Improvement Program (CIP). The CIP addresses projects that support Bakersfield's infrastructure over a considerable period of time and has a monetary value greater than \$20,000. In FY 2020, the City has budgeted \$93 million to the CIP and addresses many of the needs identified in the ConPlan community engagement process, including those within the public facilities and public improvement categories discussed in the following sections.

Describe the jurisdiction's need for Public Facilities:

The jurisdictions' needs for public facilities include, but are not limited to, the following areas noted by participants in community meetings and surveys:

- Community centers
- Youth centers
- Centers for the disabled
- Centers for senior citizens
- Parks and recreation

Parks and recreation improvements are a focus of the CIP and City's Department of Recreation and Parks. In FY 2020, there are planned rehabilitations for Seasons Park and Tevis Park. Restrooms in Beale Park are due to be replaced, and infrastructure will be upgraded at McMurtrey and Jefferson Pools.

How were these needs determined?

The City's Public Works department maintains a list of priority project in the City, including CDBG-eligible infrastructure projects, through its Capital Improvement Program (CIP). Supplementing this list was feedback through the community participation process.

Describe the jurisdiction's need for Public Improvements:

The jurisdictions' needs for public improvements include, but are not limited to:

- Streets.
- Sidewalks
- Flood prevention and/or drainage
- Sewers
- Fire stations/equipment
- Water delivery system
- Street lighting
- Tree planting/urban greenery

Both through the community needs survey and in community workshops, residents expressed their desire to see improvements to streets, sidewalks, and streetlighting. In fact, street improvements were the top infrastructure concern of residents. Through the CIP, the City funds these and other public improvements. In FY 2020, \$30 million is going toward local street, pedestrian and bicycle updates. Highlighted projects are:

- Pavement rehabilitation projects on Brundage Lane, Buena Vista Road, and South H Street
- Kentucky Street Urban Greening Grant Project
- Five areas receiving CDBG funding for curb, gutter, and sidewalk improvements
- \$6 million in materials for street resurfacing

The City is also funding upgrades to Fire Station 3, a study for police department facilities, and improvements to sewer and waste systems.

How were these needs determined?

The City's Public Works department maintains a list of priority project in the City, including CDBG-eligible infrastructure projects, through its Capital Improvement Program (CIP). Supplementing this list was feedback through the community participation process.

Describe the jurisdiction's need for Public Services:

- Childcare services
- Crime prevention and awareness
- Youth services
- Employment training
- Substance abuse services
- Senior services
- Transportation services
- Services for the disabled
- Health services

Youth services were among the top needs identified by community members during the community engagement process. Youth services are support by the City through the Recreation and Parks Department and the Economic and Community Development Division of the Development Services Department. Childcare services, public transit and transportation services, and health services were also of top concern to residents.

Public health and health services are a major focus in Kern County and Bakersfield. In its 2019 Community Health Needs Assessment, the Bakersfield Memorial Hospital reports a health insurance coverage rate of 86.5 percent for its service area, which includes nearly all of Bakersfield and parts of the cities of Lamont, Shafter, and Taft. This insurance coverage rate is lower than both Kern County's and California's.

The rate of health insurance coverage in some zip codes is much lower than the area average. Bakersfield’s 93307 zip code, for example, has a coverage rate of just 79.1 percent. The 93307-zip code correlates with census tracts that are comprised predominately of LMI households. Lower income households struggle to attain health insurance coverage for many reasons, including high cost of insurance, poor access to quality and low-cost health facilities, and eligibility requirements for certain health insurance programs.¹²

How were these needs determined?

These needs were determined using statistics from the Census Bureau, including the most recent American Community Survey results and the 2018 Population Estimates Program and other sources, as well as input through the community participation process.

¹² Kimberly Amadeo, “Health Care Inequality in America,” The Balance, June 25, 2019.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

In conjunction with the Needs Assessment, the Market Analysis provides the basis for the Strategic Plan and the programs and projects to be funded by federal entitlements. Most of the data tables in this section are populated with default Comprehensive Housing Affordability Strategy (CHAS) data developed by the Census Bureau for HUD based on 2011-2015 American Community Survey (ACS) data. Other sources are noted throughout the Plan.

While the 2011-2015 ACS and CHAS are the most recent comprehensive dataset available during the development of this ConPlan, other statistics suggest Bakersfield's housing market has undergone a significant shift since 2015. Booming growth has brought new prosperity and people to Bakersfield, but it has also brought forth an increase in homelessness and a need to develop new homes and infrastructure to accommodate both demographic and economic expansion.

For example, the population increase from the 2010 census to 2015 was 17 percent. But compare the population in 2000 to 2018's estimated population and there is an increase of 55 percent.¹³ In other words, in less than 20 years Bakersfield added the equivalent of more than half its population. During the same time period, the United States experienced just a 16 percent increase in population¹⁴ and California saw a 33 percent jump.¹⁵

This has clearly put upward pressure on housing costs. Table MA-15.1 shows median home value is down since 2009, which can be largely attributed to the 2007-8 financial crisis, but the Census Bureau's 2017 estimates reveals a median home value of \$228,400. This is still lower from the pre-financial crisis heights, but up significantly – 14 percent – in the two years between 2015 and 2017. Similarly, rents have increased in that same short time span. From \$835 in 2015, the median rent in 2017 was \$1,035, marking a 24 percent increase.

These changes present both opportunities and challenges. On one hand, homeowners, many of whom represent LMI households, may benefit from higher home values. On the other, renters often struggle with increased rents. These and other opportunities and challenges are framed in the Market Analysis, which provides a clear picture of the socioeconomic environment in which the City will administer its CDBG, HOME and ESG programs over the term of the ConPlan. The Market Analysis includes the following sections:

¹³ U.S. Census Bureau, Population Division. (2018, December). Annual Estimates of the Resident Population: Retrieved from https://factfinder.census.gov/faces/nav/jsf/pages/community_facts.xhtml

¹⁴ U.S. Census Bureau.

¹⁵ U.S. Census Bureau.

- MA-10 Number of Housing Units
- MA-15 Housing Mark Analysis: Cost of Housing
- MA-20 Housing Market Analysis: Condition of Housing
- MA-25 Public and Assisted Housing
- MA-30 Homeless Facilities and Services
- MA-35 Special Needs Facilities and Services
- MA-40 Barriers to Affordable Housing
- MA-45 Non-Housing Community Development Assets
- MA-50 Needs and Market Analysis Discussion

The following outlines income categories used in this report:

- Area median income (AMI):
 - Extremely Low-income: 0-30 percent AMI
 - Very Low-income: 30-50 percent AMI
 - Low-income: 50-80 percent AMI
 - Moderate-income: 80-120 percent AMI
 - Median Income: 100% AMI
- HUD adjusted median family incomes (HAMFI):
 - Extremely low-income: 0-30 percent HAMFI
 - Very low-income: 30-50 percent HAMFI
 - Low-income: 50-80 percent HAMFI
 - Middle-income: 80-100 percent HAMFI
 - Upper income 100 percent HAMFI and above

Note: AMI and HAMFI are functionally the same when referring to lower-income populations. However, HUD uses HAMFI to determine Fair Market Rents, which guides eligibility for many of its programs including Housing Choice Vouchers (i.e. Section 8). AMI is an industry term used more generally, but often refers to income limits for income-restricted affordable housing. The use of each term is noted throughout the ConPlan.

MA-10 Number of Housing Units – 91.210(a)&(b)(2)

Introduction

Table MA-10.1: All residential properties by number of units

Property Type	Number	%
1-unit detached structure	85,139	71%
1-unit, attached structure	3,280	3%
2-4 units	13,075	11%
5-19 units	10,720	9%
20 or more units	5,680	5%
Mobile Home, boat, RV, van, etc	2,665	2%
Total	120,559	100%

Data Source: 2011-2015 ACS

Table MA-10.2: Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	300	0%	2,045	4%
1 bedroom	415	1%	7,505	15%
2 bedrooms	6,110	10%	17,255	35%
3 or more bedrooms	56,699	89%	22,095	45%
Total	63,524	100%	48,900	99%

Data Source: 2011-2015 ACS

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

The California Tax Credit Allocation Committee (TCAC) within the State Treasurer’s office provides information for all multifamily housing using Low Income Housing Tax Credits (LIHTCs), which are the federal government’s primary mechanism for funding affordable housing construction. TCAC reports there are 4,964 housing units in Bakersfield that utilized LIHTCs. Approximately 99 percent of these units are reserved for households earning less than 80 percent AMI.

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

The California Housing Partnership Corporation (CHPC) tracks the number of subsidized affordable housing units in throughout the State and maintains four definitions for units at-risk of being lost from the affordable housing inventory:

- Low risk: Affordable homes that are at-risk of converting to market rate with at least ten years of affordability restrictions or are owned by a large, stable, non-profit.
- Moderate risk: Affordable homes that are at-risk of converting to market rate with at least five years of affordability restrictions that (i) do not have an overlapping federal or state subsidy that would extend affordability beyond ten years, (ii) or has affordability restrictions that can be terminated through owner action in the next 5 - 10 years, and are not owned by a large, stable, non-profit.
- High risk: affordable homes that are at-risk of converting to market rate with at least a year of affordability restrictions that (i) do not have an overlapping federal or state subsidy that would extend affordability beyond five years, (ii) or has affordability restrictions that can be terminated through owner action in the next 1 - 5 years, and (iii) are not owned by a large, stable, non-profit.
- Very-High risk: affordable homes that are at-risk of converting to market rate that (i) do not have an overlapping federal or state subsidy that would extend affordability past a year, (ii) or has affordability restrictions that can be terminated through owner action within the next year, and (iii) are not owned by a large, stable, non-profit.

CHPC gives a risk rating to 4,759 housing units in Bakersfield that are subsidized by federal and State programs and are affordable to lower-income households. Just eight percent, or 384 units, are greater than a low risk, but that is still a significant number of affordable units. Below is a summary of affordable housing units, by primary subsidy source, that are moderate, high, or very high risk.

HUD. Nine properties funded by HUD represent 302 affordable units in Bakersfield. Of these, 138 at four properties are at high risk of losing their affordability restrictions:

Property	Risk level	Affordability expiration
Woodlane Apartments	High	2021
South Real Garden Apartments	High	2024
Sundance Apartments	High	2022
Summerfield Place Apartments	High	2023

Each of these properties were considered more than a low risk during the last ConPlan cycle. While Woodlane Apartments were downgraded from very high risk, Summerfield Place Apartments were elevated to high risk. This indicates a continued need to address the possibility of losing the affordability at these properties.

LIHTC. At 3,979 housing units, LIHTCs have funded a large majority of the City’s affordable housing stock. Of these units, just 246 units at two properties are more than a low risk of losing their affordability. These properties are:

Property	Risk level	Affordability expiration
The Village at Lakeside	Moderate	2028
Foothill Vista Apartments	High	2024

CHPC also tracks affordable units that are funded by the US Department of Agriculture (USDA) and are jointly funded by LIHTC and HUD or LIHTC and USDA. Fortunately, all affordable housing units in Bakersfield that were jointly funded or solely funded by the USDA are at low risk of losing their affordability.

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

As delineated in Table NA-25.1, a total of 41,814 households, representing 37 percent of all households in the City, spend at least 30 percent of their income on housing, which meets HUD’s threshold for housing cost burden. Almost three-quarters of all housing cost burdened households in the City are lower income (earning zero to 80 percent AMI). Thus, increasing the supply of affordable housing for lower income households is a high priority goal.

The need is further substantiated by the waiting list maintained by the Housing Authority for its Section 8 Housing Choice Voucher program, which provides rental subsidies to low-income families that spend more than 30 percent of their gross income on housing costs. As of May 2019, the Housing Choice Voucher waiting list had 7,054 applicants. The waiting list was last opened in October 2012, and it will not be open for several more years.

The Kern Council of Governments, through the Regional Housing Needs Allocation (RHNA) process, allocated 36,290 housing units to the City of Bakersfield for the 2013-2023 period. RHNA delineates the number of new homes a jurisdiction must plan for based on expected population growth, income distribution, and other factors. It does not, however, require a jurisdiction to ensure those units are built. Therefore, Bakersfield must accommodate 36,290 housing opportunities through its zoning ordinance.

The City codified its allocation in its 2015-2023 Housing Element. Of the 36,290 total units, Bakersfield must accommodate at least 15,506 units for low-income households during the 2013-2023 period. According to California’s Department of Housing and Community Development 2019 income limits, that means almost half of new housing construction in the City should be affordable to households of four persons earning \$51,850 and less.

Unsurprisingly, nearly every one of the City’s 24,915 very low-income and extremely low-income households (zero to 50 percent AMI) would be cost burdened by the median rent. The table above shows just 5,260 rental housing units are officially affordable to these households (an additional 2,365 units for ownership are affordable). As such, the need for affordable units is clear and quantifiable: the City needs 17,290 units affordable to very low- and extremely low-income households. The current housing market simply does not provide enough affordable housing options to all households.

Describe the need for specific types of housing:

As described above, the City has a pronounced need for rental housing affordable to households earning 0 to 50 percent of AMI (those qualifying as extremely low- and very low-income). Many renter households in these categories experience severe cost burden, as NA-10 shows: 11,410 extremely low- and very low-income households spend more than 50 percent of their income on housing.

This need is derived in part from the insufficient housing production during the City's previous RHNA cycle (2003-2013). While 56 percent of the City's housing allocation was produced, housing units affordable only to moderate and above-moderate income households represented the bulk of that production. Just 15 percent of the new construction goal for units affordable to extremely low-income households and 30 percent of the very low-income goal was built.

RHNA cycles are not cumulative. The State allocates housing needs based on the income distribution and predicted population growth for the relevant cycle only. For example, Bakersfield's RHNA deficit from the 2003-2013 cycle did not carry into the 2013-2023 cycle. But the underproduction has real-world consequences on the supply of housing affordable to households in all income categories.¹⁶ The table below shows the City's data for its current RHNA cycle.

Table MA-10.3: Regional Housing Needs Assessment (RHNA) Allocation, 2013-2023

	Allocation	Progress (2019)	% of Allocation
Very Low Income 0-50 percent AMI	9,706	182	1.9
Low Income 50-80 percent AMI	5,800	77	1.3
Moderate Income 80-120 percent AMI	6,453	4,389	68.0
Above Moderate Income Greater than 120 percent AMI	14,331	4,295	30.0

Source: California Department of Housing and Community Development

Discussion

¹⁶ City of Bakersfield, Community Development Department, "2015-2023 Housing Element," pg. 14.

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

Introduction

Cost of Housing

Table MA-15.1: Cost of Housing

	Base Year: 2009	Most Recent Year: 2015	% Change
Median Home Value	263,700	199,600	(24%)
Median Contract Rent	742	835	13%

Data Source: 2005-2009 ACS (Base Year), 2011-2015 ACS (Most Recent Year)

Table MA-15.2: Rent Paid

Rent Paid	Number	%
Less than \$500	5,215	10.7%
\$500-999	26,850	54.9%
\$1,000-1,499	12,990	26.6%
\$1,500-1,999	3,050	6.2%
\$2,000 or more	810	1.7%
Total	48,915	100.0%

Data Source: 2011-2015 ACS

Housing Affordability

Table MA-15.3: Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	975	No Data
50% HAMFI	4,285	2,365
80% HAMFI	20,180	8,969
100% HAMFI	No Data	14,402
Total	25,440	25,736

Data Source: 2011-2015 CHAS

Monthly Rent

Table MA-15.4: Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	700	711	926	1,334	1,587
High HOME Rent	700	711	926	1,065	1,169
Low HOME Rent	567	608	730	842	940

Data Source: HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

According to the limited data available, there is not enough housing for low-income households in Bakersfield. According to CHAS data from HUD, there were 12,805 households making 30 percent AMI or less, but only 975 units affordable to a household at the 30 percent level. For the 12,110 households earning 30-50 percent AMI, there are just 6,650 affordable housing units. However, these affordable units are not necessarily occupied by the extremely low- and very-low income households that need them to avoid housing cost burden. Therefore, it likely that the supply of housing affordable for low-income households is even more constrained than what the data indicate.

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

Housing affordability is affected by many factors, many of which are difficult to predict or plan for. However, many indicators suggest housing may not become more affordable in the coming years without an economic downturn or substantial investments in affordable housing.

As discussed in the Needs Assessment, Bakersfield's population increase continues apace, which can lead to more competition for the existing housing stock. Additionally, home values continue to rebound from the 2007-8 financial crisis, but median wages are not rising nearly as fast, making homeownership less likely for more residents.

Construction and labor costs also affect housing affordability. The Turner Center for Housing Innovation found construction costs between 2011 and 2016 increased more in California than they did nationwide, which contributed to a decline in residential housing construction. In 2017 alone, construction costs for single-family and multifamily homes increased 5.6 and 6.3 percent, respectively. Labor costs were up 2.6 percent in 2017. Both construction and labor costs increase outpaced inflation.¹⁷

¹⁷ "The Cost of Building Housing," Turner Center Research Series, The Turner Center for Housing Innovation.

These and other factors – such as zoning ordinances that prohibit certain housing types, like apartments and duplexes, that are typically more affordable – have contributed to the State’s historic underproduction of housing units. According to the State’s Department of Housing and Community Development, California needs to produce at least 180,000 new housing units to keep pace with population growth but has averaged just 80,000 units since 2008. This underproduction is central to California’s high housing costs.¹⁸

There are substantial efforts at the state level to increase affordable housing production and decrease homelessness. California has seen many recent legislative efforts to eliminate regulatory barriers to construction, increase housing production capacity, and invest much more money in affordable housing. One example is the legislature approved a one-time \$500 million increase in the State LIHTC program for Fiscal Year 2020 State budget. Due to the vagaries of the legislative and political processes, it is difficult to predict exactly what other resources and reforms will be realized over the term of the ConPlan, but it is expected that the City will be afforded new tools to ameliorate the affordable housing deficit. One such tool would be the Permanent Local Housing Allocation final guidelines, which are now available to the public.

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

Table MA-15.4 above illustrates the HUD Fair Market Rent (FMR) and High and Low HOME Rent. These rents are the limits that can be charged by property owners with units assisted by HUD rental housing programs. The FMR and HOME rents are lower than the market-rate rents for comparable units. As of July 2019, Zillow calculates the median rent as \$1,221,¹⁹ and RentCafé reports an average rent of \$1,019 as of August 2019.²⁰

A single-person household earning 30 percent of AMI results in a yearly income of \$13,650. To avoid a housing cost burden, that household should spend no more than \$341 on housing costs per month, but that rent level is less than third of the median rent calculated by Zillow and does not meet the Low HOME Rent. Exacerbating this is a dearth of affordable and accessible units, as discussed previously. In other words, households that are most in need of affordable housing, as it is defined by HUD, are least likely to access it.

Discussion

¹⁸ California's Housing Future: Challenges and Opportunities Final Statewide Housing Assessment 2025,” page 5, California Department of Housing and Community Development, February 2018.

¹⁹ Market Overview: Rentals, Metro Bakersfield, Zillow, accessed September 2019.

²⁰ Bakersfield, CA Rental Market Trends, RentCafe, accessed September 2019.

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

Introduction

While Bakersfield has done relatively well in advancing toward its new housing goals, almost two-thirds of the City’s housing stock was built prior to 2000. An aging housing stock may present many quality-of-life issues, eventually leading residents living in substandard and inadequate housing facilities.

Definitions

The U.S. Census Bureau’s ACS defines a “selected condition” as one of the following four types of housing problems:

- 1) Lacks complete plumbing facilities;
- 2) Lacks complete kitchen facilities
- 3) More than one person per room; and
- 4) Cost burden greater than 30 percent.

These conditions are similar as the four housing problems discussed in the Needs Assessment. Table MA-20.1 calculates the total number of owner- and renter-occupied units exhibiting different numbers of selected conditions, as well as the percentage of all units falling into each of these categories.

Table MA-20.1: Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	18,394	29%	23,710	48%
With two selected Conditions	1,070	2%	3,675	8%
With three selected Conditions	4	0%	65	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	44,065	69%	21,445	44%
Total	63,533	100%	48,895	100%

Data Source: 2011-2015 ACS

Table MA-20.2: Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	23,490	37%	9,560	20%
1980-1999	20,220	32%	14,450	30%
1950-1979	16,970	27%	20,595	42%
Before 1950	2,864	5%	4,290	9%
Total	63,544	101%	48,895	101%

Data Source: 2011-2015 CHAS

Table MA-20.3: Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	19,834	31%	24,885	51%
Housing Units build before 1980 with children present	17,330	27%	10,410	21%

Data Source: 2011-2015 ACS (Total Units) 2011-2015 CHAS (Units with Children present)

Table MA-20.4: Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	N/A	N/A	N/A
Abandoned Vacant Units	N/A	N/A	N/A
REO Properties	N/A	N/A	N/A
Abandoned REO Properties	N/A	N/A	N/A

Please see table below for information pertaining to vacant units based on the City's Housing Element. This is the most recent data available.

Table MA-20.5 Vacant Units, City Housing Element

Type of Vacant Unit	2000		2010		2013	
	No.	%	No.	%	No.	%
For rent	2,187	45%	4,428	46%	2,811	33%
Rented or sold, not occupied	309	6%	551	6%	803	9%
For sale only	1,018	21%	2,187	23%	1,566	18%
For seasonal, recreational, or occasional use	268	6%	427	4%	412	5%
For migrant workers	3	0%	7	0%	-	0%
Other vacant	1,036	21%	1,993	21%	2,950	35%
Total	4,821		9,593		8,542	
Total Housing Units	88,262		120,725		118,474	
Vacancy Rate	5.5%		7.9%		7.2%	

Source: 2000 & 2010 US Census, American Community Survey 5-Year Estimates

Need for Owner and Rental Rehabilitation

Based on these categories, more than one-half (58 percent) of all households have none of the selected conditions, while 42 percent have either one or two conditions. However, renter households are more likely to experience selected housing conditions. 56 percent of all renter-occupied households have at least one condition, compared to just 31 percent of owner-occupied households.

Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

The age of housing units is the key variable for estimating the number of units with LBP hazards. It is estimated that nationally, three-quarters of all residential properties built in 1978 or earlier may contain LBP, with older properties having the highest likelihood of containing LBP. Local data have confirmed that the percentage of units containing LBP increases with the age of the structure.

According to 2011-2015 ACS data, there were a total of 44,719 units built prior to 1980. If 75 percent of these properties can be assumed to have LBP, the number of units with LBP is estimated to be 33,539. According to the Needs Assessment, approximately 45 percent of all households in the City were low- to moderate-income. If this percentage holds true for the estimated 33,539 units with LBP, the number of lower-income households potentially exposed to LBP hazards is estimated to be 15,092 (assuming the LMI population is uniformly distributed in the housing stock). This means approximately 37 percent of all LMI households are at risk of LBP exposure.

Discussion

MA-25 Public and Assisted Housing – 91.210(b)

Introduction

Totals Number of Units

Table MA-25.1: Total Number of Units by Program Type

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available	0	1	865	3,767	482	3,424	197	90	17
# of accessible units									

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

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

Public housing in Bakersfield is owned and operated by the Housing Authority of the County of Kern (HACK), which administers 865 housing units in the metro area.

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

HUD's Real Estate Assessment Center (REAC) conducts physical property inspections of publicly owned or assisted housing that are owned, insured or subsidized by HUD. Not all public housing developments are inspected every year. Properties scoring 80-89 on inspections are inspected every two years. Properties scoring 90-100 are inspected every three years. The developments in the table below are HACK properties located in the City itself that were inspected within the last three years.

Table MA-25.2: Public Housing Condition

Public Housing Development	Average Inspection Score
Adelante Vista	79
Baker Street Village	86
Greenfield Homes	95
Little Village	84
Little Village (6B)	95
Plaza Towers	94
Plaza Towers Annex	86

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

A passing REAC inspection score is 60 points or more. Consequently, each of the City’s inspected public housing properties passed inspection. Adelante Vista, Baker Street Village, and Plaza Towers Annex had lower scores than during the last ConPlan, while the other properties all improved their scores.

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

As reported in its latest Annual Report, Home at Last! Kern County’s 10-year Plan to End Homelessness is a crucial part of HACK’s strategy to improve the lives of its LMI clients. HACK also recently received funding from the State’s Affordable Housing and Sustainable Communities program to develop two new affordable housing developments in the region. This is in addition to HACK’s continuous work improving its existing properties, engaging landlords, and seeking new opportunities for expanding the affordable housing stock in Bakersfield.

Discussion:

MA-30 Homeless Facilities and Services – 91.210(c)

Introduction

Table MA-30.1: Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year-Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	169	14	55	1,396	
Households with Only Adults	252	N/A	111	727	
Chronically Homeless Households	N/A	N/A	N/A	615	
Veterans	1	N/A	55	277	
Unaccompanied Youth	0	N/A	4	25	

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

Many organizations in Bakersfield provide a wide range of services that directly targeted to homeless individuals and families. Many of these organizations are members of the Bakersfield-Kern County Homeless Collaborative (BKCHC) and their services are listed in the BKCHC’s Home at Last! Plan to end homelessness by 2028. These lists are recreated in the tables below.

Table MA-30.2: BKCHC Voting Members

BKCHC Voting Members	
Voting Member	Description
Alliance Against Family Violence and Sexual Assault (AAFVSA)	Provides 24-hour crisis intervention, emergency shelter, transitional housing, and supportive services to domestic violence victims and their families.
Bakersfield College Student Life Office	Public community college offering Associate degrees and certificate programs. Homeless students receive assistance from Student Life Office.
Bakersfield Homeless Center (BHC)	Full-service homeless shelter and service center, offering family shelter, and women and men’s dormitories.
California Veteran’s Assistance Foundation (CVAF)	Provides transitional and permanent housing for homeless and at-risk veterans and their families who are homeless. Services are case management based, including employment and training, and assistance with local, state and federal benefits.
Catholic Charities	Provides low-income families with emergency food, rental and utility assistance and other services.
City of Bakersfield	Oversees federal and state ESG grants specifically slated for homelessness efforts and collaborates with BKCHC in a number of other ways.
Clinica Sierra Vista Homeless Health Services	Provides outpatient and mobile medical clinics and social services to homeless adults and children.
Community Action Partnership of Kern 2-1-1 Kern	2-1-1 Kern is an information-and-referral service available by phone and on-line.

Corporation for Better Housing	California non-profit housing developer/manager offering several multi-family housing projects in Kern County for low- to moderate-income people.
Covenant Community Services	Provides a variety of services to foster youth and former foster youth, including case management, transitional housing, and employment.
Flood Bakersfield Ministries (Flood)	Provides street outreach, housing placement, and case management for homeless people.
Golden Empire Affordable Housing (GEAHI)	Non-profit low-income housing developer affiliated with the Housing Authority of the County of Kern.
Golden Empire Transit (GET)	GET is an independent transit agency operating mass transit in Metro Bakersfield.
Greater Bakersfield Legal Assistance (GBLA), Community Homeless Law Center Project	Provides civil legal assistance to HUD-eligible homeless people to eliminate legal barriers and obtain and maintain permanent housing and income. Clients also have access to a Community Homeless Court, an actual Kern County Superior Court misdemeanor and traffic session.
Harvey L. Hall, Owner, Hall Ambulance	Former Bakersfield Mayor Harvey Hall has been a leader of local efforts to help homeless people for many years, and introduced Kern County's 2008 10-Year Plan to End Chronic Homelessness.
Housing Authority of the County of Kern (HACK)	The Housing Authority is the leading provider of affordable housing and permanent supportive housing for homeless people in Kern County. Referral is required by partner agencies that provide placement and supportive services to residents.
Independent Living Center of Kern County (ILCKC)	ILCKC is a non-residential non-profit, empowering people with disabilities to live as independently as they are able by providing programs and services.
Kern Around the Clock Foundation, Payee Program	Provides account management through a payee service for claimants who receive Social Security benefits, and private pay claimants. Case

	management, caregiver services and nursing are also provided.
Kern County Behavioral Health and Recovery Services (Kern BHRS)	Kern County. Provides crisis, mental health and substance abuse treatment, and case management services to homeless people including transition age youth. Provides placement and support for clients in permanent supportive housing, in partnership with Housing Authority. Serves as Lead Agency responsible for operating the Homeless Management Information System (HMIS).
Kern County Department of Human Services (DHS)	County agency that administers public assistance programs, including housing, nutrition and medical coverage benefits. Its mission is to ensure safe, protected and permanent homes for children; and actively assists individuals preparing for employment.
Kern County Superintendent of Schools	Provides consulting support and fiscal monitoring services to Kern's 47 school districts. Ensures that homeless students are afforded all the McKinney-Vento Act educational rights and services.
St. Vincent de Paul Center	Provides food, clothing, bathroom and shower facilities, and day center to homeless and low-income people.
Stewards Inc.	Stewards Inc. provides financial management payee services, primarily to the elderly and disabled individuals.
The Mission at Kern County	Provides emergency overnight shelter for men ages 18 and up; one-year discipleship and recovery programs for men and women ages 18 and up; and a one-year transitional housing program for those who graduate from the one-year programs.
United Way of Kern County (UWKC)	UWKC serves as the Collaborative Applicant and Fiscal Sponsor of the Kern County Homeless Collaborative.
Women's Center – High Desert, Inc. (WCHD)	Provides 24-hour crisis intervention, emergency shelter, and supportive services for domestic violence victims and their families.

BKCHC Community Partners	
Agency	Description
AEGIS	Outpatient substance abuse treatment center.
ALPHA House	Domestic violence shelter.
Bakersfield Burrito Project	Prepare and distribute burritos and other foods to homeless population.
Daughter's Project	Non-profit shelter for young women, including un-accompanied minors and women escaping from sex trafficking.
Employers Training Resource	County department responsible for training and assisting job seekers.
Garden Pathways	Non-profit offering a range of mentoring programs to children, youth and adults.
Kern County Network for Children, Dream Center	Resource center for former foster youth, operated by the Kern County Network for Children.
Kern High School District	Provides McKinney-Vento services to homeless students.
Kern Family Health Care	MediCal managed care provider.
Kern County Planning Department, Community Development Division	County department that administers the HUD ESG, CDBG and HOME program grants, pre-pares County Consolidated Plan.
Kern County Public Health Services	County department responsible for providing a wide range of health and preventive health services to residents
Legacy Village	Provides outpatient substance use recovery services, residential treatment and sober living programs.
Planned Parenthood, Bakersfield Health Center	Outpatient clinic providing sexual and reproductive health care.
New Life Residential and Training Center	Provides job skills development and construction training opportunities for at-risk males aged 18 to 25 from a residential setting.

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

The CoC oversees multiple programs designed to service those experiencing homelessness and receives approximately \$5.5 million in HUD CoC program funds annually. Federal policy and best practices indicate that homeless services should be grounded in Housing First, quickly and successfully connecting individuals and families experiencing homelessness to permanent housing without any preconditions and barriers to entry such as required service requirements.²¹

The region is committed to ending veteran and chronic homelessness by ensuring episodes of homelessness are rare, brief, and non-recurring. To address chronic and veteran homelessness, the CoC is a part of Built for Zero, a national initiative dedicated to reviewing data and identifying systems improvements.

Chronically Homeless

Those who were chronically homeless are connected to appropriate permanent supportive housing (PSH) resources, which includes intensive case management and housing. There is often a long-term subsidy connected, such as a voucher.

Family Homelessness

The Bakersfield Homeless Center is the region's largest family shelter. It has 182 beds for single men, single women, and families with children. Case management and housing navigation are offered to clients with the purpose of helping clients obtain housing and coordinating services to provide people with the resources needed to remain stably housed. Families are connected to a housing subsidy based on their unique needs, ranging from rapid re-housing (short-term rental assistance and case management) to PSH.

Veteran Homelessness

There are currently two designated outreach workers to provide services to veterans experiencing homelessness. Veterans who are considered chronically homeless can access Veterans Affairs Supportive Housing (VASH) vouchers to receive a permanent housing subsidy from the Public Housing Authority, as well as case management assistance from social workers within the US Department of Veteran Affairs.

Unaccompanied Youth Homelessness

There are limited resources available to unaccompanied youth. This is in part due to the challenging in locating unaccompanied minors and may require a specific outreach team in the future. The CoC has a

²¹ <https://endhomelessness.org/resource/housing-first/>

Homeless Youth Committee dedicated to strategizing ways to engage, count, and serve youth experiencing homelessness in Kern County. They have created and update a Youth Resource Guide for homeless youth to utilize.

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

Introduction

Table MA-35.1: HOPWA Assistance Baseline

Type of HOWA Assistance	Number of Units Designated or Available for People with HIV/AIDS and their families
TBRA	34
PH in facilities	0
STRMU	81
ST or TH facilities	20
PH placement	0

Data Source: HOPWA CAPER and HOPWA Beneficiary Verification Worksheet

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

Supportive housing for the elderly, persons with disabilities, persons with addictions, and those living with HIV/AIDS are designed to allow the individuals to live as independently as possible. Those suffering from substance abuse might require counseling or case management, with a shorter-term rehabilitation. Other more challenging/on-going conditions might require supportive services that include long-term assisted living, as well as transportation and nursing care. Persons living with disabilities (either mental or physical) may require affordable housing with flexible supportive services to help them access and maintain housing and community supports to live independent and dignified lives. These vulnerable populations are more likely to experience housing instability and/or homelessness given their challenges to increase income and potential service needs. Those with intellectual and development disabilities require additional resources towards supportive housing, including house set-asides for people with these disabilities.

Older adults have unique supportive housing needs as compared to the general population. According to the best practices recommended by the Corporation for Supportive Housing, older adults need permanent supportive housing that will promote aging-in-place. Supportive housing for older adults must recognize that older adults are progressing toward increasing physical limitations and increasing dependency.

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

The County's Behavioral Health & Recovery Services team operates an Adulty Systems of Care which has geographically located services that offer a range of behavioral health services, such as medication, counseling, recovery services, resources, and diagnosis. They also offer Assertive Community Treatment

(ACT) and Strengths-Based Case Management in treating its clients. ACT program services include mental health and substance use assessment and treatment, intensive case management, emergency assistance with food and clothing, individual goal planning, independent living skills development, and employment services. SBCM program services include mental health and substance use assessment, group and/or individual counseling, crisis prevention and intervention, rehabilitation, community integration, and linkage/consultation/placement services.

For services within individualized populations, the County offers the following services:

Small Family Homes

Small Family Homes provide 24-hour care in the licensee's family residence for six or fewer children who are mentally disabled, developmentally disabled, or physically handicapped, and who require special care and supervision as a result of such disabilities.

Group Homes

Group Homes are facilities of any capacity and provide 24-hour non-medical care and supervision to children in a structured environment. Group Homes provide social, psychological, and behavioral programs for troubled youth.

Adult Residential Facility

Adult Residential Facilities (ARF) are facilities of any capacity that provide 24-hour non-medical care for adults ages 18 through 59, who are unable to provide for their own daily needs. Adults may be physically handicapped, developmentally disabled, and/or mentally disabled.

Residential Care Facilities for the Elderly

Residential Care Facilities for the Elderly (RCFE) provide care, supervision and assistance with activities of daily living, such as bathing and grooming. They may also provide incidental medical services under special care plans.

The facilities provide services to persons 60 years of age and over and persons under 60 with compatible needs. RCFEs may also be known as assisted living facilities, retirement homes, and board and care homes. The facilities can range in size from fewer than six beds to over 100 beds. The residents in these facilities require varying levels of personal care and protective supervision. Because of the wide range of services offered by RCFEs, consumers should look closely at the programs of each facility to see if the services will meet their needs.

Social Rehabilitation Facility

A Social Rehabilitation Facility is any facility that provides 24-hours-a-day non-medical care and supervision in a group setting to adults recovering from mental illnesses who temporarily need assistance, guidance, or counseling.

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

The City has allocated CDBG and ESG funds to serve people with special needs. Funds will be allocated towards facility improvements, street outreach, shelter, and rehousing for vulnerable populations. The City will continue its HOME Access program that provides grants for accessibility improvements for low-income homeowners. The City anticipated assisting approximately 10 households per year.

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

Please see above.

MA-40 Barriers to Affordable Housing – 91.210(e)

Negative Effects of Public Policies on Affordable Housing and Residential Investment

Countless studies and articles have sought to explain the contributors to California’s housing crisis. A notable analysis was conducted by California’s Department of Housing and Community Development (HCD) in a report titled “[California's Housing Future: Challenges and Opportunities Final Statewide Housing Assessment 2025](#)”. In it, HCD laid out five core challenges facing the State’s housing market:

1. Housing supply continues to not keep pace with demand.
2. High housing growth is expected in communities with environmental and socio-economic disparities.
3. Unstable funding for affordable home development is impeding the ability to meet California's housing needs, particularly for lower-income households.
4. People experiencing homelessness and other vulnerable populations face additional barriers to obtaining housing.
5. Affordable housing has far-reaching policy impacts that benefit the quality of life in California, including health, transportation, education, the environment, and the economy.

Each of these challenges incorporates several related policy issues. Listed below are the factors that most clearly affect Bakersfield’s housing market. Public policies that affect the local housing market’s affordability and accessibility are also discussed in the City’s Analysis of Impediments to Fair Housing Choice report.

Funding. The lack of funding is by far the biggest barrier to developing more affordable housing. The dissolution of Redevelopment Agencies (RDAs) in 2011 to fill State budget deficits continues to have an impact on the local housing market. By utilizing tax increment financing, RDAs were often the single largest and most reliable local revenue sources for affordable housing. In Bakersfield, the annual revenue it generated has not be replaced.

The level of investment from the federal government also does not meet the demand for affordable housing. For instance, the overall funding for the CDBG and HOME programs has decreased over time, from over a combined \$1 billion in 2003 to just over \$486 million in 2016, marking a 55 percent decrease.²²

With the passage of Senate Bill 2 in 2017 and an increased investment in the LIHTC program in 2019, the State has made efforts in recent years to increase the amount of money dedicated to affordable housing. Voters have also recently approved numerous Statewide bond measures that raise money for affordable housing. Besides the permanent revenue sources established through SB 2, however, many of the State’s actions are one-time investments and generally cannot be relied on in the long-term.

²² “California's Housing Future: Challenges and Opportunities Final Statewide Housing Assessment 2025,” page 44, California Department of Housing and Community Development, February 2018.

Locally, the City of Bakersfield voters approved Measure N, the Public Safety and Vital Services Measure on November 6, 2018. The Measure is a locally controlled one-cent sales tax measure that will provide approximately \$58 million annually to the City of Bakersfield to address top community priorities including enhancing public safety, reducing homelessness and bolstering economic development activities. The Measure is effective April 1, 2019, within the City of Bakersfield. The City will use a portion of these funds for affordable housing.

Development costs. The cost of developing housing, inclusive of land, material, and labor costs, has outpaced inflation in recent years. There are many negative consequences to this, especially less units can be constructed with funds from the public sector and privately funded housing projects may be rendered financially infeasible or must increase rents to cover costs; each of these affect the local housing market's affordability.

Development fees, often referred to as impact fees, also contribute to the increased cost of development and are gaining more attention as a barrier to construction. On behalf of the State legislature and HDC, the Turner Center for Housing Innovation conducted an analysis of development fees and their impact. While Bakersfield's fees aren't onerous relative to other cities, and such fees are normal practice across the country, the Turner Center found that California's fees are especially high. This is due in part to Proposition 13, which caps property tax increases, and the decreased federal investment in housing. These factors compel cities to seek alternative revenue sources, like development fees, for infrastructure and parks.²³

²³ Hayley Raetz, David Garcia, and Nathaniel Decker, "Residential Impact Fees in California," Turner Center for Housing Innovation, August 5, 2019.

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

Introduction

Strategically located within four hours of 90 percent of California’s population, Bakersfield has seen strong population and economic growth in recent years. Median income is up 10 percent since 2009, driven in part by Kern County’s status as one of the top producers of oil and agricultural products in the United States. The City is also quickly becoming a logistical hub for major companies. In 2018, Amazon announced it is bringing a distribution center and up to 2,000 jobs to Kern County. According to the Kern Economic Development Corporation (KEDC), Bakersfield metro area, which incorporates all of Kern County, has 390,400 working-age adults in the labor force and an unemployment rate of 8.0 percent.

Economic Development Market Analysis

Business Activity

Table MA-45.1: Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	16,068	10,363	14	10	-4
Arts, Entertainment, Accommodations	13,139	15,049	12	14	3
Construction	8,773	6,258	8	6	-2
Education and Health Care Services	18,225	22,853	16	22	6
Finance, Insurance, and Real Estate	5,317	5,870	5	6	1
Information	1,866	1,897	2	2	0
Manufacturing	7,140	4,616	6	4	-2
Other Services	3,574	3,815	3	4	0
Professional, Scientific, Management Services	7,786	8,088	7	8	1
Public Administration	1	0	0	0	0
Retail Trade	14,392	15,425	13	15	2
Transportation and Warehousing	4,099	2,313	4	2	-1
Wholesale Trade	5,147	3,123	5	3	-2
Total	105,527	99,670	--	--	--

Data Source: 2011-2015 ACS (Workers), 2015 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Table MA-45.2: Labor Force

Total Population in the Civilian Labor Force	171,944
Civilian Employed Population 16 years and over	152,990
Unemployment Rate	11.02
Unemployment Rate for Ages 16-24	27.16
Unemployment Rate for Ages 25-65	6.80

Data Source: 2011-2015 ACS

Table MA-45.3: Occupations by Sector

Occupations by Sector	Number of People
Management, business and financial	30,325
Farming, fisheries and forestry occupations	6,939
Service	16,480
Sales and office	35,190
Construction, extraction, maintenance and repair	21,079
Production, transportation and material moving	9,520

Data Source: 2011-2015 ACS

Travel Time

Table MA-45.4: Travel Time

Travel Time	Number	Percentage
< 30 Minutes	108,950	76%
30-59 Minutes	25,970	18%
60 or More Minutes	9,180	6%
Total	144,100	100%

Data Source: 2011-2015 ACS

Education:

Table MA-45.5: Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	19,330	3,449	12,425
High school graduate (includes equivalency)	30,880	3,505	11,735
Some college or Associate's degree	42,885	4,040	13,820
Bachelor's degree or higher	31,000	1,280	5,755

Data Source: 2011-2015 ACS

Table MA-45.6: Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	740	2,490	5,029	9,294	5,390
9th to 12th grade, no diploma	5,050	5,498	5,358	7,524	2,765
High school graduate, GED, or alternative	14,020	15,165	12,070	18,875	8,075
Some college, no degree	16,810	16,665	10,505	19,290	7,265
Associate's degree	2,135	4,655	3,680	6,135	2,395
Bachelor's degree	1,955	8,255	7,170	10,235	3,810
Graduate or professional degree	204	2,690	3,050	6,670	2,445

Data Source: 2011-2015 ACS

Table MA-45.7: Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	80,333
High school graduate (includes equivalency)	105,505
Some college or Associate's degree	120,549
Bachelor's degree	180,228
Graduate or professional degree	227,541

Data Source: 2011-2015 ACS

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

The three sectors with the most employees are Education and Health Care Services; Agriculture, Mining, Oil & Gas Extraction; and Retail Trade, as displayed in Table MA-45.1 above. These three sectors represent nearly half of all workers in Bakersfield. This is in line with the organizations that employ the most people in Kern County. Excluding public entities, the list of top ten employers is comprised entirely of businesses in healthcare, agriculture, or energy/natural resources.²⁴ While Education and Health Care Services has the most workers, the Agriculture, Mining, Oil & Gas Extraction sector holds an outsized impact on the local economy. In 2017, Kern County was the top agriculture-producer in the nation and the second-most oil producer, which together represented more than 40 percent of the local economy.²⁵

Describe the workforce and infrastructure needs of the business community:

During the ConPlan development, economic development stakeholders informed the City that fostering an inclusive economy, wherein people of color and LMI populations are provided equitable opportunities for success, are essential to the region’s overall economic wellbeing. This is especially important as Kern County continues to transition to a more service- and knowledge-based economy, exemplified by Bakersfield becoming an increasingly vital logistics hub and an emerging hospitality center. In 2017, the City collected a record amount of revenue from its Transient Occupancy Tax (TOT), which levies a fee on hotel stays,²⁶ and as of June 2019, hundreds of rooms at six hotels were proposed or under development.²⁷

It is worth highlight the hospitality sector because beside the Education and Health Care Services sector – also crucial to a service-based economy – the Arts, Entertainment, Accommodations sector has the greatest number of unfilled jobs, as seen in Table MA-45.1 above. The Agriculture, Mining, Oil & Gas Extraction sector, the region’s historical economic base, actually has the largest surplus of labor, with four percent more workers than jobs. It is important that people in historically disadvantaged communities are not left behind as emerging service-based sectors mature and offer more and more economic opportunity.

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

The California High-Speed Rail (HSR) is a major infrastructure project involving agencies at multiple levels of government and effecting populations and organizations through the Central Valley. The City

²⁴ “2018 Kern County Market Overview and Member Directory,” Kern Economic Development Corporation, 2018.

²⁵ Economic Impact Fact Sheets, Kern Economic Development Corporation.

²⁶ David Lyman, “Growth continues in Bakersfield hospitality sector,” Bakersfield.com, February 12, 2018.

²⁷ John Cox, “Hotel construction is booming as developers bet on Bakersfield’s economy,” Bakersfield.com, June 5, 2019.

has been planning for its HSR station for years and, in partnership with the California High-Speed Rail Authority, has developed Making Downtown Bakersfield, a visionary plan that charts the City's path for establishing a multimodal urban hub around its HSR station.

The HSR will eventually connect California's major cities from San Diego to San Francisco through the Central Valley, with Bakersfield being connected to Los Angeles and the Bay Area by 2029. As discussed in the economic study prepared for the High-Speed Rail project, this investment will better integrate the Central Valley's economy with the State's coastal economies, allowing it to evolve to a more balanced, diversified and resilient economy that offers more opportunity to those who live and work there.

Over time, enhanced connectivity and improved access to prosperous coastal cities will change the economic dynamics of the Central Valley and could hasten the diversification of its economy. In the long run, the Valley will be positioned to be more fully integrated into the larger State, national and global economies.

A second substantial economic development initiative is the Economic Opportunity Area (EOA) Plan, discussed previously in the NA-50 Non-Housing Community Development Needs, which uses tax increment financing to promote economic growth within specific geographic areas. The EOA Plan focuses on the following investment priorities:

- Keeping public areas safe and clean
- Addressing the fiscal stability of the City
- Creating jobs through economic development, business retention/attraction and workforce development
- Enhancing amenities throughout the community to improve quality of life and attract visitors

Seven EOAs have been identified, based on the need for supplemental economic development activities:

- Downtown Bakersfield EOA
- Bakersfield Airport EOA
- Highway 58/Mt. Vernon EOA
- 34th Street Corridor EOA
- East Hills EOA
- Old Town Kern EOA
- Southeast EOA

As the EOA Plan was only recently established in July 2019, the City looks forward to supporting its neighborhoods and tracking progress toward its goals.

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

Unlike with other California metro areas, Bakersfield's local economy is based in resource- and commodity-based sectors, but service- and knowledge-based sectors are becoming more significant.

Together, the Arts, Entertainment, Accommodations, Education and Health Care Services, and Retail Trade sectors have 45,756 workers, representing nearly half of the City's labor force. Unfortunately, these sectors possess some of the lowest paying jobs in the area. For instance, the median earnings for retail trade in 2017 was \$20,783 well less than half the City's median income over.

Bakersfield's relatively low educational attainment plays a part in the prevalence of low-paying jobs. Over 87 percent of the nation's population has earned at least a high school diploma or its equivalent, whereas just 80 percent of City residents have done so. Likewise, nearly 31 percent of Americans hold a bachelor's degree or higher, whereas 21.5 percent of the local population are college graduates. This makes the local labor force less competitive for the area's highest paying occupations – skilled healthcare practitioners, architects and engineers, and management and legal occupations. There is a need, then, to create, retain, and attract higher paying jobs, as well as improve the local workforce's educational attainment and raise wages for existing low-paying jobs.

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

The Employer' Training Resource (ETR) is a department within Kern County government and serves as the administrative arm of the Workforce Development Board for Kern, Inyo, and Mono counties. ETR provides services to local businesses and job seekers and administers workforce training to individuals who qualify in Kern, Inyo, and Mono Counties. ETR also partners with America's Job Center (AJCC) to provide basic training courses. The program coordinates job training with existing and future jobs opportunities.

The area is also well served by reputable educational institutions like Bakersfield College, a campus of the State's Community College system, and California State University-Bakersfield. The former is a member of the Kern County Homeless Collaborative, while the latter established a Small Business Development Center. Through these activities and their traditional educational offerings, the area's college institutions are crucial to meeting the goals outlined in the ConPlan.

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

No, the City does not participate in an CEDS

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

Not applicable.

Discussion

MA-50 Needs and Market Analysis Discussion

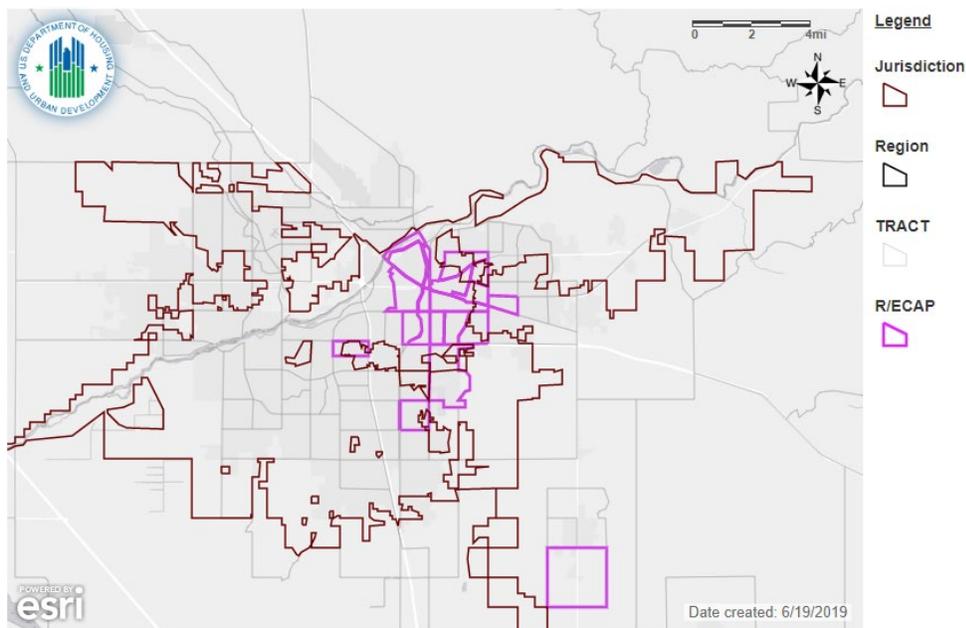
Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

The census tracts that contain populations with the lowest incomes and the highest housing cost burdens are those with the most housing problems. For example, the census tract bounded by California, Chester, and Union Avenues and the Rosa Parks Highway has a median income of \$25,000. Of the 1,300 low-income households in the census tract, 4.62 percent live in substandard housing, 14.62 are living in overcrowded conditions, and 61.15 percent are severely cost burdened.²⁸ This is but one example where multiple housing problems coexist. Most of the City's similar census tracts lie east of State Route 99.

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

As discussed in NA-30 Disproportionately Greater Need, the City has several Racially and Ethnically Concentrated Areas of Poverty (R/ECAP) that align with the census tracts that are CDBG-eligible and where at least 50 percent of their populations are cost-burdened. HUD defines R/ECAP as census tracts with at least 40 percent of its population living below the poverty line and at least 50 percent of the population identifies as other than non-Hispanic White. Figure NA-30.1, recreated below, displays Bakersfield's R/ECAP census tracts, which are concentrated in central Bakersfield.

Figure MA-50.1: Bakersfield R/ECAP Census Tracts



²⁸ Community Planning and Development Maps, U.S. Department of Housing and Urban Development.

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

There is alignment among census tracts that are CDBG-eligible, R/ECAP, and experience more housing problems. Furthermore, the areas designated in the City's EOA Plan incorporates many of these census tracts. The EOA Plan states these areas were selected "based on their need for supplemental economic development activities," and include, "include property zoned for commercial and industrial uses, which are uses that contain business and economic growth opportunities."

Are there any community assets in these areas/neighborhoods?

The R/ECAP census tracts cover the historic core of Bakersfield and are key to achieving the City's housing, transportation, and economic goals laid out in such plans like the Making Downtown Bakersfield and the EOA Plans. Long the cultural and economic center of Kern County, downtown Bakersfield is experiencing a community-driven resurgence, defying the previous trend of disinvestment. New housing developments, restaurants, and multimodal transportation infrastructure is complementing existing businesses, public transit, and amenities, leading to revitalization of the neighborhood. Additionally, the area will be connected to the State's coastal cities by the HSR by 2029, offering an unprecedented opportunity for economic development.

Are there other strategic opportunities in any of these areas?

Many of the census tracts focused on in the efforts described above have been designated as Opportunity Zones. The Opportunity Zone program is a federal initiative to increase capital investment in economically distressed census tracts. If they put capital gains – or, unearned income through the sale of capital like real estate or stock – into projects in designated Opportunity Zones, investors' tax bills are reduced and, in some cases, eliminated. The designation could be a boon to economic development efforts in central and southeast Bakersfield and is a key component of achieving the goals of the Making Downtown Bakersfield plan.

MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)

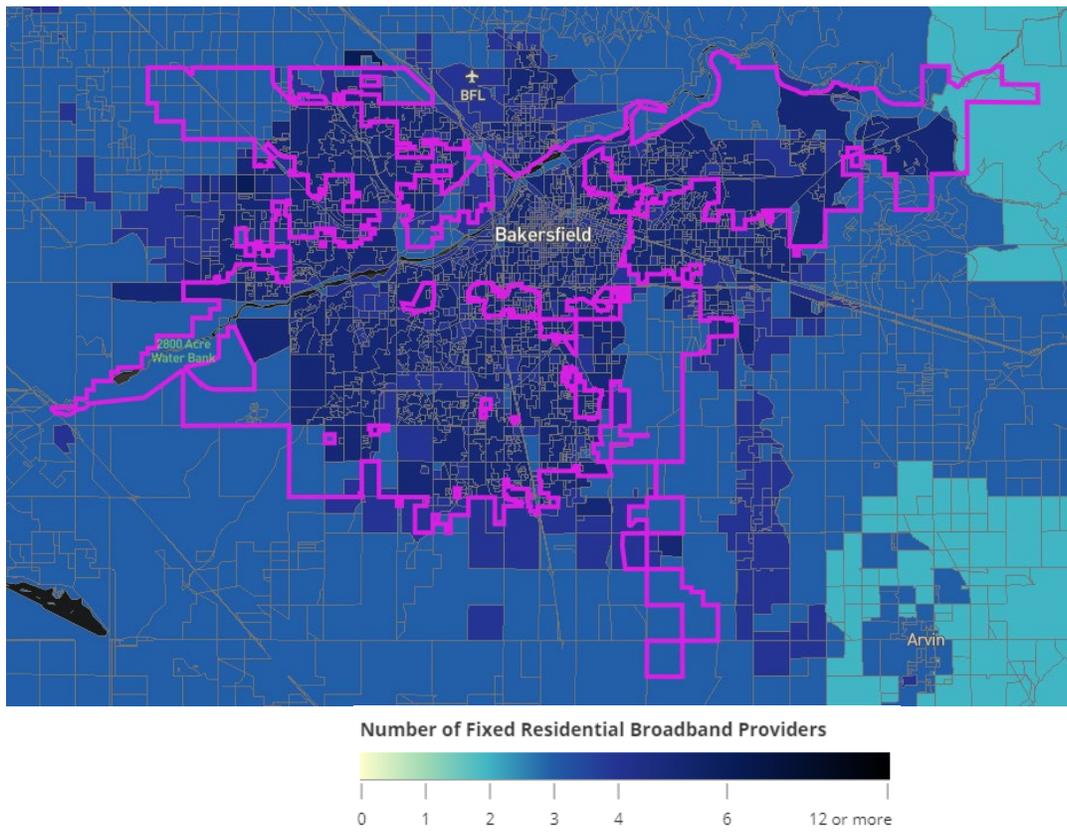
Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.

To address the digital divide, the City included a question in its community needs survey that asked residents what their most critical infrastructure needs are. Of the 422 respondents, 107 felt increasing access to broadband internet is a priority need, indicating it is a need in the City.

In drafting the ConPlan, the City used data from the Federal Communications Commission (FCC) regarding the number of broadband internet service providers in Bakersfield and the US Census Bureau's American Community Survey to determine the number of households with and without internet access.

Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.

Figure MA-60.1: Access to Broadband Provider Options



Source: FCC Fixed Broadband Deployment

The ‘digital divide’ is the gap between those who have access to computers and internet and those who do not. To account for the digital divide, the federal government now requires the ConPlan to address broadband access. Broadband is commonly referred to as high-speed internet and is provided by Digital Subscriber Line (DSL), Cable and Fiber-Optic. Satellite may also provide high-speed internet.

Shown in Table MA-60.1 below, Bakersfield has wider access to broadband, as well as access to more broadband providers, than Los Angeles, California, and the nation as a whole. This is important because the federal government considers digital literacy and access to high-speed internet as a necessity for positive socioeconomic outcomes. Having access to more broadband providers allows LMI residents to choose providers with better service and more competitive prices.

Table MA-60.1: Percent of Population with Broadband Provider Access

Area	No Providers	1 or more Providers	2 or more Providers	3 or more Providers
Bakersfield	0.00	100.0	100.0	99.99
Los Angeles	0.00	100.0	100.0	99.88
California	0.00	100.0	99.28	94.93
Nationwide	0.11	99.89	98.72	89.25

Source: Fixed Broadband Deployment, Federal Communications Commission (FCC)

Bakersfield’s broadband coverage is extensive, and it results in most households – over 94,000, according to the 2013-2017 ACS – having an internet subscription. But over 16,000 households, or about 14 percent of households, still lack internet access. This number beats the rate at the national level – just under 18 percent of all households in the United States have no access to the internet – but it is still a significant number of residents who lack what the federal government considers an essential for success.

Charter Spectrum and AT&T Internet are the main Internet options in Bakersfield. Spectrum has a coverage area of 98 percent within the city. AT&T Internet, on the other hand, has a footprint of 95 percent for Bakersfield. Broadband choice is strong in Bakersfield, and the average census block has access to 4 Internet providers. Averaged across all areas, there are exactly 4.11 possible providers in each location.

EarthLink is another commonly available broadband choice in Bakersfield. They offer DSL connections in 79 percent of the area. UnWired Broadband offers an alternative wireless service to practically one hundred percent of Bakersfield. However, as a fixed wireless connection, this service requires roof access or line of site with an UnWired Broadband tower or access point.

Each year, the California Public Utilities Commission (CPUC) submits an annual report on the activities conducted by the California Advanced Services Fund (CASF), whose statutory goal is to provide broadband internet access to at least 98 percent of households by December 31, 2022. Its 2018 [report](#) shows the CASF provided more than \$360,000 in funding for broadband infrastructure projects in Bakersfield.

MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)

Describe the jurisdiction's increased natural hazard risks associated with climate change.

The jurisdiction is not immune to the risks related to climate change. The region has seen more severe storms, resulting in roadway flooding and challenges with transportation infrastructure washout. Additionally, there have been severe droughts and changes in water availability, causing issues with the region's agricultural economy. Emissions from agriculture, industry, rail freight and road traffic together cause the City's air to be the worst in the United States for short-term and year-round particle pollution.²⁹

Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.

Many departments in the City government are involved in resiliency to natural hazards, especially the Bakersfield Fire Department and the Water Resource Department. Among other duties, the Water Resource Department monitors the City's water supply quality, administers water conservation programs in response to drought conditions, and tracks the level of the Kern River, which flows through Bakersfield. This work helps to support vulnerable populations, specifically housing occupied by low- and moderate-income households.

The Kern County government also contributes to natural hazard resiliency, most significantly through its Office of Emergency Services. Its Emergency Operations Center (EOC) is a centralized location for multi-agency and multi-jurisdiction response to disasters. In an emergency, the EOC serves as the liaison between local jurisdictions in Kern County, including the City of Bakersfield, and emergency services at the State level.

Bakersfield is involved in many plans to address climate change and sustainability, a key part of resiliency to natural hazards. Planning efforts include the development of the [High-Speed Rail \(HSR\) Station](#) in Downtown Bakersfield, the [Metropolitan Bakersfield Habitat Conservation Plan](#), and many sustainable [transportation plans](#) from the Kern Council of Governments.

²⁹ <https://www.theguardian.com/cities/2017/feb/14/bakersfield-california-bad-air-pollution-us>

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The Strategic Plan outlines the strategies and policies with which the City plans to address the issues and opportunities presented in the Needs Assessment and Market Analysis. Ultimately, the Strategic Plan will help achieve the City's ConPlan goal by guiding investments in Bakersfield's LMI communities. The goals are:

1. Increase and preserve the supply of affordable housing for low-and-moderate income households.
2. Prevent and reduce homelessness.
3. Improve public infrastructure and facilities to promote safe and vibrant communities.
4. Foster community and economic development.
5. Enhance facilities and services for the non-homeless special needs population, including seniors, persons with disabilities, and persons living with HIV/AIDS.

These goals, and the funded activities meant to achieve them, align with HUD's approaches to developing viable communities: (1) providing decent housing; (2) providing a suitable living environment; and (3) expanding economic opportunity.

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

Geographic Area

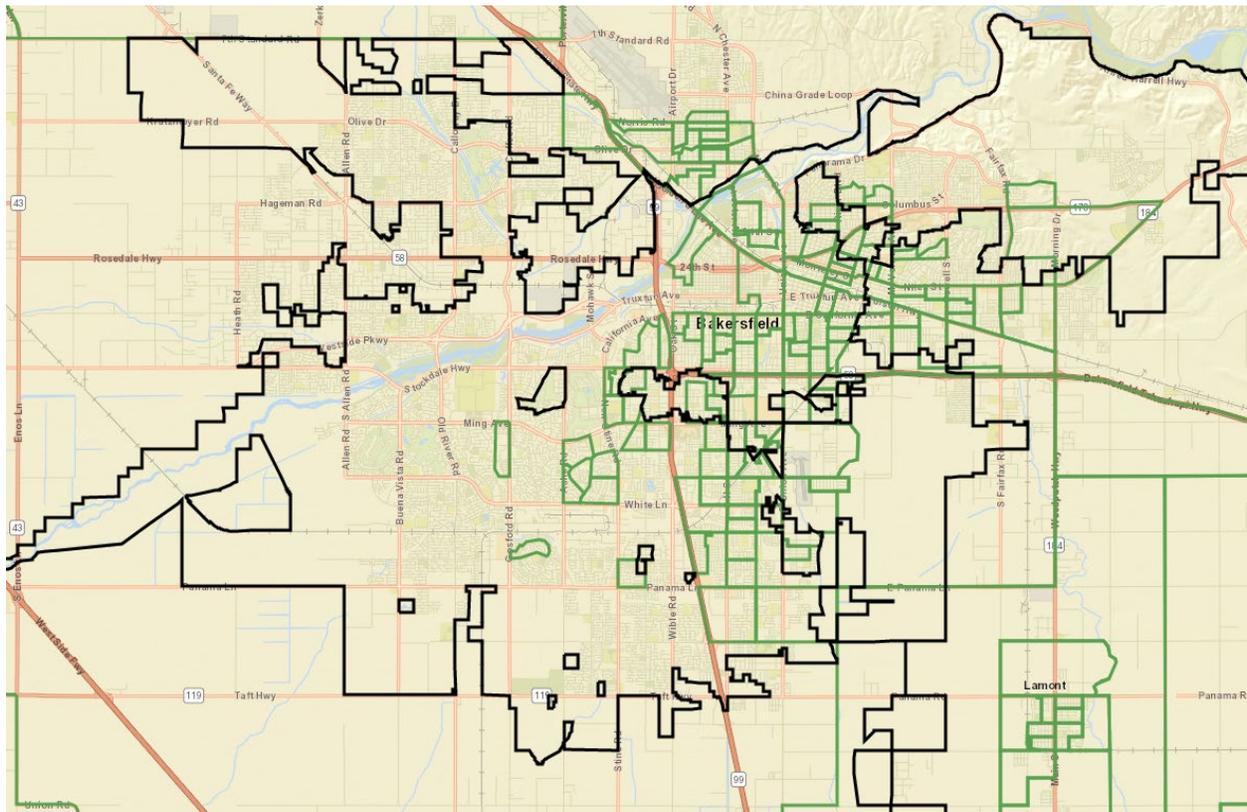
In keeping with HUD entitlement program rules, the City will fund activities in predominately LMI areas or activities that will predominately benefit LMI residents and those with special needs.

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The areas where CDBG funds will be used are identified in Figure SP 10.1 below, which identifies LMI areas in the City by Census block groups. CDBG-eligible blocks groups are those in which all at least 51 percent of households are LMI. These areas lie primarily east of State Route 99.

Figure SP 10.1: CDBG-eligible Block Groups



Source: HUD CPD

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

Priority Needs

Table SP-25.1 – Priority Needs Summary

1	Name	Preserve and provide affordable housing opportunities to low- to moderate-income households
	Priority Level	High
	Description	Development of new affordable housing rental units. Preservation of existing affordable homes. Mortgage assistance to LMI first-time homebuyers. Fair Housing testing and services.
	Population	Extremely Low Low Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	Target Area	City of Bakersfield
	Associated Goals	Increase and preserve the supply of affordable housing for low-and moderate- income households. Enhance facilities and services for the non-homeless special needs population, including, but not limited to, seniors, persons with disabilities, and persons living with HIV/AIDS.
	Basis for Relative Priority	Housing was identified as one of the highest needs through the Community Needs Survey, as well as demonstrated through the Needs Assessment and Market Analysis

2	Name	Services and housing for those experiencing or at-risk of homelessness.
	Priority Level	High

	Description	Providing emergency shelters and supportive housing opportunities. Providing prevention services and rapid re-housing.
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	Target Area	City of Bakersfield
	Associated Goals	Prevent and reduce homelessness. Increase and preserve the supply of affordable housing for low-and moderate- income households.
	Basis for Relative Priority	The 2019 Point-in-Time count found that 1,330 homeless persons were living in the Kern County, with 80 percent, or 1,064 people, in Bakersfield. This represents a 50 percent year-over-year increase in homelessness.

3	Name	Improve public infrastructure and facilities
	Priority Level	High
	Description	Improve and expand the City's existing public infrastructure (streets, sidewalks, curb/gutters, street fixtures, drainage systems, and sewer/water systems) and public facilities (parks and recreational facilities, community centers, public healthcare centers) in low and moderate-income areas.
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Frail Elderly Persons with Mental Disabilities

		Persons with Physical Disabilities Persons with Developmental Disabilities
	Target Area	City of Bakersfield
	Associated Goals	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Basis for Relative Priority	The Community Needs survey identified the following highest needs for public infrastructure: street and alley improvements, tree planning and urban greenery, and streetlights. Parks and recreation, as well as community centers, were identified as the highest needs for community facilities.

4	Name	Foster community and economic development
	Priority Level	High
	Description	Support community and economic development opportunities by creating, retaining and attracting businesses and jobs that will improve the economic health of low and moderate-income areas. Community development activities may support infrastructure, economic development projects, installation of public facilities, community centers, housing rehabilitation, public services, clearance/acquisition, microenterprise assistance, code enforcement, homeowner assistance and many other identified needs.
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Individuals Families with Children Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	Target Area	City of Bakersfield
	Associated Goals	Foster community and economic development.

	Basis for Relative Priority	The Community needs survey identified Economic Development as a top need in the community with job readiness and job creation as the highest priorities.
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5	Name	Facilities and services for non-homeless special needs populations.
	Priority Level	High
	Description	Improve and increase facilities and services to create suitable living environments for non-homeless persons with special needs. These include facilities and their programs that service the young, seniors, large families, persons with disabilities and farmworkers.
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	Target Area	City of Bakersfield
	Associated Goals	Enhance facilities and services for the non-homeless special needs population, including seniors, persons with disabilities, and persons living with HIV/AIDS. Prevent and reduce homelessness. Increase and preserve the supply of affordable housing for low-and moderate- income households.
	Basis for Relative Priority	There are 1,607 residents living with HIV in Bakersfield, and 149 new cases were reported last year. There has been an upward trend in the number of people with multiple sexually transmitted infections, which increases the likelihood of contracting HIV. Elderly households are more likely to be low-income due to living on fixed incomes. Additionally, 35 percent of residents with a disability are over the age of 65. Only 18 percent of all working age (18-64 years) individuals with

		a disability are in the workforce, but this represents an increase of six percent from the previous ConPlan (33 percent).
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Narrative (Optional)

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

Influence of Market Conditions

Table SP-30.1: Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	As the economy has improved since the 2008 financial crisis, Bakersfield has experienced strong economic and population growth. According to the Needs Assessment, however, housing cost burden is a persistent issue and is the most significant housing problem facing LMI households. With a waitlist of 7,054 households for Housing Choice Vouchers, LMI households in need face high housing costs and could be put at risk of homelessness. Even with rental vouchers in-hand, LMI renters are experiencing difficulties finding affordable market rate housing or landlords willing to rent to them. The State did pass a law that prohibits discrimination based on source of income, meaning landlords cannot reject a prospective tenant based on their use of a rental assistance voucher alone. This law goes into effect January 1, 2020, but it's impact in Bakersfield and on TBRA is unclear as of this writing.
TBRA for Non-Homeless Special Needs	As per the Needs Assessment, vulnerable populations of all types face significant barriers to a stable housing situation. For persons living with HIV/AIDS, for example, high housing costs make it difficult to transition program participants from HOPWA-funded housing into the private rental market without rental subsidies.
New Unit Production	According to California's Housing and Community Development Department, just 3.2 percent of the City's lower income housing goals have been achieved. Most of the housing production has been for households earning over 80 percent AMI. Overall, just 25 of the City's housing goals have been met. Several factors contribute to this low level of housing production. These include high construction and labor costs and constrictive zoning and building codes. There have also been insufficient public funds to fill the affordability gap by subsidizing new income-restricted housing units. As a response, the City has instituted several changes to spur development, particularly denser, multifamily development in the downtown neighborhood.
Rehabilitation	Two significant considerations for rehabilitation are accessibility and age. The latter is important because homes built prior to 1978, when lead-based paint was prohibited for residential use, may contain lead-based paint hazards. Older homes are more likely to need rehabilitation and less likely to be accessible for those with disabilities. The City will continue support efforts to rehabilitate homes for LMI households.
Acquisition, including preservation	The high cost of housing and land, and the persistent need for affordable rents, lead to insufficient resources to adequately provide enough income-restricted housing. However, the City is committed to identifying affordable housing units nearing the end of their income-restricted affordability terms and leveraging resources to extend that affordability. As a result, the City and the Housing Commission, as the City's Public Housing Authority, is investigating several avenues through which to expand the affordable housing stock.

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

Introduction

Over the 5 Year period of the ConPlan, the City of Bakersfield anticipates \$29,200,980 available for projects and administration through entitlement grant programs and program income. Specifically, the city anticipates the following breakdown by grant source:

- CDBG: \$18,054,410 (inclusive of \$8000 program income per year)
- HOME: \$6,799,345 (inclusive of \$100,000 program income per year)
- HOPWA: \$2,803,665
- ESG: \$1,543,560

During the FY 2020-21 Action Plan, the City of Bakersfield anticipates \$5,840,196 available for projects and administration through entitlement grants programs and program income. Specifically, the city anticipates the following breakdown by grant source:

- CDBG: \$3,610,882 (inclusive of \$8000 program income)
- HOME: \$1,359,869 (inclusive of \$100,000 program income)
- HOPWA: \$560,733
- ESG: \$308,712

Anticipated Resources

Table SP-35.1: Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total:\$		
CDBG	Federal	Supportive services	\$3,602,882	\$8,000	\$0	\$3,610,882	\$14,443,538	This amount is based on a yearly estimated decrease of 3% beginning with 2019-2020 allocation.
		Homebuyer assistance						
		Homeowner rehabilitation						
		Multifamily rental rehabilitation						
		Homeless support						
		Public Services						
		Non-profit facilities						
		Public improvements						
		Public facilities						
		Public infrastructure						
HOME	Federal	Acquisition	\$1,259,869	\$100,000	\$0	\$1,359,869	\$5,439,479	This amount is based on a yearly estimated decrease of 10% beginning with 2019-2020 allocation.
		Homebuyer assistance						
		Multifamily rental new construction						
		Multifamily rental rehabilitation						
ESG	Federal	Housing assistance	\$308,712	\$0	\$0	\$308,712	\$2,242,932	Based on 2019-2020 allocation.
		Rapid rehousing						
		Supportive Services						
HOPWA	Federal	Housing assistance	\$560,733	\$0	\$0	\$560,733	\$1,234,848	Based on 2019-2020 allocation.
		Supportive services						
		Information and resources						
Total			\$5,732,196	\$108,000	\$0	\$5,840,196	\$23,260,797	

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

While the CDBG program does not require matching funds, CDBG funds offer excellent opportunities to leverage private, local, state, and other federal funds to allow for the provision of public service activities. The HOME program does require a match, at least a 25 percent on funds spent for affordable housing, as does the ESG program. There must be a 100 percent match with ESG. When using entitlement funds itself, the City will seek to use federal, State, and local funds, as well as other non-federal resource contributions to housing, to meet its matching requirements. For subrecipient applicants, preference will be given to those with matching funds.

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

As the housing crisis has worsened in California, utilizing publicly owned land for affordable housing development has become an increasingly popular policy solution. In January 2019, Governor Gavin Newsom issued an Executive Order directing State agencies to inventory and assess surplus State

properties for their development potential. Unfortunately, the State owns just two surplus properties in Bakersfield, resulting in 1.99 total acres. For its part, the City regularly reviews its real estate portfolio and assesses if properties are being put to best use. Below includes a list of City owned properties:

Table SP-35.2: City Owned Properties

City of Bakersfield Owned Properties from the Redevelopment Agency (RDA)			
Parcel Address	APN	Parcel Size	Zoning
121 Milham	139-422-06	.23 acres	R-2
29 Augusta	018-250-26	.14 acres	R-2
16 Milham	139-431-07	.22 acres	R-2
Virginia/S. Owens	018-220-02	.07 acres	R-2
Virginia/S. Owens	018-220-01	.07 acres	R-2
333 Augusta	018-220-31	.07 acres	R-2
220 South King	139-360-14	.12 acres	R-2
1213 Murdock Street	018-112-09	.15 acres	R-2
3412 Hale Street	172-042-08	.19 acres	R-2-MH
Creekview Villas Pad - 1 & 2	006-590-22 - 006-590-36	.14/.16 acres	C-C
1001, 1007, 1011 Baker Street	014-280-22	1.48 acres	PCD

Zoning Key	
R-2 Limited Multi-Family Dwelling	
R-2 - MH Limited Multi-Family Dwelling/Mobile Home Overlay	
C-C - Commerical Center	
PCD Planned Commercial Development	



Source: City of Bakersfield, 2020

Discussion

SP-40 Institutional Delivery Structure – 91.215(k)

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

Table SP-40.1: Institutional Delivery Structure

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
City of Bakersfield	Government	Lead Agency CDBG Administrator HOME Administrator ESG Administrator	Jurisdiction
Housing Authority of the County of Kern (HACK)	Public Housing Agency	PHA	Regional
Kern County Homeless Collaborative	Continuum of Care	Homelessness	Regional
City of Bakersfield	Government	HOPWA Administration	State

Assess of Strengths and Gaps in the Institutional Delivery System

The City’s Economic and Community Development division within the Development Services Department is responsible for the overall administration and fiscal management of the ConPlan process and its associated funding programs. The staff within the division works closely with other City departments and the community to develop programs and activities that improve LMI: neighborhoods throughout the City. The administration of program activities includes housing, public facility and infrastructure improvements, public and social service activities and economic development activities. City staff also makes recommendations to the City Council regarding the expenditure of entitlement program funds.

The strengths in the delivery system are through interdepartmental communication and collaboration. City staff from various departments work with each other and with organizations and agencies that assist lower income individuals and families in Bakersfield to establish funding priorities. Any service delivery gaps that might exist are due to limited funding. The many housing and community development needs far exceed available funding. As a result, even high priority projects may have to wait years to be funded.

As discussed throughout the ConPlan, the Housing Authority of the County of Kern (HACK) is the area’s public housing authority responsible the City’s public housing and rental assistance vouchers. The City and Kern County collaborate to help meet the needs for all residents, including lower income households, seniors, farmworkers, and the homeless.

The Bakersfield-Kern County Homeless Collaborative (Bakersfield/Kern County Continuum of Care) is a network of nonprofit service providers, policymakers, business, charitable and faith-based organizations, volunteers and homeless or formerly homeless individual all working together to put an end to homelessness in Kern County.

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

Table SP-40.2: Homeless Prevention Services Summary

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

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

Many organizations in Bakersfield combine to provide a full range of services that either directly service or complement services targeted to homeless individuals and families. The cornerstone of the region’s homelessness services is the Kern County Homelessness Collaborative. Serving as the area’s Continuum of Care, BKCHC conducts the annual Point-In-Time Count, administers the Homeless Management Information System (HMIS), coordinates actions to address homelessness, and convenes organizations

around the goal of ending homelessness. Embodying its important place in the community is BKCHC's *Home at Last! Kern County's Plan to End Homelessness by 2028*. Developed in partnership with the United Way of Kern County, the Home at Last! Plan charts the course for Kern County service providers to address and end homelessness.

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

The service delivery system in Bakersfield is strong with respect to providing a comprehensive range of services for the general population, those with special needs, and persons experiencing homelessness. The City's new Code Enforcement Rapid Response Team provides services seven-days a week to residents based on reports of encampments, shopping carts, and illegal camping through the City's mobile app, "Bakersfield Mobile App." This team also works to connect individuals residing in the encampments to services and resources to help transition individuals into permanent housing options. This new team was created through the Public Safety and Vital Services Measure approved by voters in November 2018.

Additionally, persons with HIV/AIDS have a more limited range of services targeted toward them; however, information and referrals to general service providers are available through Bakersfield AIDS Project. For the homeless population, the Greater Bakersfield Legal Assistance organization provides homeless persons civil legal assistance and access to the court system. In addition, information and referrals are available through various homeless service organizations.

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

The City will continue to work with all relevant agencies, including the HACK, BKCHC, and the County of Kern, to identify gaps in the service delivery system to achieve the goals set forth in this ConPlan.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

SP-45.1: Goals Summary

Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
Increase and preserve the supply of affordable housing for low-and-moderate income households.	2020	2025	<ul style="list-style-type: none"> Affordable Housing Housing Services Special Needs Housing 	City of Bakersfield	Affordable housing and supportive services for low-income households.	<ul style="list-style-type: none"> Far Housing Services: \$500,000 CDBG (\$100,000 per year) Rental Units Constructed: \$6,119,410 HOME (\$1,223,882 per year) Rehab Home ADA Improvements: CDBG: \$200,000 (\$40,000 per year) Down Payment Assistance: HOME: \$1,250,000 (\$250,000 per year) 	<ul style="list-style-type: none"> 900 persons (180 per year) 200 units (40 per year) 35 units (7 per year) 40 households (8 per year)
Prevent and reduce homelessness.	2020	2025	<ul style="list-style-type: none"> Homeless Shelters Homeless Prevention Rapid Rehousing Homeless Services 	City of Bakersfield	Housing, shelter, and services for persons experiencing and at-risk of homelessness	<ul style="list-style-type: none"> Rapid Rehousing/Homeless Prevention: \$501,660 ESG (\$100,332 per year) Shelter Operations: \$808,000 ESG (\$161,600 per year) Homeless Services: \$118,125 ESG (\$23,625 per year) Homeless Services: \$264,479 CDBG 	<ul style="list-style-type: none"> 200 households (40 per year) 3,000 persons assisted (600 per year) 400 persons assisted (80 per year)
Improve public infrastructure and facilities	2020	2025	<ul style="list-style-type: none"> Public Facilities Infrastructure 	City of Bakersfield	Improve and create public infrastructure/facilities,	<ul style="list-style-type: none"> Facility and Infrastructure Improvements 	<ul style="list-style-type: none"> 75,000 persons (15,000 per year)

to promote safe and vibrant communities.			<ul style="list-style-type: none"> Public Services 		rehabilitation of aging public facilities and infrastructure to support the population.	CDBG \$10,000,000 (\$2,000,000 per year)	
Foster community and economic development.	2020	2025	<ul style="list-style-type: none"> Community Services Economic Development Services Community Facilities 	City of Bakersfield	Services to support the growing economic development needs of the community.	<ul style="list-style-type: none"> Community Services Economic Development Services Community Facilities 	<ul style="list-style-type: none"> 2,000 persons served
Enhance facilities and services for the non-homeless special needs population, including, but not limited to: seniors, persons with disabilities, and persons living with HIV/AIDS.	2020	2025	<ul style="list-style-type: none"> Senior Services Special Needs Housing Housing Services 	City of Bakersfield	Housing and Support for Special Needs populations, including Individuals with HIV/AIDS	<ul style="list-style-type: none"> Senior Center Services: \$450,000 CDBG (\$90,000 per year) HOPWA Rental Assistance: \$1,750,000 HOPWA (\$350,000 per year) HOPWA Housing Services \$475,000 (\$90,000 per year) 	<ul style="list-style-type: none"> 1,000 persons served (200 per year) 500 persons served (100 per year) 750 persons served (150 per year)

Goal Descriptions

Figure 45.1: Goal Descriptions

1	Goal Name	Increase and preserve the supply of affordable housing for low-and-moderate income households.
	Goal Description	Development of new affordable housing rental units. Preservation of existing affordable homes. Mortgage assistance to LMI first-time homebuyers. Fair Housing testing and services.
2	Goal Name	Prevent and reduce homelessness.
	Goal Description	Providing emergency shelters and supportive housing opportunities. Providing prevention services and rapid re-housing.
3	Goal Name	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Goal Description	Improve and expand the City's existing public infrastructure (streets, sidewalks, curb/gutters, street fixtures, drainage systems, and sewer/water systems) and public facilities (parks and recreational facilities, community centers, public healthcare centers) in low and moderate-income areas.
4	Goal Name	Foster community and economic development.
	Goal Description	Support economic development opportunities by creating, retaining and attracting businesses and jobs that will improve the economic health of low and moderate-income areas.
5	Goal Name	Enhance facilities and services for the non-homeless special needs population, including seniors, persons with disabilities, and persons living with HIV/AIDS.
	Goal Description	Improve and increase facilities and services to create suitable living environments for non-homeless persons with special needs. These include facilities and their programs that service the young, seniors, large families, persons with disabilities and farmworkers.

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

The City will assist in providing an estimated 200 new housing units to be occupied by extremely low-, low- and moderate-income households during this ConPlan period. In addition, the City will accommodate the development of approximately 15,506 housing units to be available to lower-income households through the policies and programs to be identified in the Bakersfield Housing Element update.

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

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

Public housing needs in Bakersfield are met by the Housing Authority of the County of Kern (HACK), which operates 865 units of public housing in the City. Section 504 Needs Assessment is performed periodically by HUD to ensure that the agency is working to provide accessibility in public housing units. HACK is not under a Section 504 Voluntary Compliance Agreement.

Activities to Increase Resident Involvements

HACK maintains several resident services to better engage them in publicly supported housing programs. Below is a list and summary of these programs:

- Family Self-Sufficiency Program (FSSP) – Assists public housing residents and rental assistance recipients to become self-sufficient within five years through employment and higher educational attainment.
- Scholarship Awards Program – In partnership with the Housing and Opportunity Foundation of Kern, HACK awards scholarships to students in college or technical/trade schools. All eligible HACK residents and rental assistance recipients are welcome to apply.
- Senior Services – service coordinators offer support, compassion, and understanding to ensure seniors live out their golden years with dignity and respect.
- Housing Counseling – HACK housing counselors offer a wide variety of services including pre-purchase homebuying counseling, rental assistance, financial literacy, non-delinquency post purchase education, and services for the homeless.
- Wise Investment Now (WIN) Microlending Program – through a grant from Wells Fargo Bank, HACK offers lower income residents with low interest loans ranging from \$500-\$5,000 to start or grow their own business.
- Site activities – at each of its publicly support housing developments, HACK supports several community activities each month.

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

HACK is not designated as a troubled public housing agency.

Plan to remove the ‘troubled’ designation

Not applicable.

SP-55 Barriers to Affordable Housing – 91.215(h)

Barriers to Affordable Housing

As part of the ConPlan process, the City developed an Analysis of Impediments to Fair Housing Choice (AI). The AI is a review of barriers that prevent people from choosing their preferred housing, including an assessment of the availability of affordable, accessible housing. MA-40 of this document also addresses barriers to affordable housing. The primary barriers to affordable housing identified in the AI and MA-40 are summarized below.

1. *Lack of Affordable Housing Supply*

While housing affordability is not directly a fair housing issue, expanding access to housing choices for impacted groups would result in a more equitable housing market. There is an ongoing, severe shortage of suitable housing available and affordable to very low-, low-, and moderate-, income households in Bakersfield. As housing prices continue to rise, low- and moderate-income households, especially renters, will be priced out of traditionally affordable neighborhoods in the City.

As documented in this report and the City's Consolidated Plan, protected classes such as minorities, elderly, persons with disabilities, and female head of household are disproportionately low- and moderate-income households and are more adversely impacted by the lack of housing than the population as a whole. Lower-income households are more likely to have severe cost burdens and live in overcrowded conditions.

Section 8 voucher holders are also disproportionately impacted by the lack of landlords willing to rent housing to Bakersfield residents who hold this type of housing subsidy. As reported by stakeholders, there are a decreasing number of landlords that accept Section 8 vouchers. Consequently, more voucher holders need to look for rental housing outside of Bakersfield.

The City has taken great efforts in promoting affordable housing in the past five years, but with the loss of Redevelopment tax-increment funds dedicated to affordable housing, the reduction in Federal resources, skyrocketing development costs, and the increase in market demand, this issue remains a significant impediment to fair housing choice in Bakersfield and California as a whole. It remains to be seen whether potential new legislation, such as a revamp of SB 50, will assist cities in providing greater opportunity for affordable housing to be built.

2. *Planning, Land Use and Zoning Practices*

The City has made gains in improving planning and land use practices to eliminate constraints to developing affordable housing in the City. Its most recent Housing Element provides a detailed analysis of land use and zoning practices to ensure that any impediments to development are mitigated.

However, there are some unintended barriers to the development of housing that should be reviewed. For example, the City has a disproportionate number of single-family dwellings compared to other jurisdictions and the State as a whole, limiting housing options for households of lower

income who increasingly cannot afford such housing. The State estimates that the City has approximately 96,400 single-family units, but only 31,000 multifamily units (2-4 units and above).

In addition, while there are nearly 5,000 units that are subsidized to provide affordable housing to lower-income households, most of that housing sits east of State Route 99 in Bakersfield's traditionally lower-income areas. As noted earlier, concentrating poverty has certain disadvantages, including Concentrating affordable housing in historically disadvantaged or lower-income areas can lead to a concentration of poverty, which HUD recognizes has five wide-ranging impacts:

- Limits educational opportunity for children
- Leads to poor health outcomes
- Hinders wealth building
- Reduces private-sector investment and increases prices for goods and services
- Raises costs for local governments³⁰

The City's zoning codes allows most of its multifamily residential uses in and around Downtown Bakersfield. Consequently, that is where much of the City's affordable housing is located. The Downtown area has also been the focus of many recent economic development efforts, such as the Economic Opportunity Area Plan and Making Downtown Bakersfield, to improve economic opportunity and life outcomes.

3. *NIMBYism - Opposition to Siting of Affordable Housing*

Despite efforts made by the City, developers, and other stakeholders to demonstrate the need for and value of new affordable housing, there is still some opposition to affordable housing in neighborhoods throughout the City. Community opposition limits the ability for the City to develop additional affordable housing to address the severe affordable housing shortage.

4. *Need for Ongoing Landlord Education*

Interviews with fair housing and service providers in Bakersfield identified that some landlords, primarily smaller landlords, lack knowledge of fair housing rules and requirements. Consequently, these landlords may discriminate (potentially inadvertently or without full understanding of the law) against protected classes. Anecdotally, service providers indicated that this discrimination seemed to be especially prevalent for persons with disabilities making reasonable accommodation requests to the landlord.

5. *Lack of Access to Community Assets*

As indicated in the Consolidated Plan, areas of high minority concentration, and low-income areas have limited access to community assets, banks, transit and employment centers when compared with the City as a whole. The limited access to these assets has an adverse impact on the residents (disproportionately protected classes) to have access to jobs, quality schools, fresh food and financial institutions. Focus group participants raised the concern over food insecurity as a

³⁰ "Confronting Concentrated Poverty with a Mixed-Income Strategy," Office of Policy Development and Research, U.S. Department of Housing and Urban Development, Spring 2013.

significant problem for lower-income households throughout Bakersfield.

6. Foreclosure Recovery

Foreclosures lower property values in the surrounding neighborhood and cause blight. Neighborhood absentee homeowners (e.g., banks) also do not adequately manage the vacant properties resulting in blight and locations for criminal activities, further lowering property values. This, in turn, threatens the remaining homeowners' ability to refinance homes and limits incentives for potential homebuyers to move into the neighborhood. Foreclosed homeowners are also left with little to no savings and reduced credit scores resulting in difficulty obtaining funding for future homes.

Renters in properties that were foreclosed on also are adversely affected including unlawful eviction attempts, health problems due to unresponsive landlords in pre-foreclosure situations, lack of stability especially for persons with disabilities, seniors, and families with children, in addition to other issues associated with the change of building ownership such as evictions due to non-payment, payment for moving, and rent increases. The repercussions of foreclosures on homeowners, renters, and the community at large is an impediment to fair housing.

7. Lending/Sales Discrimination

As noted previously, there are significant disparities between how certain racial or ethnic groups are treated in the lending arena. According to HMDA data, there is 14.1 percent difference between the Hispanic/Latino population share and its share of total home loan applications. Conversely, the White population has the greatest positive difference – its application share is 9.2 percent greater than its population share. For comparison, the United States is 61.5 percent White and represented 63.9 percent of all home loan applications throughout the nation.

Income representation in home loan applications paints a different picture. As one might expect, low- and moderate-income households are underrepresented in home loan applications and middle- and upper-income households are overrepresented. Low- and moderate-income people have lower incomes and are likely to have fewer assets than moderate- and upper-income households. They may also be unable to meet down payment requirements. These all lead to lower rates of home loan applications.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

The City is committed to ensuring fair housing choice for all residents. Based on the analysis contained in this report and the progress toward the previous AI's goals, the City proposes the following actions to address the impediments to fair housing choice for 2020-2025.

Affordable Housing Development and Preservation

Impediment	Proposed Actions	Timeframe
Insufficient funding for affordable housing	Continue to seek funding for affordable housing development and preservation. Support Statewide efforts to create permanent sources of housing funding, including through “redevelopment 2.0.”	2020-2025; ongoing
Lack of affordable housing supply	Use anticipated federal dollars (primarily HOME) to fund 200 new units.	2020-2025

Planning, Land Use and Zoning Practices

Impediment	Proposed Actions	Timeframe
Potential concentration of poverty in certain neighborhoods through zoning	The City will continue to seek out partners for affordable housing projects in all areas of the City. When considering sites, the City will evaluate racial and income concentrations as well as proximity to services and public transportation.	2020-2025; ongoing
Single-family zones reduce opportunities for more affordable housing to be built	The City will review its zoning code to ascertain potential opportunities to increase the amount of land available for multifamily dwellings.	2020-2023
Single-family zones reduce opportunities for more affordable housing to be built	Consider supporting new legislation that would increase the number of units that can be built in single-family dwelling zones (SB 50, for example). Continue to refine ADU requirements to ensure streamlined opportunities for more development.	2020-2023

NIMBYism – Opposition to Siting of Affordable Housing

Impediment	Proposed Actions	Timeframe
Some opposition to affordable housing continues in certain neighborhoods.	Consider developing a Citywide educational seminar to educate homeowners, seniors, faith, and other communities about the need for affordable housing. Involve local recipients of Section 8 vouchers or other subsidized housing to share their stories.	2021-2023

Landlord Education

Impediment	Proposed Actions	Timeframe
Landlords lack knowledge of fair housing rules and requirements.	In concert with HACK and local apartment association groups, develop a training program for landlords to hear about the new fair housing laws, including ones that prohibit applications on the basis of tenants holding a Section 8 voucher. Offer programs to help educate on “reasonable accommodations” and how receive City assistance.	2022-2024

Lack of Access to Community Assets

Impediment	Proposed Actions	Timeframe
Areas of high minority concentration, and low-income areas have limited access to community assets, banks, transit and employment centers when compared with the City as a whole	When considering sites, the City will evaluate racial and income concentrations as well as proximity to services and public transportation.	2020-2025; ongoing
Food insecurity is a significant problem for lower-income households throughout Bakersfield	The City will convene stakeholders to brainstorm ways to ensure residents have adequate access to healthy food.	2023-2024

Foreclosure/Eviction Recovery

Impediment	Proposed Actions	Timeframe
Lower-income neighborhoods with high rates of foreclosure and the resulting evictions of tenants lack access to prevention services	Continue to work with GBLA and other service providers to assist renters with eviction threats. Consider creating a program to assist homeowners facing foreclosure by partnering with the "Making Home Affordable" program offered by the federal government. Work with local lenders, advocates and the business community to support these efforts.	Ongoing; developing new programs, 2024-2025

Lending/Sales Discrimination

Impediment	Proposed Actions	Timeframe
There are significant disparities between how certain racial or	The City will consider developing informational material to send to a variety of lending institutions to educate	2023-2025

ethnic groups are treated in the lending arena	them on the need to eliminate discrimination in financial practices	
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SP-60 Homelessness Strategy – 91.215(d)

The City is a participating member of the Bakersfield-Kern County Homeless Collaborative (BKCHC), the region's Continuum of Care. BKCHC is made up of Kern County nonprofit homeless assistance providers, victim service providers, faith-based organizations, governments, businesses, advocates, public housing agencies, school districts, social service providers, mental health agencies, hospitals, universities, affordable housing developers, law enforcement, and organizations that serve veterans and homeless and formerly homeless individuals. Perhaps the most significant BKCHC work in recent years is the development of *Home at Last! Kern County's Plan to End Homelessness by 2028*, from which much of the information included in this section is adapted.

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

Street outreach is a core supportive service administered by BKCHC. In Kern County, there are 5.5 fulltime equivalent employees, two of whom target only homeless veterans. In complying with the HEARTH Act, BKCHC also administers a countywide SSI/SSDI Outreach, Access, and Recovery (SOAR) program to improve benefit assistance for at-risk and homeless residents.

However, all service providers surveyed in the development of the Home at Last! Plan believed outreach services were inadequate or in critically short supply. As a result, bolstering outreach programs to both broaden their reach as well as better target individual populations is a key part of the plan's strategy to end homelessness by 2028. Nearly every one of the plan's six major objectives relies on improved outreach services.

Addressing the emergency and transitional housing needs of homeless persons

As part of the Home at Last! Plan, BKCHC conducted a needs assessment to inform its goal setting. The needs assessment included an analysis of its transitional and emergency housing needs. Bakersfield and the region moved away from a system that emphasized temporary housing to a Housing First model with permanent supportive housing at its foundation, but shelters are still often needed. Permanent housing can take years to build and available funding falls short of meeting the City's housing needs.

As of December 2017, Kern County had a combined total of 681 year-around emergency and transitional shelter beds, most of which are in Bakersfield. This number equates to 84 percent of homeless people counted in January 2017, or a ratio of 0.8 beds per person counted. Kern's capacity to shelter 84 percent of its homeless population is higher than the national capacity and far exceeds that of California.

Despite its relatively high per capita bed ratio, Kern County's inventory of emergency shelter and transitional housing beds is still insufficient to meet the needs of 26 percent of the homeless population. There are few reasons for this. There are only 100 beds for victims of domestic violence, resulting in many people in need being turned away. There are also very few beds in the County's rural areas and many shelters in the County have conditions for entry, such as no alcohol or drug usage, which decreases the utilization rate.

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

The Housing First model has proven to be the most effective solution for addressing homelessness. While it's the most effective model, it's also the most resource intensive, requiring hundreds, if not thousands of new permanent and affordable homes. Fortunately, Kern County increased its permanent housing inventory by 2,010, or 740 percent, since 2007. Of the 1,194 permanent supportive housing (PSH) beds, 47 percent are designated for chronically homeless people and 19 percent for veterans.

Still, much more is to be done to house homeless neighbors in permanent housing. Reflecting this is the plan's Objective #5 – increase the affordable housing inventory for homeless individuals and families by 10,470 new beds. To achieve this BKCHC expects to take the following actions to achieve this:

- HACK will apply annually for new HUD CoC PSH vouchers
- HACK will apply for an designate a portion of Housing Choice Vouchers for PSH
- The California Veterans Assistance Foundation (CVAF) will continue to apply for additional Veteran's Affairs supportive housing beds
- HACK will apply for State HCD funds to leverage other funding sources.
- BKCHC will coordinate with Bakersfield and Delano to align entitlement program funding with PSH goals
- The Kern Behavioral Health and Recovery Services (KernBHRS), in partnership with HACK, will locate sites, plan housing projects, and apply for HCD No Place Like Home funds

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

BKCHC has taken a two-pronged approach to prevention: preventing evictions, and preventing people residing in institutions from being discharged into homelessness. In its Home at Last! Plan, Objective #2 is "Prevent homelessness and repeated homelessness whenever possible." The following actions are planned to bolster homelessness prevention efforts:

- Supportive housing service providers will continue to monitor formerly homeless people in permanent supportive housing for up to three years or longer, if needed.

- Upon discharge from case management programs, service providers will inform formerly homeless clients of how and when to access CES services for people at risk of homelessness and will prioritize them for prevention assistance.
- Continue to provide or link clients with money management, domestic and life skills training to increase self-reliance and independence, as well as education, job skills training and employment.
- BKCHC service providers will apply for all available prevention funds, and approach local jurisdictions for additional non-traditional sources of funds for homeless services.
- Discharge and Prevention Committee will negotiate with Sheriff's Office to allow regular outreach visits with at-risk inmates on-site at the jail
- Collaborative Applicant will train correctional staff, KernBHRS Jail Team staff, and VA Justice Outreach staff in use of Quick Referral Tool
- BKCHC member agency outreach teams will meet with inmates to develop re-entry plans, including housing options, prior to discharge.
- Discharge and Prevention Committee will meet with Kern County Sheriff's Office and Probation Department representatives to formalize process and protocols for outreaching at risk inmates.
- Greater Bakersfield Legal Assistance will continue to collaborate with the Kern County Superior Court to provide at least bi-monthly Homeless Court sessions, and advocate for diversion in lieu of jail for lesser crimes where treatment, housing or supportive services are indicated.
- The Collaborative Applicant will train discharge nurses and medical caseworkers in use of the QRT screening tool
- Have outreach team members respond to referrals from hospitals, if needed, by meeting with patients on-site prior to discharge to arrange for housing resources.
- Partner with hospitals and insurers to expand respite care beds for patients who are not appropriate for local shelters.
- Discharge and Prevention Committee will meet with MediCal managed care agencies and local hospitals to create MOU.
- Train child probation officers, child protective service staff, foster parents, McKinney-Vento liaisons and school counselors in use of the QRT.
- A yet to be determined agency will create outreach pilot program to locate and assist homeless and runaway youth.
- BKCHC will identify agency(s) willing and able to apply for nationally competitive federal funds by December 2019.

SP-65 Lead based paint Hazards – 91.215(i)

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

Approximately 40 percent of the City's housing stock was built prior to 1980, a good indicator for the potential scope of LBP issues, as residential use of lead-based paint (LBP) was banned in 1978. For comparison, just over 60 percent of California's housing stock was built before 1980.

It is helpful that the City's housing stock is relatively new, and therefore healthier, but that should not preclude actions to address existing LBP issues. An important method for mitigating LBP risks is modernizing the housing stock. This mean producing new affordable units that will increase access to housing without LBP hazards. This is a slow process, however, so the Kern County Public Health Services Department maintains a Childhood Lead Poisoning Prevention Program that seeks to eliminate childhood lead poisoning by caring for lead-poisoned children and identifying and eliminating sources of lead exposure. The program provides educational resources, posts latest information regarding lead recalls, and directs people to lead and healthcare professionals.

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

The City will continue to act in concert with the County to reduce LBP hazards in accordance with federal and State regulations, as necessary.

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

To reduce LBP hazards, it is the City's policy to reduce LBP hazards and incorporate the appropriate actions (pursuant to the Lead Base Paint Hazard Reduction Act of 1992) into all housing programs under the jurisdiction of the City. It is also the City's policy to provide technical assistance regarding LBP hazards, and ensure recipients of publicly support housing programs comply with housing standards. For example, developers who receive HOME funds should not build new affordable homes with LBP.

SP-70 Anti-Poverty Strategy – 91.215(j)

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

According to the latest ACS data, approximately 19 percent of families in Bakersfield live below the poverty line, which is more than five percent greater than the national rate. The City of Bakersfield alone cannot end poverty. Efforts at all levels of government are needed to bring forth better life outcomes for all residents.

Nonetheless, the City will make every effort to decrease the number of residents living in poverty. First and foremost, it will work with the many regional and local partners to carry out and achieve the goals of the many plans discussed throughout this report – Making Downtown Bakersfield, the Economic Opportunity Areas Plan, and the Home at Last! Plan, to name three.

It will also City will continue to administer the entitlement program funds to address the needs highlighted in this report. Reducing housing costs, adding affordable housing, addressing homelessness, and improving infrastructure are among the greatest needs, but there still others. Job training, financial self-sufficiency, mental health and substance abuse services, and more

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

The City will continue to assist in the development of affordable housing through the usage of HOME funds. Fifteen percent of the HOME funds go to the Community Housing Development Organization (CHDO) and additional fund for new housing construction assistance. In addition, CDBG funds will be used to rehabilitate homes to accommodate persons with disabilities through the implementation of the Home Access Rehabilitation program. These programs help individuals in poverty reduce the cost of housing and maintain a decent living environment while trying to improve their economic situation.

In addition, the City, through the ConPlan, will directly invest in community and economic development and public infrastructure and facilities, which will encourage the retention and attraction of new businesses and jobs. Further, some public service programs receiving CDGB, HOME and ESG funds will provide job training programs to non-homeless and homeless individuals.

SP-80 Monitoring – 91.230

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

The City uses various methods to track and monitor the progress of HUD funded projects and activities. The goal is to ensure that such programs and activities are carried out in accordance with federal regulations and other statutory or regulatory requirements. The primary monitoring goals of the City are to provide technical assistance, identify deficiencies, and promote corrections in order to improve, reinforce, or augment the community's ConPlan performance.

Staff from the City's Economic and Community Development team within the Development Services Department provide technical assistance as needed to sub-recipients. All Requests for Proposals (RFP's), agreements, and contracts are scrutinized to ensure compliance with HUD and local procurement requirements, including equal opportunity and employment, and nondiscrimination. Subrecipient contracts require verification of eligibility and substantiation of all pertinent information and activities. Project agreements contain language requiring periodic and annual monitoring of activities for financial and programmatic compliance.

Reviews of applications incorporate an evaluation of the following: timeliness in delivery of performance goals, appropriate and prompt expenditures, federal program eligibility of those benefiting from the project, Davis-Bacon requirements, and Housing Quality Standards. Findings and results for federally funded projects are annually reported to HUD in the City's Consolidated Annual Performance and Evaluation Report (CAPER). In addition, other reports dealing with federal requirements such as Minority Business Enterprises (MBE) and Section 3 compliance are submitted to HUD annually.

Other efforts include ongoing communication with subrecipients through the provision of onsite fiscal and technical assistance. Frequent telephone contacts, written communications, analysis of reports and annual audits, administrative and environmental guidance by City staff provide a basis for review and monitoring. All subrecipients must comply with various Office of Management and Budget (OMB) circulars and Single Audit Act requirements as applicable. Single audits must comply with federal auditing requirements, which dictate extensive reporting of financial resources and schedules, and internal controls. Any deficiencies identified are reviewed and resolved by the agencies involved prior to project closeout.

To ensure adherence to HOME and CDBG Program guidelines governing project monitoring during the affordability or restricted use periods, the City conducts various on-site inspections and residency verifications. To ensure adherence to HOME Program guidelines for Community Housing Development Organizations (CHDO's), the City assesses the experience and technical ability of the CHDO and staff to determine organizational capacity. If necessary, the City offers technical assistance to those organizations that demonstrate the need for assistance before the project begins.

During a project, the City reviews the project description and evaluates whether activities undertaken by the CHDO are consistent with the description; and housing that is being acquired, developed, and/or rehabilitated meets the standards the City sets for housing projects. At the completion of a project, the CHDO reports its accomplishments to the City, and shows how these accomplishments meet the objectives of the project description; all funding used by the sub-grantees are required to be expended under program guidelines. Any discrepancies are noted and addressed with the CHDO. Additionally, regarding HOME funded rental projects, an Annual Performance Report (APR) is required by the developer during the affordability period which reflects the HOME monitoring regulations at 24 CFR 92.

To aid City staff in their attempts to monitor sub-recipients in their compliance with federal regulations, a monitoring handbook for federally funded recipients has been established. The handbook contains information for sub-recipients regarding monitoring strategies and procedures. The handbook outlines systems and procedures for tracking sub-recipient progress and sub-recipient monitoring follow-up.

Expected Resources

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

Introduction

Anticipated Resources

Table AP-15.1: Expected Resources – Priority Table

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	\$3,602,882	\$8,000	\$0	\$3,610,882	\$14,443,528	Assumes \$8,000 annual program income over the five-year period. Prior year resources used as estimate for FY 20-21. Includes 3% reduction estimate.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	\$1,259,869	\$100,000	\$0	\$1,359,869	\$5,439,476	Assumes \$100,000 program income for the current action plan year. Prior year resources used as estimate for FY 20-21. Includes 10% reduction estimate.
HOPWA	public - federal	Permanent housing in facilities Permanent housing placement Short term or transitional housing facilities STRMU Supportive services TBRA	\$560,733	\$0	\$0	\$560,733	\$2,242,932	Prior year resources used as estimate for FY 20-21.

ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	\$308,712	\$0	\$0	\$308,712	\$1,234,848	Prior year resources used as estimate for FY 20-21.
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Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

Applicants for CDBG, HOME, ESG and HOPWA funds are rated on the percentage of assistance they are requesting from the City of Bakersfield. The City of Bakersfield gives preference to applicants that have other funds available to complete the project; and preferably, federal funds comprise less than 50 percent of the total project budget. The lower the percentage required from federal funds, the more points the proposal receives.

The CDBG Program does not require matching funds, although, in most instances, additional funds are required to make a project feasible to implement. Both the HOME and ESG programs require a match.

There is no federal match requirement for HOPWA; however, project sponsors report leveraged funds. Due to the nature of the program, leveraged funds are typically nominal.

In the four-year period from 2015 to 2019 of the City's ConPlan, the City reported leveraging approximately \$2.75 for each dollar of HUD funding.

In addition, the City of Bakersfield anticipates funds to be leveraged from other non-entitlement resources that include, but are not limited to:

- Low Income Housing Tax Credits (LIHTC) – New housing construction or residential rehabilitation programs funded in part with City of Bakersfield entitlement funding may leverage LIHTC. Federal 4 percent and 9 percent LIHTC are a likely principal source of funding in the construction or rehabilitation of affordable rental housing units, and are a dollar-for-dollar credit against federal tax liability for the tax credit investor.
- Section 8 Housing Choice Vouchers – the Housing Authority of the County of Kern administers the Section 8 program within the City of Bakersfield. Section 8 funds provide rent subsidies to assist in housing affordability within the rental housing market.
- Continuum of Care Funding (CoC) – The Kern County Homeless Collaborative, acting as the Continuum of Care for Kern County, receives funding directly from HUD to support efforts to end homelessness by providing housing and support services to families and individuals experiencing homelessness. In February 2019, HUD awarded the CoC \$5.92 million in funding.
- State of California Affordable Housing Programs – In response to the affordable housing crisis in California the State government has opened up multiple funding sources for affordable housing development. These sources provide leveraging opportunities to create more affordable housing units with our HOME funds. Sources such as No Place Like Home (NPLH), Affordable Housing Sustainable Communities (AHSC), and Transformative Climate Communities (TCC) are a few examples of funding sources which the City intends to leverage with its HOME allocation in order to create more affordable housing units.
- State of California Homeless Grant - The Homeless Housing, Assistance and Prevention is a one-time block grant in 2020 that provides local jurisdictions with funds to support regional

coordination and expand or develop local capacity to address their immediate homelessness challenges.

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

As the housing crisis has worsened in California, utilizing publicly owned land for affordable housing development has become an increasingly popular policy solution. In January 2019, Governor Gavin Newsom issued an Executive Order directing State agencies to inventory and assess surplus State properties for their development potential. Unfortunately, the State owns just two surplus properties in Bakersfield, resulting in 1.99 total acres. For its part, the City regularly reviews its real estate portfolio and assesses if properties are being put to best use. Below includes a list of City owned properties:

City of Bakersfield Owned Properties from the Redevelopment Agency (RDA)			
Parcel Address	APN	Parcel Size	Zoning
121 Milham	139-422-06	.23 acres	R-2
29 Augusta	018-250-26	.14 acres	R-2
16 Milham	139-431-07	.22 acres	R-2
Virginia/S. Owens	018-220-02	.07 acres	R-2
Virginia/S. Owens	018-220-01	.07 acres	R-2
333 Augusta	018-220-31	.07 acres	R-2
220 South King	139-360-14	.12 acres	R-2
1213 Murdock Street	018-112-09	.15 acres	R-2
3412 Hale Street	172-042-08	.19 acres	R-2-MH
Creekview Villas Pad - 1 & 2	006-590-22 - 006-590-36	.14/.16 acres	C-C
1001, 1007, 1011 Baker Street	014-280-22	1.48 acres	PCD

Zoning Key	
R-2 Limited Multi-Family Dwelling	
R-2 - MH Limited Multi-Family Dwelling/Mobile Home Overlay	
C-C - Commerical Center	
PCD Planned Commercial Development	



Source: City of Bakersfield, 2020

Streets, curb, gutter, sidewalks and drainage systems are part of the City’s infrastructure that require improvements for FY 2020/21. This Action Plan has identified the following five right-of-way infrastructure improvement projects funded through the CDBG program:

- Madison Area Curb, Gutter, Sidewalk and ADA Improvements
- Castro Area Curb, Gutter, Sidewalk and ADA Improvements
- Truxtun Area Curb, Gutter, Sidewalk and ADA Improvements
- Oleander Area Curb, Gutter, Sidewalk and ADA Improvements
- East Brundage Area Curb, Gutter, Sidewalk and ADA Improvements

In addition to public infrastructure improvements, the City will install playground equipment as part of a larger planned upgrade to Belle Terrace Park.

In addition, debt service will be paid on two Section 108 Loan Repayments. The first is for street improvements in Southeast Bakersfield. The second is for improvements to two swimming pools, construction of a wet play area, and construction of a downtown swimming pool.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information Table AP-20.1: Goals Summary

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Increase and preserve the supply of affordable housing for low-and-moderate income households.	2020	2021	Affordable Housing Housing Services Special Needs Housing	City of Bakersfield	Affordable housing and supportive services for low-income households.	<p>Far Housing Services: \$500,000 CDBG (\$100,000 per year) Rental Units Constructed: \$6,119,410 HOME (\$1,223,882 per year)</p> <p>Rehab Home ADA Improvements: CDBG: \$200,000 (\$40,000 per year)</p> <p>Down Payment Assistance: HOME: \$1,250,000 (\$250,000 per year)</p>	<p>900 persons (180 per year) 200 units (40 per year) 35 units (7 per year) 40 households (8 per year)</p>
2	Prevent and reduce homelessness.	2020	2021	Homeless Shelters Homeless Prevention Rapid Rehousing Homeless Services	City of Bakersfield	Housing, shelter, and services for persons experiencing and at-risk of homelessness	<p>Rapid Rehousing/Homeless Prevention: \$501,660 ESG (\$100,332 per year)</p> <p>Shelter Operations: \$808,000 ESG (\$161,600 per year)</p> <p>Homeless Services: \$118,125 ESG (\$23,625 per year)</p> <p>Homeless Services: \$264,479 CDBG</p>	<p>200 households (40 per year) 3,000 persons assisted (600 per year) 400 persons assisted (80 per year)</p>
3	Improve public infrastructure and facilities to promote safe and vibrant communities.	2020	2021	Public Facilities Infrastructure Public Services	City of Bakersfield	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the	<p>Facility and Infrastructure Improvements CDBG \$10,000,000 (\$2,000,000 per year)</p>	<p>75,000 persons (15,000 per year)</p>

						population.		
4	Foster community and economic development.	2020	2021	Community Services Economic Development Services Community Facilities	City of Bakersfield	Services to support the growing economic development needs of the community.	Community Services Economic Development Services Community Facilities	2,000 persons served
5	Enhance facilities and services for the non-homeless special needs population, including, but not limited to: seniors, persons with disabilities, and persons living with HIV/AIDS.	2020	2021	Senior Services Special Needs Housing Housing Services	City of Bakersfield	Housing and Support for Special Needs populations, including Individuals with HIV/AIDS	Senior Center Services: \$450,000 CDBG (\$90,000 per year) HOPWA Rental Assistance: \$1,750,000 HOPWA (\$350,000 per year) HOPWA Housing Services \$475,000 (\$90,000 per year)	1,000 persons served (200 per year) 500 persons served (100 per year) 750 persons served (150 per year)

Goal Descriptions

Figure 45.1: Goal Descriptions

1	Goal Name	Increase and preserve the supply of affordable housing for low-and-moderate income households.
	Goal Description	Development of new affordable housing rental units. Preservation of existing affordable homes. Mortgage assistance to LMI first-time homebuyers. Fair Housing testing and services.
2	Goal Name	Prevent and reduce homelessness.
	Goal Description	Providing emergency shelters and supportive housing opportunities. Providing prevention services and rapid re-housing.
3	Goal Name	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Goal Description	Improve and expand the City's existing public infrastructure (streets, sidewalks, curb/gutters, street fixtures, drainage systems, and sewer/water systems) and public facilities (parks and recreational facilities, community centers, public healthcare centers) in low and moderate-income areas.
4	Goal Name	Foster community and economic development.
	Goal Description	Support economic development opportunities by creating, retaining and attracting businesses and jobs that will improve the economic health of low and moderate-income areas.

5	Goal Name	Enhance facilities and services for the non-homeless special needs population, including seniors, persons with disabilities, and persons living with HIV/AIDS.
	Goal Description	Improve and increase facilities and services to create suitable living environments for non-homeless persons with special needs. These include facilities and their programs that service the young, seniors, large families, persons with disabilities and farmworkers.

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

The City will assist in providing an estimated 40 new housing units to be occupied by extremely low-, low- and moderate-income households during this ConPlan period. In addition, the City will accommodate the development of approximately 15,506 housing units to be available to lower-income households through the policies and programs to be identified in the Bakersfield Housing Element update.

Projects

AP-35 Projects – 91.220(d)

Introduction

The ConPlan identifies five goals to address the City’s housing and community development needs during the five-year period (2020-25). General priority categories of housing, homelessness, special needs, and community development needs and their associated goals are addressed in the various activities to be undertaken. The following Action Plan 2020-21 projects estimate the number and type of families that will benefit from the proposed activities, including special local objectives and priority needs.

The Action Plan also provides information related to the proposed geographic distribution of investment. It includes a general description of homeless and other community development needs, activities to be undertaken, and other actions to address the obstacles in meeting underserved needs and reducing poverty.

The budget for the City’s first year of the Action Plan is \$5,840,196 in entitlement funds which is distributed as follows:

- CDBG - \$3,610,882
- HOME - \$1,359,869
- ESG - \$326,368
- HOPWA - \$631,602

Within the resources detailed above, the City anticipated utilizing \$968,744.66 for planning and administration related to program delivery of entitlement grant programs. Specifically, the City anticipates the following breakdown of costs associated with administration:

- CDBG - \$720,576
- HOME - \$135,987
- ESG - \$23,153
- HOPWA - \$16,822

The City anticipates utilizing 20% of CDBG program income, 10% of HOME program income for planning and administration; and allowing Kern County Public Health (HOPWA Project Sponsor) up to \$38,073 in administration costs (not exceeding 7% of HOPWA program funds net City administrative costs).

Table 1 – Project Information

#	Project Name
1	Bakersfield Senior Center Public Services
2	Fair Housing Program Services
3	Homeless Outreach - Rapid Response Team Support
4	Section 108 Loan Repayment for \$800,000 of Public Facilities
5	Section 108 Loan Repayment for \$4.1 Million of Public Facilities
6	General Management and Oversight
7	Home Access Grant Program
8	East-Brundage Area Curb, Gutter, Sidewalk, and Reconstruction
9	Oleander Area Curb, Gutter, Sidewalk and Reconstruction
10	Truxtun Area Curb, Gutter, Sidewalk and Reconstruction
11	Castro Area Curb, Gutter, Sidewalk and Reconstruction
12	Madison Area Curb, Gutter, Sidewalk and Reconstruction
13	Belle Terrace Park Improvements
14	Down Payment Assistance Program
15	New Construction Assistance
16	CHDO Set Aside
17	HOME Administration/ Planning Costs
18	HESG20 Projects
19	2020-2023 City of Bakersfield CAH20F013 (BKF)
20	2020-2023 City of Bakersfield CAH20F013 (BKF)

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

The ConPlan identifies five goals to address the housing and community development needs during the five-year period (2020-25). General priority categories of housing, homelessness, special needs, and community development needs and their associated goals are addressed in the activities to be undertaken. These activities estimate the number and type of families that will benefit from the proposed activities, including special local objectives and priority needs. In addition, the City takes into account consultation made with organizations, agencies, and residents to further refine priorities.

In anticipation of the next year's funding cycle, a Notice of Funding Availability is published each September regarding the availability of grant information, and notice is sent to a list of known service providers, community based organizations, individual City departments, and any other person or entity that has expressed interest in the program. All applications, including those submitted by City departments, are reviewed, qualified, and scored by Community Development staff on an equal basis for consideration by the Budget and Finance Committee of the City Council for inclusion in the Annual Action Plan for project funding.

AP-38 Project Summary

Project Summary Information

1	Project Name	Bakersfield Senior Center Public Services
	Target Area	City of Bakersfield
	Goals Supported	Enhance facilities and services for the non-homeless special needs population, including, but not limited to, seniors, persons with disabilities, and persons living with HIV/AIDS.
	Needs Addressed	Housing and Support for Special Needs populations, including Individuals with HIV/AIDS
	Funding	CDBG: \$90,000
	Description	Funds for public services for low-income seniors at the Bakersfield Senior Center located at 530 4th Street.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	200 low-mod income seniors will benefit from this activity.
	Location Description	Bakersfield Senior Center - 530 4th Street
	Planned Activities	Operation and Maintenance for Senior Center located at 530 4th Street.
2	Project Name	Fair Housing Program Services
	Target Area	City of Bakersfield
	Goals Supported	Increase and preserve the supply of affordable housing for low-and-moderate income households.
	Needs Addressed	Affordable housing and supportive services for low-income households.
	Funding	CDBG: \$100,000
	Description	Public services provided by Greater Bakersfield Legal Assistance to affirmatively further fair housing choice, including education, intake, screening, counselling, testing and mediation.
	Target Date	6/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	180 low/moderate income people will be assisted with this activity; a portion of those served may be disabled.
	Location Description	615 California Avenue, Bakersfield, CA 93304
	Planned Activities	Public services provided by Greater Bakersfield Legal Assistance to affirmatively further fair housing choice, including education, intake, screening, counselling, testing and mediation.

3	Project Name	Homeless Outreach Rapid Response Team Support
	Target Area	City of Bakersfield
	Goals Supported	Prevent and reduce homelessness.
	Needs Addressed	Housing, shelter, and services for persons experiencing and at-risk of homelessness
	Funding	CDBG: \$264,480
	Description	Homeless Outreach in the City of Bakersfield to Support Rapid Response Team.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	80 low/moderate income persons will be served by this project.
	Location Description	Citywide
	Planned Activities	Project funds will be utilized to provide Homeless Outreach services to support the Rapid Response Team in the City of Bakersfield.
4	Project Name	Section 108 Loan Repayment for \$800,000 of Public Facilities
	Target Area	City of Bakersfield
	Goals Supported	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Needs Addressed	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the population.
	Funding	CDBG: \$56,937
	Description	Principal and interest on an \$800,000 loan for street improvements in Southeast Bakersfield.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	N/A
	Planned Activities	Principal and interest on an \$800,000 loan for street improvements in Southeast Bakersfield.
5	Project Name	Section 108 Loan Repayment for \$4.1 Million of Public Facilities
	Target Area	City of Bakersfield
	Goals Supported	Improve public infrastructure and facilities to promote safe and vibrant communities.

	Needs Addressed	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the population.
	Funding	CDBG: \$308,889
	Description	Principal interest on \$4,100,000 loan to improve two swimming pools, construct a wet play area in the southeast and build a downtown swimming pool.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	N/A
	Planned Activities	Principal interest on \$4,100,000 loan to improve two swimming pools, construct a wet play area in the southeast and build a downtown swimming pool.
6	Project Name	General Management and Oversight
	Target Area	City of Bakersfield
	Goals Supported	All goals
	Needs Addressed	All goals
	Funding	CDBG: \$720,576
	Description	Costs associated with overall program management, coordination, and monitoring of the CDBG program.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	N/A
	Planned Activities	Costs associated with overall program management, coordination, and monitoring of the CDBG program.
7	Project Name	Home Access Grant Program
	Target Area	City of Bakersfield
	Goals Supported	Increase and preserve the supply of affordable housing for low-and-moderate income households.
	Needs Addressed	Affordable housing and supportive services for low-income households.
	Funding	CDBG: \$40,000

	Description	Grants up to \$3,500 for handicapped accessibility improvements to privately or publicly owned residential structures in neighborhoods.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 7 households will be assisted.
	Location Description	Citywide
	Planned Activities	Grants up to \$3,500 for handicapped accessibility improvements to privately or publicly owned residential structures in neighborhoods.
8	Project Name	East Brundage Area Curb, Gutter, Sidewalk Reconstruction
	Target Area	City of Bakersfield
	Goals Supported	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Needs Addressed	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the population.
	Funding	CDBG: \$390,000
	Description	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by East Brundage Lane, 4 th Street/Virginia Avenue, Union Avenue, and East to the Railroad tracks.
	Target Date	6/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	7,885 low/moderate income persons will be served out of total population of 9,530 in area.
	Location Description	Area generally bounded by 4th St./Virginia Avenue, Union Avenue., Brundage Lane, and Railroad tracks.
	Planned Activities	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by 4th St., Union Ave., Brundage Lane, and railroad tracks.
9	Project Name	Oleander Area Curb, Gutter, Sidewalk and Reconstruction
	Target Area	City of Bakersfield
	Goals Supported	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Needs Addressed	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the population.
	Funding	CDBG: \$200,000
	Description	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by A Street, California Avenue, Chester Avenue, and Verde Street.

	Target Date	6/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	3185 low/moderate income persons will be served out of total population of 4,595 in area.
	Location Description	Area generally bounded by A St., California Ave., Chester Ave., and Verde St.
	Planned Activities	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by A Street, California Avenue, Chester Avenue, and Verde Street.
10	Project Name	Truxtun Area Curb, Gutter, Sidewalk and Reconstruction
	Target Area	City of Bakersfield
	Goals Supported	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Needs Addressed	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the population.
	Funding	CDBG: \$390,000
	Description	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by East Truxtun Avenue, California Avenue, Beale Avenue and Haley Street.
	Target Date	6/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	2,150 low/moderate income persons will be served out of total population of 2,530 in area.
	Location Description	A rea generally bounded by East Truxtun Avenue, California Avenue, Beale Avenue and Haley Street.
	Planned Activities	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by East Truxtun Avenue, California Avenue, Beale Avenue and Haley Street.
11	Project Name	Castro Area Curb, Gutter, Sidewalk Reconstruction
	Target Area	City of Bakersfield
	Goals Supported	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Needs Addressed	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the population.
	Funding	CDBG: \$350,000
	Description	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation. Area generally bounded by Benton Rd., Wilson Rd., Ming Rd., and South H St.

	Target Date	6/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	7,715 low/moderate income persons will be served out of total population of 12,635 in area.
	Location Description	Area generally bounded by Benton Rd., Wilson Rd., Ming Rd., and South H St.
	Planned Activities	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation. Area generally bounded by Benton Rd., Wilson Rd., Ming Rd., and South H St.
12	Project Name	Madison Area Curb, Gutter, Sidewalk Reconstruction
	Target Area	City of Bakersfield
	Goals Supported	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Needs Addressed	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the population.
	Funding	CDBG: \$350,000
	Description	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation. Area generally bounded by Madison Street, MLK Road, Casa Loma Street and Brooks Street.
	Target Date	6/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	11,435 low/moderate income persons will be served out of total population of 18,030 in area.
	Location Description	Area generally bounded by Madison Street, MLK Road, Casa Loma Street and Brooks Street.
	Planned Activities	Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation. Area generally bounded by Madison Street, MLK Road, Casa Loma Street and Brooks Street.
13	Project Name	Belle Terrace Park Improvements
	Target Area	City of Bakersfield
	Goals Supported	Improve public infrastructure and facilities to promote safe and vibrant communities.
	Needs Addressed	Improve and create public infrastructure/facilities, rehabilitation of aging public facilities and infrastructure to support the population.
	Funding	CDBG: \$350,000
	Description	Park improvements to include new playground purchase and installation.
	Target Date	6/30/2022

	Estimate the number and type of families that will benefit from the proposed activities	5,790 low/moderate income persons will be served out of total population of 8,340 in area
	Location Description	Belle Terrace Park: 1101 East Belle Terrace Avenue, 93307
	Planned Activities	Park improvements to include new playground purchase and installation.
14	Project Name	Down Payment Assistance
	Target Area	Citywide
	Goals Supported	Increase and preserve the supply of affordable housing for low-and-moderate income households.
	Needs Addressed	Affordable housing and supportive services for low-income households.
	Funding	HOME: \$250,000
	Description	Down payment assistance for low to moderate income home buyers.
	Target Date	6/30/2022
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 7 low to moderate income households
	Location Description	Citywide
	Planned Activities	Down payment assistance for low to moderate income home buyers.
15	Project Name	New Construction Assistance
	Target Area	City of Bakersfield
	Goals Supported	Increase and preserve the supply of affordable housing for low-and-moderate income households.
	Needs Addressed	Affordable housing and supportive services for low-income households.
	Funding	HOME: \$784,901
	Description	Housing development costs associated with the acquisition and/or construction of affordable housing.
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	Minimum of 40 low-income households.
	Location Description	Citywide

	Planned Activities	Gap financing associated with the development of affordable housing.
16	Project Name	CHDO Set Aside
	Target Area	City of Bakersfield
	Goals Supported	Increase and preserve the supply of affordable housing for low-and-moderate income households.
	Needs Addressed	Affordable housing and supportive services for low-income households.
	Funding	HOME: \$188,981
	Description	Loans and/or grants to develop, acquire, rehabilitate, and/or construct affordable single or multi-family housing. Project to be implemented by a qualified Community Housing Development Organization (CHDO).
	Target Date	6/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	A minimum of 2 low-income households.
	Location Description	Citywide
	Planned Activities	Gap financing associated with the development of affordable housing.
17	Project Name	HOME Administration
	Target Area	City of Bakersfield
	Goals Supported	Increase and preserve the supply of affordable housing for low-and-moderate income households.
	Needs Addressed	Affordable housing and supportive services for low-income households.
	Funding	HOME: \$135,987
	Description	Costs related to overall management & coordination of the HOME program.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	N/A
	Planned Activities	Administrative costs associated with the management and coordination of the HOME Investment Partnership Program.
18	Project Name	HESG20 Projects

	Target Area	City of Bakersfield
	Goals Supported	Prevent and reduce homelessness.
	Needs Addressed	Housing, shelter, and services for persons experiencing and at-risk of homelessness
	Funding	ESG: \$308,712
	Description	Includes Admin, Outreach, Shelter, and Rapid Re-Housing activities.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	600 homeless persons will be provided with Shelter Services, 80 homeless persons will be provided with Outreach Services, 20 households will be provided with Rapid Re-housing Services, and 20 households will be provided Homeless Prevention Services
	Location Description	City-wide
	Planned Activities	Includes Administration, Outreach, Shelter, and Rapid Re-Housing activities associated with assisting homeless persons.
19	Project Name	2020-2023 City of Bakersfield CAH20F013 (BKF)
	Target Area	City of Bakersfield
	Goals Supported	Enhance facilities and services for the non-homeless special needs population, including, but not limited to, seniors, persons with disabilities, and persons living with HIV/AIDS.
	Needs Addressed	Housing and Support for Special Needs populations, including Individuals with HIV/AIDS
	Funding	HOPWA: \$543,911
	Description	Rental assistance, emergency assistance, housing counseling and related services to ensure safe and stable housing for persons living with HIV/AIDS.
	Target Date	6/30/2021
	Estimate the number and type of families that will benefit from the proposed activities	The FY 2020-21 HOPWA funding will provide: Short-term Rent, Mortgage and/or Utility assistance (STRMU), Tenant-Based Rental Assistance (TBRA), and Facility-Based Housing - Leasing costs for hotel/motel assistance to 100 households combined; HOPWA Services (including housing counseling, referral, and outreach) to 150 persons.
	Location Description	Citywide
21	Project Name	2020-2023 City of Bakersfield CAH20F013 (BKF)
	Target Area	City of Bakersfield
	Goals Supported	Enhance facilities and services for the non-homeless special needs population, including, but not limited to, seniors, persons with disabilities, and persons living with HIV/AIDS.

Needs Addressed	Housing and Support for Special Needs populations, including Individuals with HIV/AIDS
Funding	HOPWA: \$16,822
Description	Administrative costs related to oversight of HOPWA Program activities.
Target Date	6/30/2021
Estimate the number and type of families that will benefit from the proposed activities	N/A
Location Description	N/A
Planned Activities	Administrative costs related to oversight of HOPWA Program activities.

AP-50 Geographic Distribution – 91.220(f)

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

CDBG. There are no targeted areas for CDBG investments within the City. Priority is given to areas comprised of 51% or more low-moderate income residents. Housing programs funded with CDBG funds are available city-wide to low- and moderate-income residents. Fair housing program services are also provided city-wide. Supportive services are available city-wide to low- and moderate-income residents and person with special needs. Debt service on Section 108 public improvement projects are located in low- and moderate-income areas. Public infrastructure and facility improvements are in predominately low- and moderate-income areas.

HOME. No HOME projects have been selected for funding; however, staff is expecting several applications for affordable housing during the fiscal year. At that time, projects will be evaluated on how best they can serve low and moderate income households in the City. HOME funds will also be used for Down payment assistance for homes purchased by low and moderate income buyers citywide.

ESG. Supportive services are available citywide to the homeless.

HOPWA. HOPWA assistance will be available county-wide.

Geographic Distribution

Table 2 - Geographic Distribution

Target Area	Percentage of Funds
City of Bakersfield	94

Rationale for the priorities for allocating investments geographically

There are no specific geographic target areas in Bakersfield; however all public service programs funded with CDBG funding will be available city-wide to eligible persons. The City will also allocate CDBG funds for public facility and public infrastructure projects located in eligible low- and moderate-income areas. HOME funds will be targeted within the City of Bakersfield. ESG funds are targeted within the City of Bakersfield corporate limits, and HOPWA funds are available City-wide.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

The City's 2020-25 Consolidated Plan (ConPlan) ranks preserve and provide affordable housing opportunities to low- to moderate-income households as a high priority for the community. Surveys from the community and market studies on affordable housing established the ranking. In addition, the Housing Authority of the County of Kern and other low-income housing providers have long waiting lists from potential tenants for available affordable housing units. These lists continue to grow as the State's affordable housing crisis increases. Currently, the Housing Authority of the County of Kern's reports 15,334 households on the waiting list for affordable housing.

Adopted in 2016, the City of Bakersfield's Housing Element includes programs to:

- Provide housing opportunities and accessibility for all economic segments of the City;
- Provide and maintain an adequate supply of sites for the development of affordable new housing;
- Preserve, rehabilitate, and enhance existing housing and neighborhoods;
- Ensure that all housing programs are available without discrimination on the basis of race, color, religion, sex national origin, ancestry, marital status, age, household composition or size, and any other arbitrary factor; and
- Encourage and enhance intergovernmental, public, and private coordination and cooperation to achieve an adequate supply of housing for all economic and social segments of the community.

The City of Bakersfield continues to actively pursue its goal of creating decent, accessible and affordable housing. The City's previous ConPlan stated that the City will develop, construct, or rehabilitate 200 affordable housing units during the five-year period. During that period, the following progress was made towards that goal:

Projects Constructed During the ConPlan 2015-20:

- Residence at Old Town Kern (new construction) – 50 units
- Park 20th (new construction) – 56 units
- Millcreek Courtyard (new construction) – 62 units
- Millcreek Village (new construction) 63 units
- Parkview Cottages (down payment assistance) – 10 units
- CitySide Apartments (new construction) – 8 units
- Monterey Street (rehabilitation) – 16 units
- Villa San Dimas (rehabilitation) – 20 units
- Green Gardens (rehabilitation) – 102 units

The City of Bakersfield's 2020-2025 Consolidated Plan sets the City of Bakersfield's targets for new affordable housing units at 200 units for the 5-year cycle. Currently, the City of Bakersfield has the following projects identified in previous Action Plans for funding and development:

Prospective Projects for Construction During the ConPlan 2020-25:

- Residences at East Hills (new construction) – 81 units
- 22nd Street Lofts (new construction) – 20 units
- Brentwood Crossings (new construction) – 58 units

Broken down into one-year goals, the City shall prioritize its funding to develop, construct, or rehabilitate 40 affordable housing units. In addition to the 40 affordable units per year, the City plans to provide home accessibility improvements for seven households, provide down payment assistance to at least 7 households, and provide rental assistance (Rapid Rehousing and Homeless Prevention) to 40 households. While no new affordable housing units are currently proposed for funding with the City of Bakersfield’s 2020-21 HOME allocation, the City set aside the majority of 20-21 HOME funds to be used toward New Construction. The City anticipates several New Construction applications being submitted throughout the 20-21 Action Plan cycle.

Affordable Housing

Table 3 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households to be Supported	
Homeless	40
Non-Homeless	47
Special-Needs	7
Total	94

Table 4 - One Year Goals for Affordable Housing by Support Type

One Year Goals for the Number of Households Supported Through	
Rental Assistance	40
The Production of New Units	40
Rehab of Existing Units	7
Acquisition of Existing Units	0
Homeowners Assisted	7
Total	94

AP-60 Public Housing – 91.220(h)

Introduction

The Housing Authority of the County of Kern (Housing Authority) administers Bakersfield’s Public Housing programs and the Section 8 Housing Choice Vouchers. Currently, the Housing Authority operates and maintains 50 low-income public housing or other affordable housing complexes, totaling 2,800 units, in Bakersfield. The Housing Authority offers many different programs within these complexes to ensure self-sufficiency and success by its tenants. In the past year, the Housing Authority housed over 509 homeless households in permanent supportive housing.

The Section 8 Housing Choice Vouchers program is overseen by the Housing Authority. Currently, the Housing Authority has 2,300 participants in its voucher programs within the City of Bakersfield. The program provides rental subsidies to low-income families who spend more than 30% of their gross income on housing costs. These recipients are able to choose any housing that meets the requirements of the program and are not limited to those units, which are provided in subsidized housing projects.

The Housing Authority reports that 2,800 public housing units are occupied or committed. The demand for affordable housing still exceeds the inventory with 17,128 households currently on the public housing waiting list.

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

The City and the Housing Authority will continue to look for funding to construct additional low-income housing and provide self-sufficiency programs for clients. The Bakersfield City Council approved HOME funds for the Residences at East Hills affordable housing project which will include 81 units. This project was supported by the City of Bakersfield in its Fiscal Year 18/19 Action Plan and funding from earlier years. The project is anticipated to be underway in May 2020. Additionally, City of Bakersfield is collaborating with the Housing Authority’s Community Housing Development Organization (CHDO) arm to look into affordable housing sources from the State of California to support future projects and leverage with HOME funds. In addition to working with the Housing Authority and other service providers, the City will fund Fair Housing education, outreach, testing, and referral services, monitor unfair/predatory lending practices, ensure training for apartment owners/managers on fair housing laws, and host or partner with service providers to hold Fair Housing workshops to educate the public about fair housing rights and housing laws.

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

The Housing Authority operates under the accountability of a seven-member Board of Commissioners appointed by the Kern County Board of Supervisors. Two of the seven commissioners, referred to as “Tenant Commissioners,” must live in public housing or participate in the voucher program. The Housing Authority employs 170 employees under an administrative structure headed by an Executive Director who reports to the Board of Commissioners. The mission of the Housing Authority is to improve the quality of life for low-income residents of Kern County by providing safe, affordable housing and by

assisting residents to become self-sufficient and to achieve home ownership. Last fiscal year, the Housing Authority assisted 18 families to become first-time homebuyers.

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

Not applicable. The Housing Authority of the County of Kern is Bakersfield's PHA and is not designated as troubled.

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

Introduction

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

The City of Bakersfield's ConPlan shows a 5-year goal of serving 3,000 homeless persons with shelter assistance and 200 households with Rapid Re-housing or Homelessness Prevention assistance. This year, the City anticipates serving 600 of the 3,000 homeless persons with shelter assistance and 40 of the 200 households with Rapid Rehousing and/or Homeless Prevention assistance. In addition, 160 people are anticipated to be served through homeless outreach. These goals will be accomplished through the City's Emergency Solutions Grants (ESG) and the Community Development Block Grant (CDBG), which will fund the following agencies in FY 2020-21.

- Bakersfield Homeless Center – Shelter (\$66,719 ESG)
- Bakersfield Homeless Center – Rapid Re-Housing (\$50,166 ESG)
- Bakersfield Homeless Center – Homelessness Prevention (\$50,166 ESG)
- The Mission at Kern County – Shelter (\$66,719 ESG)
- Flood Bakersfield Ministries – Street Outreach (\$23,625 ESG)
- Alliance Against Family Violence – Shelter (\$28,162 ESG)
- Flood Bakersfield Ministries – Street Outreach (\$264,479)

Additionally, through FY 2020-21 HOPWA funding, the City of Bakersfield will work with Kern County Public Health to reach out to and address the needs of the homeless persons living with HIV/AIDS.

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

Assessing the Needs of Homeless Persons

The Bakersfield Kern Regional Homeless Collaborative (BKRHC), which serves as the local Continuum of Care (CoC), is a valuable source of outreach to the homeless community. It is the policy of City's Development Services Department to regularly have staff representation at CoC meetings in order to gain input from the BKRHC on homeless needs, priorities, and ESG project performance. As homeless subgroups each have unique needs, the CoC Governing Board includes at least one representative from the Homeless or Formerly Homeless Population; one Veterans Affairs/Homeless Veterans Service Provider Representative; and one McKinney-Vento Liaison/Local Education Agency Representative/or Educational Services to Homeless Children & Youth Representative. The City also participates in the

yearly Point in Time Count (or homeless census) conducted by the BKRHC and was part of the process in developing the Mayor's 10-Year Plan to End Homelessness in Kern County.

The City will work with BKRHC to gather input throughout the Action Plan process from the homeless community. The City works with the collaborative to distribute Notice of Funding Availability of City HUD funds, Action Plan and CAPER notices, community input surveys, and public outreach flyers. The City will work to include postings at homeless shelters, homeless outreach providers, public housing providers, and common areas within the City. Needs collected in collaboration with the BKRHC directly impact projects included in the 2020-21 Action Plan.

In addition, the City will continue to support the ongoing funding of assessment and outreach activities as well as the expansion and creation of additional outreach activities provided by existing homeless and social service organizations throughout the City. Flood Bakersfield Ministries has been selected to receive \$23,625 in ESG funds and \$264,479 in CDBG funds for the 2020-21 Action Plan year and is anticipated to serve 160 individuals with outreach services.

Supporting the Coordinated Entry and HMIS Systems of the Homeless Collaborative

In serving the homeless community, the City supports the Bakersfield Kern Regional Homeless Collaborative (BKRHC) Coordinated Entry and Assessment approach. This approach is a standardized plan for the entire BKRHC which incorporates tools, processes, policies and HUD CoC and ESG requirements to maximize efficient and ethical intervention. Service providers share one point of entry for services, ensuring people who are homeless or who are at risk for homelessness are served and/or housed as quickly and efficiently as possible. This approach increases service provider connectivity, and the ability to properly assess the individual needs of homeless persons. Data are collected through the HMIS System, and help providers assess the needs of participants more accurately. Participants in the City's ESG grants participate in the BKRHC HMIS and Coordinated Entry System.

Addressing the emergency shelter and transitional housing needs of homeless persons

Though prioritizations established through collaboration with the Bakersfield Kern Regional Homeless Collaborative, the City will use its Emergency Solutions Grants (ESG), to fund the Bakersfield Homeless Center, the Mission at Kern County Shelter and the Alliance Against Family Violence and Sexual Assault Shelter. As detailed above, these funds will be used to improve the quality of emergency shelters for the homeless, operating cost of such shelters, provide essential social services, homeless prevention services, and other assistance to the homeless community.

In response to requests from mayors of California's 13 largest cities, Assembly Bill 101 was passed in 2019, creating Homeless Housing, Assistance and Prevention (HHAP). AB 101 makes \$650 million available for one-time grants to cities, counties, and continuums of care to support regional coordination, expand or develop local capacity, and address immediate homelessness challenges. City of Bakersfield is utilizing its allocation (\$3,265,736.61) to fund emergency shelter operations, increase case management services, expand Coordinated Entry System staffing, increase housing opportunities for

chronically homeless, homeless persons with disabilities, homeless families, single adults, and homeless youth.

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

Using Entitlement Funds

During the Action Plan year, the City will use ESG, CDBG, HOME, and HOPWA funds to help homeless persons make the transition to permanent housing and independent living. The City will use its ESG grant to provide funds to three homeless shelter providers, a Rapid Re-housing program (providing homeless persons with funds to pay for rent, and deposits), Homelessness Prevention Program, and will use both CDBG and ESG for a Homeless Outreach program (providing outreach to smooth the transition from homelessness into independent living). In addition, the City anticipates using HOME funds to support new construction and rehab of affordable housing projects within the City (See Sections AP-55, AP-90). Through FY 2020-21 HOPWA funding, the City of Bakersfield will also work with Kern County Public Health to address the needs of the homeless persons living with HIV/AIDS.

Supporting the Bakersfield Kern Regional Homeless Collaborative

The City of Bakersfield is an active member of the Bakersfield Kern Regional Homeless Collaborative (BKRHC) and supports its strategy to prevent homelessness. BKRHC members use a Coordinated Entry approach, collect data using a centralized Homeless Management Information System (HMIS), and consider the unique needs of homeless sub-groups (such as chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth).

The BKRHC uses a Coordinated Entry approach, which is a standardized plan for the entire BKRHC that incorporates tools, processes, policies and HUD CoC and ESG requirements to maximize efficient and ethical intervention. Service providers share one point of entry for services, ensuring people who are homeless or who are at risk for homelessness are served and/or housed as quickly and efficiently as possible. This approach increases service provider connectivity, and the ability to properly assess the individual needs of homeless persons. Data collected by the BKRHC is entered into the HMIS (including the resources each participant has attained, the period of time a participant has remained homeless, and other important data that helps the service providers assess and deliver the proper services). This data collection approach has been set up with the goals of helping homeless persons make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again. Participants in the City's ESG grants participate in the BKRHC Coordinated Entry approach, and the HMIS.

Helping Specific Sub-Groups

The BKRHC maintains a by-name list and participates in prioritizing chronically homeless individuals and families to ensure beds are utilized. Thirty-six (36) Housing Choice Vouchers (HCVs) per year are designated by our local Public Housing Authority for the most vulnerable chronically homeless. In addition, the BKRHC participates in the Supportive Services for Veteran Families (SSVF) Community Plan responsible for planning and coordinating efforts to prevent and end homelessness among veterans. The SSVF group meets monthly through the CoC Housing Committee and reviews the veterans awarded vouchers by HUD-VASH, the number of open vouchers in the community, and the numbers of veterans served. In addition, the BKRHC has implemented a homeless youth working group that strategizes and builds awareness of this population of the homeless community. The group works with Bakersfield College, Kern County Superintendent of Schools and the Kern High School District to partner in the work of assisting unaccompanied homeless youth.

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

The Bakersfield Kern Regional Homeless Collaborative (BKRHC) has created a Discharge Planning Policy Task Force and has conducted a countywide Strategic Planning session. The purpose of the session was to develop and implement strategies that involve political leaders, governmental agencies, homeless service providers, homeless consumers, and other stakeholders to prevent individuals from immediately becoming homeless, and to end general and chronic homelessness in Kern County. One of the many areas that was addressed was the issue of discharging persons into homelessness, regardless of whether the institution receives HUD McKinney Funds. The Discharge Planning Committee of the BKRHC meets regularly to keep up-to-date with changes within the community.

Kern Behavioral Health and Recovery Services (KBHRS) has developed and implemented policies for the discharge of persons from publicly funded institutions or systems of care. KBHRS works in conjunction with health care facilities, foster care or other youth facilities, and corrections programs and institutions to help prevent the discharge of individuals resulting in homelessness.

The Kern County Department of Human Services expedites discharged individuals' applications for general-aid, Cal Fresh, and other entitlements so that they do not experience gaps in coverage that can contribute to or exacerbate medical, psychiatric, or financial crises and homelessness. In addition, Kern County will connect individuals who are homeless or at-risk of becoming homeless to permanent housing and a case manager prior to discharge. Finally, the County Department of Human Services will work with the California Department of Corrections and the Kern County Jail to facilitate recently released individuals' transition from incarceration to community living.

AP-70 HOPWA Goals - 91.220 (I)(3)

One year goals for the number of households to be provided housing through the use of HOPWA for:	
Short-term rent, mortgage, and utility assistance to prevent homelessness of the individual or family	70
Tenant-based rental assistance	15
Units provided in permanent housing facilities developed, leased, or operated with HOPWA funds	0
Units provided in transitional short-term housing facilities developed, leased, or operated with HOPWA funds	15
Total	100

City of Bakersfield’s HOPWA Program, administered by Kern County Health Department, provides critical emergency assistance to persons living with HIV/AIDS to prevent loss of housing and becoming homeless while addressing social, economic, health and mental health challenges. The program assists eligible clients throughout Kern County with case management services, food, and transportation assistance with the goal of achieving housing stability and access to care. Other partners in service delivery are Housing Authority of the County of Kern and Clinica Sierra Vista. Together these agencies work to minimize the effect that living with HIV/AIDS has on housing stability.

In February 2019, City staff met with staff from the County of Kern and the State of California to discuss the possibility of relinquishing control over funds of the HOPWA program from the City of Bakersfield and returning them to the state. Prior to the City of Bakersfield taking over administrative duties of HOPWA in Fiscal Year 2016-17, the State of California managed the program. If successful, the transition would take place in Fiscal Year 2021-22, and would be effective for the duration of the program. City staff will consult with City Attorney and City Manager’s office before proceeding with the matter.

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

Introduction:

The City of Bakersfield has instituted actions aimed at reducing the impact of the public sector role in housing costs and affordability.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

To preserve affordability, the City allows and encourages developers to "piggyback" or file concurrent applications (i.e. rezones, tentative tract maps, conditional use permits, variance requests, etc.) if multiple approvals are required, and if consistent with applicable processing requirements. The City will continue to have staff available to assist low-income housing developers through permits, approvals, plan checks, inspections, etc. in order to make the approval process smoother and faster.

The City provides cost reductions to developers through the Density Bonus Ordinance when low and very-low income housing units are proposed. Further cost reductions occur in the form of increased densities and concessions such as flexibility in site development standards and zoning code requirements, reductions in development fees and dedication requirements, financial aid, and/or accelerated plan check.

Cost reductions occur through the more efficient use of land in the Commercial/Residential land use zone, SRO conversions, reduced parking requirements for the downtown area, granny units, accessory units and the Planned Unit Development (PUD) program. For example, the PUD residential districts of the zoning code allow design flexibility through, but not limited to, small lots, zero lot line, cluster developments, mixed unit types and high-rise apartments.

These housing policies and programs are included in the City's Housing Element, as required by State law. Further, the City of Bakersfield, in accordance with SB 35, began a procedure for streamlining the approval of affordable housing. This process allows for faster review and approval times for affordable housing projects in an effort to increase the City of Bakersfield's affordable housing production. The 2015-2023 Housing Element includes policies and programs to accommodate the City's fair share of the regional housing needs of extremely low, very low, low, moderate and above moderate-income households.

As previously mention in the Action Plan, with the adoption and implementation of the Bakersfield 2015-23 Housing Element, the City will be able to accommodate approximately 15,500 lower-income units between 2013 and 2023, which averages about 1,550 units per year. The City's Housing Element includes policies and programs to:

- Provide housing opportunities and accessibility for all economic segments of the City;

- Provide and maintain an adequate supply of sites for the development of affordable new housing;
- Preserve, rehabilitate, and enhance existing housing and neighborhood;
- Ensure that all housing programs are available without discrimination on the basis of race, color, religion, sex national origin, ancestry, marital status, age, household composition or size, and any other arbitrary factor;
- Encourage and enhance intergovernmental, public, and private coordination and cooperation to achieve an adequate supply of housing for all economic and social segments of the community.

In 2018 the citizens of Bakersfield passed a one percent sales tax measure to fund community enhancements. From the \$58 million generated from this sales tax measure, \$5 million of those funds have been allocated to assist in the development of affordable housing. With this local leverage, the City aims to provide more financing to local housing developers to secure state or federal funding sources, which in turn will generate more affordable housing units. The budget process for allocating Measure N funds is done on an annual basis, providing continued opportunity for the City to continue leveraging general funds to assist affordable housing development. More readily available funding for affordable housing will reduce the need to compete for limited state and federal sources, and in turn provide a local source to assist projects in financing their subsidy gap.

Additionally, as described previously in this document, the City of Bakersfield will continue to seek partnerships to create or preserve affordable housing by providing financial assistance through the City's entitlement programs.

AP-85 Other Actions – 91.220(k)

Introduction:

Through the needs assessment and market analysis, as well as information derived from consultation with service providers and community input from the City's outreach efforts, the five-year ConPlan establishes the following priority needs:

1. Increase and preserve the supply of affordable housing for low-and-moderate income households.
2. Prevent and reduce homelessness.
3. Improve public infrastructure and facilities to promote safe and vibrant communities.
4. Foster community and economic development.
5. Enhance facilities and services for the non-homelessness special needs population, including seniors, persons with disabilities, and persons living with HIV/AIDS.

Actions planned to address obstacles to meeting underserved needs

The ability of the City to address underserved needs depend on the availability of resources. The City will continue to use CDBG, HOME, ESG and HOPWA funds to support projects that improve and expand the affordable housing stock, expand community and economic development, improve infrastructure and public facilities for non-homeless special needs and for homeless persons and persons living with HIV/AIDS. This year's CDBG funding will focus on public infrastructure improvements improving access for residents in their neighborhoods, improve two parks one City and one County owned, provide services to senior citizens, and fair housing services to victims of housing discrimination. Likewise, HOME funds will be used to provide affordable housing options through the support of future new affordable housing projects and a new down payment assistance program. ESG funds will be used to provide shelter and rapid re-housing services, and HOPWA will provide services to individuals with HIV/AIDS. Additionally, the City will seek other federal and state funding sources to better meet these underserved needs.

Actions planned to foster and maintain affordable housing

Increase and preserve the supply of affordable housing for low-and-moderate income households is a high priority and goal of the City. In FY 2020-21, the City will implement programs that directly help increase the availability and accessibility of affordable housing units. Under the proposed Action Plan, the City of Bakersfield is proposing to allocate \$784,901 of its funding allocation to a future affordable housing project to be determined. An additional \$188,980 in HOME funds will be set aside for future affordable housing projects by a certified Community Housing Development Organization (CHDO). In addition, \$100,332 of ESG funds will be used to assist households who are recently or are at-risk-of homeless to re-establish permanent housing for the household, and HOPWA funds will be used to help foster and maintain affordable housing for persons with HIV/AIDS by sponsoring the efforts of Kern

County Public Health with a sum of \$543,911. City of Bakersfield will also use \$250,000 of HOME funds to establish a Down Payment Assistance needs in the City.

Actions planned to reduce lead-based paint hazards

The ConPlan discussed the City's strategy for implementing lead-based paint mitigation in qualified residential units. Assessment of hazards can be better accomplished while housing is being inspected or evaluated. On a project-by-project basis, funds will be made available to test for and mitigate lead-based paint hazards occurring in housing units that receive HUD Program funds for rehabilitation.

Actions planned to reduce the number of poverty-level families

To address the issue of poverty in FY 2020-21, the City plans to focus on efforts in the areas of affordable housing, homeless outreach, supportive services, infrastructure, radis rehousing and homeless prevention. Implementation of Section 3 will encourage contractors and material suppliers working on HUD funded projects to seek low-income new hires to work on those projects. Additionally, staff will encourage economic development in our Economic Opportunity Zones, and seek developers to complete projects on City-owned property where a percentage of jobs produced will be earmarked for low-income citizens.

Actions planned to develop institutional structure

The City of Bakersfield continues to assess institutional structure to effectively implement the City's entitlement programs and meet the goals of the Consolidated Plan. The City will continue to cross-train staff and take advantage of training and educational opportunities to improve capacity in administering HUD-funded programs. Additionally, the City will continue to explore opportunities to partner with other City departments and external organizations to fund vital community investments to improve the quality of life for our underserved residents.

City of Bakersfield staff will continue to pursue training opportunities and technical assistance where available. Where all staff cannot attend pertinent training opportunities, staff members who receive technical assistance will cross-train as appropriate. Staff members attended multiple HUD sponsored trainings in 2019, to improve their capacity and knowledge, while also taking advantage of current and past webinars to continue to improve their understanding of the CDBG, HOME, ESG, and HOPWA programs. Likewise, the City maintains a division "Desk Guide" which is updated regularly with departmental policies and procedures for HUD-funded programs. In addition to this Desk Guide, staff members are currently working on other internal materials to provide cross training and procedural protocols for co-workers for HOPWA, Home Access, and Davis-Bacon activities.

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

The City will continue to collaborate with public and private housing and social service agencies to meet the goals and objectives of the Consolidated Plan. Currently, the City is a participating member of the Kern County Homeless Collaborative, and the Affordable Housing Collaborative of Kern. Staff members

are assigned to attend monthly board meetings to stay abreast of developing needs in the homeless and affordable housing communities and to be ready to render or ask for assistance when funding for special programs becomes available. Additionally, when requested, staff will meet with social service agencies as well as public and private housing entities to discuss HUD program funding guidelines, available resources, and program opportunities to serve our underserved residents.

Program Specific Requirements

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

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

1. The total amount of program income received before the start of the next program year and has not yet been reprogrammed.	8,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	8,000

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	80.00%

HOME Investment Partnership Program (HOME) Reference 24 CFR 91.220(I)(2)

1. *A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:*

HOME Investment Partnership Program (HOME) funds are not used by the City of Bakersfield beyond the forms of investment identified in Section 92.205.

2. *A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:*

In order to meet the affordability requirements of the HOME program, the City intends to use the recapture provision. For the City of Bakersfield's Down payment assistance program, the City utilizes HOME funds to be furnished to low-income persons as a deferred loan with 0% interest up to \$100,000 to assist with down payment and closing costs. Upon reaching the tenth year of the term, one-half of the assistance amount may be forgiven if owner maintains the home as his/her principal residence. The balance of the loan shall be due and payable in 5 to 30 years. In the event of sale or foreclosure, the recapture amount will be based on the net proceeds available from the sale or foreclosure rather than on the entire amount of the HOME investment. If required or beneficial, down payment loans shall have an affordability covenant recorded on the property to enforce primary residency requirements. These requirements will apply to loan programs where the City of Bakersfield is directly involved with the buyers and no sub-recipient, developer, or Community Housing Development Organization is managing a program or developing the units and utilizing those HOME funds to assist buyers (via a construction subsidy or direct financial assistance).

The CASH program is a communitywide homebuyer project being managed by a subrecipient. Ventura County Community Development Corporation will manage the program, including the review and selection of qualified applicants, drafting, signing, and recording all documents. Similar to the program above, this program will provide loans up to \$23,000 for qualified homebuyers and will enforce the recapture provision, consistent with 24 CFR 92.254(a)(5)(ii)(1), recapturing the entire investment should the property be sold within the period of affordability. Loans through this project will be subject to three percent interest annually, due and payable in 15 years. The period of affordability requirements will be set consistent with the requirements of 24 CFR 92.254(a)(4).

3. *A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:*

All HOME assisted activities are enforced by a deed of trust, note, agreement, and affordability/primary residency covenant for the property. The period of affordability will be determined by the amount of HOME subsidy (and other potential funding sources) and shall be between 5 and 30 years. The City of Bakersfield permits the sale of HOME-assisted units to qualified households at the time of review and approval. In the event a HOME assisted unit is subsequently sold to another buyer, which is under the requirements of the recapture provision, those funds will be recaptured in accordance with 24 CFR 92.254(a)(5)(ii)(A)(1), except for down payment assistance programs managed/ran by the City of Bakersfield which utilize the City of Bakersfield's adopted program, which allows half the loan to be forgiven at year 10. If, at any point, a project is added to the Action Plan which intends to use the resale provision, All HOME-assisted units will be required to be sold to a qualified low-income household and be owner-occupied and affordable to a low-income family for the minimum affordability period, as defined in 24 CFR 92.254(a)(4). These requirements will be enforced through a property covenant, which will be carried on the property through the period of affordability. The City of Bakersfield will also utilize a deed of trust, promissory note, and agreement to enforce these requirements. All HOME-assisted projects are monitored annually to determine compliance with affordability requirements.

At this time, only one homebuyer project is being proposed, which will be ran by the Ventura County Community Development Corporation.

4. *Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:*

The City does not anticipate using HOME funds to refinance existing debt secured by multifamily housing. The City monitors each HOME assisted project annually for compliance.

Emergency Solutions Grant (ESG) Reference 91.220(I)(4)

1. *Include written standards for providing ESG assistance (may include as attachment)*

Attachment, *Grantee Unique Appendices*, includes the Written Standards for Providing ESG Assistance.

In addition, selection of ESG recipients are outlined in the Funding Handbook and Notice of Funding Availability made available each October to potential applicants.

2. *If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.*

Bakersfield Kern Regional Homeless Collaborative's Coordinated Entry System (CES) is administered by Community Action Partnership of Kern (CAPK). The CES is a Housing First system that assesses and prioritizes eligible individuals and families for housing and services, with emphasis on placing them in housing as quickly as possible based on vulnerability and length of time homeless. Assessment occurs in two phases:

- 1) *Phase I: Access Points.* This phase involves completion of the Quick Referral Tool (QRT) to screen applicants and quickly connect them to an Assessment Point. Access points include numerous public and private agencies and organizations throughout the county that have been trained by CAPK in the use of the QRT.
- 2) *Phase II: Assessment Points.* Phase II is conducted by designated Assessment Points that utilize the Vulnerability Index - Service Prioritization Decision Assistance Tool (VI-SPDAT) Version 2.0 to calculate vulnerability scores. The appropriate VI-SPDAT is used for the specific population being assessed, i.e. Family-VI-SPDAT for families, Youth-VI-SPDAT for youth, PR-VI-SPDAT for persons at-risk. Once an individual has been scored, the information is entered into the Homeless Management Information System (HMIS) for automatic prioritization and referral.

Designated assessment points for the homeless population within the CoC include: CAPK/2-1-1 Program, California Veterans Assistance Foundation (CAVAF), Bakersfield Homeless Center, Flood Bakersfield Ministries, and The Mission at Kern County. Assessment Points for at-risk persons include: CAPK, CAVAF, and the Housing Authority of the County of Kern. Assessment Points must confirm receipt of the QRT within two business days.

- 3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).*

The City of Bakersfield conducts an open Request for Proposal process. Eligibility requirements are described in the City of Bakersfield's Funding Handbook which can be found in the Grantee Unique Appendices. In order to best determine the allocation of ESG funding, the City of Bakersfield assessed both the community needs expressed by the CoC, the City's current ConPlan priorities, and the amount of ESG funding available to the City. As part of the development of the FY2020-21 Action Plan, surveys were distributed individually to the members of the CoC in the winter of 2019 to obtain input regarding the most effective use of ESG funds. More specifically, recipients were asked to rank listed ESG-eligible activities based on how each organization felt funding would most effectively be spent. Survey results indicated that responding CoC agencies felt Emergency Shelter is the most effective use of ESG funding, followed by Homelessness Prevention, Rapid Re-Housing, Street Outreach, and HMIS, in that order.

- 4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.*

To ensure proper representation in decision-making, the BKRHC Governing Board includes at least one representative with lived experience, one Veterans Affairs/Homeless Veterans Service Provider Representative; and one McKinney-Vento Liaison/Local Education Agency Representative/or Educational Services to Homeless Children & Youth Representative. The City will work with the BKRHC and partnering homeless service providers to ensure that information on ESG activities is distributed to homeless and formerly homeless individuals in order to provide the opportunity for involvement in decision/policy making. More specifically, the City works with the collaborative to distribute Notice of Funding Availability of City HUD funds, Action Plan and CAPER notices, community input surveys, and public outreach flyers including postings at homeless shelters and public/private housing providers.

- 5. Describe performance standards for evaluating ESG.*

In determining programmatic performance indicators for ESG activities staff examined the recent performance of similar ESG-eligible activities. Specifically, staff examined the performance of previous years' Shelter activities and made a determination regarding the approximate number of individuals that could reasonably be served by the program. The approximate amount of people expected to be served through ESG Shelter programs is 600. Likewise, staff examined the Rapid Re-Housing, Homeless

Prevention and Outreach components of the ESG program, and projected that 20 households could be reasonably served through Rapid Rehousing, 20 households could be assisted through Homeless Prevention, and 80 persons could be served through Street Outreach using ESG funds. Funds were then allocated accordingly. City staff works regularly with the CoC Planning and Performance Committee to review outcomes and provide guidance and if needed refine performance standards. The City of Bakersfield is currently working with the committee to align performance measurements more closely with those of the CoC.

Housing Opportunities for People with HIV/AIDS (HOPWA)

The HOPWA program provides critical emergency assistance to persons living with HIV/AIDS prevent loss of housing and becoming homeless while addressing social, economic, health and mental health challenges. The program assists eligible clients throughout Kern County with case management services, food, and transportation assistance with the goal of achieving housing stability and access to care.

Agencies and personnel delivering HOPWA services to the citizens of Bakersfield and Kern County are:

- City of Bakersfield Community Development Department – HOPWA Contact: Nina Carter, Community Development Coordinator
- Sponsor Agency - Kern County Health Department - HOPWA Contact: Kimberly Simmons, Accountant III
- Sub-recipient – Clinica Sierra Vista – HOPWA Contact: Margarita Rossen, Program Director
- Housing Authority of the County of Kern – HOPWA Contact: Mardi Sharples, Housing Management Director

One-year goals for the number of households to be provided housing through the use of HOPWA activities are as follows:

- Short-Term Rent, Mortgage, and Utility assistance payments (STRMU) to prevent homelessness of the individual or family - provide housing for 70 clients
- Tenant-Based Rental Assistance (TBRA) - assist 15 households
- Short Term Housing Facilities – assist 15 households
- Supportive Services – provide supportive services for 75 clients
- Housing Information Services – provide housing information services for 75 individuals

In prior years, the City of Bakersfield transferred its HOPWA entitlement to the State of California, who served as Grantee for Kern County. Recently, the State of California declined to serve in that capacity, so it was necessary for the City to resume its Grantee duties for Fiscal Year 2016-17, and beyond. Kern County is the foremost provider of services to persons with HIV/AIDS in the Kern County area, partnering with various agencies and nonprofit/faith-based organizations. City of Bakersfield is considering a recent State of California request to resume administering the Bakersfield's HOPWA entitlement.

Appendix - Alternate/Local Data Sources

1	<p>Data Source Name</p> <p>PIC (Information Center)</p>
	<p>List the name of the organization or individual who originated the data set.</p> <p>PIC (Information Center)</p>
	<p>Provide a brief summary of the data set.</p> <p>The PIC (Information Center) data set provides information on housing vouchers issued by Public Housing Authorities.</p>
	<p>What was the purpose for developing this data set?</p> <p>Current data on Housing Choice Vouchers distributed to Bakersfield residents.</p>
	<p>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</p> <p>Very comprehensive.</p>
	<p>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</p> <p>Current.</p>
	<p>What is the status of the data set (complete, in progress, or planned)?</p> <p>Complete.</p>

Appendix- Notice of ConPlan Review

PUBLIC NOTICE

City of Bakersfield Consolidated Plan 2020-2025, Analysis of Impediments to Fair Housing 2020-2025, FY2020-21 Action Plan, and Citizen Participation Plan Notice of Public Review Period and Public Hearing

In order to continue receiving federal funds from the U.S. Department of Housing and Urban Development (HUD) over the next five years, the City has prepared a Draft Consolidated Plan 2020-25 (ConPlan). This document is a strategic plan and consolidated application for addressing identified housing and community development needs of the City. The primary ConPlan goals deal with Affordable Housing, Community Development, Economic Development, Homelessness, and Special Needs Populations. The draft ConPlan includes the FY 2020-21 Action Plan, Analysis of Impediments to Fair Housing 2020-25, and a Citizen Participation Plan. Beginning FY 2020-21, the City anticipates receiving approximately \$5.8 million in entitlement funds from the following HUD programs: Community Development Block Grant, HOME Investment Partnerships, Emergency Solutions Grant and Housing Opportunities for Persons with AIDS.

The Draft ConPlan and associated documents are available for public review and comment from March 6, 2020 to April 8, 2020 at the following places: City Clerk's Office, 1600 Truxtun Ave; Beale Library, 701 Truxtun Ave; Holloway-Gonzales Library; 506 E. Brundage Ln; Baker Street Library, 1400 Baker St; Southwest Library, 8301 Ming Ave; Northeast Library, 2671 Oswell St; Wilson Library, 1901 Wilson Rd; Walter Stiern Library, California State University-Bakersfield; and at the City's web site: www.bakersfieldcity.us > "Government" > "Departments" > "Community Development" > "Planning" > "Economic Development & Housing Services" > "Grants, Housing, and Public Improvements." The City invites written comments on the Draft ConPlan and associated documents by no later than April 8, 2020. Written comments can be delivered to the Community Development Department, 1715 Chester Ave., Bakersfield, California, 93301. Attention: Nina Carter, Community Development Coordinator.

On April 8, 2020, the City Council will hold a Public Hearing pursuant to the U.S. Department of Housing and Urban Development Title 24 CFR Part 91. The purpose of the Public Hearing will be to accept community input and consider approval of the City of Bakersfield ConPlan 2020-25, 2020-21 Action Plan, Analysis of Impediments to Fair Housing 2020-25, and Citizen Participation Plan. The Public Hearing is scheduled for April 8, 2020 at 5:15 p.m. at the location listed below. The City will submit final documents to HUD before the deadline of May 14, 2020.

The following meetings will be held to accept public comments on the 2020-25 Draft ConPlan and associated documents:



2020-2025 Consolidated Plan and Draft Action Plan 2020-21 Meeting 1

March 18, 2020, 5:30 PM

MLK Community Center, 1000 South Owens Street, Bakersfield, CA 93307

The MLK Community Center is accessible to persons with disabilities.

2020-2025 Consolidated Plan and Draft Action Plan 2020-21 Meeting 2

March 19, 2020, 5:30 PM

Baker Street Community Room, 1015 Baker Street, Bakersfield, CA 93305

The Baker Street Community Room is accessible to persons with disabilities.

City Council Meeting: Public Hearing for the 2020-2021 Draft Action Plan

April 8, 2020, 5:15 PM

City Council Chambers, City Hall South, 1501 Truxtun Avenue, Bakersfield, CA 93301. The City Council Chambers is accessible to persons with disabilities.

The MLK Community Center, Baker Street Community Room, and City Council Chamber are accessible to persons with disabilities. Disabled individuals who need special assistance to attend or participate in the above meetings may request assistance at the Development Services Department, 1715 Chester Avenue, Bakersfield, California, 93301 or by calling the Development Services Department at (661) 326-3765. For TTY services please call California Relay Services at 711. Every effort will be made to reasonably accommodate individuals with disabilities and individuals who speak a language other than English, by making meeting materials available in alternative formats. Requests for assistance should be made five (5) working days in advance to the Development Services Department.

A description of the proposed activities included in the FY2020-21 Action Plan are listed below:

Draft City of Bakersfield Fiscal Year 2020/21 Action Plan

Project Title, Description & HUD Citation	Funding Source, Amount, Priorities & Target Date
Bakersfield Senior Center Public Services Funds for public services for low-income seniors at 530 4 th Street. 05A Senior Services 570.201(e)	CDBG - \$90,000 Priority – Public Services Target Date – Summer 2021
Fair Housing Program Services Public services to affirmatively further fair housing choice, including education, intake, screening, counseling, testing and mediation. 05J - Fair Housing Activities 570.201(e)	CDBG - \$100,000 Priority – Public Services Target Date - Summer 2022
Homeless Outreach - Rapid Response Unit Support Partner with the City of Bakersfield’s Rapid Response Team to assist with outreach efforts in order to provide comprehensive resources to serve the homeless population within the City of Bakersfield. 05 – Public Services 570.201(e)	CDBG - \$264,480 Priority – Public Services Target Date - Summer 2021
Section 108 Loan Repayment for \$800,000 of Public Facilities Principle and interest on \$800,000 loan for street improvements in Southeast Bakersfield. 19F – Repayment of Section 108 Loan 570.203(b)	CDBG \$56,937 Priority - Infrastructure Target Date - Summer 2020
Section 108 Loan Repayment for \$4.1 million of Public Facilities Principle and interest on \$4,100,000 loan to improve two swimming pools, construct a wet play area in the southeast and build a downtown swimming pool. 19F - Repayment of Section 108 Loan 570.203(b)	CDBG - \$308,889 Priority – Public Facilities Target Date - Summer 2020
General Management Oversight and Coordination Costs associated with overall program management, coordination, & monitoring of the CDBG program. 21A - General Program Administration 570.206	CDBG - \$720,576 Priority – N/A Target Date - N/A
Home Access Grant Program Grant up to \$3,500 for handicapped accessibility in privately or publicly owned residential structures in neighborhoods. 14A Rehab: Single Unit/Multi-Unit 570.202	CDBG - \$40,000 Priority – Affordable Housing Rehab Target Date – Summer 2021

Project Title, Description & HUD Citation	Funding Source, Amount, Priorities & Target Date
<p>East-Brundage Area Curb, Gutter, Sidewalk Reconstruction Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by E. Brundage Avenue, 4th Street, Union Avenue and East to the Sunset Railroad Tracks. 03K Street Improvements 570.201(c)</p>	<p>CDBG - \$390,000 Priority – Infrastructure Target Date – Summer 2022</p>
<p>Oleander Area Curb, Gutter, Sidewalk and Reconstruction Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by California Avenue, Chester Avenue, Verde Street, and A Street. 03K Street Improvements 570.201(c)</p>	<p>CDBG - \$200,000 Priority – Infrastructure Target Date – Summer 2022</p>
<p>Truxtun Area Curb, Gutter, Sidewalk and Reconstruction Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by E. Truxtun Ave, California Avenue, Beale Avenue and Haley Street. 03K Street Improvements 570.201(c)</p>	<p>CDBG - \$390,000 Priority – Infrastructure Target Date – Summer 2022</p>
<p>Castro Area Curb, Gutter, Sidewalk and Reconstruction Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by South H St., Wilson Rd., Ming Ave., and Benton St. 03K Street Improvements 570.201(c)</p>	<p>CDBG - \$350,000 Priority – Infrastructure Target Date – Summer 2022</p>
<p>Madison Area Curb, Gutter, Sidewalk and Reconstruction Install sidewalk, curb/gutter, handicap ramps, cross gutters to improve drainage and street rehabilitation in the area generally bounded by Madison Street, Cottonwood/So. Martin Luther King Blvd., Casa Loma and Brook Street. 03K Street Improvements 570.201(c)</p>	<p>CDBG - \$350,000 Priority – Infrastructure Target Date – Summer 2022</p>
<p>Belle Terrace Park Improvements Improvements made at Belle Terrace Park including playground equipment. 03F Parks and Recreation Facilities 570.201(c)</p>	<p>CDBG - \$350,000 Priority – Public Facilities Target Date – Summer 2022</p>
<p>Down Payment Assistance Down Payment Assistance for Low-Moderate Income homebuyers. HOME – Homebuyer Activities 92.205(a)</p>	<p>HOME - \$250,000 Priority – Affordable Housing Target Date – Summer 2022</p>
<p>New Construction Assistance Housing development costs associated with the acquisition and construction of affordable housing. HOME – New Construction 92.205(a)</p>	<p>HOME - \$784,901 Priority – Affordable Housing Target Date – Summer 2023</p>
<p>CHDO Set Aside Loans & grants to develop, acquire, rehabilitate, and/or construct affordable single or multi-family housing. To be implemented by a Community Housing Development Organization (CHDO). HOME – Affordable Housing 92.205(a)</p>	<p>HOME - \$188,981 Priority – Affordable Housing Target Date – Summer 2023</p>

Project Title, Description & HUD Citation	Funding Source, Amount, Priorities & Target Date
HOME Administration/Planning Costs Costs related to overall management & coordination of the HOME program. HOME - Administration Cost – 92.207	HOME - \$135,987 Priority - N/A Target Date - N/A
ESG20 Administration Cost related to overall management & coordination of the ESG program. HESG - Administration/ESG Handbook - 7300.00 1-6A4b	ESG – \$23,153 Priority - Homeless/HIV/AIDS Target Date - N/A
ESG20 Street Outreach Street Outreach program to be provided by Flood Bakersfield Ministries HESG - Street Outreach	ESG - \$23,625 Priority – Homeless/HIV/AIDS Target Date – Summer 2021
ESG20 Shelter Emergency Shelter Activities to be provided by the Bakersfield Homeless Center, Bakersfield Rescue Mission, and Alliance Against Family Violence and Sexual Assault. HESG - Shelter	ESG - \$161,602 Priority – Homeless/HIV/AIDS Target Date – Summer 2021
ESG20 Rapid Re-Housing Rental assistance for persons who are homeless to re-establish permanent housing. HESG - Rapid Rehousing	ESG - \$50,166 Priority – Homeless/HIV/AIDS Target Date – Summer 2021
ESG20 Homeless Prevention Financial assistance to prevent households from becoming homeless. HESG – Homeless Prevention	ESG - \$50,166 Priority – Homeless/HIV/AIDS Target Date – Summer 2021
2020-2023 City of Bakersfield CAH20F013 (BKF)** HOPWA Public Services - Rental assistance, emergency assistance, housing counseling and related services to ensure safe and stable housing for persons living with HIV/AIDS.	HOPWA - \$543,911 Priority – Homeless/HIV/AIDS Target Date – Summer 2021
2020-2023 City of Bakersfield CAH20F013 (BKF)** Administrative costs related to oversight of HOPWA program activities.	HOPWA - \$16,822 Priority – N/A Target Date - N/A
Total	\$5,840,196

**All proposed activities' budgets will be proportionally increased or decreased from the estimated funding levels to match actual allocation amounts as determined by U.S. Department of Housing and Urban Development (HUD). **Pending HUD approval, the HOPWA program may be transferred to the State of California during the Consolidated Plan 5 year period.*

Above-mentioned funding is based on projections using the City's FY19-20 HUD grant funds. If actual grant amounts differ from grant projections, then the excess or reduction in funding will be adjusted as follows:

- For CDBG - 20% General Management Oversight and Coordination, remainder funds distributed evenly between all five Curb, Gutter and Sidewalk Improvement areas.
- For HOME – 10% HOME Administration/Planning Costs, 15% CHDO Set Aside, Remainder addition/reduction of funds to New Construction Assistance, Downpayment assistance remains the same; and

- For ESG – 7.5% ESG Administration, 7.5% ESG Street Outreach, 16.25% ESG Rapid Re-Housing, 16.25% ESG Homeless Prevention, 52.5% ESG Shelter. Per HUD regulations, ESG Shelter + ESG Outreach cannot exceed 60% of entitlement.

- PUBLISHED: MARCH 6, 2020 (El Popular Newspaper – Spanish), MARCH 6, 2020 (Bakersfield Californian)



City of Bakersfield Community Needs Survey

Background

The City of Bakersfield needs your input!

Over the next five years, the City will be investing millions of dollars in affordable housing, homelessness prevention and services, and community services and amenities. The City will also continue its efforts to identify and overcome barriers to affordable and accessible housing.

Your voice will guide these decisions and help create healthy, safe, and thriving communities in Bakersfield!

Referencia

¡La ciudad de Bakersfield necesita tu opinión!

Durante los próximos cinco años, la ciudad invertirá millones de dólares en viviendas asequibles, prevención y servicios para personas sin hogar, y servicios e instalaciones comunales. La ciudad también continuará sus esfuerzos para identificar y superar las barreras a la vivienda asequible y accesible.

¡Su voz guiará estas decisiones y ayudará a crear comunidades saludables, seguras y prósperas en Bakersfield!

* 1. In what language would you prefer to take the survey? / ¿En qué idioma prefiere tomar la encuesta?

- English
- Spanish/Español

* 5. Choose five (5) of the most critical **Housing** needs in your community.

- | | |
|---|---|
| <input type="checkbox"/> Accessibility improvements (American Disabilities Act) | <input type="checkbox"/> Senior housing |
| <input type="checkbox"/> Owner-occupied housing rehabilitation | <input type="checkbox"/> Housing for large families |
| <input type="checkbox"/> Rehabilitation/preservation of affordable housing | <input type="checkbox"/> Fair housing services |
| <input type="checkbox"/> First-time homebuyer assistance | <input type="checkbox"/> Lead-based paint issues |
| <input type="checkbox"/> Construction of new affordable rental housing | <input type="checkbox"/> Energy efficiency improvements |
| <input type="checkbox"/> Housing for those with disabilities | |

* 6. Choose three (3) of the most critical **Homelessness** needs in your community.

- | | |
|--|---|
| <input type="checkbox"/> Permanent supportive housing | <input type="checkbox"/> Homelessness prevention and diversion services |
| <input type="checkbox"/> Emergency/overnight shelters | <input type="checkbox"/> Mental and behavioral health services |
| <input type="checkbox"/> Landlord engagement programs | <input type="checkbox"/> Substance abuse programs |
| <input type="checkbox"/> Outreach | <input type="checkbox"/> Storage facilities/lockers |
| <input type="checkbox"/> Navigation centers/centralized services | |

* 7. Choose three (3) of the most critical **Infrastructure** needs in your community.

- | | |
|--|---|
| <input type="checkbox"/> Water/sewage improvements | <input type="checkbox"/> Tree planting and urban greenery |
| <input type="checkbox"/> Street/alley improvements | <input type="checkbox"/> Accessibility improvements (ADA) |
| <input type="checkbox"/> Street lighting | <input type="checkbox"/> Broadband internet access |
| <input type="checkbox"/> Sidewalk improvements | <input type="checkbox"/> Electric vehicle charging stations |

* 8. Choose three (3) of the most critical **Social and Public Services** needs in your community.

- | | |
|---|--|
| <input type="checkbox"/> Senior activities | <input type="checkbox"/> Legal services |
| <input type="checkbox"/> Youth activities | <input type="checkbox"/> Centers/services for the disabled |
| <input type="checkbox"/> Childcare services | <input type="checkbox"/> Domestic violence services |
| <input type="checkbox"/> Public transit and transportation services | <input type="checkbox"/> HIV/AIDS services |
| <input type="checkbox"/> Health services | |

* 9. Choose two (2) of the most critical **Economic Development** needs in your community.

- | | |
|---|---|
| <input type="checkbox"/> Job creation | <input type="checkbox"/> Grants/loans to small businesses |
| <input type="checkbox"/> Job readiness programs | <input type="checkbox"/> Counseling/training for small businesses |
| <input type="checkbox"/> Commercial and industrial rehabilitation | <input type="checkbox"/> Storefront/facade improvement |

* 10. Choose two (2) of the most critical **Community Facilities** needs in your community.

Community centers

Healthcare facilities

Childcare centers

Fire stations and equipment

Park and recreational facilities

Libraries



City of Bakersfield Community Needs Survey

Fair Housing Choice

Every five years, the City conducts an Assessment of Fair Housing. It identifies the discriminatory barriers residents face in accessing the housing of their choice and provides action steps for overcoming those barriers.

Your responses to the questions below will help the City improve housing accessibility and affordability for years to come!

***All survey responses are anonymous and no effort will be made to identify respondents.*To report housing discrimination, contact [Greater Bakersfield Legal Assistance](#).**

* 11. Have you ever encountered any form of housing discrimination or know someone who has?

- Yes
- No
- Not sure

12. If yes, in what way did you or someone you know face discrimination?

- Refusing to rent or sell a home
- Discouraging the rental or sale of a home
- Steering potential tenant/homeowner to a different home or neighborhood
- Facing unfavorable terms in a home loan or lease
- Refusing, discouraging, or charging more for home or rental insurance
- Unfair, misleading, and/or deceptive loan practices
- Other

13. If yes, what do you believe was the basis for the discrimination faced by you or someone you know?

- | | |
|---------------------------------------|--|
| <input type="radio"/> Race | <input type="radio"/> Religion |
| <input type="radio"/> Color | <input type="radio"/> Family status (e.g. single parent) |
| <input type="radio"/> National origin | <input type="radio"/> Disability |
| <input type="radio"/> Gender | <input type="radio"/> Other |
| <input type="radio"/> Age | |

* 14. Do you feel you are well-informed on housing discrimination?

- Yes Somewhat No

Please email edcd@bakersfieldcity.us if you have additional feedback on community needs or fair housing, or desire immediate assistance in your community.



City of Bakersfield Community Needs Survey

Encuesta sobre las necesidades de la comunidad de la Ciudad de Bakersfield

Referencia

El plan consolidado de la ciudad se actualiza cada cinco años. Proporciona al gobierno federal un perfil de la comunidad, documenta las necesidades de la comunidad y describe cómo la ciudad tratará dichas necesidades con fondos federales.

¡Sus respuestas a las preguntas a continuación informarán el Plan Consolidado actualizado de la ciudad y ayudarán a guiar la inversión comunal para los próximos cinco años!

***Todas las respuestas de la encuesta son anónimas y no se hará ningún esfuerzo para identificar a los encuestados.**

* 15. ¿En qué Código postal reside?

16. ¿En qué **grupo etario** se encuentra?

- | | |
|-----------------------------------|-----------------------------|
| <input type="radio"/> Menor de 18 | <input type="radio"/> 45-64 |
| <input type="radio"/> 18-34 | <input type="radio"/> 65+ |
| <input type="radio"/> 35-44 | |

* 17. ¿Qué áreas de necesidad le interesan más?

- | | |
|---|---|
| <input type="checkbox"/> Vivienda asequible | <input type="checkbox"/> Infraestructura |
| <input type="checkbox"/> Vivienda y servicios para personas sin hogar | <input type="checkbox"/> Alojamiento para personas con necesidades especiales |
| <input type="checkbox"/> Instalaciones comunales (por ejemplo, bibliotecas) | <input type="checkbox"/> Desarrollo económico (empleos/negocios) |
| <input type="checkbox"/> Servicios sociales y públicos (por ejemplo, atención médica) | |

* 18. Elija cinco (5) de las necesidades de Vivienda más importantes de su comunidad.

- | | |
|--|---|
| <input type="checkbox"/> Mejoras de accesibilidad (ADA) | <input type="checkbox"/> Vivienda para personas mayores |
| <input type="checkbox"/> Rehabilitación de viviendas ocupadas por sus dueños | <input type="checkbox"/> Vivienda para familias numerosas |
| <input type="checkbox"/> Rehabilitación/preservación de viviendas asequibles | <input type="checkbox"/> Servicios de vivienda justa |
| <input type="checkbox"/> Asistencia para compradores de vivienda por primera vez | <input type="checkbox"/> Problemas de pintura a base de plomo |
| <input type="checkbox"/> Construcción de nuevas viviendas de alquiler asequibles | <input type="checkbox"/> Mejoras de eficiencia energética |
| <input type="checkbox"/> Vivienda para personas con discapacidad | |

* 19. Elija tres (3) de las necesidades más importantes de las personas sin hogar en su comunidad.

- | | |
|--|--|
| <input type="checkbox"/> Vivienda permanente de apoyo | <input type="checkbox"/> Servicios de prevención y desvío de personas sin hogar |
| <input type="checkbox"/> Refugios nocturnos o de emergencia | <input type="checkbox"/> Servicios de salud mental y de terapia del comportamiento |
| <input type="checkbox"/> Programas de participación del propietario | <input type="checkbox"/> Programas de abuso de sustancias |
| <input type="checkbox"/> Programa de ayuda | <input type="checkbox"/> Instalaciones de almacenamiento/casilleros |
| <input type="checkbox"/> Centros de navegación/servicios centralizados | |

* 20. Elija tres (3) de las necesidades de Infraestructura más importantes de su comunidad.

- | | |
|---|--|
| <input type="checkbox"/> Mejoras de agua/aguas residuales | <input type="checkbox"/> Plantación de árboles y vegetación urbana |
| <input type="checkbox"/> Mejoras de calles/callejones | <input type="checkbox"/> Mejoras de accesibilidad (ADA) |
| <input type="checkbox"/> Alumbrado público | <input type="checkbox"/> Acceso a Internet de banda ancha |
| <input type="checkbox"/> Mejoras de acera | <input type="checkbox"/> Estaciones de carga para vehículos eléctricos |

* 21. Elija tres (3) de las necesidades más importantes de los Servicios sociales y públicos de su comunidad.

- | | |
|---|--|
| <input type="checkbox"/> Actividades para mayores | <input type="checkbox"/> Servicios legales |
| <input type="checkbox"/> Actividades para jóvenes | <input type="checkbox"/> Centros/servicios para discapacitados |
| <input type="checkbox"/> Servicios de cuidado de niños | <input type="checkbox"/> Servicios contra la violencia doméstica |
| <input type="checkbox"/> Transporte público y servicios de transporte | <input type="checkbox"/> Servicios de VIH/SIDA |
| <input type="checkbox"/> Servicios de salud | |

* 22. Elija dos (2) necesidades de Desarrollo económico más importantes de su comunidad.

- | | |
|--|---|
| <input type="checkbox"/> Creación de trabajos | <input type="checkbox"/> Subvenciones/préstamos a pequeños negocios |
| <input type="checkbox"/> Programas de preparación para el empleo | <input type="checkbox"/> Asesoramiento/formación para pequeñas empresas |
| <input type="checkbox"/> Rehabilitación comercial e industrial | <input type="checkbox"/> Mejora de comercio pequeño/fachada |

* 23. Elija dos (2) de las necesidades más críticas de Instalaciones comunales en su comunidad.

Centros comunales

Centros médicos

Guarderías infantiles

Estaciones de bomberos y equipos

Parque e instalaciones recreativas

Bibliotecas



City of Bakersfield Community Needs Survey

Elección de vivienda justa

Cada cinco años, la ciudad realiza una Evaluación de Equidad de Vivienda. Identifica las barreras discriminatorias que los residentes enfrentan para acceder a la vivienda de su elección y proporciona los pasos a seguir para superar esas barreras.

¡Sus respuestas a las siguientes preguntas ayudarán a la ciudad a mejorar la accesibilidad y la asequibilidad de la vivienda en los próximos años!

***Todas las respuestas de la encuesta son anónimas y no se hará ningún esfuerzo para identificar a los encuestados.* Para informar sobre discriminación en la venta/alquiler de viviendas, comuníquese con nosotros Asistencia legal para el área metropolitana de Bakersfield.**

* 24. ¿Alguna vez ha encontrado alguna forma de discriminación en la venta/alquiler de viviendas o conoce a alguien que lo haya hecho?

- Sí
- No
- No estoy seguro/a

25. En caso afirmativo, ¿de qué manera usted o alguien que usted conoce sufrió discriminación?

- Negación de alquiler o venta de una casa
- Desaliento al alquiler o la venta de una vivienda
- Desaliento al alquiler o la venta de una vivienda
- Prácticas de préstamos desleales, poco claras o engañosas
- Dirección de un posible inquilino/propietario a una casa o barrio diferente
- Otras
- Términos desfavorables en un préstamo o arrendamiento de vivienda

26. En caso afirmativo, ¿cuál cree que fue la base de la discriminación que sufren usted o alguien que conoce?

Raza

Religión

Color

Estado familiar (p.ej. padre/madre solo/a)

Origen nacional

Discapacidad

Género

Otro

Edad

* 27. ¿Cree que tiene buena información sobre discriminación en la venta/alquiler de viviendas?

Sí Algo No

Por favor envíe un correo electrónico a edcd@bakersfieldcity.us si tiene alguna opinión adicional tocante a las necesidades de la comunidad y equidad de vivienda o si desea ayuda inmediata en su comunidad.



TO: Nina Carter, Community Development Coordinator, City of Bakersfield

FROM: Brendan Dentino, Research Analyst, LeSar Development Consultants

DATE: July 19, 2019

SUBJECT: Community Engagement Summary

In accordance with the 2020-2025 Consolidated Plan Scope of Work, LeSar Development Consultants (LDC) strategized and conducted a community participation with the City of Bakersfield in compliance with its Community Participation Plan and 24 CFR § 91.105. This memo reports the completion of the initial community participation process and summarizes the results and themes that emerged from the many community engagement events.

Below are the outcomes of the community participation process grouped by event. These results and themes will inform the ConPlan goals and ultimately guide investment of federal entitlement program funds within the City's low-to-moderate income communities.

Two additional opportunities for community feedback will occur later in the development of the ConPlan: a public hearing and the public comment period. Each of these events are mandated by federal regulations and will occur in Spring 2020 when the City formally considers the adoption of the draft ConPlan. The outcomes of these events will be documented in the finalized ConPlan.

Community workshops. In June 2019, the City held three community workshops at which, officially, 89 community members provided feedback on what they believed are Bakersfield's most pressing community needs. The first two meetings at the Baker Street Community Center and the Greenfield Family Resource Center had three and 11 people in attendance, respectively. The workshop at the Bakersfield Senior Center (BSC) had 75 people sign in, but it's likely more were in attendance who did not sign in.

Quantitative results were collected through a dot voting exercise, in which participants voted for what they believed were the community's greatest needs. Dot voting was not practical at the BSC workshop due to logistical constraints stemming from the large number of attendees; however, the exercise was conducted at the other two meetings. The total vote count is attached. The top results are as follows:

San Diego Headquarters
404 Euclid Ave, Suite 212
San Diego, CA 92114
619-236-0612 phone
619-236-0613 fax

Berkeley Office
2150 Kittredge St, Suite 3A
Berkeley, CA 94704
510-859-7100 phone

Los Angeles Office
448 S. Hill Street, Suite 618
Los Angeles, CA 90013
213-612-4545 phone
213-488-3468 fax

Top Results – Dot voting	
Community Need	# of votes
Homeless facilities/services	9
Affordable housing	8
Centers for the disabled	6
Substance abuse services	5
Mental health services	4
Youth services	4
Services for the disabled	3
Job training	3
Commercial and industrial rehab	3
Sidewalks/gutter/ADA curb ramps	3
Housing for personal with special needs	3

In addition to dot voting, participants recorded their responses to open-ended prompts on Post-It notes, allowing LDC to collect qualitative feedback. This was most practical at the BSC meeting, where 105 responses were recorded. Across all community workshops, there were 129 open-ended responses. This number is greater than the number of attendees due to the ability for people to submit more than one comment. These comments are attached. Below are the number of responses relating to the top community needs relevant to the Consolidated Plan.

Top Results – Number of Comments per Need	
Community Need	# of comments
Affordable housing	22
Street repair/cleaning/improvements/sidewalks	22
Homelessness facilities/services	17
Senior centers	13
Crime prevention	8
Job creation/training	7
Transportation	5
Street lighting	4
Community services	4
Parks/recreation	3

Survey. An online survey addressing both the ConPlan and Assessment of Fair Housing was posted online in May and was closed in July. There were 534 total responses to the survey, marking a large increase in the response rate from the previous ConPlan. Most questions received 422 responses, likely due to some questions not requiring a response, as well as that some respondents did not proceed with the survey after answering the first question. Just one person took the survey in Spanish. All survey data is attached. Below are key findings.

With 280 votes, housing and services for the homeless was the area of need that was of most importance to the greatest number of respondents. Following homelessness, affordable housing and economic development were tied for the second, with each receiving 217 votes as the area of most importance.

- Affordable housing. Respondents were asked to choose five needs within affordable housing. This resulted in a relatively even distribution among the possible answers. Lead-based paint issues was the only need receiving less than 20 percent of the vote. Receiving the most votes was rehabilitating/preserving affordable housing.
- Homelessness. Within homelessness, respondents viewed mental and behavioral health services, homelessness prevention and diversion services, and substance abuse programs as the three greatest needs. In fact, mental and behavioral services was the need across all categories that received the most votes (306). However, permanent supportive housing received just one vote less than substance abuse programs, and emergency/overnight shelters also received a significant number of votes.
- Infrastructure. Street/alley improvements received the greatest number of votes, which correlates with the feedback from the community workshops. Of concern to respondents, as well, were tree planting and urban greenery, street lighting, and sidewalk improvements. Again, each of these were brought up at community meetings. Analyzing broadband internet access as part of the ConPlan is mandated by federal regulations, and as such broadband internet access had a significant response rate, with 107 people choosing it as a critical need.
- Social and public services. This is another category that saw a relatively even distribution among all responses, but youth services were chosen by the greatest number of respondents. It was also a need that was mentioned at community meetings. The next three needs with the most votes were childcare services, public transit and transportation services, and health services.
- Economic development. Economic development had two needs that were of most concern to respondents: job creation and job readiness programs. They each received over 51 percent of the votes, while no other need received more than 26 percent.
- Community facilities. Community centers and park and recreational facilities received the greatest number of votes in this category, with each receiving more than 45 percent

of all responses. Community centers of all kinds, including those for seniors and the disabled, came up frequently during community workshops.

Exactly a third of respondents (135 people) said they or someone they know has experienced housing discrimination in response to the first question pertaining to fair housing. The next two questions then asked for some detail about their experience with housing discrimination, but answers were not required and are anonymous.

'Refusing to rent or sell a home' was the type of housing discrimination with the second greatest number of votes, behind 'Other'. That 'Other' received the most votes can be attributed to a few things. First, the forms of housing discrimination listed may not have been comprehensive. A person who believes they or someone they know experienced housing discrimination may have felt the available options did not apply to their experience.

It is also likely that many respondents who did not believe they or someone they know have experienced housing discrimination clicked 'Other' as a form of 'not applicable'. This is supported by the response rate: 135 respondents answered that they or someone they know experienced housing discrimination, but 244 people answered the applicable question: "If yes, in what way did you or someone you know face housing discrimination?"

Lastly, 48 respondents were unsure if they or someone they know experienced housing discrimination. It is likely that some of these people clicked 'Other' due to this uncertainty.

'Other' was again the option with the most responses to the question of "If yes, what do you believe was the basis for the discrimination faced by you or someone you know?" The answer receiving the most responses behind 'Other' was Race, with 53 people choosing it.

Finally, over 80 percent of all respondents believe they are well-informed or somewhat informed on housing discrimination. The remainder believe they are not informed on housing discrimination.

Focus groups. Stakeholders in affordable housing, homelessness, economic development, and community development and services were invited to four separate focus groups held during the week of June 17. In total, 15 stakeholders attended. The notes for each focus group are attached.

The comments in the affordable housing and homelessness focus groups were focused predominately on costs or funding sources. Indicating housing's impact across sectors, the community development and services focus group also submitted comments on affordable housing and homelessness.

The economic development focus group, which had the highest attendance, saw a wide range of comments, from those on business incubators to starting a call center academy. But many comments were focused on or related to equity and inclusion in the local economy, as were

those in the homelessness and community development and services focus groups. Across sectors, there is a desire among stakeholders to expand economic opportunities and improve social outcomes for disadvantaged and vulnerable communities.

Consultations. One-on-one consultations occurred with:

- Rob Ball, Deputy Director, Planning – Kern Council of Governments
- Rhonda Barnhard, Special Projects Manager – Kern BHRS
- Mari Perez-Dowling, President/CEO – United Way of Kern County
- Stephen Pelz, Executive Director – Housing Authority of the County of Kern
- Estella Casas, Executive Director, and staff – Greater Bakersfield Legal Assistance

Their feedback illuminated many of the housing and non-housing needs in Bakersfield (notes attached) and aligned with the community in some areas and differed in others. For example, they each noted the worsening affordable housing and homelessness situation in the City, which correlates with community members making it their top issues. However, leaders working in housing and homelessness all linked homelessness with the dearth of available affordable housing and the challenges presented by the loss of redevelopment in 2011. This stance differed from the public, which thought the most critical need within homelessness is mental and behavioral services.

Outside of housing, Rob Ball noted that the popular conception of Bakersfield – an affordable alternative to high-priced coastal cities to which Millennials are flocking – is not borne out by statistics.

Summary. Homelessness was brought up at every community engagement event. In both qualitative and quantitative terms, the community believes it is the greatest need to be addressed. Of course, opinions on the best methods to address homelessness in Bakersfield vary widely and the extent to which it is addressed is contingent on many factors, but there is a clear desire among the community that the City should make it a focus.

Affordable housing is another top priority of the community, evidenced by feedback at community workshops and the results of the survey, but the types of programs and services brought up within the ‘affordable housing’ category are very nuanced. Senior housing has become much more of a focus not just in Bakersfield, but in other jurisdictions for which LDC is consulting. Energy efficiency improvements were, perhaps surprisingly, the need receiving the third-most votes within the affordable housing category in the survey. And rehabilitating/preserving existing affordable housing actually had more support (although by just 2 percentage points) than constructing new affordable housing.

Representatives of organizational stakeholders also brought up housing and homelessness, indicating housing’s role in influencing social and economic outcomes across sectors. They also

repeatedly expressed their desire to bring forth a more inclusive economy and agreed with residents that job creation and training are needed.

Overall, the level of community engagement increased dramatically from the previous ConPlan. Between the survey and community workshops, 213 residents participated in contributing to the FY 2015-2019 ConPlan. For the ConPlan currently in development, there has been participation from 623 residents.

LDC now has most information needed to draft The Process section of the ConPlan and can confirm the City is compliant with federal regulations dictating that at least one community meeting be held prior to the publication of the draft ConPlan to allow residents to comment on housing and community development needs. The next step is drafting the goals for the 2020-2025 ConPlan.

Monday, June 17, 5:30 PM
Baker Street Community Room
1015 Baker Street
Bakersfield, CA 93305

Dot voting results

Topic	Votes
Substance abuse services	4
Affordable housing	3
Commercial and industrial rehab	3
Homeless facilities/services	3
Residential property maintenance	2
Homeownership assistance	2
Transportation services	2
Housing for personal with special needs	1
Youth centers	1
Community centers	1
Sidewalks/gutter/ADA curb ramps	1
Sewer system improvements	1
Water system improvements	1
Senior services	1
Youth services	1
Job creation	1
Job training	1

Comments by topic

Youth services

- Emancipated youth program

Transportation

- HSR station with local light rail

Parks & rec

- City square with green space
- Public art displays rotating in downtown

Affordable housing

- Public housing midrise TOD
- Mandatory mixed-use development corridors
- Mandatory upzoning to R-12

Homeless facilities/services

- Housing First homeless policy and harm reduction

Public safety/crime prevention

- Decriminalization of possession

Economic Development

- Universal basic income
- Abolishment of private property ownership

Environment

- Carbon tax

Tuesday, June 18, 3:00 PM
Greenfield Family Resource Center
5400 Monitor Street
Bakersfield, CA 93307

Dot voting results

Topic	Votes
Centers for the disabled	6
Homeless facilities/services	6
Affordable housing	5
Mental health services	4
Services for the disabled	3
Youth services	3
Shelter for women of domestic violence and for abused/neglected children	2
Job training	2
Rental housing assistance	2
Housing for personal with special needs	2
Sidewalks/gutter/ADA curb ramps	2
Parks and recreation facilities	2
Assistance to startup businesses	2
Crime prevention programs	1
Small business loans	1
Multifamily rehabilitation	1
Single-family rehabilitation	1
Substance abuse services	1
Street lighting	1
Street improvements	1
Youth centers	1
Community centers	1
Water system improvements	1
Job creation	1

Comments on community needs by topic

Homelessness

- Mobile shower and laundry facilities allows homeless to clean themselves up to feel comfortable to go reach for services they need.

Substance abuse services

- Substance abuse services

Sidewalk improvements

- Curb cuts for people w/ disabilities
- *Comunidad ayuda a traer mejoras y aplicar para becas para construir banquetas en comunidades desventajadas* - The community should help bring improvements and apply for grants to build benches (or sidewalks) in disadvantages communities (note: "banquetas" also translates as "sidewalks" in Mexican Spanish)
- *Mejorar los parques (Stiern Park). Terminar banquetas. Arreglar el estacionamiento. Más luces. Cancha de futbol. Equipo para hacer ejercicio* – Improve the Parks (Stiern Park). Finish the sidewalks. Fix the parking lot. More lights. Soccer field. Exercise equipment.
- *Cruces a escuelas y parques seguros (señales de alto, luces relampagueantes, etc.)* - Crosswalks at schools and secure parks (stop signs, flashing lights, etc.)

Centers for disabled

- Community center for the disabled

Community Centers

- *Centro comunitario para jóvenes y reuniones de la comunidad más accesibles* - A community center for youth that would be accessible for community meetings

Affordable housing

- Development of low-income housing and reduction in development costs for housing

Public facilities

- Increase in funding – development fees that go towards the construction of public facilities and less towards the administration portion – so immediate impact is pushed to the public.

Public services

- Easier predevelopment process for public agencies that provide public services

Special needs

- Quantify existing programs and people with the specific needs. Look at the money per person in low income areas.

Comments on what the City is doing well

1. No parking zones at city bus stops, great job, thank you!
2. Housing authority is bomb! Need pre-development money and zoning improvements, please call for details.
3. Transportation for people with disabilities
4. Housing Authority that works with the KCHC
5. Strong nonprofit community that is collaborative
6. *Jardines comunitarios* - Community gardens
7. *Comunidad trabaja para hacer los parques más seguros (zumba gratis, limpiezas, etc.)* - The community should work to make the parks safer (free zumba classes, clean ups, etc.)
8. *La comunidad hace limpiezas* - Community clean up events

Wednesday, June 19, 12:00 PM
Bakersfield Senior Center
530 4th Street
Bakersfield, CA 93304

Number of comments by topic

Topic	# of comments
Affordable housing	18
Street repair/cleaning/improvements	18
Homelessness	15
Senior center	13
Jobs	7
Crime prevention	7
Transportation (and safety)	4
Street lighting	4
Homeowner assistance	4
Community services	3
After-school programs/youth services	2
Small business loans/resources	2
Financial literacy	2
Community centers	1
Faith-based services	1
Community facilities	1
Trash disposal	1
Economic equity	1
Childcare	1

Comments

1. Needs of BSC: roof, air conditioning for kitchen, asphalt parking lot
2. Use CDBG for expanding SSI/SSDI Outreach, Access, and Recovery (SOAR) to increase income for homeless to get into housing
3. Alley way clean-up
4. Street repair
5. Training for better jobs
6. Partnering with churches to make change in attitudes of people
7. Pride of ownership
8. Job Creation
9. Fund available for affordable homes for families
10. Better lighting on streets in this neighborhood
11. Street sweeping monthly

12. Focus groups to inform residents about services available
13. More senior citizen transportation
14. Senior abuse, real estate fraud, wills and living trust falsification out of desperation
15. Rent – high cost / lock in of lease – families forced to triple up, extended families or resort to drugs and prostitution and crime. Drugs and alcohol lead to being incapacitated irresponsible and many times homeless – out of control
16. Crime – drug dealers entice the rich, the poor, young, old, unemployed getting them hooked; constant traffic. We need to be more like TEXAS, no nonsense.
17. Too trashy, debris, utilize prisoners behind bars
18. Provide services to community
19. Clean the streets
20. More funding for community and senior centers
21. Damaged roads in the community
22. Street lighting visibility poor
23. Why no curbs and gutters? Sidewalks in the country, hacienda, etc.
24. Fix the roof here, clean outside
25. Jobs for need (for single and couple senior need help). Some need know cook and other thing
26. Alleys are dumping grounds for trash
27. Renovating old facilities like BSC
28. Should be special needs grant to redo parking lot pavement
29. Repair streets in neighborhoods
30. Abandoned cars
31. Fix roofs, solar panels
32. More affordable housing for seniors and other groups
33. Streetlights around parks
34. Casa loma area street/sidewalk improvements
35. Not enough streetlights in neighborhoods
36. Homeless facilities
37. Affordable housing
38. Low wages for jobs that require experience and skills
39. Traffic safety
40. Blind spots
41. Small business loans
42. Homeowner education and assistance
43. Homeless court
44. House budgeting
45. Renter's rights
46. Housing mediation
47. BSC: Slanting leaking roof, parking lot needs new pavement, new air condition, bathroom we only have two stalls
48. Please check property at 500 R St Apt 320 egress problems those with hearing problems can't hear the alarms
49. Put the people to work, do not make it easy for them
50. Low income housing

51. Something needs to be done to house the homeless
52. A senior center is needed in the southwest
53. Streets need to be fixed in some areas
54. My main concern is the homeless individuals. There should be a bathroom to use at all times.
Hire people to clean up the bathrooms. A lot of these people are mental and on drugs.
55. Financial literacy programs
56. Connecting citizens to housing ownership programs
57. Information concerning small business start up and capital acquisition
58. Affordable housing
59. More housing
60. Senior living facilities
61. Low income housing
62. Senior center improvements
63. Refrigeration unit for kitchen (BSC)
64. CPR classes for senior citizens
65. Security issues and their affect on seniors: squatters, gangs, mental health homeless, faith based
need for homeless assistance
66. Homeless
67. 99% of us have only 1% of the economy
68. Rent control
69. Ordinance for loud music
70. Speed bumps on
71. Rebate for property tax
72. Homelessness
73. What is considered low income for seniors on social security and what do we qualify for?
74. Homelessness is priority one
75. Fair housing
76. Affordable housing
77. Traffic safety
78. Expand SOAR program so that homeless or at-risk people who have these benefits but are not
accessing them can do so and have a livable benefits-based income.
79. Put solar panels on the roof of BSC so that the energy savings can be invested in services like
food and care for seniors
80. Beautify the union avenue corridor – photos etched on metal placed on union harkening back to
its glory days so that can inspire people to clean it up.
81. Few years ago my neighbor had a home invasion. The police came and told them they had more
important calls tonight and left an eighty-eight-year-old in her home with broken windows. I had
to call the commanding officer.
82. Homelessness – too much! – especially around downtown.
83. Need to clean up the streets and freeways
84. More after school programs for kids
85. More police patrols in poor neighborhoods and to show up in a timely manner
86. Programs for all races of kids – don't divide them have them as one group
87. Street improvements

88. Childcare
89. Need more affordable housing for seniors and low-income families
90. Need housing and drug rehab programs for homeless with addiction.
91. Needs better street or roadway improvements on union ave and beyond going east.
92. More senior housing, takes too long to get one
93. Better street maintenance in low income areas, union ave and beyond
94. 4th street senior center should be a cooling center
95. More traffic lights
96. Potholes
97. Give a little money to seniors
98. Help the mentally ill and homeless
99. More homes for the homeless
100. More place available for seniors to obtain free food
101. BSC needs a van/bus to transportation to the center
102. Jobs
103. We need a computer system and classes
104. PG&E help pay form utility bills as a tax write off
105. Gang problems

Community Meeting - 6/17	
Topic	Votes
Substance abuse services	4
Affordable housing	3
Commercial and industrial rehab	3
Homeless facilities/services	3
Residential property maintenance	2
Homeownership assistance	2
Transportation services	2
Housing for persons with special needs	1
Youth centers	1
Community centers	1
Sidewalks/gutter/ADA curb ramps	1
Sewer system improvements	1
Water system improvements	1
Senior services	1
Youth services	1
Job creation	1
Job training	1

Community Meeting - 6/18	
Topic	Votes
Centers for the disabled	6
Homeless facilities/services	6
Affordable housing	5
Mental health services	4
Services for the disabled	3
Youth services	3
Shelter for women of domestic violence and for abused/neglected children	2
Job training	2
Rental housing assistance	2
Housing for personal with special needs	2
Sidewalks/gutter/ADA curb ramps	2
Parks and recreation facilities	2
Assistance to startup businesses	2
Crime prevention programs	1
Small business loans	1
Multifamily rehabilitation	1
Single-family rehabilitation	1
Substance abuse services	1
Street lighting	1
Street improvements	1
Youth centers	1
Community centers	1
Water system improvements	1
Job creation	1

In Aggregate - Dot Voting	
Topic	Votes
Homeless facilities/services	9
Affordable housing	8
Centers for the disabled	6
Substance abuse services	5
Mental health services	4
Youth services	4
Services for the disabled	3
Job training	3
Commercial and industrial rehab	3
Sidewalks/gutter/ADA curb ramps	3
Housing for personal with special needs	3
Shelter for women of domestic violence and for abused/neglected children	2
Rental housing assistance	2
Residential property maintenance	2
Homeownership assistance	2
Transportation services	2
Community centers	2
Parks and recreation facilities	2
Assistance to startup businesses	2
Street lighting	1
Street improvements	1
Youth centers	1
Sewer system improvements	1
Water system improvements	1
Senior services	1
Job creation	1
Crime prevention programs	1
Small business loans	1
Multifamily rehabilitation	1
Single-family rehabilitation	1

Community Meeting - 6/17	
Topic	# of comments
Affordable housing	3
Homelessness	1
Youth services	1
Transportation	1
Parks and rec	3
Crime prevention	1

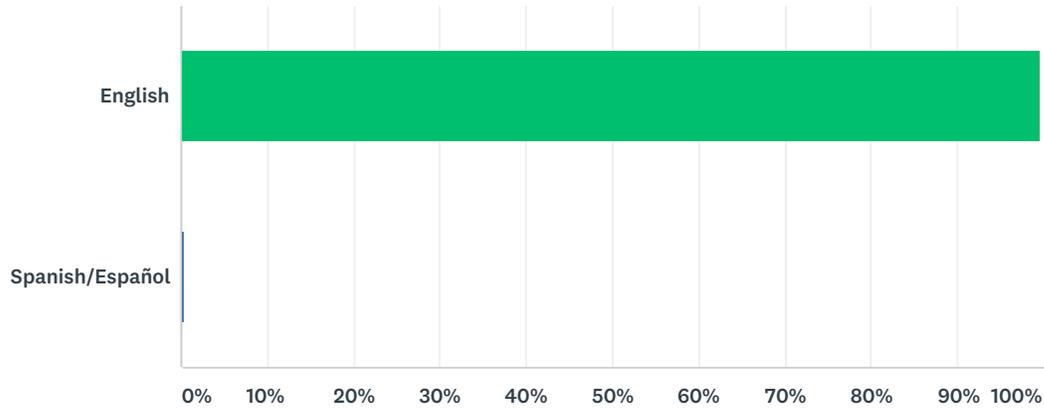
Community Meeting - 6/18	
Topic	# of comments
Sidewalks	4
Homelessness	1
Substance abuse	1
Community centers	1
Affordable housing	1
Public facilities	1
Public services	1
Special needs	1

Community Meeting - 6/19	
Topic	# of comments
Affordable housing	18
Street repair/cleaning/improvements	18
Homelessness	15
Senior center	13
Jobs	7
Crime prevention	7
Transportation (and safety)	4
Street lighting	4
Homeowner assistance	4
Community services	3
After-school programs/youth services	2
Small business loans/resources	2
Financial literacy	2
Community centers	1
Faith-based services	1
Community facilities	1
Trash disposal	1
Economic equity	1
Childcare	1

In aggregate (top 10)	
Topic	# of comments
Affordable housing	22
Street repair/cleaning/improvements/sidewalks	22
Homelessness facilities/services	17
Senior centers	13
Crime prevention	8
Job creation/training	7
Transportation	5
Street lighting	4
Community services	4
Parks/recreation	3

Q1 In what language would you prefer to take the survey? / ¿En qué idioma prefiere tomar la encuesta?

Answered: 534 Skipped: 0



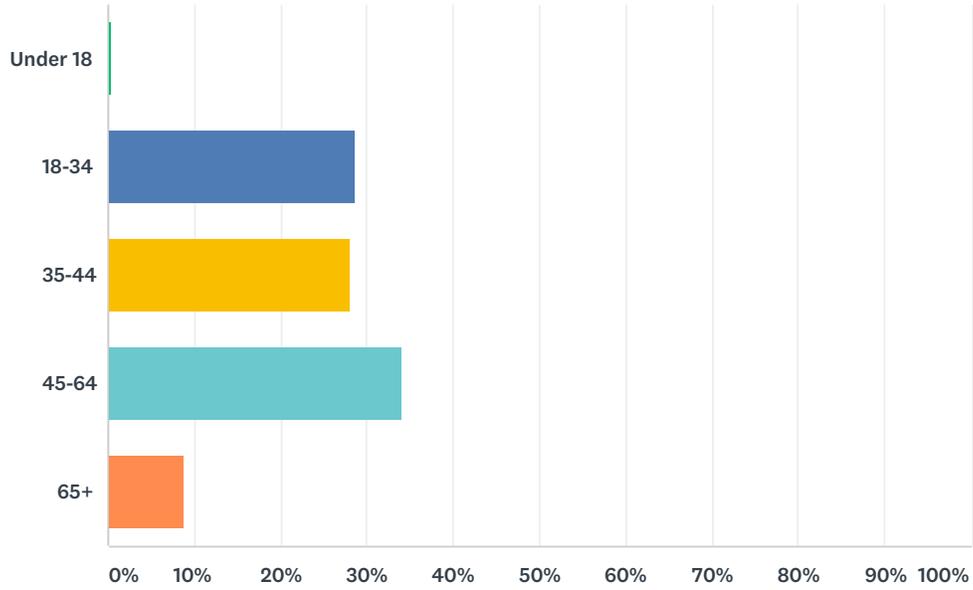
ANSWER CHOICES	RESPONSES	
English	99.63%	532
Spanish/Español	0.37%	2
TOTAL		534

Q2 In what Zip Code do you reside?

Answered: 422 Skipped: 112

Q3 In which age bracket are you?

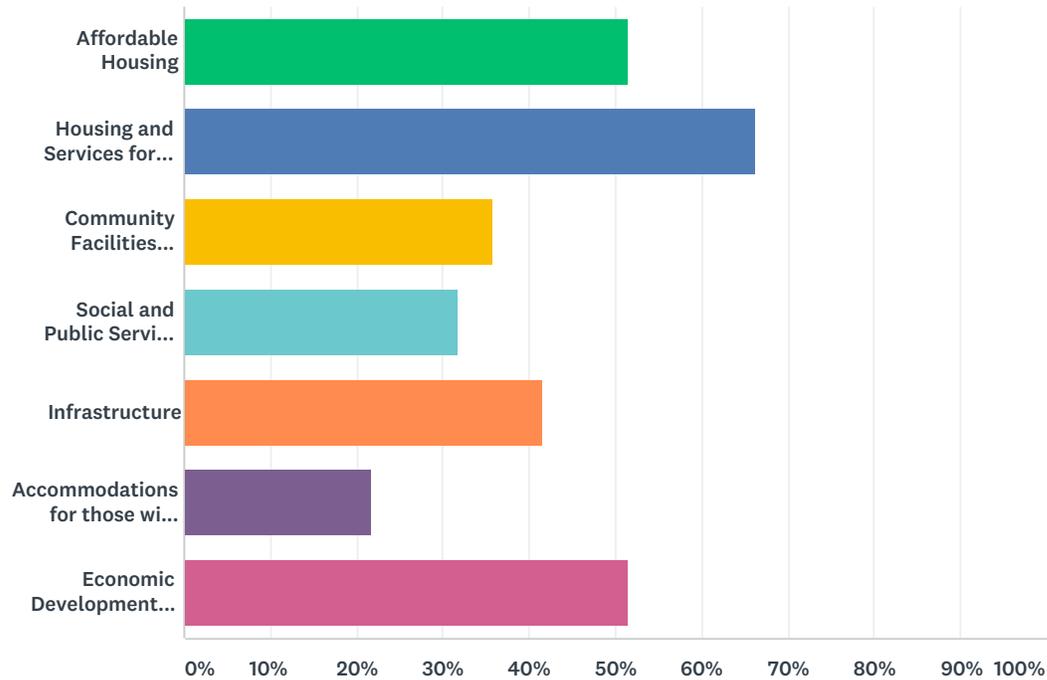
Answered: 422 Skipped: 112



ANSWER CHOICES	RESPONSES
Under 18	0.47% 2
18-34	28.67% 121
35-44	27.96% 118
45-64	34.12% 144
65+	8.77% 37
TOTAL	422

Q4 Which areas of need are of most interest to you?

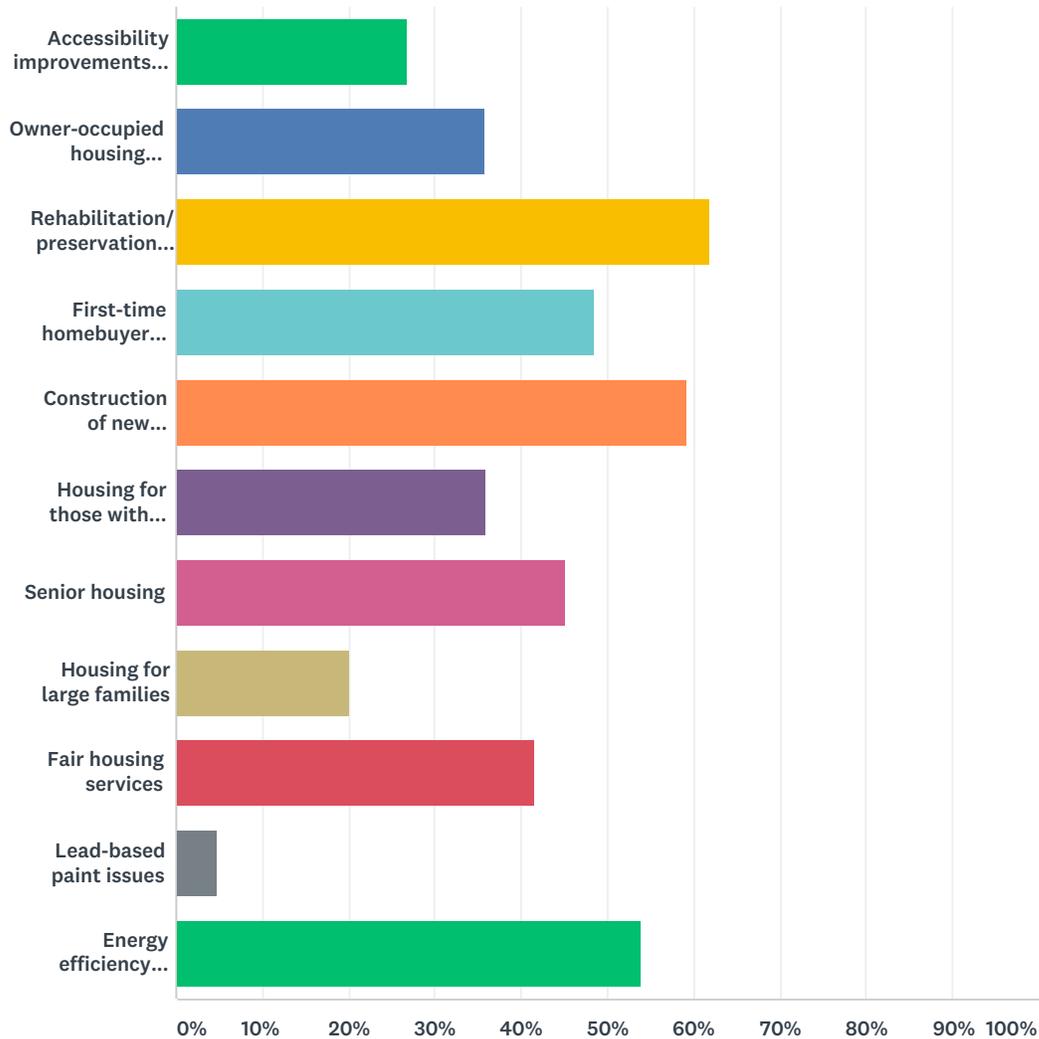
Answered: 422 Skipped: 112



ANSWER CHOICES	RESPONSES	
Affordable Housing	51.42%	217
Housing and Services for those experiencing Homelessness	66.35%	280
Community Facilities (e.g. libraries)	35.78%	151
Social and Public Services (e.g. healthcare)	31.75%	134
Infrastructure	41.71%	176
Accommodations for those with Special Needs	21.80%	92
Economic Development (jobs/businesses)	51.42%	217
Total Respondents: 422		

Q5 Choose five (5) of the most critical Housing needs in your community.

Answered: 422 Skipped: 112

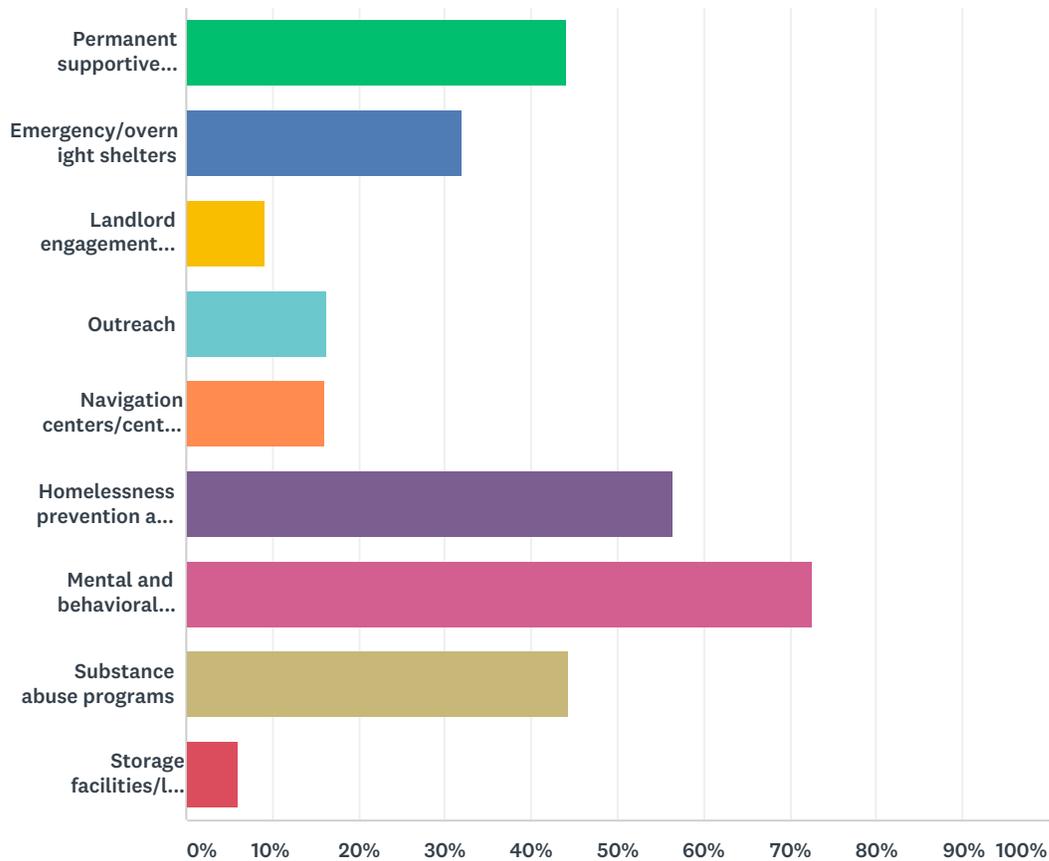


ANSWER CHOICES	RESPONSES	
Accessibility improvements (American Disabilities Act)	26.78%	113
Owner-occupied housing rehabilitation	35.78%	151
Rehabilitation/preservation of affordable housing	61.85%	261
First-time homebuyer assistance	48.58%	205
Construction of new affordable rental housing	59.24%	250
Housing for those with disabilities	36.02%	152
Senior housing	45.26%	191
Housing for large families	20.14%	85
Fair housing services	41.71%	176
Lead-based paint issues	4.74%	20

Energy efficiency improvements	54.03%	228
Total Respondents: 422		

Q6 Choose three (3) of the most critical Homelessness needs in your community.

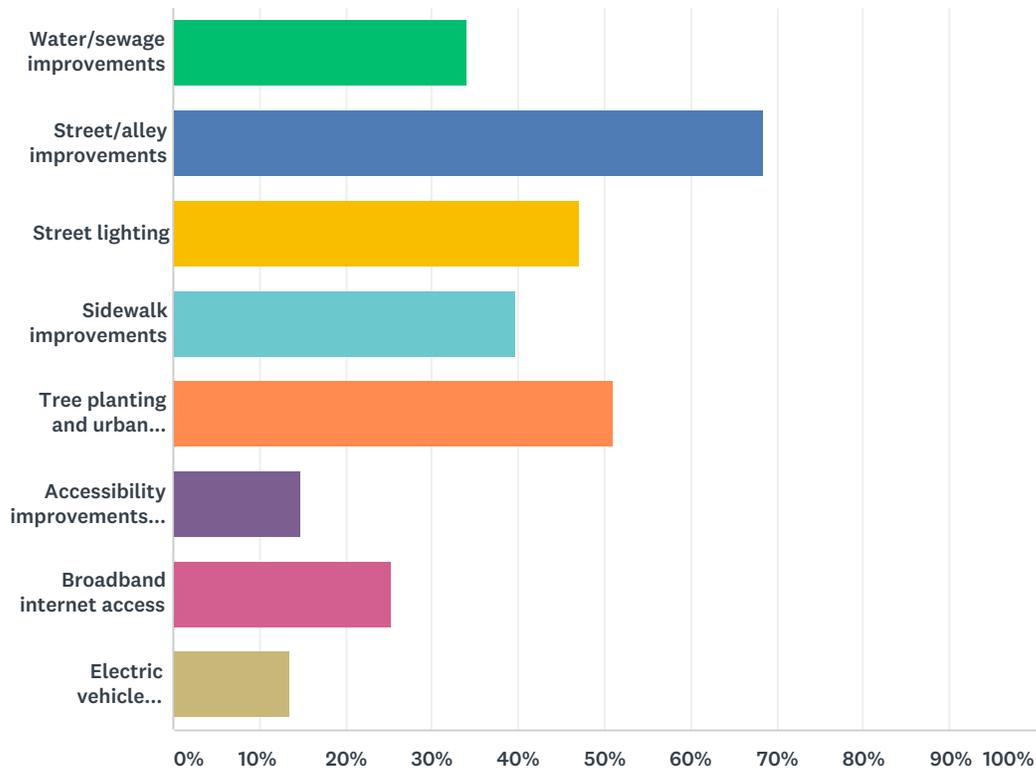
Answered: 422 Skipped: 112



ANSWER CHOICES	RESPONSES	
Permanent supportive housing	44.08%	186
Emergency/overnight shelters	31.99%	135
Landlord engagement programs	9.24%	39
Outreach	16.35%	69
Navigation centers/centralized services	16.11%	68
Homelessness prevention and diversion services	56.40%	238
Mental and behavioral health services	72.51%	306
Substance abuse programs	44.31%	187
Storage facilities/lockers	6.16%	26
Total Respondents: 422		

Q7 Choose three (3) of the most critical Infrastructure needs in your community.

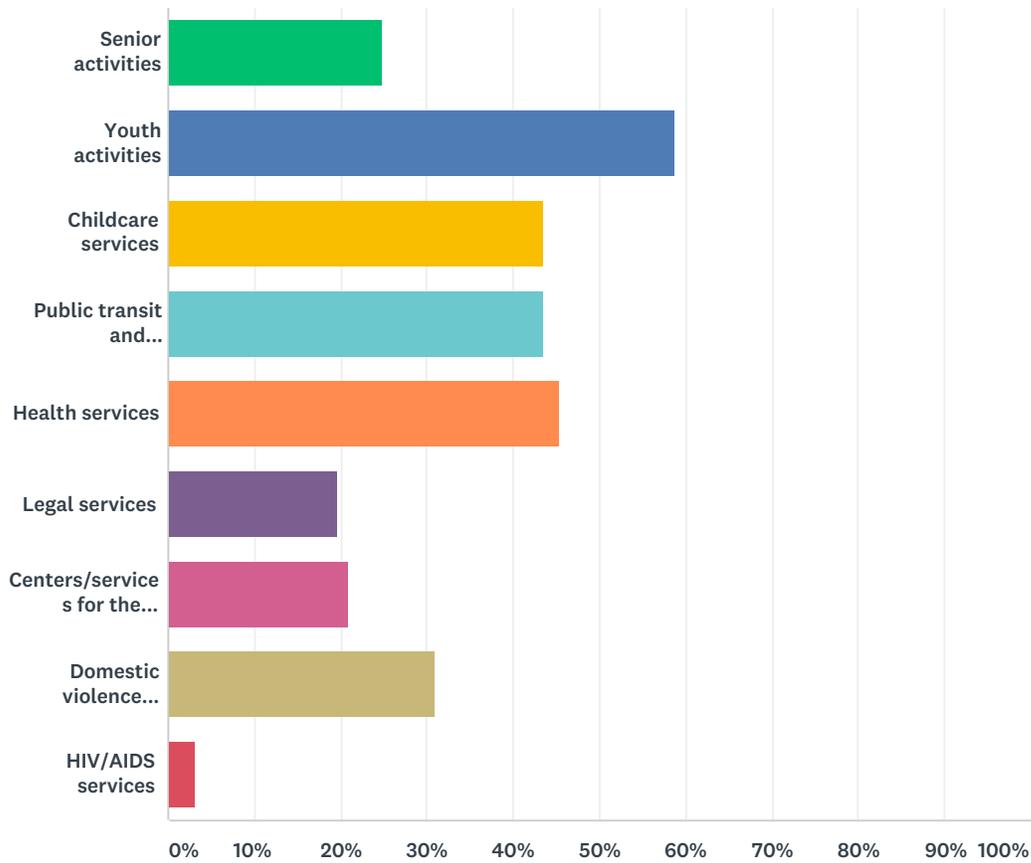
Answered: 422 Skipped: 112



ANSWER CHOICES	RESPONSES
Water/sewage improvements	34.12% 144
Street/alley improvements	68.48% 289
Street lighting	47.16% 199
Sidewalk improvements	39.81% 168
Tree planting and urban greenery	50.95% 215
Accessibility improvements (ADA)	14.93% 63
Broadband internet access	25.36% 107
Electric vehicle charging stations	13.51% 57
Total Respondents: 422	

Q8 Choose three (3) of the most critical Social and Public Services needs in your community.

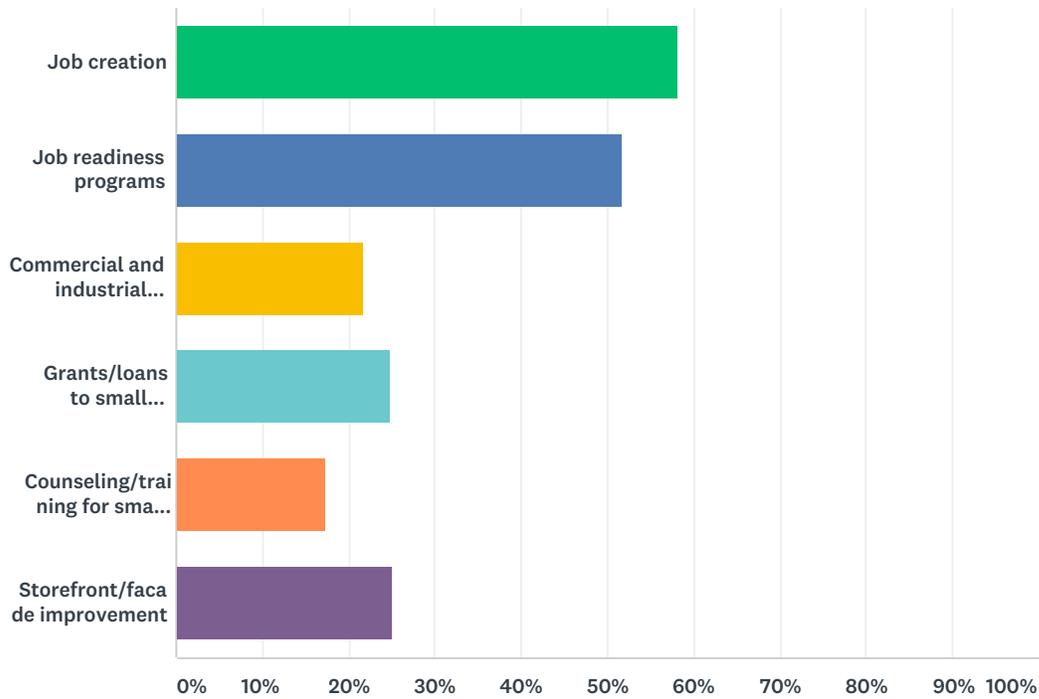
Answered: 422 Skipped: 112



ANSWER CHOICES	RESPONSES	
Senior activities	24.88%	105
Youth activities	58.77%	248
Childcare services	43.60%	184
Public transit and transportation services	43.60%	184
Health services	45.50%	192
Legal services	19.67%	83
Centers/services for the disabled	20.85%	88
Domestic violence services	31.04%	131
HIV/AIDS services	3.08%	13
Total Respondents: 422		

Q9 Choose two (2) of the most critical Economic Development needs in your community.

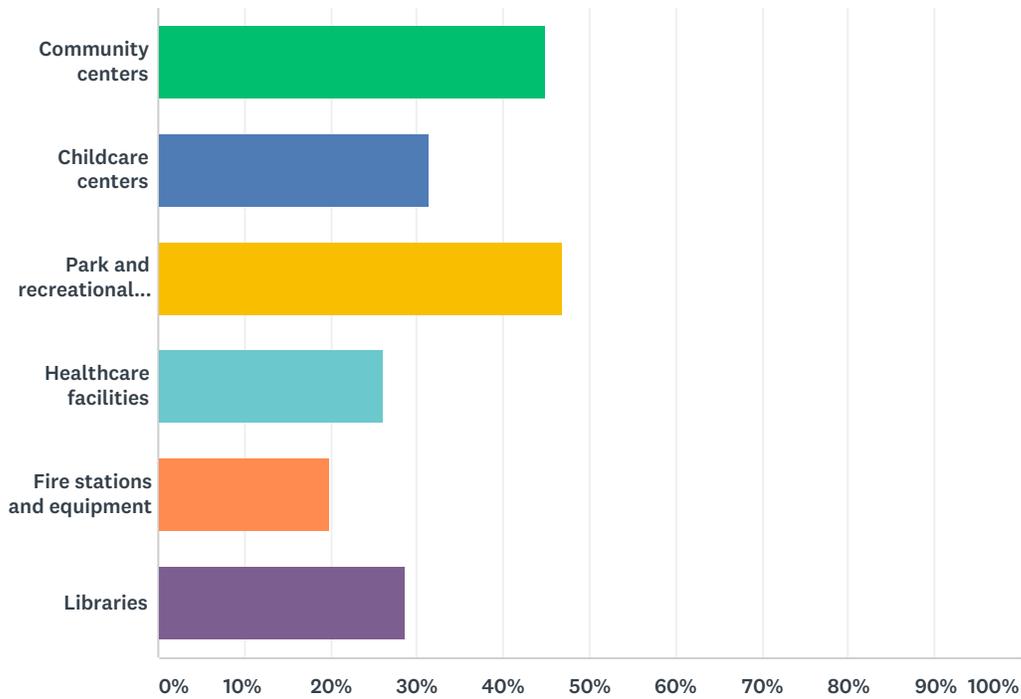
Answered: 422 Skipped: 112



ANSWER CHOICES	RESPONSES	
Job creation	58.06%	245
Job readiness programs	51.66%	218
Commercial and industrial rehabilitation	21.80%	92
Grants/loans to small businesses	24.88%	105
Counseling/training for small businesses	17.30%	73
Storefront/facade improvement	25.12%	106
Total Respondents: 422		

Q10 Choose two (2) of the most critical Community Facilities needs in your community.

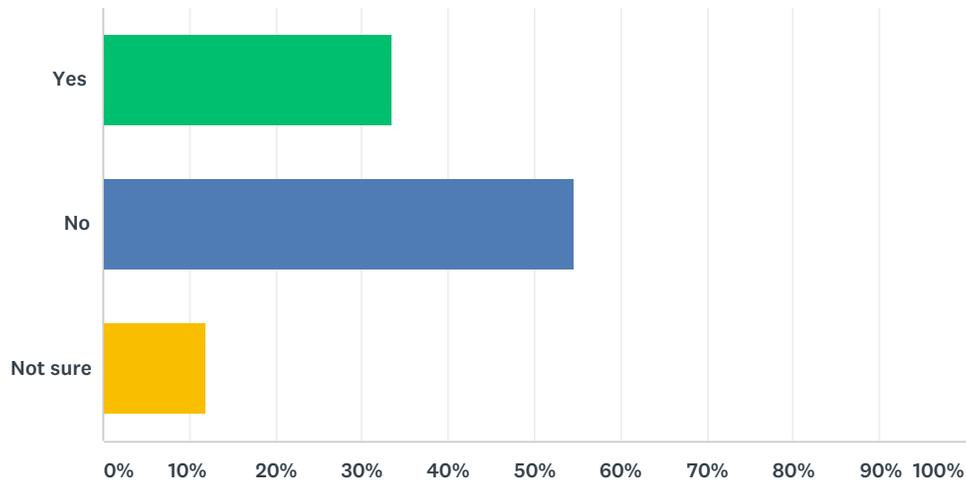
Answered: 422 Skipped: 112



ANSWER CHOICES	RESPONSES
Community centers	45.02% 190
Childcare centers	31.28% 132
Park and recreational facilities	46.92% 198
Healthcare facilities	26.07% 110
Fire stations and equipment	19.91% 84
Libraries	28.67% 121
Total Respondents: 422	

Q11 Have you ever encountered any form of housing discrimination or know someone who has?

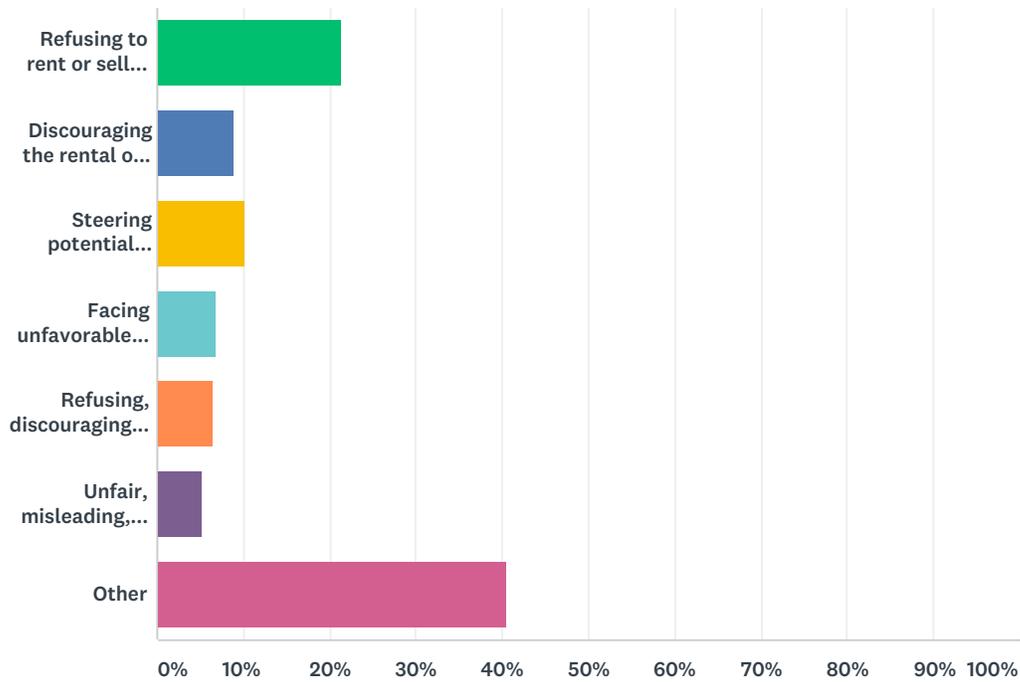
Answered: 403 Skipped: 131



ANSWER CHOICES	RESPONSES
Yes	33.50% 135
No	54.59% 220
Not sure	11.91% 48
TOTAL	403

Q12 If yes, in what way did you or someone you know face discrimination?

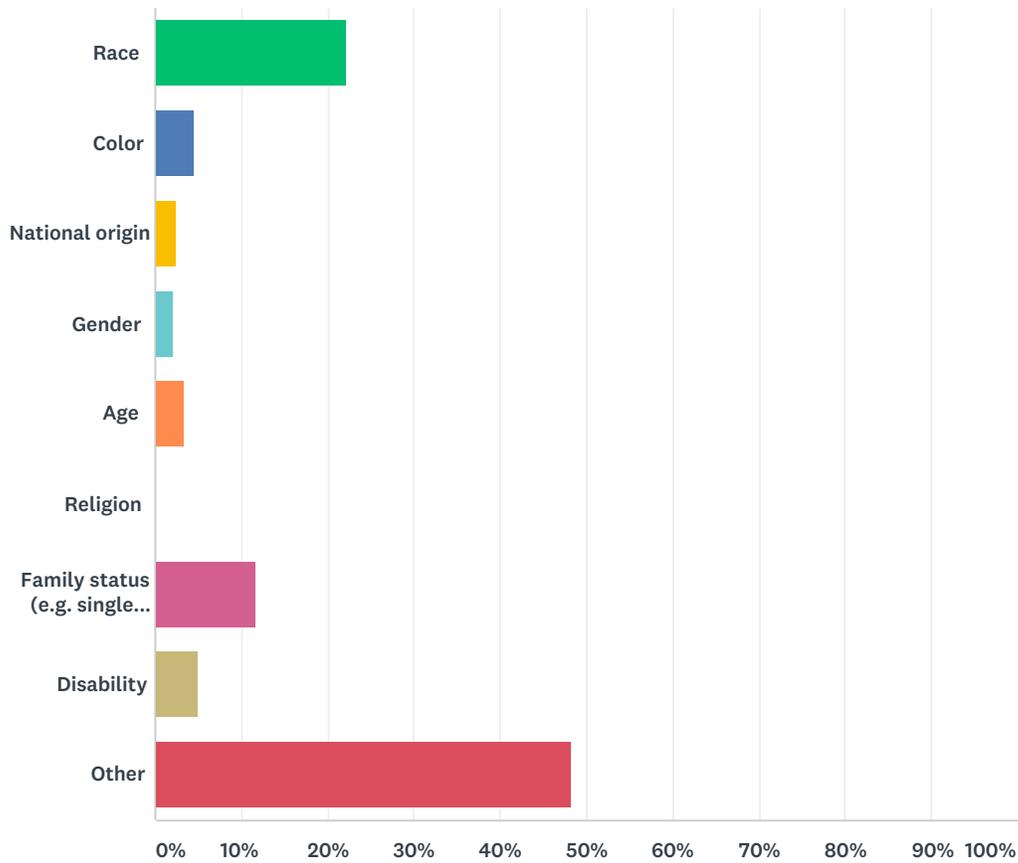
Answered: 244 Skipped: 290



ANSWER CHOICES	RESPONSES	
Refusing to rent or sell a home	21.31%	52
Discouraging the rental or sale of a home	9.02%	22
Steering potential tenant/homeowner to a different home or neighborhood	10.25%	25
Facing unfavorable terms in a home loan or lease	6.97%	17
Refusing, discouraging, or charging more for home or rental insurance	6.56%	16
Unfair, misleading, and/or deceptive loan practices	5.33%	13
Other	40.57%	99
TOTAL		244

Q13 If yes, what do you believe was the basis for the discrimination faced by you or someone you know?

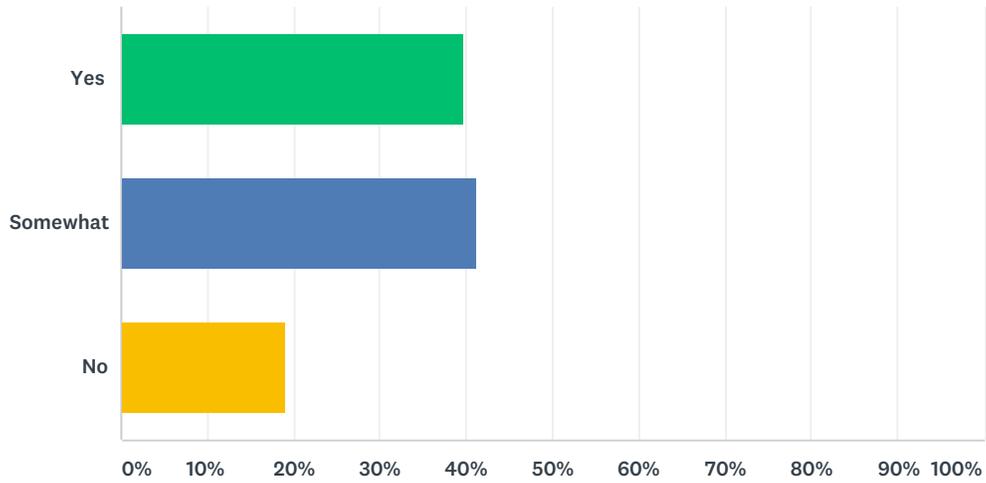
Answered: 238 Skipped: 296



ANSWER CHOICES	RESPONSES	
Race	22.27%	53
Color	4.62%	11
National origin	2.52%	6
Gender	2.10%	5
Age	3.36%	8
Religion	0.00%	0
Family status (e.g. single parent)	11.76%	28
Disability	5.04%	12
Other	48.32%	115
TOTAL		238

Q14 Do you feel you are well-informed on housing discrimination?

Answered: 403 Skipped: 131



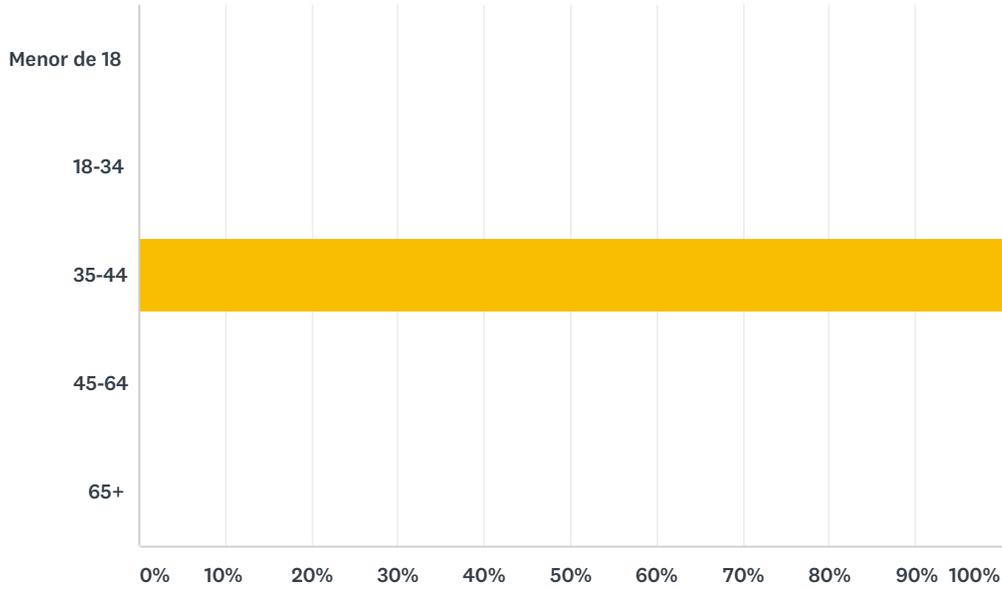
ANSWER CHOICES	RESPONSES	
Yes	39.70%	160
Somewhat	41.19%	166
No	19.11%	77
TOTAL		403

Q15 ¿En qué Código postal reside?

Answered: 1 Skipped: 533

Q16 ¿En qué grupo etario se encuentra?

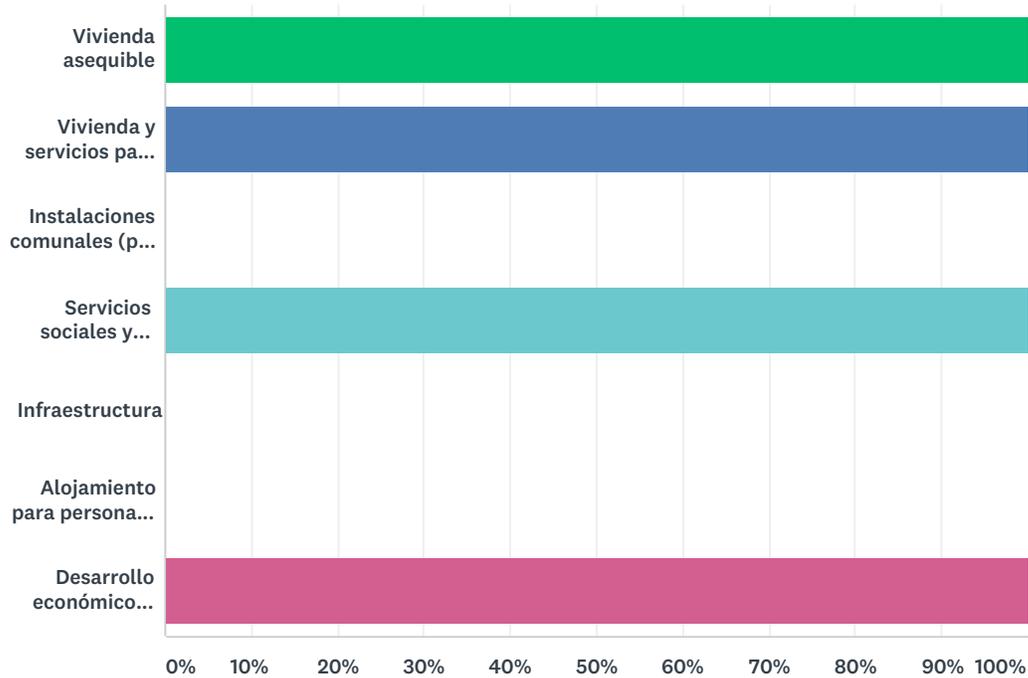
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES
Menor de 18	0.00% 0
18-34	0.00% 0
35-44	100.00% 1
45-64	0.00% 0
65+	0.00% 0
TOTAL	1

Q17 ¿Qué áreas de necesidad le interesan más?

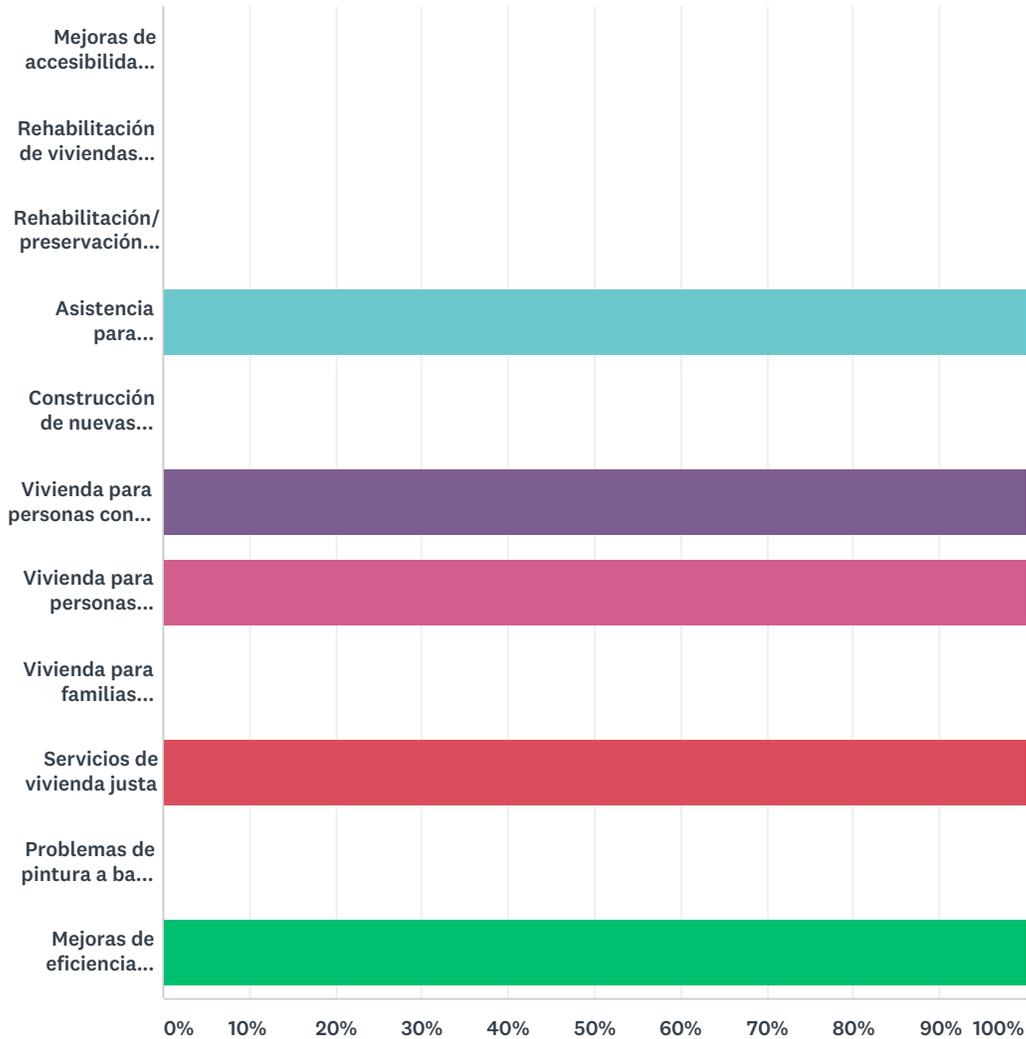
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES	
Vivienda asequible	100.00%	1
Vivienda y servicios para personas sin hogar	100.00%	1
Instalaciones comunales (por ejemplo, bibliotecas)	0.00%	0
Servicios sociales y públicos (por ejemplo, atención médica)	100.00%	1
Infraestructura	0.00%	0
Alojamiento para personas con necesidades especiales	0.00%	0
Desarrollo económico (empleos/negocios)	100.00%	1
Total Respondents: 1		

Q18 Elija cinco (5) de las necesidades de Vivienda más importantes de su comunidad.

Answered: 1 Skipped: 533

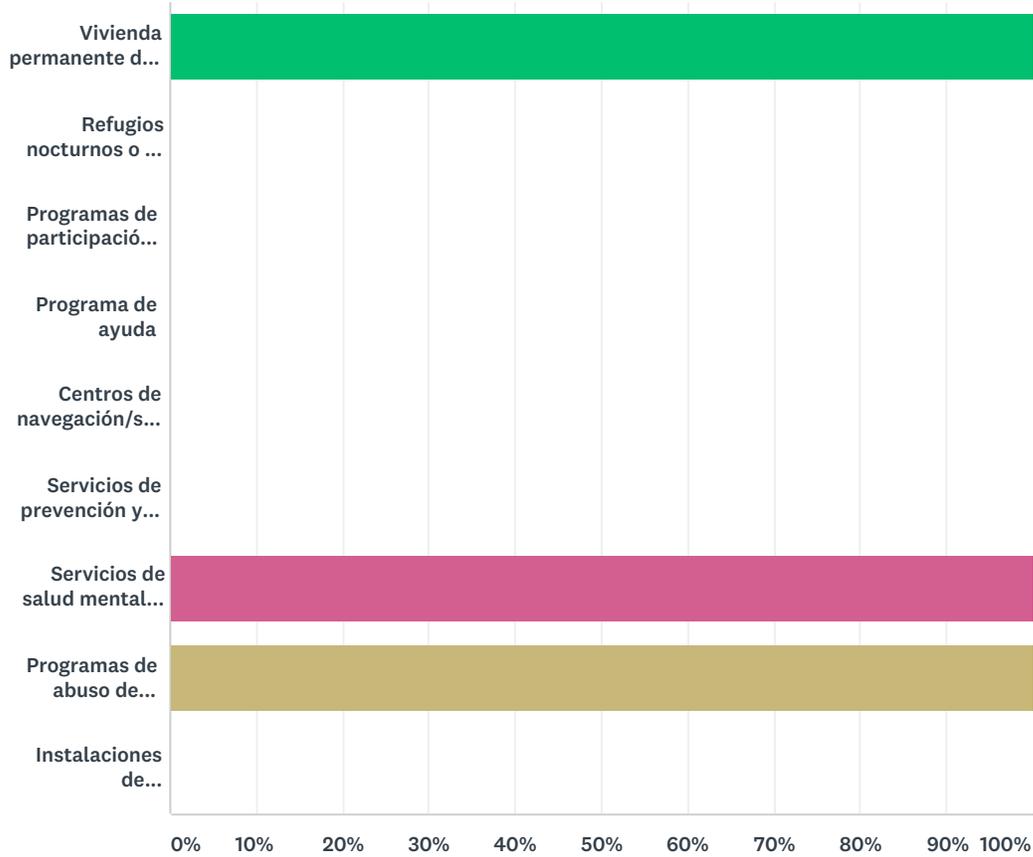


ANSWER CHOICES	RESPONSES
Mejoras de accesibilidad (ADA)	0.00% 0
Rehabilitación de viviendas ocupadas por sus dueños	0.00% 0
Rehabilitación/preservación de viviendas asequibles	0.00% 0
Asistencia para compradores de vivienda por primera vez	100.00% 1
Construcción de nuevas viviendas de alquiler asequibles	0.00% 0
Vivienda para personas con discapacidad	100.00% 1
Vivienda para personas mayores	100.00% 1
Vivienda para familias numerosas	0.00% 0
Servicios de vivienda justa	100.00% 1

Problemas de pintura a base de plomo	0.00%	0
Mejoras de eficiencia energética	100.00%	1
Total Respondents: 1		

Q19 Elija tres (3) de las necesidades más importantes de las personas sin hogar en su comunidad.

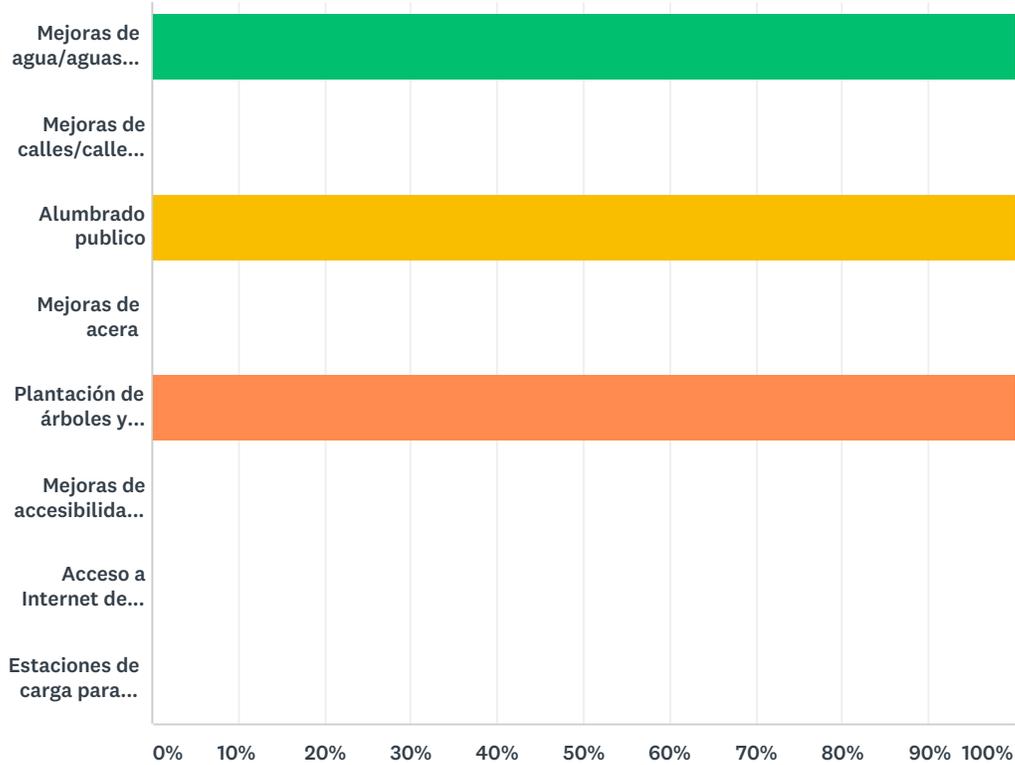
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES	
Vivienda permanente de apoyo	100.00%	1
Refugios nocturnos o de emergencia	0.00%	0
Programas de participación del propietario	0.00%	0
Programa de ayuda	0.00%	0
Centros de navegación/servicios centralizados	0.00%	0
Servicios de prevención y desvío de personas sin hogar	0.00%	0
Servicios de salud mental y de terapia del comportamiento	100.00%	1
Programas de abuso de sustancias	100.00%	1
Instalaciones de almacenamiento/casilleros	0.00%	0
Total Respondents: 1		

Q20 Elija tres (3) de las necesidades de Infraestructura más importantes de su comunidad.

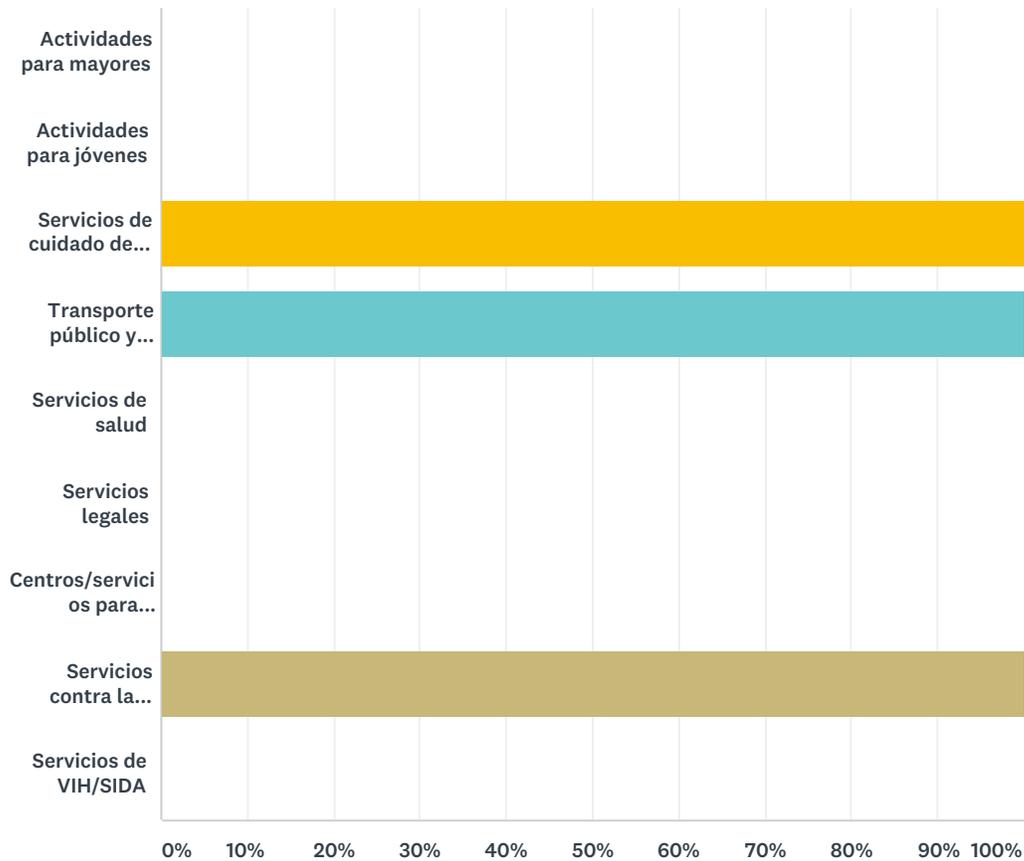
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES	
Mejoras de agua/aguas residuales	100.00%	1
Mejoras de calles/callejones	0.00%	0
Alumbrado publico	100.00%	1
Mejoras de acera	0.00%	0
Plantación de árboles y vegetación urbana	100.00%	1
Mejoras de accesibilidad (ADA)	0.00%	0
Acceso a Internet de banda ancha	0.00%	0
Estaciones de carga para vehículos eléctricos	0.00%	0
Total Respondents: 1		

Q21 Elija tres (3) de las necesidades más importantes de los Servicios sociales y públicos de su comunidad.

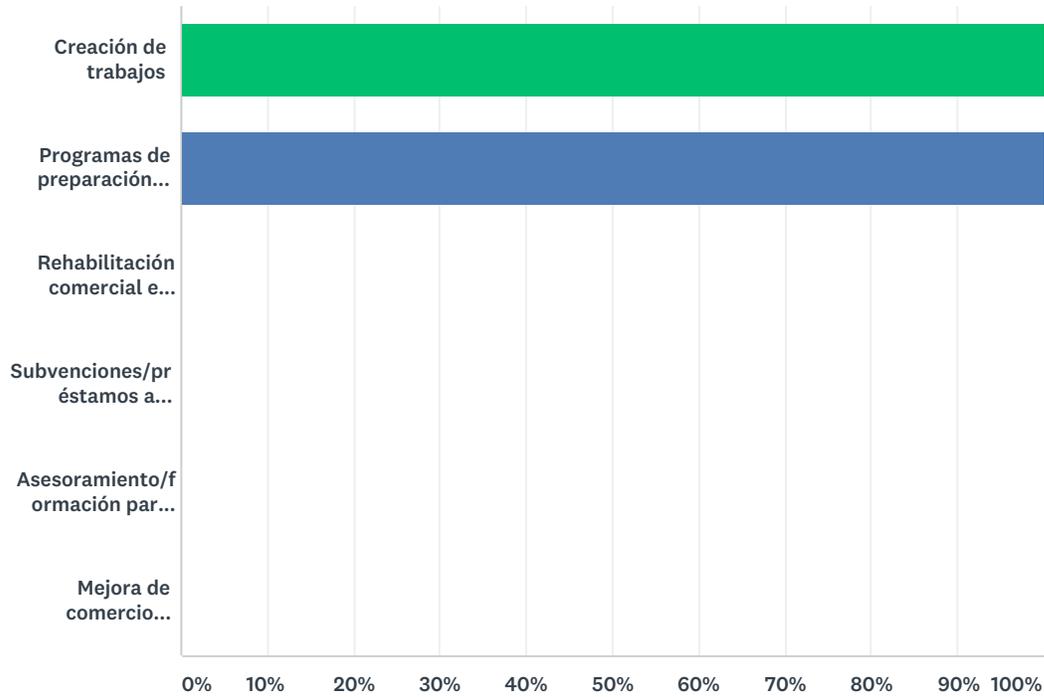
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES	
Actividades para mayores	0.00%	0
Actividades para jóvenes	0.00%	0
Servicios de cuidado de niños	100.00%	1
Transporte público y servicios de transporte	100.00%	1
Servicios de salud	0.00%	0
Servicios legales	0.00%	0
Centros/servicios para discapacitados	0.00%	0
Servicios contra la violencia doméstica	100.00%	1
Servicios de VIH/SIDA	0.00%	0
Total Respondents: 1		

Q22 Elija dos (2) necesidades de Desarrollo económico más importantes de su comunidad.

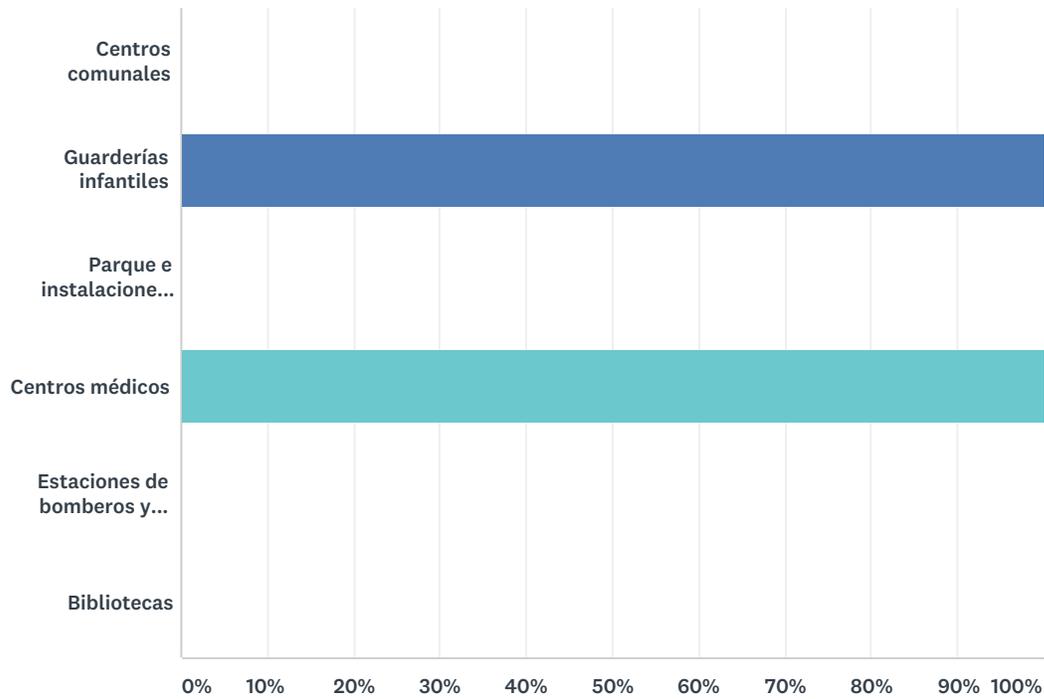
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES	
Creación de trabajos	100.00%	1
Programas de preparación para el empleo	100.00%	1
Rehabilitación comercial e industrial	0.00%	0
Subvenciones/préstamos a pequeños negocios	0.00%	0
Asesoramiento/formación para pequeñas empresas	0.00%	0
Mejora de comercio pequeño/fachada	0.00%	0
Total Respondents: 1		

Q23 Elija dos (2) de las necesidades más críticas de Instalaciones comunales en su comunidad.

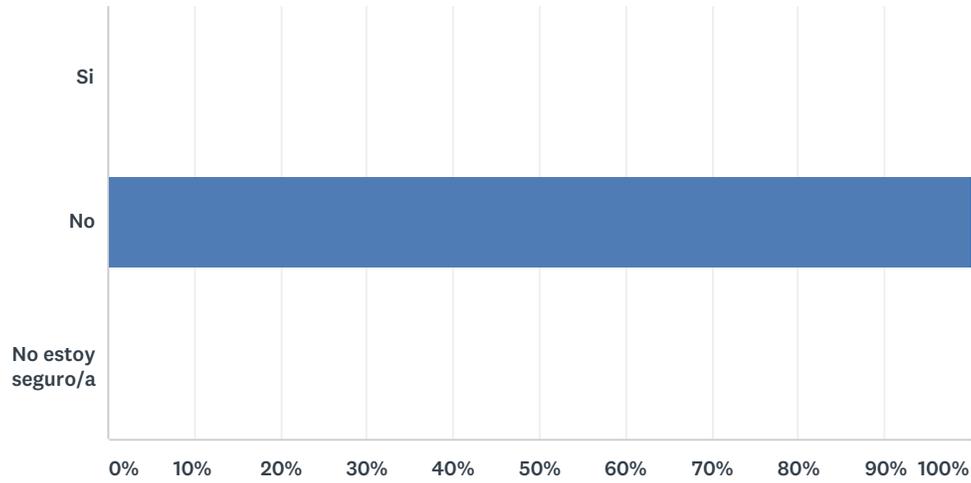
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES
Centros comunales	0.00% 0
Guarderías infantiles	100.00% 1
Parque e instalaciones recreativas	0.00% 0
Centros médicos	100.00% 1
Estaciones de bomberos y equipos	0.00% 0
Bibliotecas	0.00% 0
Total Respondents: 1	

Q24 ¿Alguna vez ha encontrado alguna forma de discriminación en la venta/alquiler de viviendas o conoce a alguien que lo haya hecho?

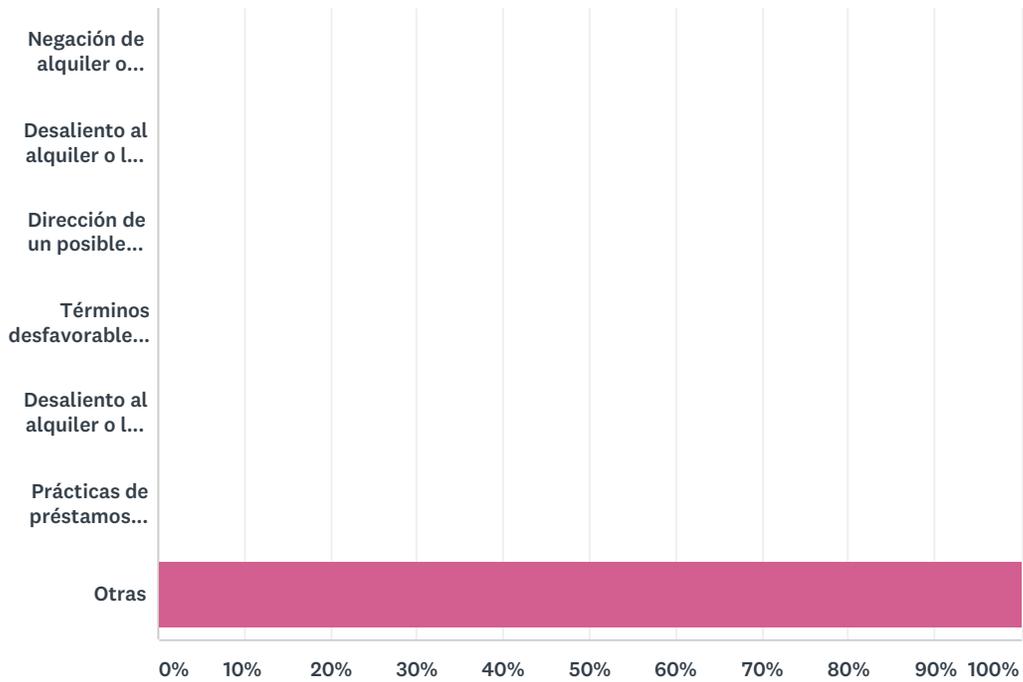
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES
Si	0.00% 0
No	100.00% 1
No estoy seguro/a	0.00% 0
TOTAL	1

Q25 En caso afirmativo, ¿de qué manera usted o alguien que usted conoce sufrió discriminación?

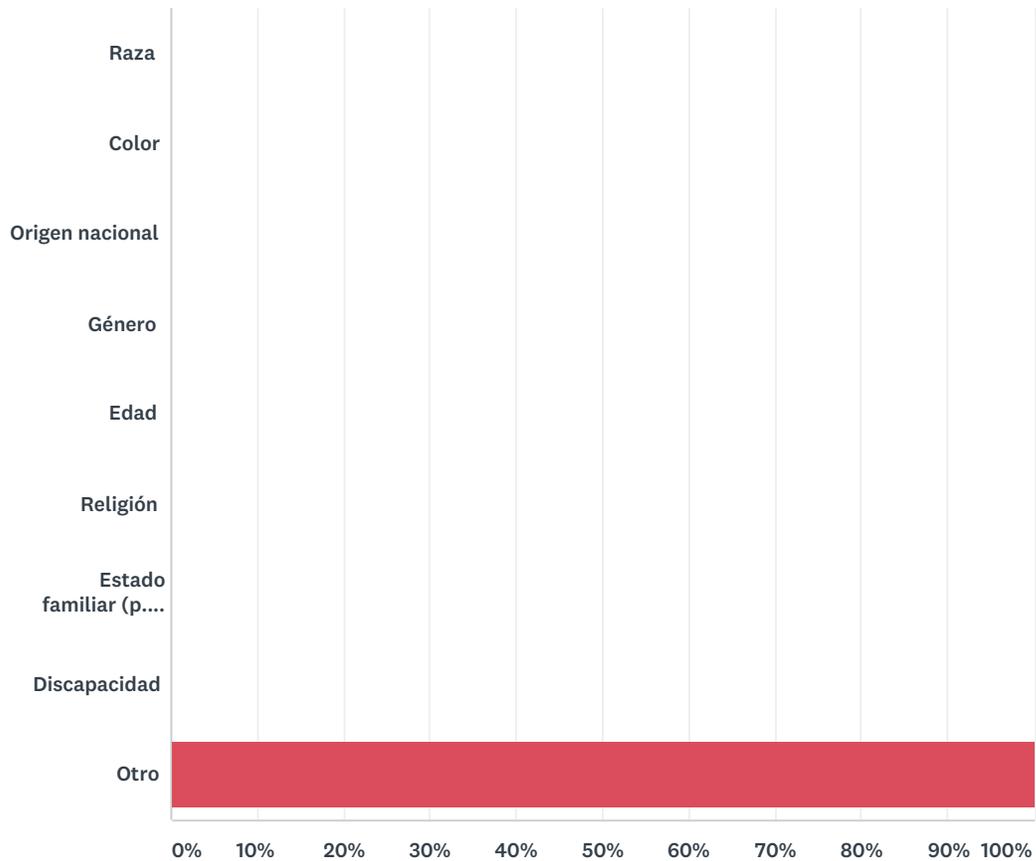
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES	
Negación de alquiler o venta de una casa	0.00%	0
Desaliento al alquiler o la venta de una vivienda	0.00%	0
Dirección de un posible inquilino/propietario a una casa o barrio diferente	0.00%	0
Términos desfavorables en un préstamo o arrendamiento de vivienda	0.00%	0
Desaliento al alquiler o la venta de una vivienda	0.00%	0
Prácticas de préstamos desleales, poco claras o engañosas	0.00%	0
Otras	100.00%	1
TOTAL		1

Q26 En caso afirmativo, ¿cuál cree que fue la base de la discriminación que sufren usted o alguien que conoce?

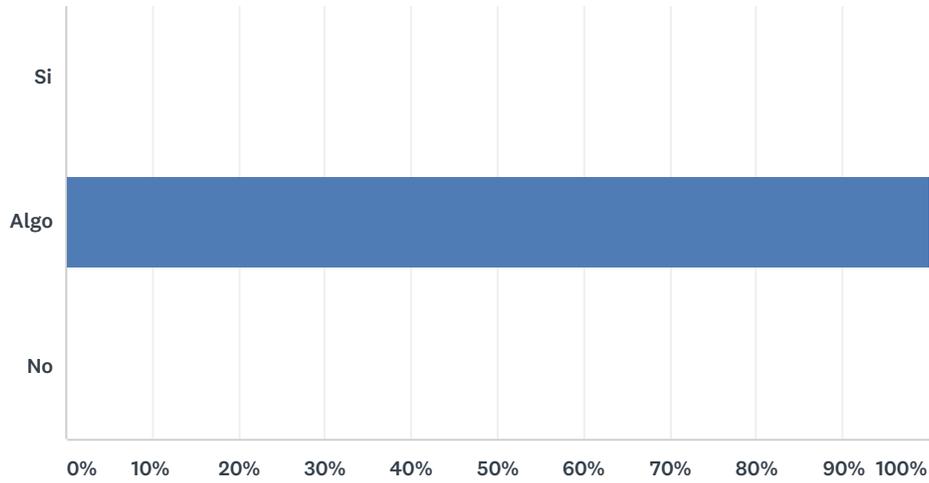
Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES	
Raza	0.00%	0
Color	0.00%	0
Origen nacional	0.00%	0
Género	0.00%	0
Edad	0.00%	0
Religión	0.00%	0
Estado familiar (p.ej. padre/madre solo/a)	0.00%	0
Discapacidad	0.00%	0
Otro	100.00%	1
TOTAL		1

Q27 ¿Cree que tiene buena información sobre discriminación en la venta/alquiler de viviendas?

Answered: 1 Skipped: 533



ANSWER CHOICES	RESPONSES
Si	0.00% 0
Algo	100.00% 1
No	0.00% 0
TOTAL	1

Focus Groups Notes
June 16-19

6/17 – Affordable Housing

Attendees:

Tony Miranda, Housing Authority for the County of Kern
Bob Cummings, Chelsea Investment Corp.
Tomas Diaz, Sound Capital

Notes

- Homelessness: bigger support needed from service providers: stacking leverage, getting land tied up
- State used to have predevelopment funding; City should consider starting its own fund
- Need more service providers
- Many existing structures could be used (way more efficient)
- New construction costs a wash with relocation
- Vacancy through attrition is not happening
- Inclusionary zoning is an intrusion, becomes a land tax
- Need a variety of incentives/support:
 - o Parking reductions – 0 parking in transit areas
 - o Deferred fees
 - o Density bonus
 - o Provide city-owned land
 - o Target vacant properties for master NEPA
 - o By-right affordable housing
 - o Extremely streamlined for affordable housing
- Trends:
 - o Pressure from the State on cities to build housing
 - o Shift in response from cities – negative impact

6/18 – Economic Development

Attendees:

Richard Chapman – Kern Economic Development Corporation
Chuck Jehle – Mission Community Services Corporation
Norma Dunn – Mission Community Services Corporation
Nick Hill – Kern County Black Chamber of Commerce
Kab Okoh – Kern County Black Chamber of Commerce
Nora Dominguez – La Verne University
Kelly Bearden – California State University, Bakersfield
David Lyman – Visit Bakersfield

Notes

- Business incubators – community applies
- Prior goals: forgivable loans for hiring as an incentive
- Section 8 program doesn't pay for other things, need support
- Needs:
 - o Workshops to keep people off streets
 - o Need training
 - o Inclusion: African Americans trying to get a foot in the door
 - o Black Chamber: figure out ways for stronger communication to lift underserved communities
 - o Need more African American participation
 - o Equity and inclusion
 - o Technical assistance
 - o Local funds SB 1 training – no African American participants – only .5% certified to work with the State
- Need a better system to promote opportunities for people of color
- Technical assistance centers needed locally
- Need training programs to get youth out of gangs
- Make things easier for investors – rather than spending their own money for cleanup efforts
- Build a highly skilled, diverse workforce
- Procurement Technical Assistance Centers needed locally
- Bring best practices here
- Ethnic food markets needed
- Home supper clubs allowed by law, but Kern Co. said no
- Businesses that receive technical assistance have an 85% chance of lasting 5 years
- Problem: people who have influence move away to avoid problems, don't see the need
- Start a call center academy
- Hotel industry – train people in hospitality
- More coordination between city and county – curb and gutter continuation? Get developers to do it, rather have job creation
- Need regional branding
- Disaster planning and recovery
- Cybersecurity

6/19 – Homelessness

Attendees:

Gene Saint-Amand

Louis Gill – Bakersfield Homeless Center

Carlos Baldovinos – The Mission at Kern County

Notes

- We need assistance for operations – staff salaries are going up
- Need ongoing operations funding
- Building a kitchen and dormitory
- Meals cost more, we feed street homeless and neighbors
- Food insecurity is pervasive
- Need additional quantities of beds
- Please do not fund community policing with CDBG dollars
- Without a stable housing stock, we need emergency services
- Disproportionate number of African Americans are in shelter or on streets
- Transitional housing isn't needed specifically, but service-rich support is
- Need aftercare case management – may get people housed but without assistance they will be back on the streets
- City should consider modifying building codes to allow for less expensive housing, including modular/containers/tiny homes
- Get rid of regulations that don't make sense
- Consider creating new mobile home parks
- Gift city-owned land to lower costs
- Low barrier housing needs to be carefully thought through
- Consider subsidizing housing vouchers/TBRA out of Measure M
- Prevention services desperately needed
- Behavioral health should provide assistance 24/7

6/19 – Community Development and Services

Attendees:

Jose Gonzalez – Self-Help Credit Union

- Not enough affordable housing or senior housing
- Some affordable housing can address homelessness, but not all – takes so long to build, need interim solutions
- Self-help federal credit union serves lower-income especially people of color
- We will lend to anyone with an I-10, DACA recipients, etc.
- We don't do loans for less than \$200,000 but our CDFI lends to nonprofits
- There could be a partnership to help get smaller loans available
- Maybe a master loan to small business groups who then loan to smaller/micro businesses

Individual Consultations

June 16-20

6/17/19 – Rob Ball, Deputy Director, Planning – Kern Council of Governments

- 201_ RTF/SCD – branding for outreach, adopted jointly with RHNA to 2022
- DoF forecasts less growth in the near term, 4.5% lower – pushes growth out later
- Result: subareas will have lower RHNA allocations in next round
- Growth, however, is inevitable – when will it occur
- Question is, do income categories change?
- Forecast adjusts for trends – not seeing in-migration we thought we would
- Has been a prolonged slowing of growth
- Millennials are delaying entering the housing market, living at home with parents
- We thought we'd see a boom, but we aren't
- Some people did come from LA but were unable to find jobs, so they went back to LA after a couple years
- The "super commuters" live to the east, from Tehachapi to Lancaster, not from Bakersfield
- Instead, bigger in-commute because Bakersfield is the largest city isolated in the center of Kern
- Bakersfield is self-contained, but with growing exurban areas
- 2 prisons within 40-mile radius, providing jobs of decent income
- High level of MOD housing
- Diverse economy, resource – based: agriculture and oil
- Big retail lost, but Amazon is building a 1,000,000 (2?) SF distribution center near the Bakersfield airport
- Seeing more neighborhood Walmarts where people pick up things they order online
- Still a need for barbers and nail salons but stores with big inventories (like shoes) are leaving
- Kern is a magnet for logistics/distribution – population center of the State is in Shafter
- Lowest cost for shipping out of Kern, least CO2 emissions
- Loss of Redevelopment was a death blow for lower income housing
- 7 commuter buses take people to IKEA – subsidized
- For prisons, Cal Van established a subsidized van pool to take people to work
- Piloting a micro-transit program in the SW portion of Bakersfield – fewer fixed routes, on call service

6/17/19 – Rhonda Barnhard, special projects manager – Kern BHRS

- Oversees housing functions within Behavioral Health
- Just received word that two projects were awarded NPLH funds – 50 units with 50% chronically homeless
- Permanent Supportive Housing is at the top of the list of needs
- Provide assistance for those coming from institutions to get housed, but we still need transitional housing or something like it
- Need something to prevent recidivism
- Need short term fix for interim living situations – huge gap
- TBRA is also needed
- Bakersfield has largest street homeless
- Need to find solutions to keep people in housing for longer period of time
- Revisit HUD regs for TBRA
- RRH: updated ten-year plans, we need a lot of prevention funding
- We would do a better job with RRH funds for prevention
- Recovery stations – ten-bed sobering stations, one in Bakersfield, the other in Delano
- Our ten-year plan is very good, but need to review it annually
- State tried to hit needs but no prevention, which is desperately needed
- RDA loss destroyed ability to house VLI populations
- City should consider committing HOME to PSH – split between vouchers and new construction
- Working on a 20-year services plan

6/18 – Mari Perez-Dowling, President/CEO – United Way of Kern County

- Transition period at UW, had to let someone go because of cost
- See a need for providing household items for Housing Choice Voucher recipients in order to qualify for the voucher
- People still camping but inside their new homes
- While we have great stories about some of the work we've done to supply people with household goods, in the end it was too costly for us to continue
- Some people will abandon their housing without case management – don't feel comfortable living inside
- Community Connections Network provides referrals to people for things they need
- Homeless collaborative is under the CCN – big hospitals are involved
- Need to get trafficked people help

6/18 – Stephen Pelz, Executive Director – Housing Authority of the County of Kern

- Seeing a lot more inquiries desperate for affordable housing
- HA's waitlist has been closed for 8 years, will keep it closed for another 4
- 5-7 year wait for public housing
- Desperation for housing is because of loss of Redevelopment
- Dovetails directly with homelessness – homelessness was declining and after RDAs went away, started climbing again
- City Manager says homelessness is the number one issue facing Bakersfield
- Directly correlated with the lack of supply
- Trend after 2007-8 recession, lack of investment by landlords – deferred maintenance
- Decay is palpable – disinvestment in housing in the core, way worse than 20 years ago
- All wealth has left the center of the city
- Increasing construction costs is a big challenge \$300,000 per unit to build
- Labor sector has shrunk so not enough workers
- Overall the housing industry is an inefficient system, made worse by governmental requirements

6/19 – Estella Casas, Executive Director – Greater Bakersfield Legal Assistance (also Bashar and Gina)

- Biggest challenges: affordable decent housing
- What do we do when a sheriff locks someone out?
- Shriner pilot project – landlord-tenant
- GBLA got mandatory settlement for unlawful detainers – provides a soft landing after eviction, helps prevent homelessness
- Need prevention services across the board
- When a person is before a judge, we need to make sure they get assistance right then and there, not wait for 2-3 months before a city cuts a check
- Need to find a service provider to fund who can cut those checks immediately
- Maybe TBRA program could help – need to deal with the totality of homelessness
- Need to provide services on a continuum:
 - o Homeless legal assistance
 - o Eviction defense
 - o Fair housing once housed
 - o Plus an ombudsman for board and care facilities
- More people are being evicted from B + C facilities with nowhere to go
- Need to make sure we are not lining the pockets of landlords who are basically slumlords
- Code enforcement can assess habitability issues – work with us to forestall evictions
- Engage entire community in decisions

Fair Housing

- Vast majority of cases involve discrimination against disabled people, including not providing reasonable accommodations
- Need accommodations and eviction prevention services as well as enforcement
- Disability concerns are a top priority, including emotional support animals
- Some issues with live-in caregivers, some with physical structure issues
- Some cases involve domestic violence/sexual assaults by landlord
- These issues disrupt families, and lead sometimes to homelessness – move out rather than deal with an abuser
- Another issue is race, along with habitability
- Just cause eviction ordinances would help by putting landlords through hoops, especially since there is a dearth of housing
- Rent stabilization also needed
- A lot of cases are discrimination but can't prove it
- Education of the public is helpful but not a replacement for investigating
- Overall, Kern Co is not effective in grassroots participation

- City/County should consider creating a housing task force with grassroots and stakeholder participation – not a one-time thing but an ongoing advisory body on top of these kinds of issues
- Can help pivot more nimbly

2020 - 2025

Consolidated Plan and Assessment of Fair Housing



June 17, 2019

Agenda

- What is the Consolidated Plan?
- What is the Assessment of Fair Housing?
- Community Profile
- Community Outreach
- Timeline
- Discussion and input

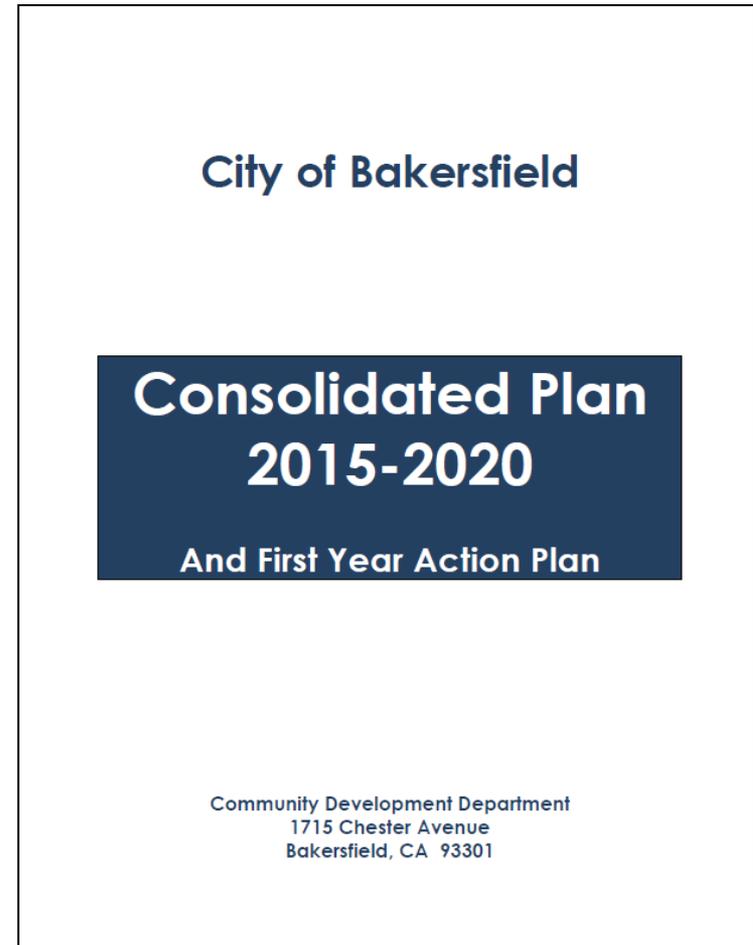
What is the Consolidated Plan?

The Consolidated Plan:

- Is created every 5 years
- Documents community needs in Bakersfield
- Outlines the strategy for addressing those needs with federal funds

We need your help identifying community needs in:

- Housing and homelessness
- Economic development
- Public facilities and infrastructure
- Public services

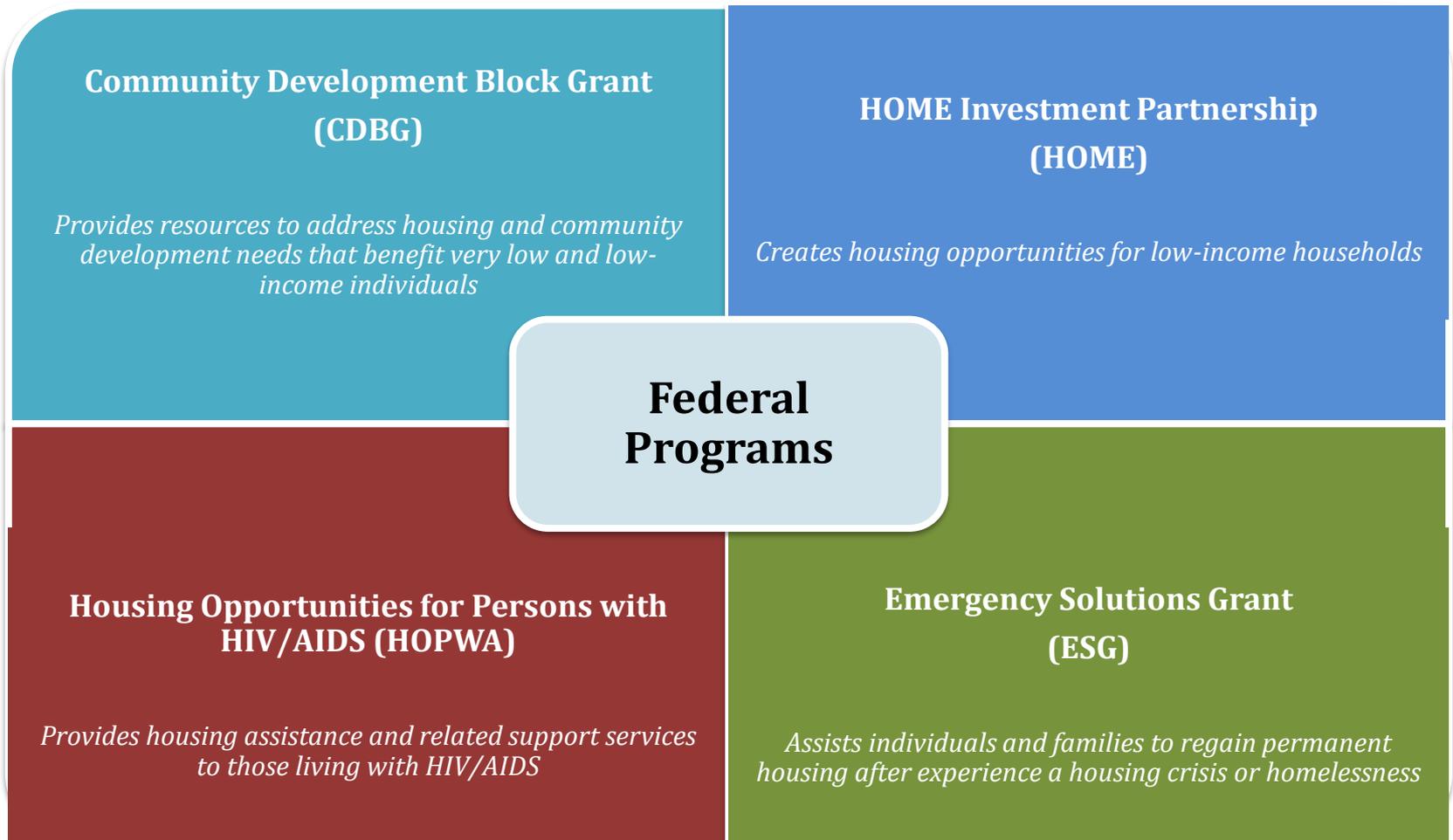


What is the Consolidated Plan?

- HUD's Mission: Create strong, sustainable, inclusive communities and quality affordable homes for all.
- Entitlement Community: Participating communities who are eligible to receive money through HUD's funding formula.
- Funding Sources: The City of Bakersfield receives funding annually to benefit low-to-moderate income (LMI) families through four sources:
 - Community Development Block Grant (CDBG)
 - HOME Investment Partnership Program (HOME)
 - Emergency Solutions Grant (ESG)
 - Housing Opportunities for People with AIDS (HOPWA)

What is the Consolidated Plan?

Federal Funds



What is the Consolidated Plan?

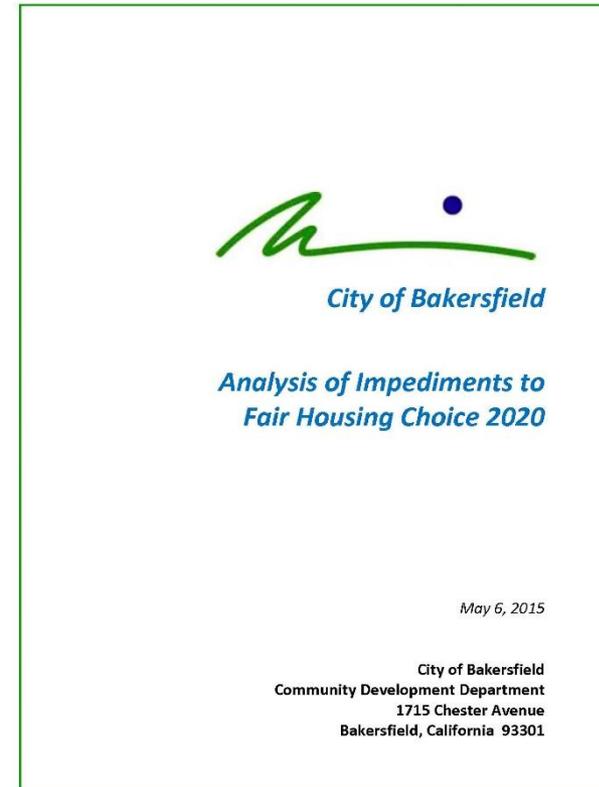
Anticipated Resources

Funding	FY 21	FY 22	FY 23	FY 24	FY 25	Total
CDBG	\$3,645,234	\$3,645,234	\$3,645,234	\$3,645,234	\$3,645,234	\$18,226,170
HOME	\$1,594,389	\$1,594,389	\$1,594,389	\$1,594,389	\$1,594,389	\$7,971,945
ESG	\$293,680	\$293,680	\$293,680	\$293,680	\$293,680	\$1,468,400
HOPWA	\$496,350	\$496,350	\$496,350	\$496,350	\$496,350	\$2,481,750
Total	\$6,029,653	\$6,029,653	\$6,029,653	\$6,029,653	\$6,029,653	\$30,148,265

Assessment of Fair Housing Overview

Assessment of Fair Housing

- Five-year report that helps jurisdictions 'affirmatively further fair housing'
- Assesses both private practices and public policies
- Provides action steps to remove or lower barriers to fair housing choice
- Required by federal and state law
- Complements ConPlan

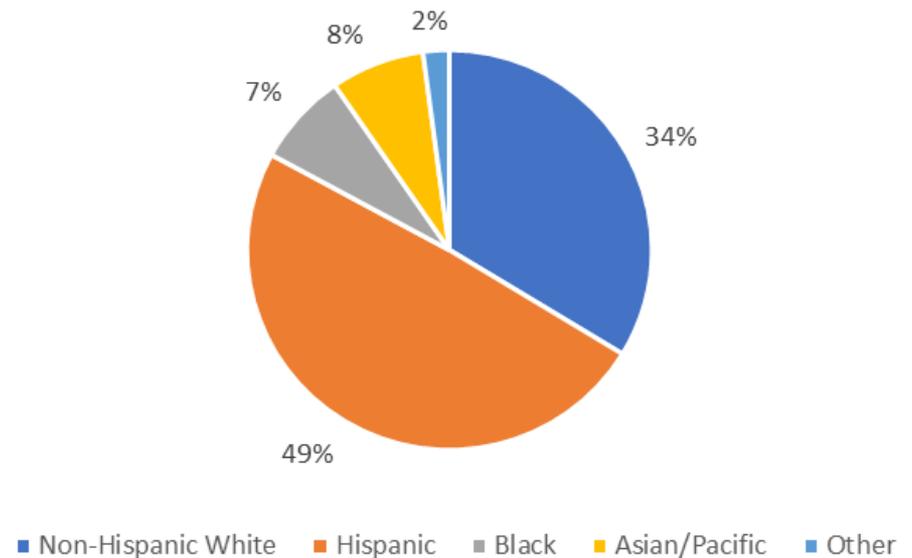


Community Profile

Bakersfield Today

- Population: 380,887
- 37% under 24 years old
- 9.4% over 65 years old
- 3.5% are veterans
- Almost 30% of total population is considered low-income

Bakersfield Demographic, 2018 estimates



Source: US Census Bureau

Community Profile

Income categories

- A single person earning \$10.25/hr is considered extremely low-income
- A family of three with a stay-at-home parent, a baby, and a spouse who earns \$14.00/hr is considered very low-income
- A family of four with two toddlers, a stay-at-home parent, and a partner who earns \$51,850 per year is considered low-income

Kern County Area Median Income: \$64,800	Extremely Low	13650	16910	21330	25750	30170	34590	39010	42800
	Very Low Income	22700	25950	29200	32400	35000	37600	40200	42800
	Low Income	36300	41500	46700	51850	56000	60150	64300	68450
	Median Income	45350	51850	58300	64800	70000	75150	80350	85550
	Moderate Income	54450	62200	70000	77750	83950	90200	96400	102650

Source: California Housing and Community Development Department, May 2019

Community Profile

Economic Landscape

- Unemployment rate: 10.1%
- Median income: \$57,105
- Per capita income: \$25,044
- Poverty rate: 19.2%
- Most common occupations:
 - Management occupations
 - Drivers/Sales Workers & Truck Drivers
 - Cashiers
 - Agricultural workers
 - Clerical duties



Community Profile

Housing – renting

- Average rent: \$978
- Household income of \$40,000 required to afford average rent
- 43% of population are renters
- Rental assistance waiting list: 7,054 households

Housing – owning

- Median home value: \$241,000
- Owner-occupied rate: 57%

Housing cost burden: 39% of all households



Community Profile

Homelessness

- 2019 Kern County PIT count
 - 1,330 total, a 50% increase since 2018
 - 1,036 located in metro Bakersfield
 - 56% of total PIT count were unsheltered
 - 16% were homeless families with children
 - 11% of total PIT count were children



Community Profile

Public health

- HIV/AIDS cases: ~1,000 with about a 100 new cases each year
- Population exposed to unsafe drinking water: 13.5%
- Food insecurity:
 - 28.5% of children
 - 15.1% of total population
 - 88.4% of students eligible for free or reduced-price lunch



Community Profile

Public Services and Facilities

- City prioritizes projects in the Capital Improvement Program (CIP).
- Top priorities are street construction and maintenance, as well as sidewalks, curbs, gutters, and sewer systems.
- Data from survey and community workshops further inform priorities.



Community Outreach

The City, in conjunction with LeSar Development Consultants, is conducting a robust community outreach process.

- **Community Needs Survey**
 - On City's website and Facebook page
 - Open May – July 2019
- **Community Workshops**
 - June 17: Baker Street Community Room, 5:30 – 7:00 PM
 - June 18: Greenfield Family Resource Center, 3:00 – 4:30 PM
 - June 19: Bakersfield Senior Center, 12:00 – 1:30 PM
- **Four focus groups and one-on-one interviews with representatives of key organizations**
- **Planning Commission presentation:**
 - June 20, 5:15 PM
- **Public comment period:**
 - February – March 2020
- **Public hearings:**
 - April 2020

Consolidated Plan Goals

The 2015 – 2020 Consolidated Plan goals were:

1. Decent, accessible and affordable housing
2. Community and economic development
3. Public infrastructure and facilities improvements
4. Public services and facilities for non-homeless special needs populations
5. Public services and facilities for the homeless and persons with HIV/AIDS



You can help us shape the 2020 – 2025 goals!

CDBG: Past Projects

Bakersfield Senior Center (Ward 1)
Public Services - \$85,000 (2018)



HOME: Past Projects

- Green Gardens
 - 104-unit SRO for formerly homeless individuals with disabilities
 - Rehabilitated as part of FY 15-20 Consolidated Plan
 - Offers community room, communal dining space, a large courtyard, and onsite services provided by Behavioral Health and Recovery Services and Flood Bakersfield Ministries



Past Projects

#	Project		
1	Bakersfield Senior Center Public Services	12	Castro Area Curb, Gutter, Sidewalk and Reconstruction
2	Fair Housing Program Services	13	Baker/Old Town Kern Area Street Reconstruction
3	Bakersfield Community Relations Officers	14	Beale Park Lighting Upgrades
4	Mission at Kern (Operations at HEAP-funded expansion)	15	Beale Park Restroom Replacement
5	Section 108 Loan Repayment for \$800,000 of Public Facilities	16	New Construction Assistance
6	Section 108 Loan Repayment for \$4.1 million of Public Facilities	17	CHDO Set Aside
7	General Management and Oversight	18	HOME administration
8	Home Access Grant Program	19	HSEG19 Projects
9	Union Brundage Area Curb, Gutter, Sidewalk, Drainage and Reconstruction	20	2017-2020 City of Bakersfield CA 18F013 (BKF)
10	Oleander Area Curb, Gutter, Sidewalk, and Reconstruction	21	2017-2020 City of Bakersfield CA 18F013 (BKF)
11	La France Area Curb, Gutter, Sidewalk, and Reconstruction		

Consolidated Plan and AFH Timeline

Task	Time
Community outreach and survey	May – July 2019
Consolidated Plan goals	August 2019
Draft Consolidated Plan	December 2019
Draft Assessment of Fair Housing	December 2019
Public comment period	February – March 2020
Public hearing	April 2020
Submission to HUD	May 2020

Discussion/Exercise

2020 - 2025

Consolidated Plan and Assessment of Fair Housing



Questions?

June 17, 2019



BAKERSFIELD

THE SOUND OF *Something Better*

CITY OF BAKERSFIELD

DEVELOPMENT SERVICES DEPARTMENT FUNDING HANDBOOK FOR NON-PROFITS, HOUSING DEVELOPERS, AND FOR-PROFIT ORGANIZATIONS -FISCAL YEAR 2020-21

MANUAL DE FINANCIAMIENTO (CDBG, HOME, ESG) - Año Fiscal 2020-21

Application Deadline: November 22, 2019, 3 P.M.

Fecha límite de solicitud: 22 de Noviembre de 2019, 3:00 p.m.

Para solicitar la traducción española, por favor póngase en contacto con la ciudad de Bakersfield Departamento de Desarrollo Comunitario en 1715 Chester Avenue, segundo piso, o llamando al 661.326.3765.(TDD (661) 321-9472, fax (661) 852-2138; email acarter@bakersfieldcity.us).

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INTRODUCTION

The City of Bakersfield as an entitlement community is responsible for the annual administration of three federally funded programs:

- Community Development Block Grant (CDBG),
- HOME Investment Partnership (HOME), and
- Emergency Solutions Grant (ESG).

The City is preparing to create its first-year Action Plan (FY 2020-21) of the Consolidated Plan 2025 (ConPlan). The ConPlan describes eligible programs, projects, and activities to be undertaken with the funds anticipated each year through entitlement grants from the U.S. Department of Housing and Urban Development (HUD). Each year of the five-year plan, applications are sought from non-profits, housing developers, and for-profit entities interested in using the City's federal funds to carry out projects addressing the needs reflected in the ConPlan. City's Fiscal Year (FY) starts July 1st and ends June 30th.

The following pages provide an overview, application process, and the standard application forms for the three funding programs.

2020-25 Draft Consolidated Plan Goals

All project applications must be consistent with the goals outlined in the 2020-25 Consolidated Plan for HUD funds. The City is currently in the process of completing the 2020-25 Consolidated Plan with final approval anticipated in May of 2020. At this stage proposed projects can base their consistency on the Draft Consolidated Plan Goals outlined below. The goals, along with the 2025 Consolidated Plan, will be subject to community comment and City Council approval. If goals should change, projects may be deemed ineligible.

2020-25 Draft Consolidated Plan Goals

1. Increase and preserve the supply of affordable housing for low-and-moderate income households.
2. Prevent and reduce homelessness.
3. Improve public infrastructure and facilities to promote safe and vibrant communities.
4. Foster community and economic development.
5. Enhance facilities and services for the non-homeless special needs population, including seniors, persons with disabilities, and persons living with HIV/AIDS.

Additional Resources

The City of Bakersfield has additional resources available for affordable housing projects. Current Requests for Proposals, which outline eligible projects, can be found on the City of Bakersfield website at www.bakersfieldcity.us. Once you access the City

of Bakersfield homepage, select “Departments” > “Development Services” > “Economic and Community Development” > “Affordable Housing, Community Development, & Homeless Prevention Services.”

TENTATIVE TIMELINE

Below is a tentative timeline for the CDBG, HOME, and ESG funds application process. Once submitted, applications are reviewed by City staff to determine eligibility, and scored based on a number of factors, including HUD and program goals and objectives, ConPlan goals and objectives, and budgetary constraints. Then, selected projects are included in an Action Plan that must be approved by the City Council and HUD (following a public review period).

The City will not receive funding to distribute to selected applicants until at least September 2020 and potentially later. When the City receives funding, selected applicants must enter into agreements with the City of Bakersfield, and a City Project Manager will conduct an appropriate environmental review. Once the agreement, environmental review, and any other applicable pre-award requirements are met, the Project Manager will issue the selected organization a written Notice to Proceed. **DO NOT** commence spending for a project until your organization/agency receives a written Notice to Proceed. Any spending prior to a written Notice to Proceed will be considered ineligible for funding.

DATE	EVENT
11/22/2019	3:00 p.m. DEADLINE to Receive Applications for Funding
February/2020*	Proposed Activities (projects) for FY 20-21 Action Plan submitted to the City of Bakersfield Budget and Finance Committee, and Authorization to Publish 30 Day Public Notice is requested
March/2020	FY 20-21 Action Plan Public Notice Published and copies distributed to Libraries and posted to City of Bakersfield Website
April/2020	End of 30 Day Action Plan Public Review Period
April/2020*	City Council to Consider Approval of FY 20-21 Action Plan
May/2019	Deadline to Submit FY 20-21 Action Plan to HUD

*Note: Dates tentative, 2020 meeting dates are not scheduled until December 2019.

REQUIREMENTS FOR ALL FUNDING APPLICATIONS

- A. The completed application shall be on 8 1/2" x 11" white paper and organized in the order prescribed in the application section for each funding source described in this handbook. The original application **shall be bound** (a 3-ring binder is

sufficient), tabbed, sequentially numbered, and contain a table of contents.

- B. The applicant must submit to the City **one original and one digital copy** of the application with a letter signed by a representative authorized by the applicant. The applicant must also attach to the letter the "certification statement" found in Appendix P. The letter should contain the name, title, and telephone number of a contact person knowledgeable of the proposal. The application package may be mailed or delivered to the address below (facsimiles will not be accepted). All applications must be received and time stamped by the City no later than **3:00 p.m. on November 22, 2019**. Mail or deliver your application to:

City of Bakersfield Development Services Department
Attn: Nina Carter, Community Development Coordinator
1715 Chester Avenue
Bakersfield, CA 93301

- C. If the organization has a governing body (i.e., Board of Directors), the submitted application(s) must include a resolution from the agency's governing body, authorizing application for City assistance. Sample resolutions can be found in Appendix H.
- D. Additional questions regarding the application process, regulations or other programmatic issues, should be directed to Nina Carter, Community Development Coordinator at the above address or by calling (661) 326-3765; fax (661) 852-2138; CA Relay 711, email acarter@bakersfieldcity.us.
- E. Community Development staff will review submitted applications to determine whether the application is complete. At a later date a letter will be sent to the applicant verifying that the application is complete or identifying any additional information needed to complete the staff analysis and assessment.
- F. Completing this application does not guarantee funding for any project. The applicant(s) should be aware that demand for funding is far greater than available funds. Funding for the proposed project is not awarded until an agreement is approved and executed by the Bakersfield City Council, the City has received funding from HUD, and the City has issued a written Notice to Proceed to the applicant. The City will not reimburse any part of the cost to apply, nor any expense incurred, prior to entering into an agreement with the City of Bakersfield and the issuance of a written Notice to Proceed.
- G. Please note that if your proposed project is awarded funding, you may be required to follow certain procurement procedures. Likewise, any construction costs over \$2,000 will be required to comply with Davis-Bacon and State of California prevailing wage requirements, and contracts in excess of \$100,000 must comply with the City of Bakersfield's Section 3 Plan (job opportunities for low- and moderate-income residents). Please take this into account when preparing your proposed budget and project schedule.
- H. Compliance with Federal regulations governing accounting systems and reimbursable expenses, as well as proof of insurance are required of all recipients of HUD entitlement funds.

- I. Post monitoring is a federal requirement for recipients of HUD entitlement funds during the affordability or restrictive use period of the project.
- J. All HUD-funded activities are required to track race, ethnicity, income and disability status of project beneficiaries as described in Appendix R. For activities not serving a designated geographic area, please provide an Affirmative Marketing Plan to ensure the project or service is available to all persons.
- K. All HUD-funded activities require compliance with and are subject to accessibility review under Section 504 of the Rehabilitation Act (24 CFR Part 20) and the Americans with Disabilities Act. Specifically, the City of Bakersfield will utilize ADAAG 2010 to assess compliance.

RESTRICTIONS

- A. Religious Activities – Organizations that are religious or faith-based are eligible for CDBG, HOME, ESG funding on the same basis as any other organization. However religious and faith-based organizations may not directly fund inherently religious activities (e.g., worship, etc.) with federal funds. Organizations will retain their independence from government organizations. Participating organizations may not discriminate against program beneficiaries on the basis of religious beliefs, and funds may not be used to purchase, rehabilitate or construct structures to be used primarily for inherently religious activities.
- B. Political Activities - HUD funds may not be used to finance the use of facilities or equipment for political purposes or to engage in other partisan political activities, such as candidate forums, voter transportation, or voter registration. However, a facility originally assisted with HUD funds may be used on an incidental basis to hold political meetings, candidate forums, or voter registration campaigns, provided that all parties and organizations have access to the facility on an equal basis, and are assessed equal rent use charges, if any.

NOTICE OF NONDISCRIMINATION

The City of Bakersfield hereby advises the public, job applicants, and employees that it does not discriminate on the basis of race, color, national origin, religion, sex, gender, or disability with regard to access to, treatment or employment in, its federally-assisted programs.

This notice is posted in accordance with Section 504 of the Rehabilitation Act of 1973, Section 109 of the Housing and Community Development Act of 1974 and Title IV of the Civil Rights Act of 1964.

The City of Bakersfield has designated the following individual as the contact to coordinate efforts to comply specifically with Section 504 – Non-Discrimination Based Disability in Federally-Assisted Programs and Activities, and a requirement of 24 CFR Part 8 :

Brianna Carrier, ADA/504 Coordinator
City of Bakersfield - City Manager's Office
1600 Truxtun Ave, Bakersfield, CA 93301
Phone: (611) 326-3745 Fax: (661) 324- 1850, CA Relay 711
E-mail: ADA@bakersfieldcity.us

City recipients or sub-recipients of HUD funding shall comply with this notice.

COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

The Community Development Block Grant (CDBG) Program is directed by the U.S. Department of Housing and Urban Development (HUD), and provides monies for cities and counties to perform certain community development and housing activities. Cities with populations over 50,000 and meeting other certain conditions, such as the City of Bakersfield, may apply for "entitlement" funds. Thus, as an entitlement city, the amount of money granted to a city is determined by a HUD formula and on an annual basis. *(Note: The following summary of the CDBG Program merely highlights major program requirements and considerations).*

Each activity considered for funding must satisfy HUD objectives and eligibility criteria for the CDBG Program (described below).

At least 70% of the City's CDBG cumulative expenditures must be for activities benefiting low- and moderate-income persons. Also, other applicable laws, including civil rights laws, environmental review, labor standards, etc., must be followed in carrying out activities funded through the CDBG Program.

Please note that completing this application does not guarantee funding for any project. Applicant should be aware that demand for funding is far greater than available funds. City will not reimburse to the applicant any part of the cost to apply.

If selected for funding, program regulations require that the City of Bakersfield monitor your organization for compliance with CDBG regulations for a minimum of 5 years following the completion of the proposed activity.

The CDBG regulations can be found at 24 C.F.R. Part 570.

NATIONAL OBJECTIVES

Each activity must meet one of the three broad national objectives:

- A. Primarily benefit low- and moderate-income persons. More specifically, 51% of the project must benefit families with incomes at or below 80% of the median income. A project benefitting low- and moderate-income persons can be qualified in one of four ways:
 1. Area – the activity is located in a qualified low- and moderate-income Census block group (see map attached)
 2. Limited Clientele – the activity provides benefits to a specific group of persons, comprised (or presumed to be comprised) of at least 51% low- and moderate-income persons. This includes:
 - i. Presumed Groups (as recognized by HUD), which include abused

- children, elderly persons, battered spouses, homeless persons, severely disabled persons (as defined by the U.S. Census), illiterate adults, persons living with AIDS, or migrant farm workers
 - ii. Requires information from persons receiving benefit so that the 51% low- and moderate-income threshold can be determined
 - iii. Be of such a location and nature that it may reasonably be concluded that the clientele are low- and moderate-income persons
- 3. Housing – the majority (at least 51%) of units are designated for low- and moderate-income households, or for non-elderly multi-family rental structures at least 20% of units are designated for low- and moderate-income households (only proportionate share of cost is eligible in this scenario)
- 4. Jobs – the activity can meet the benefit requirement in one of three ways:
 - i. Be located in a predominately low- and moderate-income neighborhood and serve the residents of that neighborhood in the case where the service would not otherwise be available
 - ii. Involve facilities designed for use predominantly by low- and moderate-income persons
 - iii. Involve the employment of persons, the majority (51% or greater) of whom are low- and moderate-income persons (maximum assistance per full time equivalent (FTE) position created is \$35,000, tracked cumulatively over a maximum of five years)
- B. Aid in the prevention or elimination of slum or blight. Activities considered to aid in the prevention or elimination of slum or blight are activities located within a designated area which: 1) meets a definition of a slum, blighted, deteriorated, or deteriorating area under State or local law; and 2) where there is a substantial number of deteriorating or dilapidated buildings or needed improvements throughout the area.
- C. Meet urgent community development needs. The proposed project must meet needs that have a particular urgency where existing conditions pose a serious and immediate threat to the health or welfare of the community where other financial resources are not available to meet such needs.

ELIGIBLE ACTIVITIES

Only certain kinds of activities are eligible for funding. These are briefly listed below. However, in most instances the regulations contain "qualifiers" which make the activity eligible or ineligible depending on specific circumstances:

- A. Purchasing Property (Acquisition) in whole or in part by a public agency or private non-profit entity for any public purpose except buildings used predominantly for the general conduct of government. Selling, Leasing, or Granting (Disposition of)

property with CDBG funds.

- B. Public facilities and improvements, including the purchase, construction, reconstruction, rehabilitation, or installation of buildings/properties, except buildings or portions thereof, used predominantly for the general conduct of government.
- C. Clearance, demolition, and removal of buildings and improvements including movement of structures to other sites.
- D. Public services, which are directed toward improving the community's public services and facilities: including, but not limited to, those concerned with employment, crime prevention, childcare, health, drug abuse, education, energy conservation, welfare, or recreational needs. A public service *must* be either:
 - 1. A new service, or
 - 2. A quantifiable increase in the level of service above which had been provided by or on behalf of the unit of general local government in the twelve calendar months prior to submission of the Action Plan to HUD.

No more than 15% of the City's annual CDBG grant can be expended for public service costs. Also, please note that CDBG funding is not intended to be used to replace a discontinued funding source.

- E. Interim assistance to eliminate harmful conditions where immediate public action is necessary.
- F. Payment of the non-federal share of certain matching grant programs.
- G. Completion of federally-funded urban renewal projects.
- H. Relocation payments and assistance to persons displaced by CDBG activities, including temporary relocation assistance during rehabilitation work.
- I. Payment of loss of rental income to landlords holding properties for the relocation of individuals and families displaced by program activities.
- J. Removal of architectural barriers.
- K. Acquisition, construction, rehabilitation or installation of privately owned utilities, including under-grounding.
- L. Rehabilitation and preservation activities. These activities include:
 - 1. Rehabilitation assistance to rehabilitate: a) privately owned buildings and improvements; b) low- and moderate-income public housing and other publicly owned residential buildings and improvements; and c) publicly owned nonresidential buildings and improvements otherwise eligible for assistance.

Please note that "rehabilitation" eligible under the CDBG program includes significant remediation of existing site improvements, and does not typically include maintenance activities (think reconstruction of portions of the property).
 - 2. Financing the following types of rehabilitation activities and related costs: a) assistance to private individuals and entities to acquire, for the purpose of rehabilitation, and to rehabilitate properties for use or resale for residential purposes; b) labor materials, and other costs of rehabilitation of properties; c) loans for financing existing indebtedness secured by a property rehabilitated

- with CDBG funds; d) improvements to increase the efficient use of energy in structures; e) improvements to increase the efficient use of water; f) costs associated with the connection of residential structures to water distribution lines or local sewer collection lines; g) costs of tools lent to owners, tenants, and others who will use such tools to carry out rehabilitation; and h) rehabilitation services such as rehabilitation counseling, energy auditing, loan processing, and other services related to assisting owners, tenants, contractors, and other entities.
3. Code enforcement in deteriorating or deteriorated areas where such enforcement together with public improvements, rehabilitation, and services to be provided, may be expected to arrest the decline of the area.
 4. Historic preservation, rehabilitation and restoration of historic properties, whether publicly or privately owned. Historic properties are those sites or structures that are either listed in or eligible to be listed in the National Register of Historic Places, or designated as a State or local landmark or historic district by appropriate law or ordinance.
 5. Renovation of closed school buildings for use as an eligible public facility, for a commercial or industrial facility, or for housing.
- M. Special economic development activities necessary to carry out an economic development project. Special economic development activities include:
1. The acquisition, construction, reconstruction, or installation of commercial or industrial buildings, structures, and other real property equipment and improvements.
 2. The provision of assistance to private for-profit businesses, including, but not limited to, grants, loans, loan guarantees, interest supplements, technical assistance, and other forms of support for any other activity necessary or appropriate to carry out an economic development project.
- N. Some small business investment companies, local development corporations and other similar entities organized under Title VII of the entitled Headstart, Economic Opportunity, and Community Partnership Act of 1974, are authorized to receive funds to carry out neighborhood revitalization, economic development, and energy conservation activities that are otherwise ineligible.

INELIGIBLE ACTIVITIES

The general rule is that any activities not listed in the "eligible activities" section are ineligible. The following identifies examples of specific activities that are ineligible and provides guidance in determining other activities frequently associated with housing and community development.

- A. Acquisition, rehabilitation, or new construction of buildings, or portions thereof, used predominantly for general conduct or government.
- B. General government expenses.
- C. Political activities.
- D. Purchase of construction and/or fire protection equipment, furnishings, and

personal property except as necessary in the administration of activities assisted with CDBG funds.

- E. Expenses associated with repairing, operating or maintaining public facilities or services.
- F. New housing construction.
- G. Income payments for housing or any other payments.
- H. Stadiums.
- I. Debt refinancing.
- J. Basic property maintenance.

PROPERTY OR SITE OWNERSHIP

For property improvements, such as new construction or rehabilitation of existing structures, the applicant must have title to the project property.

REQUEST MINIMUM

Due to the administrative requirements of HUD-funded projects and limited number of department staff, the minimum request for CDBG assistance is \$25,000.

MONITORING

Any applicant approved for CDBG funding will be monitored annually for a 5 year period following the completion of the project to ensure ongoing compliance with program requirements.

PUBLIC FACILITIES ASSISTANCE (PFA)

As part of the CDBG program, the Public Facilities Assistance (PFA) program may provide grant funds to eligible non-profit and public entities for development and expansion of their community/neighborhood facilities (referred to as Public Facilities). PFA grant funds may be used for purchase, design, construction, rehabilitation, or installation of public improvements or facilities. However, PFA funds may not be used for operation or maintenance; purchasing construction equipment; or for purchasing furnishings and other personal property.

Please note that reasonable fees may be charged for use of the facilities assisted with CDBG funds, but charges, such as excessive membership fees, which will have the effect of precluding low- and moderate-income persons from using the facilities, are not permitted. Also, please note that non-profit entities may acquire title to public facilities; however, when such facilities are owned by non-profit entities they must be open for use by the general public during all normal hours of operation.

Examples of eligible PFA activities include, but are not limited to:

- A. Community and Health Centers
- B. Day Care and Senior Centers
- C. Shelters for the Homeless
- D. Centers for the Disabled

PUBLIC SERVICE PROJECTS

Additional restrictions apply to public service projects. Before applying for funds for public service projects, please call the Development Services Department for more information, and to see if your project qualifies. Appendix R must be filled out for all public service applicants.

ENVIRONMENTAL REVIEW

All projects will go through a NEPA Environmental Review (ER). This process adds a significant amount of time to the project timeline. Larger project ER's can take anywhere from 3 month to over 1 year if additional consultation is needed. For larger projects, which require a more extensive environmental review, applicants may be required to conduct additional environmental studies at their own expense. If you have questions about the ER process for a proposed project, please call the Development Services Department before submitting your application.

APPLICATION INFORMATION FOR CDBG FUNDS

In order to apply for CDBG funds, please submit a narrative that includes the following information and associated material. If a question or topic is not applicable to your proposed project please state so on the application along with a brief explanation of why the question or topic does not apply. The application shall be on 8 ½ " x 11" white paper and organized in the order prescribed in the following section. The original application shall be bound (a 3-ring binder is sufficient), tabbed, sequentially numbered, and contain a table of contents. Applicants should make sure to include information that relates to the guidelines described in the previous section. The City reserves the right to adjust funding levels to maximize the funds that are to be utilized in ways that best meet the program goals.

PART ONE:

I. EXECUTIVE SUMMARY OF PROPOSAL

This should be a concise overview of all the major components of your proposal including the amount requested and must answer the questions - what, who, why, where, when, and how, including total cost and amount of request.

II. PROJECT DESCRIPTION

A. Project Title - Provide a brief title that describes the nature of your proposal.

B. Purpose and Detailed Description of the Project Components

1. Describe in detail the proposed project for which you are requesting funding.
2. Describe how your project (as proposed) meets one of HUD's National Objectives (see page II-1 of the Funding Handbook)
3. Describe how your proposed project conforms to one of the Eligible Activities (see page II-2 of the Funding Handbook)

Explain your project purpose and reason why the CDBG funding is necessary.

4. Does your proposal consist of land and/or facility acquisition, construction of a new facility, expansion of an existing facility, rehabilitation of an existing facility, or a combination of these?
5. If this activity is part of a larger project, describe the entire project and how this activity fits in with the larger project.
6. Describe which goal and objective your project application will address the draft goals outlined in the City's Draft 2020-25 Consolidated Plan (See Draft 20-25 Consolidate Plan Goals in the INTRODUCTION section).

C. Nature and Level of Service

1. Describe what programs and services you provide now, if any, and whether these programs and services are going to be continued at

existing levels or expanded by the proposed project.

2. Identify all sites utilized by your organization to provide programs and services.
3. Include any new programs or services to be provided at the site as a result of the CDBG assistance.
4. Identify other organizations that provide the same or similar services as those provided by your organization. To the best of your knowledge, are those organizations at or near capacity in terms of people served?
5. In terms of numbers, is there a long waiting list for similar programs and activities offered at the nearest existing facility or provider (within metropolitan Bakersfield)? If so, what are the numbers?
6. For Public Service projects, please complete the Public Service Questionnaire (Appendix R). Additional restrictions apply to public service projects. Before applying please call the Development Services Department for more information, and to see if your project qualifies.

D. Site Control

(Note: this section only applies if site improvements are proposed)

1. Please indicate whether you have title to the project property or control of the site. If you have title to the project property, please provide documentation (site control may be a long term lease covering the useful life of improvements or purchase options). If you do not have title to the project property, please explain (e.g., who currently owns the site, is the seller willing to take an option, etc.). Lack or reasonable site control for an improvement project will make an application ineligible for funding.
2. Describe all existing utilities and infrastructure on the proposed project site.
3. Identify the square footage or acreage of the site.
4. If a commercial narrative appraisal has been completed please attach it as documentation.

E. Property Information

If site improvements are proposed, identify each site for which proposed CDBG funding would be used and provide the following information:

1. State the current zoning of the project site, and any development approvals (i.e. Conditional Use Permit, zone change, modification, etc.) necessary to facilitate the proposed project.
2. If there is an existing residential or commercial structure located on the project site, indicate the number of people or businesses to be displaced as a result of this project.
3. Please identify the number of square feet needed for the proposed project.
4. Please provide an Assessor's Parcel Map and Assessor's Parcel Number(s) for your proposed project site. Attach preliminary sketches and site plans

(if applicable) of all proposed improvements (include street addresses).

5. Please indicate any known environmental hazards on the proposed project site. If your proposal is selected for funding and it involves property acquisition or new construction, a Phase I Environmental Assessment must be completed by applicant before approval of any funding. If a Phase I Environmental Assessment is available at the time the application is made, please include a copy of the report with the application.
6. Provide two or more pictures of proposed project site.
7. If the proposed project includes site improvements, has an appraisal been completed for the project site? If funding is for acquisition a certified fair market appraisal must be submitted by the applicant before approval of funding.
8. When was the most recent title report completed? If available, please include a recent (less than six months) title report for the project site.

F. Proposed New Construction

1. If your project consists of new construction, please describe in detail the extent of construction work to be undertaken. Include information regarding square footage, number and type of rooms, landscaping and other relevant information.
2. Has an environmental review been performed for the project site? Please explain.

G. Proposed Rehabilitation/Expansion of Existing Facility

If your project consists of rehabilitation and/or expansion of an existing facility, please describe the extent of the rehabilitation work, additional square footage, and proposed use of additional space. Include information about structural, mechanical, plumbing, electrical, and other deficiencies that must be corrected as a part of the rehabilitation work. Please indicate if asbestos and/or lead based paint are present in the proposed project site and how this was determined.

H. Contact Person and Information

Provide the name of the best person to contact for further questions regarding this application. Include specific contact information and preferred method of contact.

III. **PROJECT COST**

A. Itemized Cost Estimate

1. Provide an itemized preliminary cost estimate and include the source of the estimate and the date the estimate was prepared. If the project involves construction-related costs, then cost estimates shall be certified by an architect or professional engineer and must include the total amount of CDBG funds requested, and non-CDBG funds committed, as well as quantities, units of measure, unit prices, extension prices, and

contingencies as applicable. If the project involves funding a program, please describe in detail how estimated costs were determined.

Please note that if construction-related costs exceed \$2,000, then the project must comply with Davis-Bacon prevailing wage requirements. Likewise, if approved, the project may be required to comply with certain bidding requirements. A sample of a Bid Analysis Form may be found in Appendix C of this document.

2. If this activity is part of a larger project, describe the source of funds for other elements of the total project.

B. Other Funding

Describe any other funding that is anticipated for this project. What steps have been taken to secure other funding for this activity? If available, supply written responses from other funding agencies contacted.

C. Type of Financial Assistance Requested

Describe the type of CDBG assistance requested, (i.e., loan, grant, or combination) and amount of each type of assistance.

IV. PROJECT BENEFIT

- A. Provide area map(s) identifying the project location and the area boundaries to be served by the project.
- B. Explain how the service area boundaries were determined and submit available data in support of this determination.
- C. If the proposal is for job creation/retention, please identify the total number of jobs (full-time equivalent positions) to be created/retained and the percent to be filled by low- and moderate-income persons. Also, please identify the type of jobs to be created, the type of job experience required and average pay scale for these positions.
- D. Describe who will benefit from this project (i.e., residents of given area, specific age group, such as youth or seniors, disabled persons, etc.). Please estimate how many people/households will benefit from this project in a year. Note: facilities assisted with federal funds must be open to all ethnic and racial groups and data indicating persons/groups served will be required as part of the program-monitoring process.
- E. Describe how low- and moderate-income persons will benefit from this project and how this can be verified (see attached CDBG guidelines found in Appendix E, identifying current low- and moderate-income limits and what individual groups are presumed to be principally low- and moderate-income persons). If the project is a direct benefit, activity (i.e. is not based on area of benefit) please explain how your agency will document low- and moderate-income qualification per user. Please explain how your organization has determined that 51% or more of your clientele are historically from low- and moderate-income families (clientele means all users of the proposed facility). Make certain to provide documentation.

- F. Do you plan to charge fees for the activities or service to be offered? If so, how will amount of fees be determined and what will be the cost? For what will the proposed fees be utilized (e.g., incidental overhead costs, operation and maintenance, capital cost recovery, etc.)? Will these fees prevent or limit the use of the facility by low- and moderate-income residents? Please explain.
- G. For last fiscal year, how many clients were served by your agency by the programs/services you plan to provide with the proposed project; and what percentage of these clients/users served were City residents vs. unincorporated County residents? If all or a portion of your clients are County residents, has your agency requested assistance from the County? If so, please explain the County's potential involvement with your proposal. If no involvement, please explain why.
- H. Identify potential users and organizations that may utilize the proposed facility or program (identify specific groups, their membership requirements if any, etc.) and whether they are low- and moderate-income users.
- I. Describe how your agency intends to evaluate annual accomplishments of your request for use of HUD funds. Attach a copy of annual evaluation and performance reports your agency provides to funders and stakeholders. Appendix O reflects new reporting requirements by funded applicants for federal performance measurements.

V. PROJECT TIMELINE

Please describe the timeframe for implementation of the proposed project. Please attach a project implementation schedule outlining anticipated start and ending dates for each applicable activity (note: City's fiscal year starts July 1 and ends June 30).

VI. AUTHORIZATION TO APPLY

Attach an executed resolution from your governing body (e.g., Board of Directors), authorizing application for CDBG funds and appointment of representative signatory. An example of an authorizing resolution can be found in Appendix H.

VII. INDEMNIFICATION AND INSURANCE

Please review the City's standard indemnification and insurance requirements (Appendix I) for proposed funded community/neighborhood facilities, and provide documentation regarding your agency's ability to provide the required coverage.

VIII. ALTERNATIVES CONSIDERED

(Note: Complete this section if the proposed project includes acquisition, new construction or substantial rehabilitation (greater than 50%) of the value of the structure.)

- A. Discuss the benefit of meeting your organizational objectives in a way other than the proposed project, as well as the consequences of implementing other means. In other words, discuss the consequences if there is no action or your proposed project is not implemented.
- B. Identify one or more alternatives to the proposed project that were considered and rejected, e.g., other sites considered, design modifications, other uses of the site. For each alternative, describe benefits to the human environment that would result from implementation, any adverse impacts, and the reasons for rejection.

IX. BUSINESS PLAN

See Appendix A for this portion of the application to describe your organization's Business Plan. No application is considered to be complete without the Business Plan. Any funding application received without a Business Plan will not be considered for funding.

SUMMARY OF REQUIRED EXHIBITS

The application format described above lists several documents that must be submitted in support of your written proposal. For quick reference, the following exhibits need to be included in your application. Depending on whether you are proposing a program or construction-related project, some exhibits may not apply.

1. Proof of site control (see section II.D.1 above)
2. Commercial Narrative Appraisal (see section II.D.5 above)
3. Preliminary Sketches and/or Site Plans (see section II.E.4 above)
4. Assessor's Parcel Map(s) (see section II.E.4 above)
5. Phase I Environmental Assessment (see section II.E.5 above)
6. Site Photos – minimum of 2 (see section II.E.6 above)
7. Property Appraisal (see section II.E.7 above)
8. Recent Title Report (see section II.E.8 above)
9. Certified Project Cost Estimates (see section III.A.1 above)
10. Vicinity Maps – depicting the project location and service area boundaries (see section IV.A above)
11. Agency Evaluation and Performance Reports (see section IV.1 above and Appendix O)
12. Project Implementation Schedule (see section V above)
13. Authorizing Resolution for Application (see section IV above and Appendix H)
14. Proof of Ability to Comply with Indemnification and Insurance Requirements (see section VIII above and Appendix I)

15. Business Plan (see section IX above and Appendix A)
16. For Public Service projects, please complete the Public Service Questionnaire (Appendix R)

HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME)

The HOME Investment Partnership Program (HOME) is funded through the U. S. Department of Housing and Urban Development (HUD), and was created to:

- Provide decent affordable housing to low- and moderate-income households;
- Expand capacity of nonprofit housing providers;
- Strengthen the ability of state and local governments to provide affordable housing; and
- Leverage private sector participation in affordable housing production.

HOME assistance is intended to be used as “gap” financing, meaning that, but for the provision of HOME funds, the proposed project would not be financially feasible.

Maximum HOME assistance per unit is established by HUD and referenced in Appendix D of this document.

HOME regulations can be found at 24 CFR Part 92.

ELIGIBLE PROGRAM BENEFICIARIES

The HOME Program beneficiaries are homeowners and tenants with annual (gross) incomes no greater than 80% of median income (see Appendix E).

MATCH REQUIREMENT

No less than twenty-five percent of all HOME funds used in a project must be matched with private/non-federal funds.

AFFORDABILITY PERIOD AND MONITORING

HOME-assisted rental units carry rent and occupancy restrictions for varying lengths of time, known as the affordability period. The affordability period is based on the average amount of HOME funds invested in each unit and the type of activities performed using HOME funds. The following describes how the affordability period is calculated based on the HOME subsidy per unit:

- < \$15,000: 5-year affordability period
- \$15,000 - \$40,000: 10-year affordability period
- >\$40,000: 15-year affordability period.

This City of Bakersfield is required to monitor HOME-assisted projects during the period of affordability to ensure fiscal soundness, property standards, and compliance with HOME program regulations and the project agreement. Any

recipient of HOME funds from the City of Bakersfield may be monitored either annually or once every three years based on project compliance and performance. The City of Bakersfield reserves the right to charge fees related to the monitoring of HOME projects.

MULTI-FAMILY RENT LIMITS AND INCOME REQUIREMENTS

Funding for multi-family housing units must adhere to HOME Program Rent limits when setting maximum Low and High Home Rents. Current program limits are listed in Appendix D. For rental housing, at least 90 percent of the initial household beneficiaries must have incomes at or below 60 percent of the area median income; the remaining 10 percent of the families benefited must have incomes at or below 80 percent of area median income. After initial lease-up, 80 percent of household beneficiaries must have incomes at or below 80 percent of area median income; the remaining 20 percent of household beneficiaries must have incomes at or below 50 percent area median income.

ACCESSIBILITY

For new construction or substantial rehabilitation of multi-family projects (five or more units), at least 5% of the total units of the housing development being assisted must be accessible to individuals with mobility impairments, and at least 2% of units accessible to individuals with sensory impairments. Substantial rehabilitation is defined as a project with 15 or more units for which rehab costs will be at least 75% of replacement cost. For rehab that is less than substantial, alterations must be 5% of units and common areas accessible to persons with mobility impairments. Accessible units to the maximum extent feasible must be distributed throughout the project and available in a sufficient range of sizes and amenities as to not limit choice.

Owners and managers must prioritize and market accessible units to persons with disabilities, and must adopt suitable means to assure information regarding the availability of accessible units reaches eligible persons with disabilities. Also annually during the period of affordability, City staff will monitor HOME-assisted projects for compliance with Section 504 of the Rehabilitation Act of 1973 and the Uniform Federal Accessibility Standards (UFAS).

TIME LIMITS

The City must obligate (legally encumber) funds within two years of its grant award and funds must be fully expended five years from the date of the HUD award.

HOME projects must obtain financing and commence construction within 12 months of executing an agreement with the City of Bakersfield. HOME projects must be completed within three years of the date a HOME agreement is executed.

All HOME rental units must be occupied within six months of project completion,

with an extension available up to 18-months from project completion.

For HOME homebuyer units, units must be sold to qualified buyers within nine months. Any HOME-assisted homebuyer unit that is not sold within nine months must be converted to a rental unit.

ELIGIBLE ACTIVITIES

The HOME Program funds a variety of housing activities, such as:

- A. Rehabilitation, improvement, or modification of an existing residential structure;
- B. Conversion of an existing structure from an alternative use to affordable, residential housing;
- C. Reconstruction or rebuilding a residential structure on the same lot and for the same usage as the former structure (number of units in new structure must be similar to previous structure);
- D. New Construction of housing units – funding cannot be used for existing properties even if they are newly constructed. In order for a project to be considered eligible, construction activities may only commence following approval of funding, the appropriate environmental review, and a Notice to Proceed from the City of Bakersfield;
- E. Tenant-based Rental Assistance (TBRA);
- F. Acquisition of property is eligible either as part of a homebuyer program or a rental housing project;
- G. Acquisition of vacant land using HOME funds may be accomplished only if construction will begin on a HOME eligible project within 12 months of purchase;
- H. Building of new, on-site infrastructure (sidewalks, sewer and water lines, utility connections, etc.) where they had not previously existed is permissible only when such improvements are essential to the development of the project;
- I. Demolition of a structure is an eligible HOME activity only if construction will begin on the HOME eligible project within 12 months of the demolition;
- J. Relocation payments and other relocation assistance, both permanent and temporary, are eligible costs;
- K. Project soft costs such as private lender origination fees, credit reports, title reports and updates, recordation fees, appraisal fees, attorney's fees, etc., are eligible HOME expenses.

EXAMPLES OF INELIGIBLE ACTIVITIES

The following activities prohibited or not currently allowed under HOME program regulations:

- A. Emergency Repair, Weatherization or Energy Efficiency Programs: Programs that do not remedy all code deficiencies are prohibited.
- B. Ineligible Properties: HOME funds cannot be used for assistance on federally supported public housing, commercial properties, and temporary shelters.
- C. Match for other Programs: HOME Program funds cannot be used as the "non-federal" match for other federal, state, or local initiatives.
- D. Double Dipping: Except for the first year after project completion, no additional HOME funds can be provided to a project during the relevant period of affordability.
- E. Refinancing debt secured by multifamily housing.

COMMUNITY HOUSING DEVELOPMENT ORGANIZATIONS (CHDO)

The City of Bakersfield is required by HUD to set aside not less than 15% of HOME funds non-profit organizations called Community Housing Development Organizations (CHDOs). CHDOs are private, non-profit organizations that meet a series of qualifications prescribed in the HOME regulations, and are eligible to participate in the following activities:

- A. Serve as owners, developers, or sponsors of projects undertaken with HOME funds;
- B. Receive special assistance, such as predevelopment loans, technical assistance, or operating funds (not available to other types of organizations);
- C. Perform certain services as contractors to the City of Bakersfield; and
- D. Contract with the City of Bakersfield in the same ways as other non-profit agencies.

CHDO ELIGIBLE ACTIVITIES (AS OWNERS, SPONSORS, OR DEVELOPERS)

- A. Acquisition and/or rehabilitation of rental property;
- B. New construction of rental housing;
- C. New construction of homebuyer property; and
- D. Direct financial assistance to purchasers of HOME-assisted housing, sponsored or developed by a CHDO with HOME funds.

CHDO INELIGIBLE ACTIVITIES (AS OWNERS, SPONSORS, OR DEVELOPERS)

- A. Rehabilitation of existing homeowner properties
- B. Tennant Based Rental Assistance (TBRA)

CHDO AS SUBRECIPIENT

CHDOs may also act as sub recipients with non-set-aside funds by undertaking any other HOME-eligible activities.

CHDO CERTIFICATION

To become a certified CHDO in the City of Bakersfield, the organization must first meet certain criteria that have been established by HUD. These criteria are described in the "Statement of Qualifications" portion of this document, beginning on page III-9. CHDO certification in the City of Bakersfield is only valid for one fiscal year and must be approved by HUD. Therefore, if your organization is interested in CHDO certification, please include the "Statement of Qualifications" along with the application for HOME funds.

APPLICATION INFORMATION FOR HOME FUNDS

In order to apply for HOME funds, please submit a narrative that includes the following information and associated material. If a question or topic is not applicable to your proposed project, please state so on the application along with a brief explanation of why the question or topic does not apply. The application shall be on 8 1/2" x 11" white paper and organized in the order prescribed in the following section. The application shall be bound (a 3-ring binder will be sufficient), tabbed, sequentially numbered, and contain a table of contents. Applicants should make sure to include information that relates to the guidelines described in the previous section. The City reserves the right to adjust funding levels to maximize the funds that are to be utilized in ways that best meet the program goals.

PART ONE:

I. EXECUTIVE SUMMARY OF PROPOSAL

This should be a concise overview of all the major components of your proposal including the amount requested and must answer the questions - what, who, why, where, when, and how including total cost and amount of request.

II. PROJECT DESCRIPTION

A. Project Title - Provide a brief title that describes the nature of your proposal.

B. Purpose and Detailed Description of the Project Components

1. Describe in detail the proposed project for which you are requesting funding.
2. Explain your project purpose and reason why HOME funding is necessary.
3. Does your proposal consist of land and/or housing acquisition, construction of new housing, rehabilitation of existing housing, or a combination of these?
4. If this activity is part of a larger project, describe the entire project and how this activity fits in with the larger project.
5. Please provide any information concerning whether your proposed project will be competing with existing services from other organizations. Identify those organizations and describe the potential overlap.
6. In terms of numbers, is there a long waiting list for similar programs and activities offered at the nearest existing facility (within Metropolitan Bakersfield)? If so, what are the numbers?
7. Describe which goals your project application will address in the City's Draft 2020-25 Action Plan Goals (See Draft 2020-25 Consolidate Plan Goals in the INTRODUCTION section).

C. Site Control

1. Indicate if you have title to the project property or control of the site. If your

answer is yes, please provide documentation (site control may be a long-term lease covering the useful life of improvements or purchase options). If you do not have title to the property, please explain (e.g., who currently owns the site, is the seller willing to take an option, etc.). Lack of reasonable site control for an improvement project will make an application ineligible for funding.

2. Explain if all utilities and infrastructure are provided.
3. Identify the square footage of the site.
5. State the site location by address, Assessor's Parcel Number (APN), site dimensions and number of parcels. State the owner's name, address and telephone number. Attach sketches and site plans (if applicable) of all proposed improvements (include street addresses).
6. If a narrative appraisal has been completed, please attach it as documentation.

D. Property Information - Please identify each site for which proposed HOME funding would be used and provide the following information:

1. State the current zoning of the project site and any development approvals (i.e., Conditional Use Permit, zone change, modification, etc.) that would be necessary to facilitate the proposed project.
2. If there is an existing residential or commercial structure located on the project site, indicate the number of people or businesses to be displaced.
3. Please identify the number of square feet needed (new construction, expansion or rehabilitation) for each type of facility requested.
4. List any special services to be provided to residents beyond those customarily provided to tenants, such as support services and the agency or people who will render the services.
5. Does the project involve preservation of an existing structure? If yes, does it meet seismic code, is the building listed on the National Register of Historic Places, or is the building designated as a State or local landmark or historic district by appropriate law or ordinance?
6. If the proposal includes property acquisition, a Phase I Environmental Assessment must be completed that includes data and findings that conform to the Comprehensive Environmental Response Compensation and Liability Act (CERCLA) of 1980 and applicable ASTM (American Society for Testing and Materials) Environmental Due Diligence Standards. Please attach the Phase I Environmental Assessment if property acquisition is proposed.
7. Provide two or more pictures of proposed project site.
8. If funding is for acquisition, a certified fair market appraisal must also be submitted by applicant before approval of funding.
9. If available, please include recent (less than six months) title report for the project site.

E. Proposed New Construction

If your project consists of new construction, please describe in detail the extent

of construction work to be undertaken. Include information regarding square footage, number and type of rooms, landscaping and other relevant information.

F. Proposed Rehabilitation/Expansion of Existing Facility

If your project consists of rehabilitation and/or expansion of an existing facility, please describe the extent of the rehabilitation work, additional square footage and proposed use of additional space. Include information about structural, mechanical, plumbing, electrical and other deficiencies that must be corrected as a part of the rehabilitation work. Please indicate if asbestos and/or lead based paint is present at the proposed project site and how this was determined.

G. Proposed Rental Project

If the proposed HOME project is for rental property, please submit a project pro-forma. See Appendix B for required project pro-forma data.

A. Contact Person and Information

Please include the name of a contact person for any follow-up questions regarding this application. Also, include contact information and the preferred method of contact.

III. PROJECT COST

A. Itemized Cost Estimate

1. If construction bidding on this project has taken place, or if bidding will take place, please refer to Appendix C for a sample Bid Analysis Form that may be useful in evaluating bids.
2. Provide a detailed itemized preliminary cost estimate and include the source of the estimate and the date estimate was prepared. If the project involves construction-related costs, then cost estimates shall be certified by an architect or professional engineer and must include the total amount of HOME funds requested, and non-HOME funds committed, as well as quantities, units of measure, unit prices, extension prices, and contingencies as applicable. If the project involves funding a program, please describe in detail how estimated costs were determined.

Please note that if construction-related costs exceed the threshold established in 24 CFR 92.354, then the project must comply with Davis-Bacon prevailing wage requirements. State of California prevailing wage requirements may also apply and applicants are responsible for understanding California prevailing wage requirements and its applicability to their proposed project. Likewise, if approved, the project may be required to comply with certain bidding requirements. A sample of a Bid Analysis Form may be found in Appendix C of this document.

3. If this activity is part of a larger project, describe the source of all funds for other elements of the total project.

- B. Other Funding - Describe what steps have been taken to secure other funding for this activity. If available, supply written responses from other funding agencies contacted.
- B. Type of Financial Assistance Requested - Describe the type of HOME assistance requested, (i.e., loan, grant, or combination) and amount of each type of assistance.
- D. Projected Operating Budget - Provide a minimum of three years cash flow analysis for the organizations total operations. The projection should highlight if the agency will be able to generate sufficient revenues to cover costs over the next three years.
- E. Proof of Current Operating Budget – Provide current operating budget and most recent end of the year (annual) performance report (i.e., persons/families served, projects completed, etc.) .

IV. PROJECT BENEFIT

- A. Provide area map(s) identifying the project location and the area boundaries to be served by the project.
- B. Describe who will benefit from this project (i.e., residents of a given area, specific age group, ethnic group, disabled persons, etc.).
- C. Describe how low- and moderate-income persons ($\leq 80\%$ of median income) will benefit from this project and how this can be verified (see Appendix E guidelines identifying current low- and moderate-income limits).
- D. Estimate number of persons and/or households benefitting from the project.

V. PROJECT TIMELINE

Please attach a project implementation schedule outlining the anticipated start and ending dates for each applicable activity: property acquisition, facility design, construction, or installation (note: City's fiscal year starts July 1 and ends June 30).

VI. PROJECT DEVELOPMENT TEAM

Identify the key members of the project development team, including developer, contractor, architect, and any other major consultants being used. Attach a resume or qualifications statement for each. Attach actual or proposed contracts.

VII. AUTHORIZATION TO APPLY

Attach an executed resolution from your governing body (e.g., Board of Directors), authorizing application for HOME Investment Partnership Funds and appointment of representative signatory. An example of an authorizing resolution can be found in Appendix H.

VIII. INDEMNIFICATION AND INSURANCE

Please review the City's standard indemnification and insurance requirements (Appendix I) for proposed HOME funded housing project, and provide documentation regarding your agency's ability to provide the required coverage.

IX. ALTERNATIVES CONSIDERED

- A. Discuss the benefits of meeting organizational objectives in a way other than the proposed project, as well as the consequences of implementing other means. In other words, discuss the consequences if there is no action or your proposed project is not implemented.
- B. Identify one or more alternatives to the proposed project that were considered and rejected, (e.g., other sites considered, design modifications, other uses of the site). For each alternative, describe benefits to the human environment that would result from implementation, any adverse impacts, and the reasons for rejection.

X. BUSINESS PLAN

See Appendix A for Part 2 of this application, which is your organization's Business Plan. No application is considered to be complete without the Business Plan. Any funding applications received without Business Plan will not be considered for funding.

SUMMARY OF REQUIRED EXHIBITS

The application format described above lists several documents that must be submitted in support of your written proposal. For quick reference, the following exhibits need to be included in your application. Depending on whether you are proposing a program or construction-related project, some exhibits may not apply.

1. Proof of Site Control/Ownership (see section II.C.1 above)
2. Sketches and/or Site Plans (see section II.C.4 above)
3. Phase I Environmental Assessment (see section II.D.6 above)
4. Site Photos – minimum of 2 (see section II.D.7 above)
5. Property Appraisal (see section II.D.8 above)
6. Recent Title Report (see section II.D.9 above)
7. Rental Property Pro-forma (see section II.G above and Appendix B)
8. Certified Project Cost Estimate (see section III.B above)
9. Three-year Cash Flow Analysis (see section III.D above)
10. Vicinity Maps – depicting the project location and service area boundaries (see section IV.A above)
11. Project Implementation Schedule (see section V above)
12. Resumes and Qualification Statements for the Project Development Team (see section VI above)
13. Actual or Proposed Contracts (see section VI above)
14. Authorizing Resolution for Application (see section VII above and Appendix H)
15. Proof of Ability to Comply with Indemnification and Insurance Requirements (see section VIII above and Appendix I)

16. Business Plan (see section X above and Appendix A)
17. CHDO Statement of Qualifications (if applicable, see page III-12 below)

STATEMENT OF QUALIFICATIONS FOR NON-PROFITS AND COMMUNITY HOUSING DEVELOPMENT ORGANIZATIONS (CHDO)

Organizations that wish to be considered for a **CHDO** designation, or be considered an **eligible non-profit**, must provide the following "evidence" with their application as indicated below when submitting this statement.

This statement of qualifications has been designed as a tool for non-profit organizations to use to determine if they meet the HUD definition of a CHDO, have technical capacity to implement a federally funded project, and evidence of timely and satisfactory project management of HOME funded projects. Although any qualified non-profit may receive Home Investment Partnership Program (HOME) funds, only a CHDO may receive "set-aside" monies. In order to determine your organization's status (i.e., non-profit only or non-profit and CHDO) please complete the following sections (note: non-profit applicants need to complete the section preceding section I and section I; CHDO applicants need to complete all sections):

Organization Name: _____

Address: _____

Contact Person: _____

Phone: _____

I. LEGAL STATUS - ALL NON-PROFIT ORGANIZATIONS

- A. The non-profit organization is organized under state or local laws, as evidenced by:
- a Charter, or
 - Articles of Incorporation
- B. No part of its net earnings can be of benefit to any member, founder, contributor or individual, as evidenced by:
- a Charter, or
 - Articles of Incorporation
- C. The organization has a tax-exempt ruling from the Internal Revenue Service (IRS) under Section 501(c) (3) of the Internal Revenue Code of 1986, as evidenced by:
- a 501(c) (3) Certificate from the IRS.
- D. The organization conforms to the financial accountability standards of Attachment F of OMB Circular A-110, "Standards for Financial Management Systems", (Appendix L) as evidenced by (chose one):
- a notarized statement by the president, or chief financial officer of the

organization;

a certification from a Certified Public Accountant, or

a HUD approved audit summary.

- E. All litigation to which the organization is a party or any director of the organization in his/her capacity as a director is a party must be disclosed. Certify to one of the following statements:

I certify that neither the organization nor any of its directors in his or her capacity as a director is involved in any litigation, or

Attached is a list of all litigation to which the organization or any of its directors is a party. I certify that this is a complete listing of such litigation.

If all the aforementioned requirements have been met and sufficient documentation provided, your organization may be considered a non-profit organization. If your organization wishes to be considered a CHDO, you must meet all requirements listed in Sections II - IV. If your organization only meets the above qualifications and only wishes to be considered a non-profit organization, you may stop here, sign on page III-12, and submit the Statement of Qualifications with the appropriate documentation.

II. CAPACITY – CHDO'S

- A. Has among its purposes the provision of decent housing that is affordable to low- and moderate-income people, as evidenced by a statement in the organization's (chose one):

Charter

Articles of Incorporation

By-laws, or

Resolutions

- B. Has a demonstrated capacity for satisfactorily carrying out activities assisted with HOME funds, as evidenced by:

resumes and/or statements of paid staff that describe the experience of key staff with demonstrated development experience with projects similar to those to be assisted with HOME funds (**note: staff must be paid by the organization and cannot be volunteers or staff donated by another organization**), or

contract(s) with consultant firms or individuals who have housing experience similar to projects to be assisted with HOME funds, to train appropriate key staff of the organization (**note: this provision may only be used the first year a CHDO is certified**).

provide the city with a letter of recommendation or project performance report from a HUD entitlement jurisdiction or agency concerning previously funded HOME projects, and the CHDO's satisfactory performance regarding timely implementation and management of quality control issues.

C. Has a history of serving the community where housing to be assisted with HOME funds will be used as evidenced by:

a statement that documents at least one year of experience in serving the community, or

for newly created organizations formed by local churches, service or community organizations, a statement that documents that its parent organization has at least one year of experience in serving the community.

NOTE: The CHDO, or its parent organization, must be able to show one year of serving the community from the date the participating jurisdiction provides HOME funds to the organization. In the statement, the organization must describe its history (or its parent organization's history) of serving the community by describing activities which it provided, such as, developing new housing, rehabilitating existing stock and managing housing stock, or delivering non-housing services that have had lasting benefits for the community, such as counseling, food relief, or childcare facilities. The statement must be signed by the president of the organization or by a HUD approved representative.

III. ORGANIZATIONAL STRUCTURE – CHDO'S

A. Maintains at least one-third of its governing board's membership for residents of low- and moderate-income neighborhoods, other low- and moderate-income community residents, or elected representatives of low- and moderate-income neighborhood organizations as evidenced by the organization's (chose one):

By-laws

Charter, or

Articles of Incorporation

NOTE: Under the HOME program, for urban areas, the term "community" is defined as one or several neighborhoods, a city, county, or metropolitan area. For rural areas, "community" is defined as one of several neighborhoods, a town, village, county, or multi-county area (but not a whole state), if the governing board contains low- and moderate-income residents from each of the multi-county areas.

B. Establishes a defined geographical boundary of service (a city, a county, or combination) that can be reflected in a user-friendly map.

City of Bakersfield boundary map

County of Kern boundary map

Other (please attach a map with east, west, north, and south boundaries. Note: A CHDO is ineligible if its boundaries are statewide.

- C. Provides a formal process for low- and moderate-income program beneficiaries to advise the organization in all of its decisions regarding design, development and management of all HOME-assisted affordable housing projects, as evidenced by (chose one):
- the organization's By-laws,
 - Resolutions, or
 - a written statement of operating procedures approved by the governing body
- D. A CHDO may be chartered by state or local government; however, state or local government may not appoint: 1) more than one-third of the organization's governing body; 2) the board members appointed by the state or local government may not, in turn, appoint the remaining two-thirds of the board members; and 3) no more than one-third of the governing board members are public officials, as evidenced by the organization's (chose one):
- By-laws
 - Charter, or
 - Articles of Incorporation
- E. If the CHDO is sponsored or created by a for-profit entity, the for-profit entity may not appoint more than one-third of the membership of the CHDO's governing body, and the board members appointed by the for-profit may not, in turn, appoint the remaining two-thirds of the board members, as evidenced by the CHDO's (chose one):
- By-Laws
 - Charter, or
 - Articles of Incorporation
- F. Provide resumes for each CHDO board member. Indicate if the board member is a low- and moderate-income representative and/or resident of a low- and moderate-income area.

IV. RELATIONSHIP WITH FOR-PROFIT ENTITIES - CHDOs

- A. Not controlled, nor receives directions from individuals, or entities seeking profit from the organization, as evidenced by:
- organization's By-laws, or
 - Memorandum of Understanding (MOU)
- B. A CHDO may be sponsored or created by a for-profit entity, however:
- 1) The for-profit entity's primary purpose does not include the development or management of housing, as evidenced:
 - by the for-profit organization's By-laws and;
 - 2) The CHDO officers and employees of the creator for-profit entity do not serve as officers or employees of the CHDO, as evidenced:
 - by the for-profit organization's By-laws and;

3) the CHDO is free to contract for goods and services from vendor(s) of its own choosing, as evidenced in the CHDO's (chose one):

- By-laws
- Charter, or
- Articles of Incorporation

CERTIFICATION – CHDOS/NON-PROFIT ORGANIZATIONS

As an authorized representative of this organization, I certify that the information contained herein and attached hereto is true and correct to the best of my knowledge. I realize that if I make false statements or withhold information I may be denied assistance and/or may be prosecuted for fraud.

Name (typed or printed)

Title

Signature

Date

EMERGENCY SOLUTIONS GRANT PROGRAM (ESG)

The Emergency Solution Grant program is federally funded through the U.S. Department of Housing and Urban Development (HUD). The purpose of the program is to help:

- Engage homeless individuals and families living on the street;
- improve the number and quality of emergency shelters for homeless individuals and families;
- help operate these shelters;
- provide essential services to shelter residents;
- rapidly re-house homeless individuals and families; and
- prevent families and individuals from becoming homeless.

WHO MAY APPLY

All private non-profit organizations, 501(c)(3) corporations, are eligible to apply for funding.

Any entity receiving ESG funding must be an active member in the Continuum of Care (the Kern County Homeless Collaborative), and registered in the HMIS system.

ELIGIBLE ACTIVITIES

- A. Renovation: major rehabilitation or conversion of buildings for use as emergency shelters for the homeless. This may or may not include overnight sleeping. If funds are used for this purpose, the facility must be used for the homeless for not less than 10 years.
- B. Emergency Shelter or Street Outreach
 - 1. Operational costs: payment of maintenance, insurance, utilities or staff time to carry out operational work.
 - 2. Essential services: a new service or a quantifiable increase in the level of service previously provided.
- D. Homeless prevention: development and implementation of homeless prevention activities.
- E. Re-housing: provision of services to re-establish housing for homeless persons.

INELIGIBLE ACTIVITIES

- A. Acquisition of property.
- B. New construction.
- C. Incidental costs related to rehabilitation, such as the preparation of work specifications, loan processing, or inspections.

- D. Payment of administrative staff. The City has chosen to retain 7.5 percent of the ESG grant allowable under federal regulations to offset program administration costs.

MATCHING REQUIREMENTS

All funds allocated must be matched with an equal amount of funds from another source(s). The match may be monetary or in the form of in-kind contributions such as donated material, value of a lease or volunteer services computed at \$12.00 per hour. These funds must be available after the contract date and approval of the grant award by City Council. Funds used to match a previous ESG grant may not be used to match a subsequent grant award. Payment of ESG funds to grantees will be processed only with proof of an equal amount of match expenditure, and proof of payment for services provided.

FUNDING RESTRICTIONS

- A. no less than 30% may be used for the provision of essential services;
- B. the City must allocate no less than 40% of total ESG dollars for homeless prevention and/or rapid rehousing activities;
- C. no more than 10% may be used for staff cost related to operations (staff costs for security and maintenance are not a part of this limitation).

FEDERAL REQUIREMENTS

- A. The project must meet ESG and other federal requirements, including environmental regulations.
- B. Consolidated Plan Consistency - the activities proposed must be consistent with the City's Consolidated Plan. If the applicant's proposed activities are within the County of Kern's jurisdiction, those activities must be consistent with its Consolidated Plan.
- C. Participation in the area Continuum of Care.
- D. Registered and participating in HMIS data tracking.
- E. Shelter Operation projects must complete a Habitability Checklist

MONITORING

Any applicant approved for CDBG funding will be monitored annually for a 5-year period following the completion of the project to ensure ongoing compliance with program requirements.

TIME LIMIT

The City must encumber funds within six months from the start of the Fiscal Year, (City's Fiscal Year is from July 1 to June 30). All ESG funds must be expended within 24 months of the City/HUD agreement. Each successful applicant will be allowed to spend its allocation within 12 months of the date of the City/Applicant agreement. If funds are not spent within that time, the City will determine whether to extend the agreement or seek other ways to utilize the funds. Agencies that do not expend ESG funds in a timely manner will be determined to be non-responsive which could jeopardize future ESG allocations.

APPLICATION INFORMATION FOR EMERGENCY SOLUTIONS GRANT (ESG) FUNDS

In order to apply for ESG funds, please submit a narrative that includes the following information and associated material. If a question or topic is not applicable to your proposed project please state so on the application along with a brief explanation of why the question or topic does not apply. The application shall be on 8 1/2" x 11" white paper and organized in the order prescribed in the following section. The original application shall be bound (a 3-ring binder is sufficient), tabbed, sequentially numbered, and contain a table of contents. Applicants should make sure to include information that relates to the guidelines described in the previous section. The City reserves the right to adjust funding levels to maximize the funds that are to be utilized in ways that best meet the program goals.

PART ONE:

I. EXECUTIVE SUMMARY OF PROPOSAL

This should be a concise overview of all the major components of your proposal including the amount requested and must answer the questions-what, who, why, where, when, and how including total cost and amount of request.

II. PROJECT DESCRIPTION

- A. Project Title - Provide a brief title that describes the nature of your proposal.
- B. Purpose and Detailed Description of the Project Components
 - 1. Describe in detail the activity(ies) the applicant proposes to carry out utilizing ESG funds, and the budget for each activity.
 - 2. Discuss under which eligible criteria the activity(ies) falls (Shelter, Outreach, Rapid Rehousing, Homeless Prevention, or HMIS).
 - 3. Estimate the amount of persons/households served through the project for the year.
 - 4. Discuss how the applicant proposes to document the progress of the activity(ies) and measure the success (or failure) of the activity(ies) over the term of the agreement.
- C. Nature and Level of Service - Document to whatever extent possible the nature and level of service of unmet homeless needs which will be addressed by the proposed activity(ies) and how the activity is an expansion of an existing activity or whether it is a new activity. The focus of proposed activities should be on unmet needs of the homeless population.

D. Jurisdictional Certification

1. For activities outside the city limits of Bakersfield, provide a certification from the County of Kern regarding consistency with the County's Consolidated Plan. For activities in the jurisdiction of the City's Consolidated Plan, the City's Development Services Department will make a determination of consistency. The City will give preference to applications, which propose to meet needs within the jurisdiction of the City's Consolidated Plan.
2. State the extent to which the proposed activities will meet needs within the jurisdiction of the City's Consolidated Plan.

E. Proposed Rehabilitation/ Expansion of Existing Facility - For a facility rehabilitation project, the applicant must state its willingness and ability to operate the structure for the homeless for a minimum of ten years. If the applicant will utilize ESG funds through contractors, provide information on the contractors. State whether an environmental review has been conducted for the project site, and describe the level of review.

F. Describe the organization's activities to affirmatively market programs to persons of Limited English Proficiency and under-represented races/ethnicities.

G. Contact Person and Information

Please provide the name of a contact person for any questions related to this application. Also, include contact information and the preferred method of contact.

III. **PROJECT COST**

A. Funds Requested - State the amount of ESG funds requested. In the case that funds will be used for more than one activity, *provide an estimate of the funds that will be used for each activity.*

B. Other Funding - Provide information on the source(s) and amount(s) of matching funds or in-kind contribution. Indicate when the match is expected to be available and, in the case of volunteer time, the source of volunteers.

C. Spending Schedule - Provide a schedule for the spending of the ESG funds and matching funds.

IV **PROJECT BENEFIT**

A. Discuss the project benefit and to what extent the proposed activities will help homeless people achieve a stable long-term situation.

B. Explain the applicant's definition of long-term stability.

C. Explain the projected performance based on City of Bakersfield ESG performance standards (See Attachment U). Provide an estimated numerical outcome.

- D. Explain how the applicant will document that such stability has been achieved for a particular period of time. If the use of ESG funds is not intended to meet this objective, please explain.

V. APPLICANT INFORMATION

- A. State the mission of the organization.
- B. Provide a management and staffing plan as well as an organization chart.
- C. Discuss current and past agency experience as well as staff experience with federal, state and other funding programs, which would provide an assurance that funds will be spent in accordance with federal regulations and City requirements.
- D. Describe the agency's experience in operating and managing programs to assist the homeless. The City will consider such things as the ongoing programs of the applicant, experience of the applicant in providing the same or similar activities, and past experiences in serving the homeless populations proposed to be served in the application.
- E. The organization's status with the Continuum of Care (Kern County Homeless Collaborative), registration/participation in the Kern County HMIS program.

VI. AUTHORIZATION TO APPLY

- A. Private Non-Profit Status - Provide documentation of the applicant's 501(c)(3) status.
- B. Budgetary Information and Performance Report - Provide prior and current year budgets and the most recent end-of-the-year performance report (i.e., persons/families served, projects completed, etc).
- C. Audits - Provide a copy of the most recent independent audit conducted by a certified public accountant. If there were any findings or exceptions, please explain.
- D. Authorized Signature - Attach an executed resolution from your governing body (e.g., Board of Directors), authorizing application for ESG funds and appointment of representative signatory. An example of an authorizing resolution can be found in Appendix H.

VII. BUSINESS PLAN

See Appendix A for Part 2 of this application, which is your organization's Business Plan. No application is considered complete without a Business Plan. Any funding applications received without Business Plan will not be considered for funding.

SUMMARY OF REQUIRED EXHIBITS

The application format described above lists several documents that must be submitted in support of your written proposal. For quick reference, the following exhibits need to be included in your application. Depending on whether you are proposing a program or construction-related project, some exhibits may not apply.

1. Certification from County of Kern Regarding Consistency with the Consolidated Plan (only required if the proposed project is outside the Bakersfield city limits) (see II.D.1)
2. Project Spending Schedule (see section III.C above)
3. Project and Current Year Budgets (see section VI.B above)
4. Recent End-of-the-year Performance Report (see section VI.B above)
5. Recent Independent Audit Conducted by a CPA (see section VI.C above)
6. Authorizing Resolution for Application (see section VI.D above and Appendix H)
7. Business Plan (see section VII above and Appendix A)
8. Language Access Analysis (Appendix Q)

APPENDICES

Appendix A Business Plan

To assist City staff in evaluating your proposal, all applicants must provide a plan that reflects all of the details of their business activities (e.g. services you provide, the market you serve, your organizations management team, your financial situation, and a risk analysis). This Appendix is to be used as a guide.

A. Mission Statement

1. The plan should provide the organization's statement of purpose (mission statement) and an executive summary of the service or product to be provided.

B. Evaluate the Market

1. Numbers: market size (how many people), geographical area served, trends, demographics.
2. Client preferences and characteristics.
3. Location considerations.
4. Pricing considerations (if applicable).
5. Special characteristics of your market.
6. Big picture issues that impact your market.
7. Demand for your services or products, etc.

B. Competitor Analysis

1. What organizations provide the same service as your organization?
2. How do you differ from those organizations?
3. How do you compare in delivery of services?

C. Organizational Plan

1. Legal Structure (provide a complete description of your legal structure)
 - a. Is your organization a nonprofit or for profit entity?
 - b. Does your status allow your organization to perform the activities it proposes to do?
2. Organizational Structure
 - a. How are board members selected?
 - b. Do board members serve for unlimited terms?
 - c. Do community members have a voice in the selection of board members?
 - d. Who are the board members (list positions and descriptions)?
 - e. What are the roles of the board members, committees, advisory boards and management staff?
 - f. Who is the Executive Director?
 - g. Who makes key administrative decisions for the organization?
 - h. Who are the organization's advisors? Does the organization have an administrative procedures handbook? If so, when was it approved?
 - i. Give summary of sites and facilities owned/operated by the organization.

D. Financial Plan

1. Projected operating budget (funds used to pay for the day-to-day, ongoing costs of the organization such as payroll, supplies, rent, etc.).
2. Projected start-up budget (if applicable; an estimate of all costs required in the startup of a new business venture, as opposed to operating the activities on a day-to-day basis).
3. Projected capital budget (funds to be used to finance a construction project, etc.). See

Appendix N.

E. Marketing/Fund Raising Strategy

1. Image Goals (describe the way you want your clients and the outside world to view your organization).
2. Fund Raising Goals (state the amount of resources in dollars your organization needs to provide its services; describe the activities your organization will implement to raise any funds needed).
3. Funding sources your organization currently accesses or will access to provide operational dollars.

F. Risk Analysis

1. What could go wrong with the organization's implementation of services?
2. What is your contingency plan in the event something goes wrong?

G. Additional Information - Provide a brief narrative regarding each of the following as they relate to your organization.

1. Experience in operating and managing the programs proposed for the project site.
2. Experience in providing services for low- and moderate-income persons and/or persons presumed to be low to moderate (i.e. homeless, disabled, etc.).
3. How your organization will assure that your services to be provided for the proposed project will remain non-religious and non-political.
4. Has your organization ever brought suit against the City or another party or government entity? If yes, please explain.
5. Is your organization currently pursuing or involved in litigation? If yes, please explain.
6. Attach a copy of your organization's strategic plan over the next two to five years.

H. Appendices

1. Resumes of Key Personnel (Chairman or President of the Board, Executive Director, Operations Manager, Service Coordinator, etc.)
2. Job Descriptions of Key Personnel (from #1)
3. Organization's Financial Reports for last three years
4. Letters of Support (no more than three)
5. Articles of Incorporation
6. By Laws
7. Tax Exemption Certificate (if applicable)
8. Current budget
9. If you are applying as a non-profit entity, please attach a copy of your most recent Form 990.

Note: This Business Plan is Part Two of the funding application and must be submitted with Part One. Applications not submitted with this plan are incomplete and will not be considered for funding. The funding application is not complete if all appendices listed above are not included or addressed. In addition, the applicant's Business Plan must contain a **table of contents**.

Appendix B
RENTAL OR OWNERSHIP HOUSING PROJECT

Please provide the following information with your HOME Project Application:

- A. Project Development Costs - basic cost assumptions used to analyze the project, broken down into three components: land costs, direct construction costs, and indirect construction costs. The indirect costs should include soft and transaction costs and project financing assumptions, including the loan amount, equity contribution, assumed interest rates and return on equity requirements. The project cost statement (development budget) should be thorough and complete.
- B. Feasibility Analysis - tests the project economics assuming no income restrictions are applied. The analysis of an all market rate project is performed to evaluate whether the project is financially feasible, and to quantify any economic shortfall, i.e., the feasibility gap. The results of this analysis are used to establish a baseline against which the impact created by the imposition of income restrictions will be measured.
- C. Rent Schedule - the proposed project's unit mix, assuming the units are rented without income restrictions. Information regarding the number of bedrooms/bathrooms, followed by the unit square footage, the number of units of each type, and the assumed average market rent for each type of unit should be provided.
- D. Estimated Net Income - calculates the gross rental income and the resulting net operating income generated by the market rate project. The number of units in each unit type and the market rent, supplemented with any miscellaneous/laundry income should be identified. The gross income is reduced by a vacancy/bad debt allowance and annual operating expenses, in arriving at net operating income.
- E. Feasibility Gap Analysis - Based on the net operating income determined in the estimated net income, the warranted investment is calculated to determine the supportable project value. The warranted investment is comprised of the level of debt and equity supportable by the project income. If the development costs associated with acquiring the land and building the project are greater than the total warranted investment, a feasibility gap exists.
- F. Income Restricted Operating Pro Forma Analysis - tests the economics of the project if all or a portion of the units are restricted to very low, low or moderate income households. To quantify the impact associated with setting aside the units for income-restricted households, pro forma analysis must be conducted. The applicant must furnish a pro forma (project income and expense statement) which includes achievable rent levels, market vacancies and operating expenses and also specify the consequences of tax benefits, if any, and any other assumptions used in calculating the project cash flow to determine the reasonableness of the rate of return on the equity investment. The pro forma should represent, at a minimum, the term of the HOME affordability requirements but longer if applicable (e.g. if HOME funded 20 years for low- and moderate-income housing that is new construction or acquisition). Note – N/A for ownership housing projects. The pro forma income and expense schedule should be thorough and complete.
- G. Rent Schedule - the rental schedule for an affordable multi-family project. The unit type, followed by the square footage of that unit type, the number of units of that type, and the assumed average market rent should be completed. The affordable rents are identified on the application form, and have been calculated based on the 2009 Bakersfield household income figures or later provided by HUD. Affordable rents are defined as the rent level that requires the household to allocate no more than 30% of their gross income to housing related expenses, taking into account monthly utility expenses. Note – N/A for ownership housing projects.

- H. Estimated Net Income - the rental income for the affordable project by each unit type, with rents priced at market, low- and moderate-income and very low-income. The rental income is supplemented with any miscellaneous/laundry income. The gross income is reduced by a vacancy/bad debt allowance and annual operating expenses, to arrive at net operating income.
- I. Sources and Uses Statement – a summary of the costs planned for the total project and the sources of revenue to cover these costs.
- J. Affordability Gap Analysis - Based on the net operating income calculated for the income-restricted project, the warranted investment is calculated to determine the supportable project value. The warranted investment is comprised of the level of debt and equity supportable by the affordable project income, in addition to any proceeds generated from the syndication of a Low Income Housing Tax Credit housing project. To determine the affordability gap, it is necessary to subtract the warranted investment in the income-restricted project from the warranted investment in the market rate project. Any City of Bakersfield assistance funds would only be applied to the affordability gap. Note – N/A for ownership housing project.
- K. Target Audience – identify in detail the low-income target population your proposed project will be serving and the estimated (current) demand for your housing product in light of the current supply of affordable housing.

Appendix C

CITY OF BAKERSFIELD DEVELOPMENT SERVICES DEPARTMENT SAMPLE BID ANALYSIS FORM

Agency Contract # _____

Project Name: _____

Total Budget: _____

Bid Opening Date: _____ BID Location: Company Name _____

Time of Opening: _____ Street Address _____

Advertisement Date: _____ Bakersfield, CA 933XX

of Bids Received: _____

Apparent Low Bidder: _____

Bid Amount: \$ _____ Engineer's Estimate \$ _____

Item List:

Yes No

Prepared in ink		
Unit prices reasonable		
Extension prices correct		
Total bid amount correct		
Bid appears balanced		
Bid amount reasonable		

_____ % of Engineer's Estimate

Comments: _____

MBE/WBE Status:

Yes No N/A

All listed MBE/WBE			
Proper credit taken			
Listed as subcontractors			
MBE/WBE goal attained			
Good faith effort made			

Project MBE/WBE goal _____ %

Bid achievement _____ %

Comments: _____

Section 3 Status (if construction contract exceeds \$100,000):

Yes No N/A

All listed contractors certified			
All listed subcontractors certified			
Section 3 goal (contractor) obtained			
Section 3 goal (employee) obtained			
Greatest extent feasible made			

Project goal (contractors) _____ %

Bid Achievement (contractors) _____ %

Project goal (employees) _____ %

Bid achievement (employees) _____ %

Bid amount reasonable

--	--	--

Comments:

Curable Minor Defects? If yes, please explain:

Bid Recommendation:

Prepared By:

Supervisor Review

By:

Title:

Date:

Date:

Accept or Reject:

Appendix D

Home Rent Limits and Maximum Per-Unit Subsidy

HOME MAXIMUM PROGRAM RENTS*					
PROGRAM	EFFICIENCY	1 BDRM.	2 BDRM.	3 BDRM.	4 BDRM.
Bakersfield, CA.					
Low HOME rent limit	\$567	\$608	\$730	\$842	\$940
High HOME rent limit	\$700	\$711	\$926	\$1,065	\$1,169
Fair Market rent	\$700	\$711	\$926	\$1,334	\$1,587

*As of 06/2019

E. HOME MAXIMUM PER-UNIT SUBSIDY**	
F. Bedrooms	G. HOME Maximum Subsidy
H. 0	I. \$149,867
J. 1	K. \$171,802
L. 2	M. \$208,913
N. 3	O. \$270,266
P. 4+	Q. \$296,666

**As of 05/2019

Appendix E

CURRENT LOW- AND MODERATE-INCOME GUIDELINES FOR CDBG, HOME AND ESG

Families whose annual incomes are equal to or less than those listed below are determined to be low- and moderate-income families (accessed 09/25/2019):

Bakersfield, CA MSA (Median Income: \$57,900)

Number of Persons in Family	30% Median	50% Median	80% Median
1	\$13,650	\$22,700	\$36,300
2	\$15,600	\$25,950	\$41,500
3	\$17,550	\$29,200	\$46,700
4	\$19,450	\$32,400	\$51,850
5	\$21,050	\$35,000	\$56,000
6	\$22,600	\$37,600	\$60,150
7	\$24,150	\$40,200	\$64,300
8	\$25,700	\$42,800	\$68,450

The following client groups are generally presumed by HUD to be principally low/mod income persons: abused children, elderly persons, battered spouses, homeless persons, adults meeting Bureau of Census definition of severely disabled persons*, illiterate adults, persons living with AIDS, and migrant farm workers.

*Persons are considered severely disabled if they meet the following criteria:

1. Use a wheelchair or another special aid for six months or longer;
2. Are unable to perform one or more functional activities (seeing, hearing, having one's speech understood, lifting and carrying, walking up a flight of stairs and walking), needing assistance with activities of daily living (getting around inside the home, getting in or out of bed or a chair, bathing, dressing, eating and toileting) or instrumental activities or daily living (going outside the home, keeping track of money or bills, preparing meals, doing light housework and using the telephone);
3. Are prevented from working at a job or doing housework;
4. Have a selected condition including autism, cerebral palsy, Alzheimer's disease, senility or dementia, or mental retardation;
5. Are under 65 years of age and are covered by Medicare or receive Supplemental Security Income (SSI).

Appendix F

**Low- and Moderate-Income
Qualification Form**
(based on income status)

Applicant's name (please print): _____
(First) (Middle) (Last)
Social Security # of persons in family:
Number: _____

NOTE: Applicant must be at least 18 years of age or emancipated minor.

(area below is to be completed by interviewer)

- 1 **This applicant is a qualified low income household based upon the following criteria** (check one):
- the applicant's sole income is assistance from government programs, such as AFDC or Food Stamps.
>>Attach evidence of such assistance<<
 - the applicant has provided self-certification of family income with signature.
>>Attach completed Income Self-Certification<<
- 2 **This applicant is not a low income qualified household** (note: if applicant's family income is greater than 80% of median as identified in the attached *Income Self-Certification*, the applicant is not low income).

Interviewer's signature: _____

Today's date: _____

(area below to be completed by public/non-profit agency)

This person was interested in using the facility at _____

Demographics:

A. Female Head of Household? Yes No

B. What is the ethnicity of the family? _____

Supervisor's Signature: _____

Appendix H

Sample Resolutions

In order to apply for the funding programs listed in this handbook, the City of Bakersfield requires that organizations having a governing body (such as a Board of Directors) submit an approved resolution with the application packet, stating that the governing body has knowledge of and authorizes the application. Therefore, to assist you in this process, a sample resolution authorizing application for City funding can be found below in Sample #1.

Likewise, if the City of Bakersfield approves the proposed project, the next step is an agreement for the funding between the applying organization and the City of Bakersfield. Depending on your organization's by-laws, your governing body may also need to approve execution of that agreement. Thus, an example of a resolution to accept funds and approve an agreement can be found in Sample #2. This resolution is not required at the time the application is submitted.

Sample Resolution #1 Language

Authorization to Apply for City Funding (*required to be submitted with application*)

Resolution

The Board of Directors of XYZ NONPROFIT, owners of the GENERIC at 123 MAIN STREET, met on FEBRUARY 28, xxxx, in Bakersfield, California at a scheduled Board meeting and resolved as follows:

RESOLVED, XYZ NONPROFIT, a California non-profit organization, hereby requests the City of Bakersfield to provide financial assistance in the total amount of (*funding amount requested*) for (*Purpose of financial assistance requested*).

FURTHER RESOLVED, the President or the President's designee XYZ NONPROFIT, is hereby authorized to request this course of action by completing any and all application documents for submittal to the City of Bakersfield on behalf of XYZ NONPROFIT.

APPROVED, by a majority vote of the Directors of XYZ NONPROFIT, this _____ day of _____, 200x.

Name

Title

Sample Resolution #2 Language

Execution of Agreement and Acceptance of Funds and Obligations

Resolution

The Board of Directors of XYZ NONPROFIT, owners of the GENERIC at 123 MAIN STREET, met on FEBRUARY 30, XXXX, in Bakersfield, California at a scheduled Board meeting and resolved as follows:

RESOLVED, XYZ NONPROFIT, a California non-profit organization, hereby accepts the financial assistance from City of Bakersfield in the amount of \$xxx,xxx, and the obligations that accompany said funds, to (*Purpose of financial assistance*).

FURTHER RESOLVED, the President of XYZ NONPROFIT, is hereby authorized to execute any and all legal documents on behalf of XYZ NONPROFIT required to secure said financial from the City of Bakersfield.

APPROVED, by a majority vote of the Directors of XYZ NONPROFIT, this _____ day of _____, XXXX.

Name

Title

Appendix I

INDEMNIFICATION AND INSURANCE

TENTATIVE LANGUAGE FOR PROJECT AGREEMENT

The (name of sub recipient) shall indemnify, defend, and hold harmless HUD, CITY, its officers, agents, and employees against any and all liability, claims, actions, causes of action or demands whatsoever against them, or any of them, before administrative or judicial tribunals of any kind whatsoever, arising out of, connected with, or caused by (name of sub recipient), (name of sub recipient)'s employees, agents, independent contractors, companies, or subcontractors in the performance of, or in any way arising from, the terms and provisions of this Agreement whether or not caused in part by a party indemnified hereunder, except for CITY's sole active negligence or willful misconduct.

In addition to any other insurance or bond required under this Agreement, the (name of subrecipient) shall procure and maintain for the duration of this Agreement the following types and limits of insurance ("basic insurance requirements" herein):

Automobile liability insurance, providing coverage on an occurrence basis for bodily injury, including death, of one or more persons, property damage and personal injury, with limits of not less than One Million Dollars (\$1,000,000) per occurrence; and the policy shall:

1. Provide coverage for owned, non-owned and hired autos.

Broad form commercial general liability insurance, unless otherwise approved by the CITY's Risk Manager, providing coverage on an occurrence basis for bodily injury, including death, of one or more persons, property damage and personal injury, with limits of not less than One Million Dollars (\$1,000,000) per occurrence; and the policy shall:

1. Provide contractual liability coverage for the terms of this Agreement.
2. Contain an additional insured endorsement in favor of the HUD, CITY, its mayor, council, officers, agents, employees and designated volunteers.

Workers' compensation insurance with statutory limits and employer's liability insurance with limits of not less than One Million Dollars (\$1,000,000) per occurrence; and the policy shall contain a waiver of subrogation in favor of HUD, the CITY, its mayor, council, officers, agents, employees and designated volunteers.

Except for professional liability, all policies required of the (sub recipient) shall be primary insurance as to HUD, the CITY, its mayor, council, officers, agents, employees, or designated volunteers and any insurance or self-insurance maintained by the CITY, its mayor, council, officers, agents, employees, and designated volunteers shall be excess of the (sub recipient's) insurance and shall not contribute with it.

Except for workers' compensation, insurance is to be placed with insurers with a Bests' rating as approved by CITY's Risk Manager, but in no event less than Bests' A-VIII. Any deductibles, self-insured retentions or insurance in lesser amounts, or lack of certain types of insurance otherwise required by this Agreement, or insurance rated below Bests' A-VIII, must be declared prior to execution of this Agreement and approved by the CITY in writing.

Unless otherwise approved by CITY's Risk Manager, all policies shall contain an endorsement providing the CITY with thirty (30) days written notice of cancellation or material change in policy language or terms. All policies shall provide that there shall be continuing liability thereon, notwithstanding any recovery on any policy. Copies of policies shall be delivered to CITY on demand.

The insurance required hereunder shall be maintained until all work required to be performed by this Agreement is satisfactorily completed as evidenced by written acceptance by the CITY.

The (sub recipient) shall furnish the City Risk Manager with a certificate of insurance and required endorsements evidencing the insurance required. The CITY may withdraw its offer of contract or cancel this contract if certificates of insurance and endorsements required have not been provided prior to the execution of this Agreement.

Full compensation for all premiums, which, the (sub recipient) is required to pay described herein shall be considered as included in the prices paid for items of work to be performed under the Agreement and no additional allowance will be made.

It is further understood and agreed by the (sub recipient) that its liability to the CITY shall not in any way be limited to or affected by the amount of insurance obtained and carried by the (sub recipient) in connection with this Agreement.

Unless otherwise approved by the CITY, if any part of the work under this Agreement is subcontracted, the "basic insurance requirements" set forth above shall be provided by, or on behalf of, all subcontractors even if the CITY has approved lesser insurance requirements for (sub recipient).

Appendix J
SAMPLE
ABBREVIATED PROJECT IMPLEMENTATION CHECKLIST/TIMELINE
CITY OF BAKERSFIELD
DEVELOPMENT SERVICES DEPARTMENT

*For Funded Projects Utilizing City Community Development Block Grant (CDBG),
HOME Investment Partnership (HOME), and Emergency Shelter Grant (ESG) Funds*

Project Title: _____

Recipient: _____

Project Year: _____ Budget/Address: _____

Project Contact Person: _____ Phone Number: _____

City Contact Person: _____ Phone Number: _____

OPERATING STEPS	RESPONSIBLE PARTY		ESTIMATED DATE OF COMPLETION
	RECIPIENT	CITY	
ALL PROJECTS			
1. Underwriting/financial project review		X	
2. Appropriation of Federal Funds		X	
3. Env. Review/Phase I - Hazard Materials (if applicable) Lead Based Paint (LBP) Risk Assessment (if applicable) Env. Review/Phase II – Testing and Sampling with Recommendations (if applicable)	X		
4. Release of Funds if (Completed NEPA review per HUD)		X	
5. Prepare Draft Agreement		X	
6. Review of Draft Agreement	X		
7. Execution of Agreement (requires City Council action)	X	X	
8. Execution of Purchase Order		X	
9. Subrecipient Orientation*- Kick off project management mtg	X	X	
PROPERTY ACQUISITION PROJECTS			
10. Narrative Appraisal (if applicable) & Second Review	X	X	
11. Acquisition of Real Property (if applicable - see attached sample checklist for property acquisition)	X	X	
CONSTRUCTION & REHABILITATION PROJECTS			
12. Request for Proposals (RFP) Design Preparation (if applicable)**	X		
13. Selection of Consultant (if applicable)	X		
* Technical assistance is available from Economic and Community Development staff.			
** If no HUD funds are to be used for acquisition or engineering/design related costs steps 9 thru 14 can be ignored.			
	RESPONSIBLE PARTY		ESTIMATED

OPERATING STEPS	RECIPIENT	CITY	DATE OF COMPLETION
14. Price/Cost Analysis of Bids (for design)	X		
15. Execution of Design Agreement	X		
16. Kick off Notice to Proceed mtg. (with City/subrecipient staff) – if already completed per step 8 this could be ignored	X	X	
17. Preparation of Bid Package	X		
18. Review of Bid Package to Federal Requirements		X	
19. Bidding Process (3 - 4 weeks) – Public Notice to Contractors	X		
20. Pre-Bid Conference (during bidding time) A. Wage Compliance Procedure Guidelines B. Discuss Verification of Contractor(s) Eligibility C. Discuss Section 3 requirements (if applicable) D. Discuss Bidding Deadlines and Project Coordination	X	X	
21. Review Bids (bid analysis form) - Price/Cost Analysis	X	X	
22. Determine Contractor(s) Cleared by HUD	X		
23. Approval by Subrecipient of Construction Award(s)		X	
24. Contract(s) Award – Subrecipient executes contracts	X		
25. Preconstruction Phase: A. Pre-Construction Conference mtg. (Precon) B. Reverification of Wage Rates and Monitoring C. Verification of Apprentice and Training Programs D. Importance of Labor Standards Enforcement File E. Conference Minutes	X	X	
26. Project Notice to Proceed to Contractor(s)	X		
27. Project Begins (work starts)		X	
28. Construction Quality Control & Supervision	X		
29. Project Monitoring***	X		
A. Employee Compensation & Site Interviews 1. Prevailing Wage Audit 2. Letters to Obtain Prevailing Wage Compensation	X	X	
B. Review and Sign Off on Project Payrolls	X		
C. Review and Sign Off on Partial Payments	X	X	
D. Above Monitoring Information sent to City 1. Determine if in compliance or need for wage restitution or withhold payments.	X	X	
30. Insure compliance with Section 3 if \$100,000 or more for construction	X		
31. Amendments to the Contract (Change Orders)	X	X	
32. Price/Cost Analysis (If there are change orders)	X		
33. Project Completion/Final Walk-Through (Notice of Completion Filed)	X	X	
*** Copies of project monitoring information must be provided to City on a timely basis prior to City making partial or final payments.			

OPERATING STEPS	RESPONSIBLE PARTY		ESTIMATED DATE OF COMPLETION
	RECIPIENT	CITY	
34. Project Close-out Summary Report****	X		
35. Final Payment (10% retention)	X	X	
36. HUD/EDCD Audit for CD Project File (Close out) *****		X	
37. Ribbon Cutting Ceremony (optional)	X		
<p>**** Depending on the nature of activity, the project to be assisted with City funds may take six to eighteen months for completion after project is funded on July 1</p> <p>***** Need final wage compliance and Section 3 (if HUD funded construction funds exceeds \$100,000) summary report verifying or attesting to compliance with federal labor standard provisions and related acts. Close-out project summary report should identify date(s) interviews were conducted and any discrepancies identified; and any corrections/resolutions affecting the project. Must be signed by appropriate agency official and submitted to City Economic and Community Development Department (EDCD) before release of final payment.</p> <p>The project that is receiving funds for construction or rehab must have documentation that reflects basic construction record keeping (the agency/developer receiving the assistance is primarily responsible for this record keeping unless EDCD is the lead agency then the responsibility lies with the department). The project file should include: correspondence, transmittals, meeting minutes, contract documents, contract change orders, information requests, schedules and updates, bid submittals, progress reports, payment requests, construction photos, punch lists, construction cost records, inspection records, lien releases, and other project record documents such as certified payrolls, field logs, signed off permits and a Notice of Completion.</p>			

Appendix K

CITY OF BAKERSFIELD DEVELOPMENT SERVICES DEPARTMENT ACQUISITION CHECKLIST FOR HUD FUNDED PROJECTS

BACKGROUND

Project Name: _____

Address of Site: _____

Project Description: _____

Owner of Site: _____

Address of Owner: _____

Owner's Phone/Fax: _____ Real Estate Agent/Phone _____

Date Acquisition Began: _____ Project Manager: _____

Voluntary Acquisition? _____ or _____ Building Vacant or Occupied? _____

Involuntary Acquisition? _____

If occupied, occupants residential or commercial owners?: _____ and/or _____

If occupied, occupants residential or commercial tenants? _____

IMPLEMENTATION

OPERATING STEPS	DATES AND COMMENTS
1. Official determination to acquire	
A. Date budget item approved by Council (type of funding source)	
B. Date agreement signed if a sub-recipient is involved	
2. Appraisal bids sought (not required if using annual contract)	
3. Preliminary Title Report ordered	
4. Date General Information Notice & Notice of Interest sent	
5. If involuntary acquisition, date Notice of Intent to Acquire sent to Property Owner (if applicable, relocation booklets mailed – see next step)	
6. Date property owner, and tenants receive URA brochure information	
7. Relocation initiated (if required)	
8. Condemnation guarantee obtained (only if required)	
9. Date appraiser notified to appraise	
10. Meet with Property Owner & tenants; give information and answer questions (verify citizenship)	
11. Letter to Property Owner regarding cooperating with appraiser	
12. Appraisal completed	
13. Review appraisal completed (signed statement provided)*	

* **Note:** The review appraiser must be satisfied with the correctness of the appraiser's opinion of fair market value (see 49 CFR 24.104 and/or HUD Handbook 1378 for review appraisals), and the review appraiser's certification of recommended approval or denial of the valuation process must be in writing

OPERATING STEPS	DATES AND COMMENTS
14. Just compensation established (closed Council session approval if under Eminent Domain)	
15. If voluntary acquisition, was there an administrative settlement (if so, was there a written justification in the file – state dollar amount in comment section)	
16. Date of initiation of negotiations and just compensation letter sent (initial written purchase offer with summary of just compensation)	
17. Letter mailed to occupant of acquisition regarding initiation of negotiations and their rights – for tenants it is called Notice of Eligibility (if applicable)	
18. Date owner accepted offer (state amount of offer in comment section)	
19. Prepare Purchase Agreement (if necessary) and ask for preliminary estimated escrow costs from title company in writing	
20. Come to an Agreement on relocation claims (if applicable) Order city escrow check (includes selling price & escrow charges)	
21. Property placed into escrow	
22. Date final Agreement executed (by all parties)	
23. Date condemnation proceedings instituted (if required)	
24. Date estimated just compensation deposited with Courts (if necessary – i.e., eminent domain proceedings completed)	
25. Claim Voucher prepared	
26. City check delivered to Escrow	
27. Date of 90-Day Notice to Vacate Property **	
28. Date title vested to City/RDA (secure & take pictures of property)	
29. 30 Day Notice to Vacate to occupants sent	
30. Relocation form 40055/40056 completed for non-residential tenants (if applicable)	
31. Relocation check delivered to tenant-occupant (if applicable)	
32. Relocation check to owner (if applicable)	
33. Date of surrender of possession by occupant to owner	

****Note:** If City staff is in agreement, occupants may request to extend occupancy beyond close of escrow. If this occurs, the **90 Day Notice** should be arranged to end when the lease agreement expires.

Final Comments:

Date and signature file was satisfactorily closed out by the organization's Project Manager:

Date: _____ Project Manager Signature: _____

Project Manager Printed Name: _____

Appendix L

Cost Reimbursement, Audit, and Financial Reporting Standards

OMB Circular A-122

Purpose: This Circular outlines the principles for determining reimbursable costs of work performed connected to projects funded by HUD grants, contracts, and agreements between most non-profits and the City of Bakersfield. This circular does not apply to colleges, universities, or hospitals. All applicants need to detail specific expected project costs, separating allowable costs from other costs.

OMB Circular A-133

Purpose: This Circular outlines the standards for consistency and uniformity of Federal agencies for the audit of non-Federal entities expending Federal awards. The Auditor may be a public accountant or a Federal, State, or local government audit organization. The Auditor may not be an internal auditor for the non-profit agency. Audits must meet the standards of generally accepted government auditing standards (GAGAS). Non-Federal agencies expending \$300,000 or more of Federal awards in a year must conduct a single or program specific audit. Non-Federal agencies expending less than \$300,000 are exempt from this requirement but **MUST** maintain and make available clear records of all program costs including both allowable reimbursable costs as well as non-reimbursable costs.

OMB Circular A-110

Purpose: This Circular outlines the standards for uniformity in the administration of Federal grants and agreements awarded to colleges, universities, hospitals, or other non-profits agencies. Sections A-110.21 through A-110.28 detail the standards for the non-profit agency's financial management system and rules for satisfying cost sharing and matching requirements, accounting for program income, and determining allowable costs.

Non-profit agencies must maintain an accounting system in which transactions are handled, records are kept, and reports are generated to its Board of Directors in a manner that contents of the financial reports are traceable to the original supporting documentation of all financial transactions.

The Agency's accounting system must meet the following standards:

- Segregation of restricted funds from non-restrictive funds
- Segregation of unallowable costs with allowable costs
- Segregation of direct from indirect costs.
- Proper assignment and allocation of costs to functional classifications
- Matching income and applicable credits with associated expenditures
- Timely reconciliations of accounts and sub-ledgers
- Time-charging systems for labor costs
- Timely and accurate financial reporting

For compliance with federal regulations, the Agency must:

- Show effective control over and accountability for all funds, property, and other assets
- Show comparisons of outlays with budgeted amounts
- Have written internal controls over purchasing, cash disbursements, and cash receipts, including segregation of duties and proper authorization and approval of transactions
- Perform periodic internal and external audits of evaluations
- Written record retention policies
- Documentation of accounting policies, particularly those pertaining to cost charging, timesheet preparation, and procurement

Appendix M

Rents and Tenant Eligibility

The City of Bakersfield uses the definition of income as determined 24 CFR Part 5. 5609 to determine tenant eligibility. If the total amount of income received by all occupants of a dwelling is at or below 80% of the corresponding median income, the household is considered “Low- and Moderate-income.” If the total amount is at or below 50% of median income the household is designated as “Very-low –income.” If the total amount is at or below 30% of median, income the household is designated as extremely low income.

Unlike other federal programs, the HOME Program distinguishes between the units in a project that have been assisted with HOME funds and those that have not - hence the term HOME-assisted unit. This distinction between HOME-assisted and unassisted units allows HOME funds to be spent on mixed-income projects while still targeting HOME dollars to income-eligible households.

- The HOME rent and occupancy rules only apply to the HOME-assisted units
- The number of HOME-assisted units are specified in the Project Agreement

For projects with both assisted and unassisted units, the City must select either “fixed” or “floating” units at the time of the Project commitment.

- Fixed: When HOME-assisted units are “fixed,” the specific units that are HOME-units are designated and never change.
- Floating: When HOME-assisted units are “floating,” the units that are designated as HOME-units may change over time as long as the total number of HOME-assisted units in the project remains constant and each unit is comparable in terms of size, features, and number of bedrooms. A one-bedroom unit may not be substituted for a three bedroom unit.

The “Project Rule” specifies in projects of five or more HOME-assisted units, at least 20% of the assisted units must be occupied by families who have annual incomes that are 50% or less of median income. These very-low-income tenants must occupy units at or below the Low HOME Rents level. Projects with less than five HOME-assisted units do not have to follow the Project Rule. Income is the determinant.

If a tenant’s income has increased above the 50% of median income but does not exceed 80%, the unit is allowed to become a High HOME Rent unit. Households with incomes that have increased to above 80% of median do not have to vacate their units when their rent exceeds that limit, but their rent must be increased. Tenants living in a

unit that is designated as “fixed” who no longer qualify, as low- and moderate-income families must pay as rent the lesser of the amount payable by the tenant under State or local law, or 30% of the family’s adjusted income. An exception may exist for tenants of HOME-assisted units that have been allocated low-income housing tax credits by a housing credit agency. In addition, in projects in which the HOME units are designated as “floating,” tenants who no longer qualify as low- and moderate-income are not required to pay as rent an amount that exceeds the market rent for comparable, unassisted units in the neighborhood. See chart on next page.

Rent Reassessment upon Re-certification

Tenant’s current rent level	Tenant’s income at re-certification	
	50% - 80% of Median	> 80% of median
Low HOME Rent Tenants	Tenant’s rent can increase to High HOME rent	Tenant in a fixed unit pays the lower of: <ul style="list-style-type: none"> • 30% of adjusted income • controlled rent (if rent is controlled)
High HOME Rent Tenant	Tenant continues to pay HIGH HOME rent	Tenant in a floating unit pays the lower of: <ul style="list-style-type: none"> • 30% of adjusted income if in a fixed unit • market rent • controlled rent (if rent is controlled)

Facilities with HOME-assisted units may not refuse to rent/lease to a certificate/voucher holder under the Section 8 Program, or to a holder of a comparable document evidencing the participation in a HOME tenant-based rental assistance (TBRA) program because of the status of the applicant as a holder of such a certificate.

The Housing Authority of the County of Kern (HACK) establishes monthly allowances for utilities. There are two schedules, one for units that meet current State of California Energy Efficiency Standards and another for those that do not. Generally, if the complex was built prior to 1999 it will not meet those standards. To obtain the utility schedules call HACK at 631-8500.

HUD provides the following maximum HOME rent limits. The maximum HOME rents are the lesser of:

- The fair market rent for existing housing for comparable units in the area (see 24 CFR 888.111);

- A rent that does not exceed 30% of the adjusted income of a family whose annual income equals 65% of the median income for the area, as determined by HUD, with adjustments for number of bedrooms in the unit and utility allowances.

The maximum HOME rent limits are recalculated on a periodic basis after HUD determines fair market rents and median incomes. HUD provides this information at two websites.

Incomes can be found at:

www.hud.gov/offices/cpd/affordablehousing/programs/home/limits/income/index.cfm.

Rents can be found at:

www.hud.gov/offices/cpd/affordablehousing/programs/home/limits/rent/index.cfm.

The required frequency of on-site post-monitoring is set by HUD and described fully in 24 CFR 92.504(d). The project agreement will require compliance with the HOME programs adopted post-monitoring requirements. Frequency will be adjusted for projects that are determined to be high risk and/or that have annual compliance reports indicating compliance issues that require more frequent follow-ups.

The Project owner is responsible for collecting and retaining information determining tenant eligibility as well as developing a system to re-certify tenant income annually. Tenant income is likely to change over time. If these changes occur during the affordability period, the Project owner must take certain steps to maintain compliance with rent and occupancy requirements. The owner can use three different methods to do this:

- collect and evaluate source documentation;
- obtain a written statement from the family indicating family size and annual income as well as a statement that the information provided is complete and accurate and source documentation will be provided upon request; or
- obtain a written statement from the administrator of another government program under which the family receives assistance verifying annual gross income and family size or current income limits for the program with a statement that the family's income does not exceed the limits.

The property owner is required to obtain full source documentation every sixth year.

Appendix N
Sample Sources and Uses Statement

Include a Sources and Uses of Funds Statement in the financial portion of your business plan.

Sources and Uses of Funds

Sources of Funds:

Company Investment	\$25,000
Mortgage Loan	\$45,000
Equipment Loan	\$30,000
Total Funds Needed	\$100,000

Uses of Funds:

Building Construction / Renovation	\$60,000
Equipment Purchases	\$30,000
Working Capital	\$10,000
Total Project Cost	\$100,000

The officers of SMITH COMPANY request a capital expansion loan for the sum of \$75,000. The funds will be used as outlined above (copies of vendor and contractor quotations are attached). This funding is requested in two parts:

Loan One - Building Expansion

\$45,000 for a term of 15 years at an interest rate of 11.00%. This loan will be amortized at a rate of \$511.47 per month and the primary sources of repayment will be the cash flow from this new plant as well as the cash flow from the ongoing operations of the business (see business plan, page 15). This loan will be secured by a mortgage on the real property of the company.

Loan Two - New Equipment

\$30,000 for a term of five years at an interest rate of 11.50%. This loan will be amortized at a rate of \$659.78 per month for 60 months and the primary source for repayment will be cash flow from operations. This loan will be secured by a lien on the equipment and the personal guarantee of the owners.

Appendix N Blank Development Cost Pro Forma Sources & Uses Worksheet

Hard Costs \$

Soft Costs \$

Demolition and Site Preparation

Engineering / Design

Rough Carpentry \$ _____

Architect \$ _____

Finished Carpentry _____

Structural engineer _____

Plaster _____

Mechanical engineer _____

Plumbing _____

Environmental testing _____

Electrical _____

Builder and/or dev. Fees _____

HVAC _____

Legal and Accounting _____

Insulation _____

Loan and Placement fee _____

Structural work _____

Construction loan interest _____

Specialties _____

Closing costs _____

Elevator _____

Building permit _____

Millwork _____

Use fees _____

Signing _____

Building inspection fee _____

Clean-up _____

Bid bond _____

Subtotal, Hard Costs _____

Temporary power & phone _____

Contingency _____

Builder risk insurance _____

Total Hard Costs _____

Advertising and Promotion _____

Bid costs _____

Taxes _____

Total Soft Costs _____

Total Hard & Soft Costs

\$ _____

Land Acquisition Costs

\$ _____

Total Hard, Soft & Land Acquisition Costs

\$ _____

Summary of Uses of Funds

Sources of funds

Land Acquisition _____

Debt 1 _____

Hard Costs _____

Debt 2 _____

Tenant Allowances _____

Grant _____

Soft Costs _____

Equity _____

Total Uses _____

Total Sources _____

APPENDIX O

HUD's Performance Measurement System

Effective October 1, 2006, grantees and their subrecipients will be required to utilize and implement a performance measurement system as the basis for assessment and management of their program. This means that applicants funded with HUD funds will be required to report on performance measurements dictated by the HUD funding programs on a regular basis. Applicants who receive federal funding will need to develop a timely and robust data collection system in order to meet the new HUD funding requirements. An example of how it may work is listed below.

The new performance measurement system maintains the flexibility of the block grants programs, as the objectives and outcomes are determined by the grantees based on the intent of the project and activity. While program flexibility is maintained, the new system offers a specific menu of objectives, outcomes and indicators so that reporting can be standardized and the achievements of these programs can be aggregated to the national level.

OBJECTIVES

Suitable Living Environment

In general, this objective relates to activities that are designed to benefit communities or groups of families by addressing issues in their living environment.

Decent Affordable Housing

The activities that typically would be found under this objective are designed to cover the wide range of housing that is possible under HOME, CDBG, HOPWA (Housing Opportunities for Persons With AIDS) or ESG. It focuses on housing programs where the purpose of the program is to meet individual family or community needs and not programs where housing is an element of a large effort (that would be captured above under Suitable Living Environment).

Creating Economic Opportunities

This objective applies to the types of activities related to economic development, commercial revitalization or job creation.

OUTCOMES

Availability/Accessibility

This outcome category applies to activities, which provide affordability in a variety of ways in the lives of low and moderate-income people. It can include the creation or maintenance of affordable housing, basic infrastructure hook-up, or services such as transportation or day care.

Sustainability: Promoting Livable or Viable Communities

This outcome applies to projects where the activity or activities are aimed at improving a neighborhood by helping to make it livable or viable for principally low and moderate-income people through multiple activities, or by providing services that sustain communities or sections of communities.

OUTPUT INDICATORS

Types of reporting indicators that will be required from sub recipients funded with HUD funds are:

For each Activity, Grantees Would Report On:

- Amount of money leveraged (from other federal, state, local, and private sources) per
- Number of persons, households, units (pick which one is appropriate to project or activity, one only)
- Income levels of persons or households by 30%, 50%, 60%, or 80% of an area's median income, per applicable program requirements (area benefit activities will use presumptive income categories). However, this requirement is not applicable for economic development projects awarding funding on a "made available basis".
- Number of communities/neighborhoods assisted
- Current Racial/Ethnic and disability categories for household reporting still apply

Specific Indicators (for CDBG, HOME and ESG)

1) If Activity is _____ (list of infrastructure and service activities)

Number of households assisted:

- With new access to service or benefit (Grantees will pick from list of services or benefit similar to existing IDIS codes).
- With improved access to service or benefit (Grantees will pick from list similar to existing IDIS codes)
- Where activity was used to meet a quality standard or measurably improved quality, report number of households that no longer have access to substandard service only

2) Number of homeless persons stabilized due to access to overnight shelter or other emergency housing support.

3) Are activities part of a targeted revitalization effort (Y/N)?

If Yes (check one):

- a) Comprehensive—please choose at least three indicators
- b) Commercial—please choose indicators
- c) Housing—please choose indicators
- d) Other—please choose indicators

Indicators

- Number of new businesses assisted
- Number of businesses retained
- Number of jobs created or retained in target area
- Amount of money leveraged (from other public or private sources)
- # of LMI (Low Moderate Income) persons served
- Slum/blight demolition
- # of LMI households assisted
- # Acres/Sq ft of brownfields remediated
- Of households/persons with new or improved access to public facilities
- # of commercial façade treatment/business building rehab
- Other-can include crime numbers, property value change, housing code violations, business occupancy rates, employment rates (optional)

4) Is activity to address slum and blight spot basis (y/n)

5) Number of commercial façade treatment/business building rehab (site, not target area based)

6) Acres/Sq ft of brownfields redeveloped (site, not target area based)

7) Number of rental units constructed (new) per project or activity

Total units:

Of total,

- Number that are affordable
- Number made Section 504* accessible

Of affordable,

- Number subsidized by program (federal, state or local, with pick list to specify which federal program)
- Number of years of affordability guaranteed
- Number of housing units (supported through development and operations: or rental assistance) for HIV/AIDS
- Of these, number of units for the chronically homeless

- Number of units of permanent housing for homeless persons and families (supported through development and operations)
- Of these, number of units for the chronically homeless

8) Number of rental units rehabbed:

Total number of units:

Of total:

- Number made affordable
- Number made Section 504 accessible
- Number moved from substandard to standard (code)
- Number meeting International Building Code (IBC) Energy Standards
- Of those, number meeting Energy Star standards
- Number brought to lead safety

Of affordable:

- Number subsidized by federal, state or local program (with pick list to specify which federal)
- Number subsidized by program
- Number of years of affordability guaranteed
- Number of housing units (supported through development and operations) for persons with HIV/AIDS
- Of these, number of units for the chronically homeless
- Number of units of permanent for homeless persons and families (supported through development and operations)
- Of these, number of units for the chronically homeless

*"Section 504 of the Rehabilitation Act of 1973 prohibits discrimination against qualified individuals with disabilities in federally funded programs and activities. The Justice Department's Disability Rights Section is responsible for ensure compliance with the provisions of section 504."

9) Direct Financial Assistance to homebuyers:

- First-time homebuyers – Y/N
- Subsidized tenants – Y/N
- Minority household – Y/N
- Downpayment Assistance – Y/N
- Closing Costs – Y/N
- Mortgage buydown – Y/N
- Interest Reduction – Y/N
- Second Mortgage – Y/N
- Principal Reduction – Y/N

10) Number of owner occupied units rehabbed or improved:

- Number of units brought up to standard condition (as defined by grantee using applicable program regulations)
- Number brought to IBC Energy Standard
- Of those, number brought to Energy Star standards
- Number brought to lead safety
- Number subsidized by federal, state or local program (pick list to specific which federal program) (Note: Section 504 is not applicable)*

11) Number of jobs created:

- Employer sponsored health care benefits: Y/N
- Type of job created (use existing EDA classification)
- Prior employment status before taking job created:
- Number of Unemployed _____

12) Number of jobs retained, saved, or maintained:

- Employer sponsored health care benefits: Y/N
- Type of job created (use existing EDA classification)
- Prior employment status before taking job created:
- Number of Unemployed N/A for projects awarding funding on a “made available to basis

13) Number of businesses assisted (new, expansion, relocation, start-up):

- DUNs number
- Two digit NAIC industry classification (if needed)

14) Start-ups that remains operational 3 years after assistance (no reporting necessary, HUD to determine if available through DUNs)

15) Does assisted business provide a good or service to meet needs of service area/neighborhood/community (to be determined by community)? Y/N

16) Number of Homeownership Units Constructed, Acquired, and/or Acquired with Rehabilitation (per project or activity)

Total Number of Units

Of those:

- Number of affordable units
- Number of years affordability guaranteed
- Number meeting IBCE standards (plus Energy Star)
- Number made Section 504 accessible

Of affordable:

- Number subsidized by state/local programs
- Number subsidized by federal programs
- Number specifically for HIV/AIDS
- Number specifically for homeless
- Of those, number specifically for chronically homeless

17) Number of renter units assisted with on-going (monthly) subsidies (TBRA)

Total Number of units

Of those:

- Number subsidized by state/local programs
- Number subsidized by federal programs
- Number assisting HIV/AIDS
- Number assisting homeless
- Of those, number assisting chronically homeless

**APPENDIX P
CITY OF BAKERSFIELD
CERTIFICATION STATEMENT**

**City of Bakersfield
Fiscal Year 2020-21 Funding**

Project Title: _____

Amount of Funds Requested: \$ _____

Amount of Total Project Budget: \$ _____

Applicant Information:

Legal Name of Applicant/Organization: _____

Type of Organization: Nonprofit ___ Government ___ Private ___

Mailing Address: _____

Previously funded Project

Has your organization carried out a previous community or housing development funded project with the City of Bakersfield or County of Kern, and if so, did you satisfactorily complete your project agreement, conditions and obligations? Yes___ No___ N/A___ If "Yes", please provide government contact legal name and phone number. _____

If "no", please explain on a separate sheet of paper.

Applicant Contact Person: _____ Telephone: _____

Title: _____ Fax: _____

Email: _____

Certification:

"I certify that I have reviewed this application and that, to the best of my knowledge and belief, all of the information provided in this application is true."

Signature of Authorized Representative

Date

Print Name

Title

Applicant Federal I.D. Number

**APPENDIX R
CDBG PUBLIC SERVICES QUESTIONNAIRE**

Project Title: _____

Project Location: (Boundary Description) _____

1. Explain how the service area boundaries were determined:

2. Please check how your proposed project will benefit primarily low/moderate income persons in one of the following ways:

- Low/Moderate Income Area** - The activity is located in a qualified low- and moderate-income Census block group (see map attached), and is a substantially developed primarily residential area
- Direct Benefit to Low/Moderate Income Persons** - Requires information from persons receiving benefit so that the 51% low- and moderate-income threshold can be determined, or must be of such a location and nature that it may reasonably be concluded that the clientele are low- and moderate-income persons
- Limited Clientele** - The activity provides benefits to a specific group of persons, comprised (or presumed to be comprised) of at least 51% low- and moderate-income persons. This includes: abused children, elderly persons, battered spouses, homeless persons, severely disabled persons (as defined by the U.S. Census), illiterate adults, persons living with AIDS, or migrant farm workers.

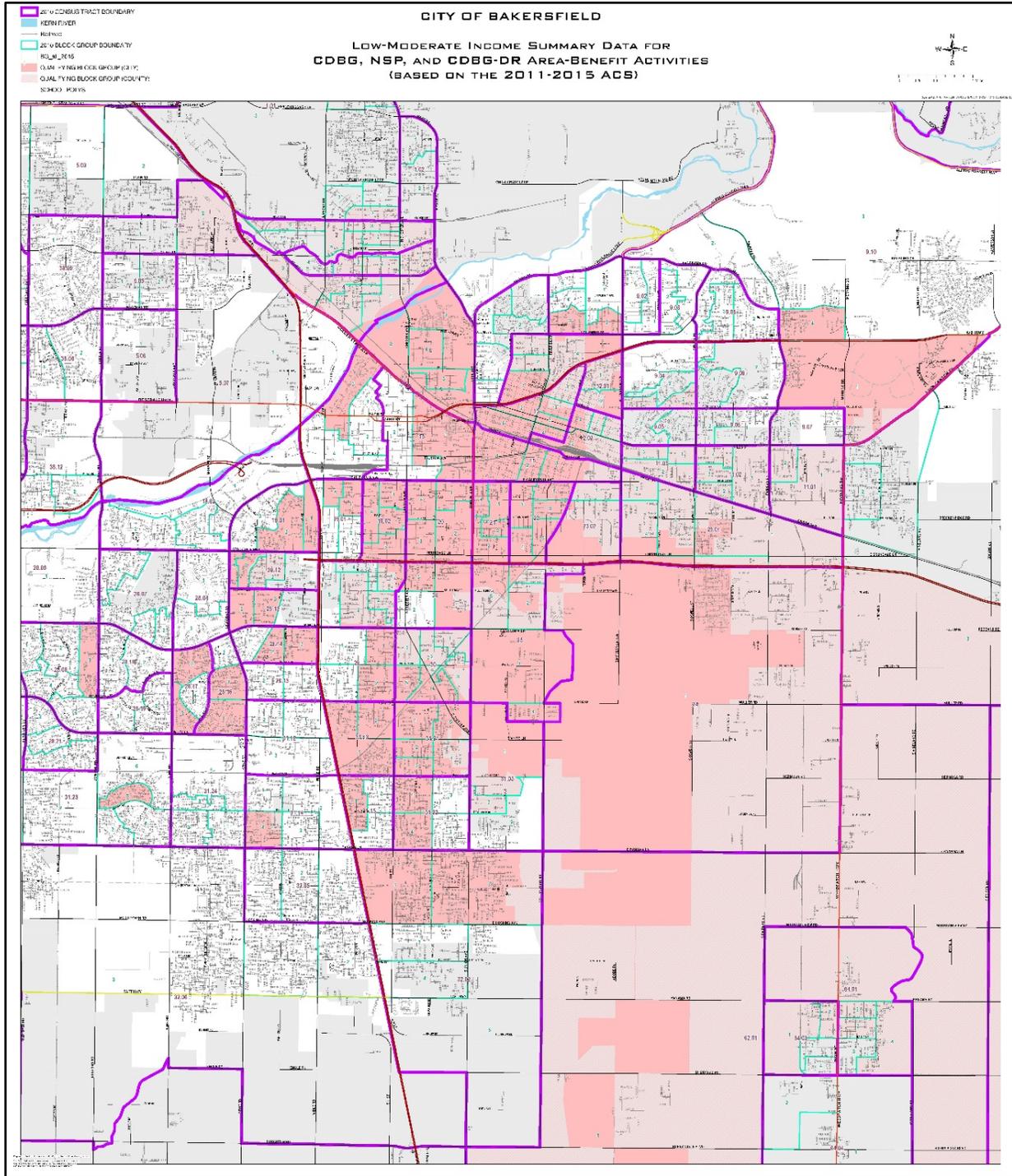
3. Is this a new project, or a quantifiable increase in service from the previous 12 month period?

Yes **No**

Please Explain:

4. Please describe the data you will provide to ensure CDBG dollars are being used in a Low-Moderate Income area, or for Low-Moderate Income clientele:

**APPENDIX S
MAP OF LOW- AND MODERATE-INCOME AREAS
FY 2020-21**



Detailed map available at www.bakersfieldcity.us > Government > Departments > Community Development > Planning > Economic Development and Housing Services > Grants, Housing, and Public Improvements

APPENDIX T
ACTIVITY BENEFICIARY REPORT

Facility Name: _____

Service Provider Agency: _____

Reporting Period: _____

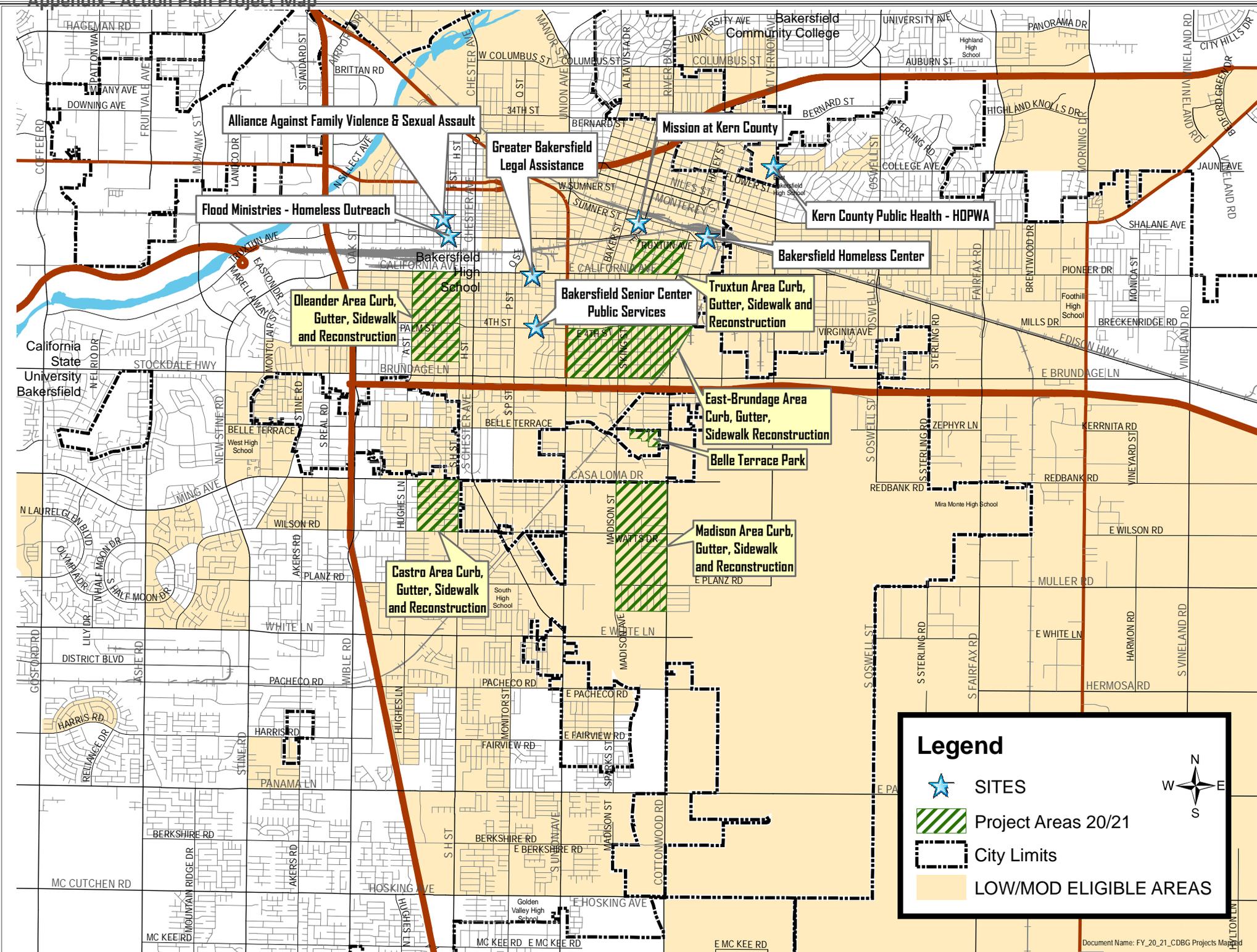
Number of Persons Assisted Who Are:

	Total Number Assisted	1 Extremely Low Income (30% of Median)	2 Very Low Income (50% of Median)	3 Low Income (80% of Median)	Persons with Disability	Female Head of Household
Total Number of Individuals						

RACE			Hispanic/Latino Ethnicity		
	Total Number Assisted		Total Number Assisted		Total Number Assisted
White		American Indian or Alaskan Native AND White		Mexican / Chicano	
Black/African American		Asian AND White		Puerto Rican	
Asian		Black/African American AND White		Cuban	
American Indian or Alaskan Native		American Indian or Alaskan Native AND Black/African American		Other Hispanic / Latino	
Native Hawaiian or Pacific Islander		Other		Non-Hispanic / Latino	

Comments: _____

Appendix - Action Plan Project Map



Legend

- ★ SITES
- ▨ Project Areas 20/21
- - - City Limits
- LOW/MOD ELIGIBLE AREAS

City of Bakersfield ESG Program Performance Standards

ESG Component	Outcome
Street Outreach	<ul style="list-style-type: none"> • Number of persons placed in shelter, safe havens or permanent housing • Number of persons with more non-cash benefits • Number of persons participating in case management or Aftercare Services
Emergency Shelter	<ul style="list-style-type: none"> • Number of persons exiting to temporary or transitional housing • Number of persons exiting to permanent housing • Number of persons participating in Case Management or Aftercare Services
Rapid Re-housing	<ul style="list-style-type: none"> • Number of persons who maintained their permanent housing for 6 months or longer • Number of persons exiting to permanent housing • Number of persons with Higher income at program exit • Number of persons with more non-cash benefits • Number of persons participating in Case Management or Aftercare Services

*Subject to changes as necessary to support the collaboration between the Kern County Homeless Collaborative (CoC) and the City of Bakersfield ESG Programs.