



CITY OF LANCASTER

SUBSTANTIAL AMENDMENT TO THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) 2021-2022 AND 2022-2023 ACTION PLANS

**DRAFT FOR PUBLIC COMMENT PERIOD
November 11, 2022 – December 13, 2022**

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EXECUTIVE SUMMARY

Background

The U.S. Department of Housing and Urban Development (HUD) requires all entitlement communities receiving Community Development Block Grant (CDBG) funds, such as the City of Lancaster (City), to prepare and submit a Consolidated Plan every five (5) years to establish a unified, strategic vision for economic development, housing and community development actions. The Consolidated Plan encompasses the analysis of local community needs and coordinates appropriate responses to those needs and priorities.

The Consolidated Plan is carried out through Annual Action Plans which provide a concise summary of the actions, activities, and the specific federal and non-federal resources that will be used each year to address the priority needs and specific goals identified in the Consolidated Plan.

Per the City's Citizen Participation Plan (CPP), a Substantial Amendment to a Consolidated Plan and Action Plan is required when a "substantial" change is proposed as it relates to funding priorities, proposed activities, goals, and objectives. This substantial amendment to the Action Plans is necessary because the City has identified one (1) activity that it wishes to cancel and transfer its funds along with additional uncommitted funds totaling a combined amount of \$681,258 to one (1) new activity.

CDBG

PY 2021/2022 Activity

- Mobile Home Rehabilitation Program – repurpose \$181,258 from existing budget and cancel activity

Uncommitted Prior Year CDBG Funds: \$500,000

- PY 2020 - \$404,961.62
- PY 2021 - \$95,038.38

Sources

The City will program the following resources in this substantial amendment to the PY 2022-2023 Annual Action Plan and corresponding PY 2020-2024 Consolidated Plan (which may be found at www.cityoflanasterca.org/our-city/departments-services/housing-neighborhood-revitalization/cdbg-community-development-block-grant to increase the PY 2022-2023 budget:

PY 2020 Formula CDBG:	\$404,961.62
PY 2021 Formula CDBG:	\$276,296.38
TOTAL:	\$681,258.00

City Council is responsible for determining how CDBG funds will be used to provide decent housing, a suitable living environment, and expanded economic opportunities principally for persons of low- and moderate-income persons. In consultation with the City Council, City departments, and partners serving the needs of low- and moderate-income individuals and families in the community, this submission to the City Council requests approval to invest the above funding for the project listed below.

Proposed Project

CDBG

2022/2023 Housing Rehabilitation Program:

Original Allocation:	\$0
Proposed Increase:	\$681,258
Total Proposed Budget:	\$681,258

PROCESS

The City is conducting a 30-day review period for this substantial amendment from November 11 – December 13, 2022. The City will conduct a public hearing for the substantial amendment as part of the December 13, 2022, City Council meeting.

To encourage review and comment on the proposed activities, the City published notices in English and Spanish in the Antelope Valley Press on **Tuesday, November 8, 2022**, advertising the substantial amendment in compliance with the City's CPP. An electronic copy of the substantial amendment was available on the City's website and hard copies were placed at the Lancaster City Hall – Finance & Information Technology Department and City Clerk's Office, 44933 Fern Avenue, Lancaster, CA 93534.

Sort Order	Activity	Target Population	Summary	Summary of Comments Received
1.	Public Hearing	<ul style="list-style-type: none">• Minorities• Non-English Speaking• Persons with disabilities• Broad community• Residents of public/assisted housing• Stakeholders	The City conducted its public hearing to review the Substantial Amendment on December 13, 2022.	<i>(to be completed after public hearing)</i>
2.	Comment Period	<ul style="list-style-type: none">• Minorities• Non-English Speaking• Persons with disabilities• Broad community• Residents of public/assisted housing• Stakeholders	The City conducted its comment period from November 11 – December 13, 2022.	<i>(to be completed at close of public comment period)</i>

Table 1 – Resident Engagement

EXPECTED RESOURCES – 91.220(C)(1,2)

Introduction

The City is repurposing \$681,258 from Pre-PY 2022 formula CDBG resources.

Anticipated Resources

Program	Source of Funds	Eligible Use of Funds	Funds	Narrative Description
Formula CDBG	Public-Federal	<ul style="list-style-type: none">• Public Services• Economic Development• Public Improvements• Affordable Housing• Planning and Administration	\$681,258	Activities to provide decent housing, a suitable living environment, and expanded economic opportunities principally for persons of low- and moderate- income within the City.

Table 2 - Expected Resources

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

In the initial planning and programming of these resources, the Finance Department has worked closely with other City departments as well as monitored other funding sources available at the local, state, and federal level to ensure that the City is not providing duplicative assistance and addressing unmet needs and gaps for low- and moderate-income residents.

Annual Goals and Objectives – 91.220(c)(3)

The City will be amending its Affordable Housing Preservation goal to reallocate Pre-PY 2022 CDBG resources. These resources will be re-programmed in the PY 2022 Action Plan and corresponding PY 2020 – PY 2024 Consolidated Plan.

Newly Proposed Objectives

6	Goal Name	Affordable Housing Preservation
	Goal Description	Preserve the quality of existing owner-occupied dwellings housing units through rehabilitation including lead-based paint education, inspection, testing and abatement.

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable Housing Preservation	2022	2023	Affordable Housing	Citywide	Affordable Housing	CDBG: \$681,258	Homeowner Housing Rehabilitated: 20 Household Housing Units

Table 3 – Annual Goals

PROJECTS – 91.220(D)

Introduction

With the repurposing of Pre-PY 2022 CDBG resources, the City will increase funding to the following project in the PY 2022 Annual Action Plan:

#	Project Name
1.	2022-2023 Housing Rehabilitation Program

Table 4 – Project Information

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

This program was determined in consultation with City staff, departments, and stakeholders serving low- and moderate-income residents of Lancaster to provide decent housing, a suitable living environment, and expanded economic opportunities principally for persons of low- and moderate- income within the City.

Project Summary Information

1	Project Name	2022-2023 Housing Rehabilitation Program
	Target Area	Citywide
	Goals Supported	Affordable Housing Preservation
	Needs Addressed	Affordable Housing
	Funding	CDBG: \$681,258
	Description	This program will provide financial assistance to rehabilitate low-income single-family owner-occupied homes, including mobile homes. Such improvements will address health and safety concerns, code violations, and lead-based requirements.
	Target Date	06/30/2023
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 20 Household Housing Units
	Location Description	Citywide
	Planned Activities	2022-2023 Housing Rehabilitation Program (20 Household Housing Units) - \$681,258

Table 5 – Project Details