



Executive Summary

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

1. Introduction

As a recipient of federal funds from the U.S. Department of Housing and Urban Development (“HUD”), the City of Escondido is required to prepare and submit a Consolidated Plan every five years. The City’s current Consolidated Plan was approved in 2020. It covers the five-year period from 2020 through 2024 and applies to the following three federal grant programs:

Community Development Block Grant (“CDBG”)

The primary objective of the CDBG program is the development of urban communities through the provision of improved living environments, expansion of economic opportunity, and providing suitable housing. Funds are intended to serve low- and moderate-income residents and areas.

HOME Investment Partnerships Program (“HOME”)

The HOME program increases the availability, quality, and access to affordable and decent housing for low- and moderate-income residents.

Emergency Solutions Grant (“ESG”)

The purpose of the ESG program is to help individuals and families who are at-risk or experiencing homelessness through prevention, street outreach, emergency and rapid rehousing resources.

The Consolidated Plan is a document developed through a collaborative process where Escondido stakeholders identify community improvements, needs and priorities to address using federal grant funds and other available resources. The City created a Citizen Participation Plan which outlines how the City solicits and incorporates the views of community members, organizations and other interested parties into the decision-making process. Through the use of surveys, community meetings and public hearings, the residents of Escondido have a multitude of opportunities to shape the priorities and strategies of the Consolidated Plan. The Fiscal Year (FY) 2023-2024 AAP is for the fourth year of the 2020 – 2024 Consolidated Plan.

Each year, the City of Escondido is required to prepare and develop an Annual Action Plan (“AAP”) to affirm goals and priorities. The AAP for FY 2023-24 includes activities to address the City’s priority needs and objectives as outlined in the 2020-2024 Five Year Consolidated Plan. These activities will be undertaken with federal FY 2023-24 CDBG and HOME program funds. On February 27, 2023, HUD announced the City of Escondido would receive \$1,446,858 in CDBG funds, \$712,111 in HOME funds, and \$0 in ESG funds for FY 2023-24. Each program has its own unique guidelines and requirements.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The City has extensive housing and community development needs and CDBG, HOME and ESG funds are not sufficient to address all the needs of the City. The City will use CDBG, HOME and ESG funds, in conjunction with other funding as it becomes available to meet the objectives of all programs. The priority needs and associated goals identified in the Consolidated Plan are shown below:

CDBG Priority: Homeless Services

Goal: Supporting homeless shelter and other services

CDBG Priority: Neighborhood revitalization

Goal: Improve the livability of neighborhoods

CDBG Priority: Basic Needs

Goal: Provide access to food, water, shelter and sanitation

CDBG Priority: Health and Human Development

Goal: Provide access to recreation, education and healthcare (including mental health)

CDBG Priority: Economic Development

Goal: Provide economic development opportunities to low-mod income residents and businesses

CDBG Priority: Public Safety

Goal: Increase public safety

HOME Priority: Creation and preservation of affordable rental housing

HOME Priority: Conservation and expansion of affordable homeownership opportunities

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

During the 2022-2023 program year, the City utilized its CDBG and HOME funds for a variety of different housing and community development activities. Seventeen activities were funded through CDBG and two programs through HOME.

The following includes some of the accomplishments of the prior year.

Community Development Block Grant

During the prior year, the City completed Phase I of the Creek Trail Fencing Project, paid for the deposit two fire engines for Fire Stations #1 and #7 (replacing two engines that are 20+ years old), remodeled outdoor patio at the Park Avenue Community Center to expand dining and programming, purchased \$100,000 in LED lights in CDBG eligible census tracts, installed several refillable water bottle stations in CDBG-eligible parks and managed public service activities that provided emergency shelter to 304 unduplicated households experiencing homelessness and/or domestic violence, served meals to nearly 501 individuals who were medically-fragile adults with chronic health conditions and seniors through programs like Mama's Kitchen, Meals on Wheels and the Senior Nutrition Program. CDBG funds allowed for the increase in mental health counseling in Escondido High Schools to help students impacted by the pandemic and served 217 households who were at-risk of homelessness, experiencing homelessness or had a fair housing concern through Legal Aid Society of San Diego.

Housing:

The City processed one first-time homebuyer application for \$25,000 in April 2023.

The City used \$1,000,000 in HOME Funds to assist Habitat for Humanity in the construction of 10 new affordable housing for-sale units for low- and moderate-income households. The property is located at 245 E. El Norte Parkway, Escondido, CA and construction began in May 2022. These units are expected to be finalized in December 2023 and sold by January 2024.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

The City of Escondido follows the Citizen Participation Plan included as part of the 2020-2024 Consolidated Plan. As part of that Plan, City staff is required to hold two public hearings a year to obtain citizen's views and to respond to proposals and questions.

The City of Escondido issued a 30-day public notice on February 23, 2023 for a March 22, 2023 public hearing. The Public Hearing was noticed for the March 22, 2023 City Council Meeting, but the item was opened and continued to April 19, 2023, and then postponed until May 24, 2023. The City Council directed City staff to meet with City's Ad-Hoc Subcommittee on Homelessness to provide formal presentations on the history of CDBG, funding expenditures, the City's timeliness test, outcomes, open public services and capital improvement projects, and the challenges to the CDBG program. On May 24, 2023, the City Council held a public hearing to reaffirm the City's CDBG and HOME priorities for FY 2023-24. A 10-day notice was issued to the community notifying them of the public hearing. The City received 7 written comments about the priorities in the Annual Action Plan and heard from a dozen public speakers from various nonprofits in the community. The City Council voted to prioritize homelessness in this year's grant cycle.

The City published a notification in the Escondido Times-Advocate on July 6, 2023 informing the public of the upcoming City's Public Hearing on August 9, 2023 and eliciting feedback on the Annual Action Plan from July 6 – August 9, 2023. The draft Annual Action Plan was posted on the City's website and a paper copy was made available at the Escondido City Hall, Housing & Neighborhood Services Counter at 201 N. Broadway, Escondido, CA 92025. City staff facilitated two in-person public meetings to 35 residents living in low- and moderate-income census tracts on July 20 and July 27, 2023 and presented online to 19 services providers to the Escondido Education COMPACT's Cafe Meeting. City staff emailed the Annual Action Plan to 300 people on the Cafe listserv and notified all applicants of the Annual Action Plan public comment period. City staff held a second public hearing on August 8, 2023 to approve the Annual Action Plan for FY 2023-24. City staff received 14 written public comments and had a dozen public speakers commenting on the Annual Action Plan.

5. Summary of public comments

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

There were seven comments for the public hearing at the May 24, 2023 City Council meeting. Of the seven comments, five were requesting the City fund childcare, one requested for seniors at-risk of homelessness needing more services, and one comment from Legal Aid Society of San Diego requesting the City fund their program to provide legal representation to low/moderate income Escondido residents under their fair housing program.

City staff presented at three community meetings, the Old Escondido Meeting on July 20, 2023, Neighborhood Leadership Forum on July 27, 2023, and the Escondido Education COMPACT's CAFE Meeting on July 28, 2023. Between the three meetings, the City had 54 people in attendance. The Annual Action Plan was presented with the proposed funding recommendations and staff solicited feedback from the groups. Community members seem to agree with the proposed plan. Two people expressed support for the child care project and one person stated she was contemplating opening her own in-home child care program and welcomes the tools and business support. The Old Escondido Neighborhood expressed appreciation for the phase two of the lighting project on Juniper, but stated the number streets also need lighting. Residents said the neighbors prefer walking on the side streets to go to downtown versus the busy street on Juniper. One resident expressed a comment in support of developing a teen drop-in center, another person mentioned adding more public restrooms, another stated they would like to see a traffic light added near Washington & Fig where Mission Middle School students unsafely cross the streets, food insecurity, and access for students during the summer break, and the last person asked to expand the walking paths near Escondido Creek. Most of the group was supportive of creating more affordable housing and helping homeowners with first-time homebuyer loans.

On August 9, 2023, the City received 14 written public comments with seven commenting on the need for affordable childcare and in support of WeeCare, four comments requested funding for Interfaith Community Services' emergency shelter, and one resident commented that the funding calculations appeared to be off in the Annual Action Plan and asked the City to fund Escondido Education COMPACT if there were surplus funds.

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

The City staff encouraged the resident to follow up with the City's Report It app to address the need for a traffic light near Washington & Fig and attend an upcoming meeting with the Traffic and Safety Commission.

The City received four public comments in support of funding Interfaith Community Services' Haven House. The City Council and Ad Hoc Committee on Homelessness voted not to fund services and opted to fund other emergency shelters such as Center for Community Solutions and the Alabaster Jar Project in Escondido.

7. Summary

The City of Escondido was pleased to see the community's engagement and participation at the community meetings and public hearings.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

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

Agency Role	Name	Department/Agency
Lead Agency	Escondido	
CDBG Administrator	Escondido	Housing and Neighborhood Services Division
HOPWA Administrator		
HOME Administrator	Escondido	Housing and Neighborhood Services Division
ESG Administrator		Housing and Neighborhood Services Division
HOPWA-C Administrator		

Table 1 – Responsible Agencies

Narrative (optional)

The City of Escondido’s Housing and Neighborhood Services Division is responsible for administering the CDBG and HOME programs. Division staff is also responsible for preparing the Annual Action Plan, Consolidated Plan, data and financial reports. Many programs and services operate for one year, but some capital improvement projects can take multiple years to complete due to complexity, cost and staff time.

Consolidated Plan Public Contact Information

For questions regarding the City of Escondido’s CDBG, HOME or ESG programs please contact Holly Nelson, Housing and Neighborhood Services Program Manager, at (760) 839-4518 or HNelson@escondido.org. Program staff is located at Escondido City Hall at 201 North Broadway, Escondido, CA 92025.

AP-10 Consultation – 91.100, 91.200(b), 91.215(I)

1. Introduction

As part of the Consolidated Plan and Annual Action Plan development process, the City encourages and promotes citizen participation. The City of Escondido staff presented at three community meetings in July 2023 to discuss the CBDG and HOME programs and encouraged community feedback and participation in the Plan development. Two meetings were held in-person and one was facilitated online. Staff was able to provide outreach to nearly 59 individuals who were comprised of residents living in low-and moderate census tracts, service providers, educators, residents in Escondido.

The City of Escondido is committed to fostering relationships with local community groups to address homelessness, senior and youth services, mental and physical health, and basic needs. The City facilitates a quarterly meeting with all services providers in the Escondido that has representation from local community clinics, and the local hospital. The City maintains an updated agency list of all interested groups in development of this Action Plan.

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))

The City of Escondido is committed to fostering relationships with local community groups to address homelessness, senior and youth services, mental and physical health, and basic needs. The City maintains an updated agency list of all interested groups in development of this Action Plan.

Community Meetings

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 Regional Task Force on Homelessness (RTFH) is the lead agency and administrative entity for the Continuum of Care for the San Diego County. RTFH operates the Homeless Management Information System (HMIS) that captures data on individuals and households who are at-risk or experiencing homelessness in San Diego County as well as provides system-level regarding information on homeless services utilization, performance, and outcomes. City of Escondido staff regularly consults and coordinates with RTFH for data, best practices, local, state and federal funding opportunities, technical assistance, and system improvement.

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

outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The City of Escondido collaborates with RTFH to determine current needs and priorities for assisting the County's homeless population, best practice standards related to homeless prevention, outreach, emergency shelter, rapid rehousing, HMIS, permanent housing and spending ESG funds.

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

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	ESCONDIDO EDUCATION COMPACT
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing
	What section of the Plan was addressed by Consultation?	Annual Action Plan for FY 2023-24
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Escondido Education COMPACT facilitates a monthly meeting to local service providers in the community. City staff attended the meeting on July 28, 2023 to discuss the Annual Action Plan and solicit public comment. Escondido Education COMPACT emailed the FY 2023-24 Annual Action Plan to approximately 300 people on their ListServ.

2	Agency/Group/Organization	CDBG-Eligible Neighborhood Groups
	Agency/Group/Organization Type	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Neighborhood Organization
	What section of the Plan was addressed by Consultation?	Annual Action Plan
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	City staff facilitated two meetings with the local neighborhood groups. The City has 19 organized neighborhood groups.

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

As part of the development process for the Annual Action Plan and Consolidated Plan, the City encourages maximum citizen and stakeholder participation from all areas and organizations. The City used a variety of outreach methods and no agency or groups were excluded during the process.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	RTFH	The City is funding temporary emergency shelter and releasing an RFP to build permanent housing at 30% AMI using CDBG and HOME dollars.

Table 3 – Other local / regional / federal planning efforts

Narrative (optional)

AP-12 Participation – 91.105, 91.200(c)

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

The Office of Community Planning and Development issued a notice: CPD-23-01 on February 9, 2023 allowing entitlement jurisdictions, like the City, to submit their Annual Action Plan by August 16, 2023.

The City used this opportunity to do a comprehensive review of its CDBG Program and meet with the Ad Hoc Subcommittee on Homelessness and the City Council.

The Public Hearing was noticed for the March 22, 2023 City Council Meeting, but the item was opened and continued to April 19, 2023, and then postponed until May 24, 2023.

City staff was able to review the programs in more depth and get further direction on open capital projects to help with the City's timeliness test and improve funding strategies for this upcoming fiscal year.

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	Newspaper Ad	Non-English Speaking - Specify other language: Spanish Non-targeted/broad community	A notice was published in the Escondido Times-Advocate newspaper announcing the March 22, 2023 public hearing.	None received	None	
2	Public Meeting	Non-targeted/broad community	On March 22, 2023, the City Council voted to continue the Public Hearing until April 19, 2023.	None received	None	
4	Public Hearing	Persons with disabilities Non-targeted/broad community	A Public Hearing on April 19, 2023 to review and affirm priorities for CDBG and HOME was continued until May 24, 2023.	None	None	

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	Newspaper Ad	Non-English Speaking - Specify other language: Spanish Persons with disabilities Non-targeted/broad community	A notice was published in the Union Tribune newspaper announcing the May 24, 2023 Public Hearing.	Funding for homelessness, childcare and legal aid.	Not applicable.	
6	Public Hearing	Persons with disabilities Non-targeted/broad community	A Public Hearing on May 24, 2023 review and affirm priorities for CDBG and HOME.	Funding for childcare, basic needs services, legal aid, mental health services, and homelessness were requested.	Not applicable.	

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)
7	Newspaper Ad	Non-English Speaking - Specify other language: Spanish Persons with disabilities Non-targeted/broad community	A notice was published in the Escondido Times Advocate newspaper announcing the August 9, 2023 Public Hearing.	Funding for childcare, homelessness and feedback on AAP.		
8	Public Hearing	Non-targeted/broad community	A Public Hearing on August 8, 2023 to approve the Annual Action Plan for FY 2023-24.	Funding for children, homelessness and human trafficking.	Several public comments asked to fund a specific agency.	

Table 4 – Citizen Participation Outreach

Expected Resources

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

Introduction

The City of Escondido is a HOME participating jurisdiction and a CDBG entitlement jurisdiction. The funding is determined by a formula calculated by HUD based on population, people in poverty, overcrowded units, population growth lag since 1960, and pre-1940 housing units from the American Community Survey (“ACS”). The City’s allocation can fluctuate year-to-year causing funding to increase or decrease in various programs.

On February 27, 2023, HUD announced the City will receive \$1,446,858 in CDBG funds, \$712,111 in HOME funds, and \$0 in ESG funds for FY 2023-24. The City has received to-date \$91,079 in HOME Program Income from loan repayments from various HOME projects. The total amount of anticipated federal funds for FY 2023-24 is \$2,250,048.

The City of Escondido was not awarded ESG funding in FY 2022-23 or FY 2023-24 and it is uncertain if the City will be receiving funding in future years. The City does not receive funding under the Housing Opportunities for Persons with AIDS (“HOPWA”) program. Program income received from the repayment of CDBG-owned rental property will be reassigned for permitted activities. Any additional Program Income funds also will

be reprogrammed into allowable programs or projects, as identified during the Action Plan process.

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	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,446,858	0	0	1,446,858	1,446,858	Funding based on anticipated HUD allocation. The City closed previously completed activities in IDIS and has a balance of \$540,275.51 in unallocated CIP projects.
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	712,111	91,079	0	803,190	712,111	Funding based on anticipated HUD allocation.

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: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	0	0	0	0	0	The City was not awarded ESG funds in FY 2022-23 or FY 2023-24.

Table 5 - Expected Resources – Priority Table

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

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

The City will be evaluating its publicly-owned land and property for the homeless day center and future affordable housing opportunities.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Create and preserve affordable rental housing	2020	2024	Affordable Housing	City of Escondido	Creation/preservation of affordable rental housing	HOME: \$552,392	Rental units rehabilitated: 15 Household Housing Unit
2	Affordable ownership opportunities	2020	2024	Affordable Housing	City of Escondido	Conservation/expansion afford homeowner opport	HOME: \$170,479	Homeowner Housing Added: 10 Household Housing Unit Direct Financial Assistance to Homebuyers: 2 Households Assisted
3	Support homeless shelter and other services	2020	2024	Homeless	City of Escondido	Homelessness services Emergency Shelter Essential services to shelter residents Engagement of homeless individuals and families	CDBG: \$120,000	Homeless Person Overnight Shelter: 220 Persons Assisted Homelessness Prevention: 200 Persons Assisted
4	Prov access to food, water, shelter and sanitation	2020	2024	Homeless	City of Escondido	Basic needs	CDBG: \$23,500	Public service activities for Low/Moderate Income Housing Benefit: 135 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	Access to rec, ed and healthcare (inc mentl hlth)	2020	2024	Non-Housing Community Development	City of Escondido	Health and human development	CDBG: \$227,237	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 2000 Households Assisted Public service activities for Low/Moderate Income Housing Benefit: 1700 Households Assisted
6	Improve the livability of neighborhoods	2020	2024	Non-Housing Community Development	City of Escondido	Neighborhood Revitalization	CDBG: \$674,250	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 8400 Households Assisted Housing Code Enforcement/Foreclosed Property Care: 2000 Household Housing Unit Other: 150 Other
7	Economic development	2020	2024	Non-Housing Community Development	City of Escondido	Economic Development	CDBG: \$112,500	Jobs created/retained: 6 Jobs Businesses assisted: 19 Businesses Assisted

Table 6 – Goals Summary

Goal Descriptions

1	Goal Name	Create and preserve affordable rental housing
	Goal Description	Issue an RFP in FY 2023-24 to rehabilitate 15 affordable units in multifamily housing.
2	Goal Name	Affordable ownership opportunities
	Goal Description	The City will provide direct assistance to two first-time, low-income homebuyers for down payment or closing cost assistance. The second goal is to release an RFP to help fund a CHDO to add 10 new affordable homeownership.
3	Goal Name	Support homeless shelter and other services
	Goal Description	Provide shelter beds for individuals experiencing homelessness, offer mental health services and psychosocial groups, and provide free legal assistance to households at-risk of homelessness.
4	Goal Name	Prov access to food, water, shelter and sanitation
	Goal Description	Mama's Kitchen's Home-Delivered Meal Service provides medically tailored meals to low-to-moderate income Escondido residents facing critical illnesses such as cancer, type 2 diabetes, congestive heart failure and chronic kidney disease. Senior Care provides services for LMI Escondido senior residents. The program has a dedicated resource center staff who assists customers who are struggling with basic needs and housing insecurity and refers them to resources such as social services, transportation, meal programs, and other services.
5	Goal Name	Access to rec, ed and healthcare (inc mentl hlth)
	Goal Description	Support educational, recreational and mental health for all members of the community, including youth, families and seniors. The activities will help the Future Ready program by Project Next provides services to assist LMI high school students in Escondido by establishing a future center at a high school in Escondido to create drop-in services, financial counseling, skill-building, and networking for career opportunities. The program receives referrals from schools and social workers. The requested funding would enable the program to expand services to an Escondido High School. CDBG-funded project to restore the Washington Park Pool, replacing antiquated infrastructure at a popular recreation facility in an Escondido LMI community. The work is scheduled to begin in January 2024 and estimated to be completed in June 2024.

6	Goal Name	Improve the livability of neighborhoods
	Goal Description	Work with neighborhood leaders to build community, reduce slum and blight and beautify low- and-moderate income neighborhoods. The activities will help facilitate 14 neighborhood cleanups, 4 part-time code compliance, 4 part-time and supplies for graffiti removal and expanding a previously-approved lighting project on Juniper Street in Old Escondido Neighborhood.
7	Goal Name	Economic development
	Goal Description	WeeCare will expand economic opportunities through the use of technology to 19 in-home childcare providers (microenterprises) who are low/mod business owners to help expand their businesses and create 6 LMI jobs.

Projects

AP-35 Projects – 91.220(d)

Introduction

The City of Escondido Housing and Neighborhood Services Division will serve as the lead agency in the administration of all CDBG and HOME projects proposed in this plan. The City will contract with local nonprofit agencies and organizations to administer fair housing activities and some public services, in addition to administering most programs and projects directly. Any contract agencies (subrecipients) will be responsible for program implementation and all performance will be monitored by the City of Escondido.

Projects

#	Project Name
1	CDBG Admin
2	Public Services
3	Capital Improvements
4	Neighborhood Revitalization
5	HOME Administration
6	CHDO
7	Residential Rehabilitation
8	First Time Homebuyer Program

Table 7 - Project Information

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

Allocation priorities for CDBG and HOME funds were made based on the Housing Needs Assessment, Market Analysis, and the Community Needs Assessment process of the 2020-2024 Consolidated Plan (Con Plan). The Con Plan added a new goal of public safety to help pay the deposit for two fire engines in LMA. City staff made a substantial amendment in April 2023 to the 2022 Annual Action Plan and 2020-2024 Con Plan.

The City's First Time Homebuyer Program provides down payment and/or closing cost assistance to households earning up to 80% Area Median Income (AMI). The program provides a deferred payment loan for the lessor of 5% of the purchase price, up to \$25,000 and the maximum set purchase price for a new or existing home in San Diego County is \$676,000.

Due to high interest rates, low loan amount and limits on maximum purchase price, it has been difficult finding eligible households who qualify for this program. City staff will continue to evaluate the program,

look for opportunities to make improvements, work with local banks, and educate the community about these resources.

The City recognizes this program is important for low-to-moderate income households who are trying to pursue homeownership and will continue to explore the program in more depth.

AP-38 Project Summary
Project Summary Information

1	Project Name	CDBG Admin
	Target Area	Neighborhood Groups City of Escondido
	Goals Supported	Create and preserve affordable rental housing Affordable ownership opportunities Support homeless shelter and other services Prov access to food, water, shelter and sanitation Access to rec, ed and healthcare (inc mentl hlth) Improve the livability of neighborhoods Economic development
	Needs Addressed	Creation/preservation of affordable rental housing Conservation/expansion afford homeowner opport Homelessness services Basic needs Health and human development Neighborhood Revitalization Economic Development
	Funding	CDBG: \$289,371
	Description	General administration of the CDBG program. Includes staff costs for compliance, reporting, financial management and program monitoring.
	Target Date	6/30/2024
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Citywide
	Planned Activities	
2	Project Name	Public Services
	Target Area	Neighborhood Groups CDBG Eligible Areas City of Escondido
	Goals Supported	Support homeless shelter and other services Prov access to food, water, shelter and sanitation Access to rec, ed and healthcare (inc mentl hlth)

Needs Addressed	Homelessness services Basic needs Health and human development
Funding	CDBG: \$138,500
Description	Public services will benefit low-mod community members through basic needs, legal aid, clinical and supportive services with individuals experiencing homelessness and career building skills.
Target Date	6/30/2024
Estimate the number and type of families that will benefit from the proposed activities	Approximately 2,183 low- and moderate-income, disabled, housing-insecure, and various other vulnerable Escondido residents will benefit from the CDBG-funded public service activities.
Location Description	Citywide
Planned Activities	<ul style="list-style-type: none"> • Mama’s Kitchen Home Delivered Meal Service (\$7,500) Provides medically tailored meals to low- and moderate-income Escondido residents facing critical illness such as cancer, type 2 diabetes, congestive heart failure, and chronic kidney disease. • Senior Cares (\$16,000) Improves the quality of life for income seniors living in Escondido by improving accessibility to referral services, decreasing isolation, and assisting them to age in place with confidence and vitality. • Project Next (formerly San Marcos Promise) (\$30,000) Provides personal development services to LMI high students to assist with preparing the student for college and adult life. • The Legal Aid Society of San Diego (\$35,000) enforces fair housing rights and helps Escondido residents to maintain housing stability. The program provides services to Escondido residents including (1) education and outreach regarding rights and responsibilities under the Fair Housing Act and related State laws; (2) legal education, referral, advice/ and/or representation; (3) testing to detect fair housing discrimination from housing providers. • The Alabaster Jar Project (\$50,000) provides housing and counseling to victims of human trafficking to aid in recovery and prevent homelessness for this vulnerable population.
Project Name	Capital Improvements

3	Target Area	Neighborhood Groups CDBG Eligible Areas City of Escondido
	Goals Supported	Improve the livability of neighborhoods
	Needs Addressed	Homelessness services Health and human development Economic Development
	Funding	CDBG: \$344,737
	Description	Public facilities improvements.
	Target Date	6/30/2024
	Estimate the number and type of families that will benefit from the proposed activities	These programs are anticipated to serve 2,120 households, 19 microenterprises and create 6 new jobs from LMI workers.
	Location Description	

	Planned Activities	<ul style="list-style-type: none"> • The Center for Community Solutions (\$35,000) operates Hidden Valley House, a domestic violence shelter, which was funded by Escondido using CDBG funds in FY 2022-2023. The proposal requests capital funding for the lease and maintenance of the Hidden Valley House domestic violence shelter in Escondido, which provides provide 45 households (120 adults and children) with a combined 3,000 nights of shelter and services. The project will provide capital funds for utility expenses, computers, and other items. • WeeCare (\$112,500) would help expand economic opportunities for 19 in-home, family child care providers in Escondido by training them to how to use essential tools to make their business operations more efficient. The program will increase child care providers’ income, expand the provider’s capacity to serve more children and create six new jobs. • Washington Park Pool (\$197,237) is a CDBG-funded project to restore the Washington Park Pool, replacing antiquated infrastructure at a popular recreation facility in an Escondido LMI community. The work is scheduled to begin in January 2024 and estimated to be completed in June 2024. The upgrades to the facility at Washington Park will enable Escondido residents to use the Washington Park Pool during construction for the upgrades to the James A. Stone Pool at Grape Day Park. The project meets the local priority of health and human development and the HUD national objective of benefitting LMI persons/households on an area benefit basis.
4	Project Name	Neighborhood Revitalization
	Target Area	Neighborhood Groups CDBG Eligible Areas City of Escondido
	Goals Supported	Improve the livability of neighborhoods
	Needs Addressed	Neighborhood Revitalization
	Funding	CDBG: \$674,250
	Description	Improve the livability of neighborhoods through education, outreach, and the beautification/enhancement of neighborhoods.
	Target Date	6/30/2024

	Estimate the number and type of families that will benefit from the proposed activities	Neighborhood revitalization activities focused in CDBG-eligible areas of the city will provide improved livability of residents in Neighborhood Groups and overall city beautification.
	Location Description	CDBG-eligible communities
	Planned Activities	<ul style="list-style-type: none"> • Neighborhood clean ups (\$33,804) in LMI communities within Escondido • Code compliance (\$107,723) to prevent slum/blight in LMI communities • Graffiti Eradications (\$107,723) to prevent slum/blight in LMI communities • Pedestrian-scaled Lighting Phase II (\$425,000) in Old Escondido Neighborhood (LMA) is a CDBG-funded capital project will install LED street and acorn pedestrian-scaled lighting on Juniper Street in the Historic District of Escondido between Second Avenue and Ninth Avenue (Census Tracts: 202.14, 206.01 and 206.02) which has a total LMA population of 72%. This is the second phase of the project. The first phase of the project was allocated \$595,370, and included the design work for both phases of the project.
5	Project Name	HOME Administration
	Target Area	City of Escondido
	Goals Supported	Create and preserve affordable rental housing Affordable ownership opportunities
	Needs Addressed	Creation/preservation of affordable rental housing Conservation/expansion afford homeowner opport
	Funding	HOME: \$80,319
	Description	HOME Administration Costs
	Target Date	6/30/2024
	Estimate the number and type of families that will benefit from the proposed activities	N/A
	Location Description	Citywide

	Planned Activities	
6	Project Name	CHDO
	Target Area	City of Escondido
	Goals Supported	Affordable ownership opportunities
	Needs Addressed	Conservation/expansion afford homeowner opport
	Funding	HOME: \$120,479
	Description	Build affordable housing
	Target Date	6/30/2024
	Estimate the number and type of families that will benefit from the proposed activities	The City anticipates serving 10 households with the development of new homes.
	Location Description	Citywide
	Planned Activities	Build affordable housing
7	Project Name	Residential Rehabilitation
	Target Area	City of Escondido
	Goals Supported	Create and preserve affordable rental housing
	Needs Addressed	Creation/preservation of affordable rental housing
	Funding	HOME: \$552,392
	Description	Rehabilitate at least 15 affordable multifamily units. The total estimated cost is \$1,327,000.00
	Target Date	6/30/2024
	Estimate the number and type of families that will benefit from the proposed activities	15 LMI households through rehabilitation.
	Location Description	Citywide
	Planned Activities	Release an RFP in the next 12 months
8	Project Name	First Time Homebuyer Program
	Target Area	City of Escondido

Goals Supported	Affordable ownership opportunities
Needs Addressed	Conservation/expansion afford homeowner opport
Funding	HOME: \$50,000
Description	Offer two \$25,000 loans to qualified low and moderate-income Escondido residents who are purchasing a home.
Target Date	6/30/2024
Estimate the number and type of families that will benefit from the proposed activities	Two households
Location Description	Citywide
Planned Activities	Help provide loans to LMI residents

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

HOME: The City of Escondido does not distribute HOME allocations for housing programs and projects geographically. Available allocations are spent citywide. There are areas of focus, including areas in the older, central core of the City, although no specific target areas have been established.

CDBG: The City of Escondido currently has 18 priority Neighborhood Groups, 17 of which are located in low-to-moderate income census tracts. They are generally older areas and are either in or around the central core of the City.

Geographic Distribution

Target Area	Percentage of Funds
Neighborhood Groups	
CDBG Eligible Areas	19
City of Escondido	81

Table 8 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

CDBG funds are prioritized by funding public services that are limited to low- and moderate-income individuals and families and capital improvement projects. Additional capital improvement and neighborhood revitalization efforts are funded with CDBG dollars are prioritized in low- and moderate-income areas where infrastructure tends to need repair.

Discussion

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

In addition to federal funding, the City will continue to seek additional funding sources in order to support as many Escondido households as possible.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	25
Special-Needs	0
Total	25

Table 9 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	10
Rehab of Existing Units	15
Acquisition of Existing Units	0
Total	25

Table 10 - One Year Goals for Affordable Housing by Support Type

Discussion

The City of Escondido staff was awarded a \$736,066 grant in 2023 from the County of San Diego to provide capital funds to open a low-barrier emergency shelter with a local nonprofit. The program will serve 10-16 families at one time with wraparound services, family therapy, and transportation with emphasis on income and housing placement. The goal is to serve 50 families annually with 33 families exiting into permanent housing and 28 families within increased household income.

The City of Escondido is in the final stages of development of Valley Senior Village which is a 50-unit affordable housing complex ranging from 30% to 60% Area Median Income for seniors. The project will be complete in July 2023 and leased in the fall 2023. The program will have 25 units of permanent supportive housing individuals who are experiencing homelessness. The City allocated \$4 million dollars from Successor Housing Agency funds and helped the developer apply for low-income tax credits and grants using various downtown specific plans.

Housing and Neighborhood Services staff is working the Planning Division on density bonus

requirements and affordable housing agreements.

AP-60 Public Housing – 91.220(h)

Introduction

There are no public housing units located in the City of Escondido, and the City is not considered a Public Housing Authority. The County of San Diego is the Housing Authority that administers the rental assistance program, Housing Choice Voucher Program which is also commonly referred to as Section 8, for Escondido residents.

The City of Escondido has 3,850 people on the County's waiting list for the Housing Choice Voucher Program which is a 21% increase from 2022. Close to half of applicants are families. 20% are single, 20% report having a disabling condition and 10% are elderly. The County currently serves 875 households in the city with a voucher in 2023 which is a 11% decrease from 981 households. More research needs to be conducted to explain why the decrease in vouchers. When looking at the program recipients' demographic information, 679 households are considered disabled/elderly, 153 households are considered a small family (less than four people) and 43 households are a large family (which is 5 people+). Eighty-five percent of all voucher holders are extremely low-income (0-30% AMI).

The City of Escondido's public housing needs are addressed by the Housing Authority. The City supports the County in their efforts to address the needs of low-income households in Escondido. City staff educates community members of the program and helps them apply for benefits by directing them to the County's webpage. Two Housing & Neighborhood Staff attended a Housing Quality Standards (HCV) training and have become certified. Having this knowledge of the program and housing requirements will better support the residents of Escondido.

Although the City of Escondido is not a Public Housing Authority, the County represents residents of Escondido. The County has established a public housing resident advisory board for county public housing developments and the Housing Choice Voucher Program participants. The City would engage in candid conversations with the PHA and explore various strategies to support the program.

Housing subsidies and ongoing rental assistance programs like Housing Choice Vouchers are very important to provide housing stability and wellness for extremely low and low-income households. The need is high and waitlists are long, and as a result, many applicants are unable to access this important resource. The City of Escondido currently offers a shallow subsidy program to twenty seniors who are severely rent burdened who are living in mobile home and apartments. Part of the condition of the program is to be on the Section 8 waitlist. The City will be expanding that program to 30 residents in fiscal year 2023 to help more vulnerable community members and align with its Housing Element goals. The subsidy currently ranges from \$75 - \$125 per month and is funded through Successor Housing

Agency funds.

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

The City of Escondido's public housing needs are addressed by the Housing Authority of the County of San Diego (HACSD). The City supports the HACSD in their efforts to address the needs of low-income households in Escondido. City staff have met with HACSD to discuss Housing Choice Vouchers and the distribution of the Emergency Housing Voucher (EHV) for households experiencing homelessness.

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

Although the City of Escondido is not a Public Housing Authority, the HACSD represents residents of Escondido. The HACSD has established a public housing resident advisory board for county public housing developments and the Housing Choice Voucher Program participants.

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

Not applicable.

Discussion

Housing subsidies and ongoing rental assistance programs like Housing Choice Vouchers are very important to provide housing stability and wellness for extremely low and low-income households. The need is high and waitlists are long, and as a result, many applicants are unable to access this important resource.

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

Introduction

Addressing homelessness is one the City’s top priorities. According to the 2023 Point-in-Time Count, the City had 488 unduplicated individuals experiencing homelessness (sheltered/unsheltered) in the City of Escondido. The City saw a 67% increase in the unsheltered population compared to 182 unduplicated individuals counted in the previous year. The City Council voted in March 2023 to create a Homelessness Ad Hoc Subcommittee. The Subcommittee has met numerous times in April, May and June 2023 to discuss this important topic.

- 1) The City received \$2.26M in HOME-ARP funds to support homeless services. The City Council conditionally approved the plan to fund supportive services and housing solutions.
- 2) The City Council voted on March 8, 2023 to create a Homelessness Ad Hoc Subcommittee. The Subcommittee has met numerous times in April and May 2023 to discuss this important topic.
- 3) The City of Escondido continues to facilitate the North County Homeless Group that brings together all eight North County cities on a monthly basis to discuss homelessness with representation from the Regional Task Force on Homelessness and the County of San Diego.

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

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

The City continues to expend funds related to its ESG-CV contracts which are set to end in September 30, 2023.

The Escondido Police Department’s Community Oriented Policing and Problem-Solving Unit (COPPS) contracts with a licensed mental health clinician to provide outreach and intensive care coordination with unhoused individuals living on the streets in Escondido. The COPPS Unit and Public Works Team conducts outreach and encampment cleanups with other nonprofit service providers and CalTrans multiple times a week.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City anticipates awarding the Alabaster Jar Project \$50,000 to fund their transitional housing program for survivors of human trafficking in Escondido with mental health, substance use, and educational programming and Center for Community Solutions \$35,000 to support its local 49-bed emergency shelter in Escondido for domestic shelter survivors. Data shows a high correlation that

between domestic violence and homelessness.

The City will be participating in a byname list pilot program with the County of San Diego. Having an identified list will be able to understand the scope of the problem, right-size resources and design more meaningful programs.

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 City will be participating in a byname list pilot program with the County of San Diego. Having an identified list will be able to understand the scope of the problem, right-size resources and design more meaningful programs.

The City is preparing to award a \$1.6M grant in homelessness prevention and utility assistance in summer/fall 2023 to a subrecipient to help households in Escondido who are behind on their payment of rent, mortgage or utilities and are at-risk of homelessness using CDBG-CV funds.

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 City facilitates a quarterly service provider meeting with program managers and providers from various health care facilities, mental health facilities and youth services to discuss gaps and opportunities in housing, health, social services, employment, education and youth needs. The City has funded various homelessness prevention through the use of ESG, ESG-CV and CDBG-CV dollars. Since the City is not a recipient of ESG funds for FY 2023-2024, we will be looking creatively to other funding streams to fill this gap.

Discussion

The City recognizes homelessness is a priority and is taking actionable steps to combat this problem.

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

Introduction:

Both market and governmental factors can pose constraints to the provision of adequate and affordable housing. Two of the greatest barriers to affordable housing continue to be cost and supply. As demonstrated in the 2020-2024 Consolidated Plan, there is a great need for affordable housing in Escondido. The City of Escondido will continue to remove any barriers to affordable housing possible by implementing a Housing Element in conformance with State law, and by reducing development and cost constraints to developing housing when possible. The City will continue to use available funding to mitigate

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

The City of Escondido does experience barriers to affordable housing as identified in the 2020-2024 Consolidated Plan, including governmental constraints, market conditions, lack of funding sources, and land and construction costs. Many of the barriers are not controlled by the City, such as land and construction costs and state/federal constraints.

The City of Escondido is currently in the process of updating its Housing Element. The City will follow up on any governmental constraints to housing development that are identified in the Housing Element, including appropriate amendments to the Zoning Code. In the meantime, the City continues to monitor zoning and development regulations, environmental requirements, and development processes, and will implement the streamlined permit process required by State law.

The City approved its East Valley Specific Plan in July 2023 which will help to comprehensively assess and address housing development at all levels in Escondido.

The City will also continue to use available funding, including its HOME allocation, to provide assistance to first time homebuyers and provide additional affordable housing help to mitigate some barriers to affordable housing. The City continues to work with developers to assist them to provide as much affordable housing as possible.

Discussion:

AP-85 Other Actions – 91.220(k)

Introduction:

This section discusses the City’s underserved needs and institutional structure for delivering housing and community development activities, as identified in the 2020-2024 Consolidated Plan.

Actions planned to address obstacles to meeting underserved needs

The City hopes to meet the goal of rehabilitating affordable rental units, building affordable housing and assisting with homeownership. The City will release an RFP in the coming year to rehabilitate at least 15 units as well as build affordable housing. City staff will work with banks, community members and nonprofits to learn more about the barriers to homeownership and update their First Time Homebuyer program design.

The City is currently in approved the East Valley Specific Plan in July 2023 and is in the process of certifying its Housing Element with HCD.

Actions planned to foster and maintain affordable housing

When the affordability period of an existing affordable housing project is nearing the end, the City works with the owners of the project to try to extend the regulatory agreements and the affordability period, to maintain the City’s affordable housing stock. The City has several options available to assist in preserving affordability, including refinancing an existing mortgage, providing incentives to the owner, and assisting in obtaining additional financing such as tax credits. The City also will encourage owners of existing projects to apply for project-based vouchers with the County to strengthen the fiscal health of the properties.

Actions planned to reduce lead-based paint hazards

HUD requires all CDBG and HOME funded activities to comply with HUD’s lead-based paint regulations. The City of Escondido is committed to addressing lead-based paint hazards. Federal law requires lead-based paint disclosure and education prior to leasing, renting, selling or purchasing most pre-1978 housing. The City will follow disclosure and warning requirements about lead-based paint, including incorporation of the “Protect Your Family from Lead in your Home” pamphlet in all applicable housing programs. The City will conduct required lead-based paint related activities for all HOME funded activities under title X regulations, such as notification, paint testing, risk assessment, hazard reduction or abatement, and clearance. All abatement activities will be performed by a certified professional. The City will also send staff to EPA-compliance lead based paint hazard training, when

possible.

Actions planned to reduce the number of poverty-level families

The City will implement its 5-year Strategic Plan, including a strategy to reduce the number of poverty-level families. The anti-poverty strategy includes economic development programs to increase business opportunities, business retention, employment marketability, job training, and connection to jobs and opportunities. The strategy also includes an increase of affordable housing opportunities, rapid re-housing, and homelessness prevention programs. Activities will be focused in the urban core, but also in the remainder of CDBG-eligible areas in the City. Efforts will be coordinated with other agencies and nonprofit organizations as much as possible.

Actions planned to develop institutional structure

The City's Housing and Neighborhood Services Division will ensure compliance with HUD entitlement grants. It will develop and implement ways to increase operational efficiencies of HUD programs through enhanced coordination, technical assistance and effective oversight. The Housing and Neighborhood Services Division will continue to work on a consistent basis with other departments within the City, other government agencies, non-profit groups, and private industry, in addition to the Regional Taskforce on Homelessness (CoC), to coordinate provision of improvements, housing and services to the City's residents, while administering the CDBG and HOME programs.

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

The City will continue to update its list of interested non-profits, affordable housing advocates, CHDOs, public agencies and community and neighborhood groups in order to facilitate the best coordination of services. During the Consolidated Plan period the City will continue to reach out to stakeholders to update progress and any new or changing needs. The City coordinates with many regional groups, including SANDAG, the Regional Task Force on Homelessness (RTFH), and the San Diego Regional Alliance for Fair Housing (SDRAFFH). The City will continue to be involved with various community groups involved with all aspects of community development, services and housing, and will assist them in the provision of affordable housing and services to help achieve the goals of the Consolidated Plan.

The Housing and Neighborhood Services Division will work closely with the City's Economic Development Division to coordinate economic development goals with private industry, social service agencies, and businesses.

The Division also will continue to be involved with various community and neighborhood groups to

coordinate provision of community facilities and services.

Discussion:

Program Specific Requirements

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

Introduction:

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
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:	0

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.	70.00%

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:

City staff will explore what alternative funds can be used, such as Successor Housing Agency funds,

or grant opportunities to support HOME funds.

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:

The City does not currently have any projects with recapture restrictions. The City would impose recapture requirements that comply with HOME Final Rule, 24 CFR 92.254. If a property that is assisted with HOME funds is no longer owner-occupied, is refinanced or is sold, the HOME loan becomes due. Recapture provisions limit the amount to be recaptured to the net proceeds of the sale (sales price minus loan repayment – other than HOME funds – and closing costs). This applies to all units regardless of nature of sale. Recapture funds are re-invested by the City into HOME-eligible activities.

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:

The City of Escondido imposes recapture requirements that comply with the HOME Final Rule, 24 CFR 92.254. If a property that is assisted with HOME funds is no longer owner-occupied, is refinanced or is sold during the first ten years, the homeowner is responsible for repaying the entire principal amount plus interest to the City. Since the maximum amount loaned in the first-time homebuyer program is the lesser of \$25,000 or 5 percent of the purchase price, the required affordability period of 24 CFR 92.254(a)(4) is ensured. Interest is forgiven after ten years, but repayment of principal is still required. Recapture funds are re-invested by the City into the HELP first-time homebuyer program, housing development, or other HOME-eligible activities.

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:

None.

5. If applicable to a planned HOME TBRA activity, a description of the preference for persons with special needs or disabilities. (See 24 CFR 92.209(c)(2)(i) and CFR 91.220(l)(2)(vii)).

N/A

6. If applicable to a planned HOME TBRA activity, a description of how the preference for a specific category of individuals with disabilities (e.g. persons with HIV/AIDS or chronic mental illness) will narrow the gap in benefits and the preference is needed to narrow the gap in benefits and services

received by such persons. (See 24 CFR 92.209(c)(2)(ii) and 91.220(l)(2)(vii)).

N/A

7. If applicable, a description of any preference or limitation for rental housing projects. (See 24 CFR 92.253(d)(3) and CFR 91.220(l)(2)(vii)). Note: Preferences cannot be administered in a manner that limits the opportunities of persons on any basis prohibited by the laws listed under 24 CFR 5.105(a).

N/A

**Emergency Solutions Grant (ESG)
Reference 91.220(l)(4)**

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

The City is not receiving funding for the ESG program in FY 2023-24.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

N/A

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).

N/A

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.

N/A

5. Describe performance standards for evaluating ESG.

N/A

