

Stanislaus County Community Development Block Grant Consortium



Consolidated Annual Performance and Evaluation Report (CAPER) Fiscal Year 2004-2005

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Stanislaus County Community Development Block Grant Consortium

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**CONSOLIDATED ANNUAL PERFORMANCE EVALUATION REPORT
FY 2004-2005
STANISLAUS COUNTY
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM CONSORTIUM**

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I. INTRODUCTION

Stanislaus County annually receives Community Development Block Grant (CDBG) funds from the U.S. Department of Housing and Urban Development (HUD). In 2002, Stanislaus County formed the Stanislaus County Community Development Block Grant Program Consortium, which includes the Cities of Oakdale and Patterson. HUD requires Stanislaus County to prepare and submit a five-year Consolidated Plan and Annual Action Plans as applications for these funds. The County also prepares this Consolidated Annual Performance and Evaluation Report (CAPER) annually to present the progress made in accomplishing goals set forth in the Consolidated Plan and Action Plan for the Community Development Block Grant (CDBG) Program, and the Emergency Shelter Grant (ESG) Program. This report is for the Fiscal Year beginning July 1, 2004, and ending June 30, 2005.

The CAPER consists of a narrative and a number of statistical documents. The narrative is divided into four parts. The first part concerns the accomplishments of the jurisdictions in the Stanislaus County Community Development Block Grant Program Consortium for the FY 2004-05. The second part consists of a summary of accomplishments for the non-profit agencies that were awarded a grant under the Stanislaus County Public Service Grant program during FY 2004-05. The third part of the narrative is the assessment of the five-year objectives of the Stanislaus County Consolidated Plan 2002-07 and the activities for FY 2004-05. The fourth part of the narrative consists of general reporting requirements, which includes a CDBG and ESG Financial Summary.

Stanislaus County is a partner in the City of Turlock/Stanislaus County HOME Consortium, which includes the Cities of Oakdale and Patterson. As the lead agency the City of Turlock administers the HOME program for the County and reports the partnering jurisdiction's activities in the HOME Consortium's CAPER.

A. COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

Stanislaus County completed its third year as a U.S. Department of Housing and Urban Development (HUD) entitlement community in FY 2004-05. The County is classified as an Urban County jurisdiction and is comprised of the unincorporated County and the Cities of Ceres, Hughson, Newman, Oakdale, Patterson, Riverbank, and Waterford. However, only the County and the Cities of Oakdale and Patterson are currently participating in the Community Development Block Grant Program (CDBG) and Emergency Shelter Grant (ESG) Program entitlement funding. Each year the Urban County jurisdictions receive a formula-based allocation of HUD program resources. These resources are then internally allocated to each of the participating Urban County jurisdictions to use within their communities to address community development needs identified in the Consortium's Consolidated Plan.

Title I of the National Affordable Housing ACT (NAHA) of 1990 established the requirement that states and local governments that apply for direct assistance under certain HUD programs have a Consolidated Plan that has been approved by HUD. The federal requirements call for a five-year Consolidated Plan with annual updates. Pursuant to these requirements, the County of Stanislaus adopted a Consolidated Plan for program years 2002-07.

During the preparation of the Five-Year Consolidated Plan, the County and its participating jurisdictions identified local housing and community development needs. These needs were then prioritized with the intention that programs would be designed and funded to address these identified needs.

Available Resources/Use of Funds

During FY 2004-05 the County administered its CDBG entitlement grant of \$2,288,000. The total expenditure of the CDBG program for FY 2004-05 program was \$1,919,807.57. (See Table 1, below). The total expenditure for the CDBG and ESG program is in the last section of the CAPER.

CDBG funds for the fiscal year 2004-05 that were not expended will be carried over into the next fiscal year and remain within their respective project. Unexpended funds from the County Public Service Grant program and the Program Administration will be re-allocated into the following existing projects (Robertson Road Infrastructure Project, Homeless Day Facility and Shelter Support, Neighborhood Revitalization Program, and the Workforce Development Program) for FY 2005-06. The City of Oakdale will also re-allocate any program administration funds into their CDBG Infrastructure program for the next fiscal year.

CDBG & HOME Allocations

The 2004-05 annual allocations and carry-over amounts per jurisdiction are as follows:

Table 1- HUD Entitlement Allocations

Jurisdiction	CDBG	Carry-Over*	Funds Expended	Total Balance**
Stanislaus County	\$988,951.00	\$1,716,881.47	\$1,357,788.82	\$1,348,043.65
City of Oakdale	\$538,660.00	\$341,566.72	\$173,858.00	\$706,368.72
City of Patterson	\$531,589.00	\$57,000	\$81,029.00	\$507,560.00
Special Programs	Allocation	Carry-Over*	Funds Expended	Total Balance**
CDBG Public Services	\$228,800.00	\$0.00	\$227,178.79	\$ 1,621.21
ESG Public Services	\$85,010	\$0.00	\$79,952.96	\$5,057.04
TOTAL	\$2,370,010.00	\$2,115,448.19	\$1,919,807.57	\$2,568,650.62
Jurisdiction	HOME	Carry-Over*	Funds Expended	Total Balance
Stanislaus County	\$541,000.00	\$0,000.00	\$287,500.00	\$253,500.00
City of Oakdale	\$ 90,106.00	\$217,501.00	\$0.00	\$307,607.00
City of Patterson	\$50,089.00	\$58,338.00	\$36,500.00	\$71,927.00
TOTAL	\$681,195.00	\$275,839.00	\$324,000.00	\$633,034.00

*Carry over from previous years

** Carry over for FY 2005-2006

The carry-over for the HOME program is determined by the Integrated Disbursement Information System (IDIS) reports that are generated by the City of Turlock, which is the County's HOME Consortium lead agency. These totals reflect activity through the month of June of the 2004-05 fiscal year. Final numbers will not be available until the end of the fiscal year.

In the second column in the table above the allocation amounts for FY 2004-05 CDBG and HOME programs are indicated. The third column indicates the carry over from FY 2003-04 that was re-allocated into the 2004-05 fiscal year. Funds expended by all jurisdictions and the public services grant program during the FY 2004-05 are noted in the fourth column. The fifth column presents the balance for the CDBG and HOME programs that will be carried over into FY 2005-06.

Stanislaus County and the Cities of Patterson and Oakdale programmed their CDBG funds according to the priorities, needs, goals and objectives of the Consolidated Plan. The Cities of Patterson and Oakdale have made considerable progress in their capital improvement projects during this fiscal year. Various infrastructure projects and a housing rehabilitation program have contributed to the revitalization of low-income neighborhoods. Stanislaus County has had another successful year with its Public Service Grant program, and the Fair Housing program with Project Sentinel.

B. HOME INVESTMENT PARTNERSHIP PROGRAM

Stanislaus County is also part of a Home Investment Partnership (HOME) Consortium with the City of Turlock. It is through this HOME consortium that the County receives HOME funds, and disburses allocations to the cities of Oakdale and Patterson. As sub-recipients, the cities of Oakdale and Patterson report their HOME projects and activities to the County.

Available Resources/Use of Funds

Stanislaus County received \$541,000 from the HOME Consortium during FY 2004-05. The County set aside \$200,000 of its 2004-05 fiscal year allocation to assist the City of Patterson for the Heartland Ranch Senior Housing Project. Stanislaus County uses its HOME funds for its Down Payment Assistance program and for the Housing Acquisition program. The County processed five Down Payment Assistance loans during FY 2004-05 totaling \$187,500 using HOME funds and \$62,500 in Redevelopment Housing Set-Aside funds.

The City of Oakdale received an allocation of \$90,160 that brought their total HOME balance to \$307,661. There was no expenditure of HOME funds during FY 2004-05 for Oakdale, therefore these funds will be carried over into FY 2005-06. The City of Patterson received \$50,089 in HOME funds that brought their total to \$108,427. Patterson expended a total of \$36,500 in HOME funds for their El Soloyo Housing Rehabilitation Project in FY 2004-05, and has a remaining balance of \$71,927 for FY 2005-06.

C. EMERGENCY SHELTER GRANT PROGRAM

The Emergency Shelter Grants (ESG) program is designed to be the first step in a continuum of assistance to prevent homelessness and to enable homeless individuals and families to move toward independent living.

The Emergency Shelter Grants program was originally established by the Homeless Housing Act of 1986, in response to the growing issue of homelessness among men, women, and children in the United States. In 1987, the ESG program was incorporated into subtitle B of Title IV of the McKinney-Vento Homeless Assistance Act (42 U.S.C. 11371-11378).

ESG is a formula-funded program that uses the CDBG formula as the basis for allocating funds to eligible jurisdictions, including States, territories, and qualified metropolitan cities and urban counties for:

- Rehabilitation/Renovation/Conversion
- Essential Services
- Operational Costs
- Homeless Prevention Activities
- Administrative Costs

The Emergency Shelter Grant (ESG) Program is to supplement State, local and private efforts to improve the quality and number of emergency shelters and transitional facilities for homeless people. The purpose of ESG funds is to help operate these facilities, to provide essential support services to residents, and to help prevent at-risk families or individuals from becoming homeless.

Stanislaus County became eligible for Emergency Shelter Grant (ESG) funds for the first time during the 2004-05 fiscal year. Funds were set aside for this program to allow non-profits and service providers to apply through a competitive process for an Emergency Shelter Grant. The maximum amount that an eligible agency may apply for is outlined in Section III.

Available Resources/Use of Funds

During the 2004-05 fiscal year the County received \$85,010 in ESG funds. A total of \$5,057.04 will be carried into the upcoming fiscal year, this money was not expended due to the homeless service provider beginning the year with some unforeseen staffing issues, which have since been corrected. The carry-over amount will be re-allocated into the category from which it originated. A total of five homeless service providers were assisted during the fiscal year that provided services throughout the county. During the 2004-05 fiscal year homeless service providers used over \$493,671 in matching funds from other public and private sources to ensure successful programs. A summary of the accomplishments for the ESG program is in Section III of the CAPER.

D. CITIZEN PARTICIPATION PROCESS

The Stanislaus County Planning and Community Development Department has the lead role in the preparation of the Stanislaus County Community Development Block Grant Program Consortium's Consolidated Annual Performance Evaluation Report (CAPER) 2004-05. The Department consulted with private and public agencies, non-profit organizations and citizens to solicit their input in the preparation of the CAPER.

In order to elicit public participation in the preparation of the CAPER, public notices were published and letters were mailed to housing and supportive service organizations notifying them of the public meetings and how they could participate. A series of public meetings were scheduled throughout the month of August 2005 to discuss the accomplishments of the

partnering jurisdictions and the public service grantees. Staff presented to various community groups and organizations regarding the CDBG and HOME program in English and Spanish.

The CAPER will be released for public review and comment for the period beginning August 16 through September 20, 2005. A notice of the availability of the CAPER for public review and comment was made through publication in The Modesto Bee, Vida en el Valle, The Oakdale Leader and the Patterson Irrigator, all of which are general circulation newspapers for the participating jurisdictions.

Copies of the CAPER are made available for review at the Stanislaus County Planning and Community Development Department, the Planning Departments of Oakdale and Patterson, the Stanislaus County Main Library, Patterson Branch Library, Oakdale Branch Library and at other appropriate public agencies throughout the County. The CAPER will be taken to the Oakdale and Patterson City councils for adoption during the months of August and September 2005 and a public hearing will be held September 20, 2005 before the County Board of Supervisors for final approval.

II. SUMMARY OF CDBG PROGRAM ACCOMPLISHMENTS

A summary of the accomplishments per jurisdiction for the Community Development Block Grant Consortium is contained in this section of the CAPER. All projects included in the 2004-05 Annual Plan were scheduled for implementation during that fiscal year. However, there were some projects (e.g. extensive infrastructure) that require funding from multiple years in order for completion. Preliminary work was begun in the year that the projects were initially funded.

A. STANISLAUS COUNTY

Fair Housing Program

\$35,000.00 Funds Budgeted

Project # SC-04-03

\$33,000.00 Funds Expended

Stanislaus County contracted with Project Sentinel to provide fair housing services that enabled and empowered members of the community to have open and informed housing opportunities and to overcome housing discrimination. This is accomplished by in-depth conciliation/mediation, and when necessary, litigation. The main objective of the agency is to raise the level of awareness of fair housing rights and responsibilities among home seekers, owners, managers, and the general public.

During the fiscal year, Project Sentinel provided information and referral services to 152 individuals. The agency provided fair housing investigation services to 15 documented, valid housing complaints/audits. These services included testing, canvassing, statistical analysis, witness interviews and counseling. Of the 15 new cases that were opened, one (1) was marital status; two (2) were race complaints; two (2) were familial status; two (2) were handicap/disability; two (2) were source of income; three (3) were national origin; and three (3) were gender.

The agency counseled and provided assistance to 30 tenant/landlord dispute cases; distributed over 2,700 agency flyers, brochures (multi-lingual) throughout the community; as well as attended or participated in 71 public outreach and housing industry education activities. In order to maintain the cooperation of owners and managers in eliminating those rental practices, which are discriminatory in their effect, we conducted two (2) landlord/tenant workshops, as well as provided 23 presentations to area agencies and the general public in regards to fair housing issues.

In addition, the agency conducted an education/outreach campaign that included the use of mass media: radio, television Public Service Announcements, newspaper ads, transit posters and billboards. An agency website is maintained at www.housing.org that provides fair housing education.

Sanitary/Sewer Lateral Connection Program (South Ceres Area)

\$410,211.43 Funds Budgeted

Project # SC-04-03

\$213,337.97 Funds Expended

These funds were used in the form of a grant/loan program to assist very low and low-income eligible households to connect to municipal sewer service in the unincorporated South Ceres area. Eligible homeowners received either a low interest (3%) 15-year loan or a grant to finance the water and sewer connections. The program served 9 households

during the 2004-05 fiscal year. In July 2005, household eligibility, the contractor bidding process, as well as construction is under way for nine additional more households to receive program assistance. Once these have been completed any remaining funds will be used for our next Sanitary Sewer project in the Robertson Road neighborhood. This year the program assisted 7 low-income households, 2 very-low income households. Of those households 67% were of Hispanic ethnicity, 22% were over 62 years of age, and over 44% were disabled.

Keyes Storm Drain Design Project

\$400,000.00 Funds Budgeted

Project # SC-04-04

\$368,875.73 Funds Expended

This project consisted of the pre-development costs associated with the preparation of engineering, drawings, and estimates of the project in the town of Keyes to assist over 2,225 people based on Census Data information (approximately 40% of the population is Hispanic, and over 52% of the population is below 80% of the area median income). The budgeted amount of \$400,000 was augmented by contributions from the Stanislaus County Redevelopment Agency of \$244,000. Rollover funds from the 2004-2005 CDBG allocation of \$31,124.27 will be placed into Phase Two of the Robertson Road Infrastructure Project. The pre-development stage of the Keyes Storm Drain Design Project is now complete.

Homeless Day Facility & Shelter Support Program (FY 2003-2006)

\$15,443.00 Funds Budgeted

Project # SC-03-05

\$0.00 Funds Expended

During FY 2004-2005 Stanislaus County funded a Homeless Day Facility & Shelter Support program for any eligible non-profit service provider to continue or expand their services throughout the winter months. There is no activity to report under this program due to a lack of interest from service providers. Many of the local homeless service providers are funded through the County's ESG program, which began its first year during this fiscal year. In addition many of the service providers that assist the homeless also participate in the CDBG Public Service Grant Program. In previous years, the County has funded a day facility in Modesto and an overnight shelter in Turlock. This program will be continued with \$7,500, during the 2005-06 fiscal year. For the 2005-06 fiscal year a portion (\$7,943) of the carry-over funds will be re-allocated into the Robertson Road Infrastructure Project.

Workforce Development Program (FY 2004-2006)

\$30,000.00 Funds Budgeted

Project # SC-04-04

\$2,134.78 Funds Expended

The Department of Planning and Community Development is a partner in a Workforce Development Collaborative that consists of Habitat for Humanity, Modesto Junior College, City of Modesto, West Modesto King Kennedy Neighborhood Collaborative and the following County departments: Community Services Agency (CSA), and Department of Employment and Training (DET). CDBG funds were used to further the focus of the program onto different industries for the Workforce Development program. The program has focused in the past primarily in the field of pre-construction. Funds were used to implement a new component to the workforce development collaborative. The program allowed participants to receive work experience and training with a potential employer.

At the end of the work experience program the participant is matched up with employers that work with DET. The goal of this program was to assist 30 individuals. The program began as a pilot program in October 2004 and will continue until September 2005. As of June 2005, the program has had 16 participants.

Neighborhood Revitalization Program (CBDO program- FY 2003-2005)

\$25,000.00 Funds Budgeted **Project # SC-03-07**
\$0.00 Funds Expended

This funding was set-aside for neighborhood revitalization activities/opportunities that target the very low and low-income groups in the West Modesto area. Funds were made available to eligible Community Based Development Organizations (CBDOs) through a year round application process. Through this process two non-profits: Habitat for Humanity and West Modesto King Kennedy Neighborhood Collaborative became County certified CBDOs but no funds were requested or awarded during the fiscal year. For the 2005-06 fiscal year the West Modesto King Kennedy Collaborative has proposed a "Workforce Development Opportunity Center Program". The program would be a part of a workforce development partnership between Stanislaus County and the City of Modesto. The program would provide basic employment skills training, career counseling, job search assistance and referrals. This program also targets the "Weed and Seed" area that includes both incorporated and unincorporated territory. An amount of \$25,000 will be carried over to the 2005-2006 fiscal year for this program. This program will benefit approximately 200-500 individuals in the unincorporated area of West Modesto.

County Homeless Strategic Plan (FY 2003-2005)

\$10,000.00 Funds Budgeted **Project # SC-03-08**
\$10,000.00 Funds Expended

The County Planning and Community Development department, the County's Behavioral Health and Recovery Services (BHRS) department, and the Cities of Modesto and Turlock partnered to begin to develop a county-wide Homeless Strategic Plan. This funding was set-aside for the development and planning relating to the homeless population. During the 2003-2004 fiscal year the preliminary draft was prepared by the Corporation for Supportive Housing, and was made available for public review in late summer. The Final Draft will be taken to the Board of Supervisors and City Councils in December 2005 for approval.

As an activity for the development of the plan, the County also assisted with the research and pre-development of the County-wide Homeless Management Information System (HMIS). HMIS is designed to track services provided to the homeless in the county and to help eliminate duplication of services. Funds also covered the costs of staff training for the use of the system. This activity under the County Homeless Strategic plan is part of the goal of the County to reach HUD's objective to chronic end homelessness.

Robertson Road Sewer Project Phase I (FY 2002-2005 project)

\$791,101.00 Funds Budgeted **Project # SC-03-01**
\$446,785.42 Funds Expended

This project consisted of the design and construction of a sewer collection system that will serve approximately 323 households. Stanislaus County will use these funds

combined with FY 2005-2006 funds for the construction of public sewer infrastructure in the Robertson Road Neighborhood area that is generally bounded by Robertson Road, Carpenter Road, Tuolumne River and Hayes Street. The total project cost was an estimated \$2.3 million. Unexpended Phase I funds will be reallocated to the Construction Phase (II) of the project. Sewer construction is tentatively scheduled for the Fall of 2005. Over 56% of the population served in the area is below 80% of the area median income, and over 57% of the population is of Hispanic ethnicity.

Planning and Project Administration

\$228,800.00 Funds Budgeted

Project # SC-04-01

\$225,569.33 Funds Expended

CDBG funds were used to pay for administration costs for staff involved with the program. Time that is devoted to the implementation or project planning by the jurisdictions and public agencies on behalf of the CDBG program are eligible for reimbursement.

B. CITY OF OAKDALE

Central Oakdale Infrastructure

\$208,226.72 Funds Budgeted

Project # OA-04-02

\$0.00 Funds Expended

The CDBG funds for this project will be used for infrastructure improvements in low and moderate income neighborhoods of Oakdale. The 2004-05 allocation will be carried over and used to help fund the replacement of sewer and water lines, replace curb and gutter, and repave streets on South 1st Avenue, South 2nd Avenue, and Grove Avenue.

Senior Adult Outreach Program

\$30,000.00 Funds Budgeted

Project # OA-04-05

\$27,113.00 Funds Expended

Funds were used to expand the Police Department's Senior Outreach Program. This program utilizes volunteers and the Program Coordinator to offer assistance and support through regular visits to seniors' homes throughout the City. In the 2004-05 fiscal year, the program administered services to 153 seniors, an increase of 66% from the previous fiscal year.

Housing Rehabilitation Program

\$250,000.00 Funds Budgeted

Project # OA-04-01

\$ 34,717.00 Funds Expended

\$250,000 of the 2004-05 CDBG funds were set aside for a housing rehabilitation program. This program is designed to offer loans for the rehabilitation or reconstruction of individual residential units that are occupied by low to moderate income households within the City of Oakdale. There is currently one reconstruction project that is currently underway. Funds have also been used for general administration, activity delivery and program advertising.

Code Enforcement

\$15,000.00 Funds Budgeted

Project # OA-04-03

\$15,000.00 Funds Expended

The Community Development Department receives citizen complaints concerning various municipal code violations on a daily basis. There were a total of 24 open cases in the CDBG area during the 2004-05 fiscal year. Six cases were carried over from the previous year. Nineteen cases in the CDBG- target areas were closed this fiscal year.

Neighborhood Clean Up Activities

\$10,000.00 Funds Budgeted

Project # OA-04-04

\$ 978.00 Funds Expended

In the 2004-05 fiscal year, the City held a “neighborhood cleanup” at the Corporation Yard located at 455 S. 5th Avenue. Dumpsters from Gilton Solid Waste were ordered which gave several households the opportunity to get rid of unwanted trash and debris. Flyers were sent to qualifying neighborhoods offering them a chance to participate in the free program but only a small number of these households elected to participate.

Oakdale Youth Center Rehabilitation Project (FY 2002-2005)

\$77,000.00 Funds Budgeted

Project # OA-02-07

\$61,312.00 Funds Expended

During the 2004-05 fiscal year, major rehabilitation was conducted at the youth center located at 297 Gilbert Avenue. The remaining funds for this project will be carried over into next fiscal year.

Project Administration

\$40,000.00 Funds Budgeted

Project # OA-04-06

\$38,085.00 Funds Expended

City staff tracks the time spent for project administration. The City maintains records of time spent by staff in the implementation of its identified projects and programs. The staff involved are Community Development Director, Executive Summary, Assistant Planner, Planning Assistant and Administrative Clerk.

C. CITY OF PATTERSON

Heartland Ranch Senior Affordable Housing Project (FY2004-2007)

\$500,000.00 Funds Budgeted

Project # PA-04-01

\$0.00 Funds Expended

In cooperation with the Housing Authority of Stanislaus County, these funds are being used to design and develop 48 affordable rental housing units for seniors. There are currently 46 existing units in the City of Patterson, making this a dramatically underserved portion of the population. The pre-development phase of this project is nearly complete. It is expected that groundbreaking for this project will be in Fall 2005, and a completion date in Summer 2006.

Project Administration

\$31,589.00 Funds Budgeted

Project # PA-04-02

\$31,589.00 Funds Expended

This expenditure includes costs associated with general management, oversight, and coordination of the CDBG and HOME program. City staff track the time spent for project administration.

Garza Park Facility Improvements (FY 2002-2005)

\$57,000.00 Funds Budgeted

Project # PA-02-03

\$39,900.00 Funds Expended

Felipe Garza Park is the only sports facility available in a lower income area on the east side of Patterson. The only restroom serving this busy park was inadequate and inaccessible within the definition of ADA. A new, modular restroom replaced the older facility, making the park far more useful than ever before. Construction and installation began during late 2003. The project consisted of locating a prefabricated building onto a prepared foundation with utilities already installed. This project was late in starting but rapid in execution. Facility improvements were completed in December 2004.

D. PUBLIC SERVICE GRANTEES

The Consortium agreed to set-aside \$228,800 (10%) of the CDBG Entitlement funds for a Public Service Grant program. During 2004-05, Stanislaus County provided funding to fourteen non-profit service providers. CDBG funding allowed non-profits and service providers to apply through a competitive process for a public service grant. The maximum grant amount is \$20,000. The public service grant is for an agency to provide a new or expanded service to eligible Stanislaus County residents. The activities funded must meet a CDBG national objective. The objectives are: the activity benefits the Target Income Group; or, the activity responds to the elimination of blighting conditions; or, the activity responds to economic distress and dislocation. Applications were released on March 1st 2005 and were due to County staff on March 24th, 2005. Submitted applications were received, reviewed and scored by an evaluation committee consisting of representatives from the County Chief Executive Office, Planning division (non-CDBG staff), Behavioral Health and Recovery Services, Area Agency on Aging and Veteran Services and the Cities of Oakdale and Patterson. The top scoring applications are then presented to the Board of Supervisors for final approval.

Catholic Charities/Senior Elder Abuse Prevention Alliance (SEAPA)

Westside Communities Senior Outreach Project

Project # GT-04-14

\$5,816.00 Funds Budgeted

\$5,816.00 Funds Expended

The agency utilized CDBG funds for support of their senior outreach program in the City of Patterson and the communities in the Westside of the County. The agency conducted presentations, senior events, monthly informational meetings and advertising in the media, brochures in different languages, advocacy and education. SEAPA is committed to identify the vulnerable elderly, support the senior community, and work with local leaders and providers of services. SEAPA strengthened communication channels, informed seniors, their families and the community at large, on a consistent basis on senior issues and helped identify available support services with a focus on elder abuse prevention and reduced vulnerability. During the 2004-05 fiscal year the agency served approximately 2,000 low-income seniors.

***Center for Human Services (CHS)-
Community Counseling Services- Westside***

Project # GT-04-09

\$17,400.00 Funds Budgeted

\$17,400.00 Funds Expended

With the assistance of CDBG funds, CHS provided outpatient mental health and substance abuse counseling services to income eligible residents of the City of Patterson. The program served low-income youth and families residing in the western part of the county including the communities of Grayson and Westley. Service included individual, group, and family counseling, comprehensive assessments, abuse prevention; education; support groups; and referrals to other needed resources. CHS made it a priority to place bilingual staff at the site and increased the hours of operation of the counseling services section of the resource center. During the past fiscal year the agency served 40 individuals and provided over 270 hours of counseling services.

***Center for Human Services (CHS)-
Westside Resource Center-Recreational Program***

Project # GT-04-07

\$16,469.00 Funds Budgeted

\$15,898.22 Funds Expended

In partnership with the Westside Alliance (WCA) and Patterson Parks and Recreation, CHS provided a new service in the City of Patterson for very low and low income youth. CHS expanded access to recreational sports and health education programs for low income youth of Patterson and the surrounding communities. The Patterson Teen Center serves youths 13-21 years old, six days per week from 1:00pm to 7:00pm. The Teen Center was designed to fill an identified gap in services for youth in the Patterson area and focuses on positive youth development and the provision of a safe environment during critical after school hours when teens are most often unsupervised. CDBG funds provided enrollment to recreational programs, translation of information to Spanish, and community and school based education/public safety informational meetings. The agency provided these services to 105 individuals during the fiscal year.

***Children's Crisis Center of Stanislaus County-
Guardian House Meal Program***

Project # GT-04-06

\$20,000.00 Funds Budgeted

\$20,000.00 Funds Expended

The Children's Crisis Center is a private, non-profit organization that provides childcare and shelter services to abused and at risk children. The meal program at Guardian House is an important component of the Respite Childcare services. The population served consisted of low-income or homeless children from family circumstances, that placed them at risk and did not afford them regular and nutritious meals. These children were from families in Oakdale and east Stanislaus County (unincorporated areas). CDBG funding was used for the expansion of the Guardian Meal Program for the Oakdale Facility of the Children's Crisis Center. In compliance with the terms of the County CDBG agreement, the Children's Crisis Center has provided nutritional meals to 748 low income and homeless children.

Disability Resource Agency for Independent Living (DRAIL)-

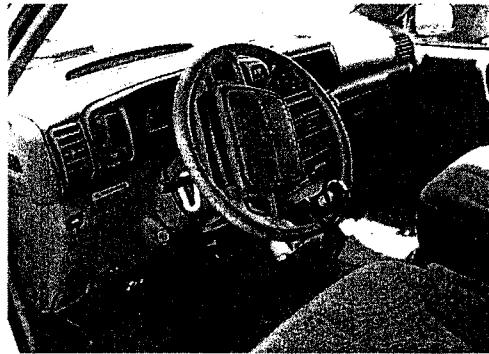
Assistive Technology Program

Project # GT-04-02

\$20,000.00 Funds Budgeted

\$20,000.00 Funds Expended

DRAIL used CDBG funds to provide their Assistive Technology (AT) program to the Cities of Oakdale and Patterson and the unincorporated areas of the County. The AT program had 16 requests for funding for AT devices such as grab bars, lift chairs, hand controls, van and scooter lift, hospital beds, wheelchairs, wheelchair ramps and hearing aids. Of the requests, twelve (10) consumers completed the process of obtaining estimates, submitting letters of justification and financial statements. As of June 30, 2005, seventeen (5) consumers are on a waiting list for funding assistance.



Habitat for Humanity of Stanislaus County-

HOPE Housing Educational Services Program

Project # GT-04-11

\$10,700.00 Funds Budgeted

\$10,699.57 Funds Expended

This agency used CDBG funds for the expansion of an intensive housing counseling program in the Riverdale Housing Tract and the Airport Neighborhood. The agency partnered with the Food Processors Credit Union and the Consumer Credit Counseling Agency to conduct the program. The program incorporated banking literacy, credit counseling, and housing education. The agency provided three (3) 12-week sessions throughout the fiscal year with topics such as the mortgage process, how to avoid predatory lenders and credit readiness. During the 2004-05 fiscal year 121 individuals participated in the program.

Healthy Aging Association

Young at Heart Program

Project # GT-04-13

\$11,900.00 Funds Budgeted

\$11,900.00 Funds Expended

The agency conducted senior outreach in the Cities of Oakdale, Patterson and the unincorporated areas of the County. The agency expanded their fall prevention and exercise program to include income eligible program participants from the unincorporated areas of the County. During the fiscal year the agency began a new program site at the United Communities Center in Grayson, with bilingual staff and volunteers and expanded the number of participants in their Oakdale site. These funds will cover program costs for outreach, and educational material, and supplies for CDBG

eligible program participants. During the upcoming fiscal year the agency anticipates serving approximately 82 seniors with the County funded portion of their program.



***Inter-Faith Ministries-
Redwood Family Center Program***

Project # GT-04-01

\$20,000.00 Funds Budgeted

\$20,000.00 Funds Expended

During the 2004-05 fiscal year Inter-faith Ministries Redwood Family Center, a clean and sober transitional housing facility assisted 89 women at their site, with 72 children for a total of 161 individuals. Twenty two women graduated from their transitional housing program and have moved into their own housing or are residing at one of the agency's Park Avenue Graduate Houses. These homes make it possible for graduates to rent a room in a safe and secure environment and continue to receive after-care programs. CDBG funds were used to assist with case management and counseling services to program participants.

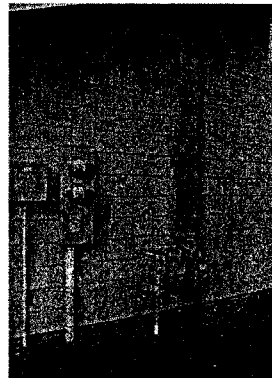
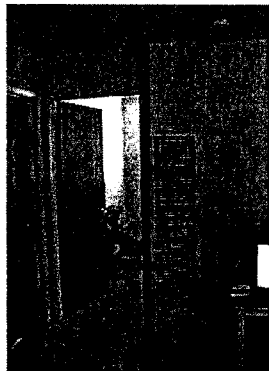
***Inter-Faith Ministries-
Santa Fe Project***

Project # GT-04-03

\$16,200.00 Funds Budgeted

\$15,150.00 Funds Expended

This agency used CDBG funds to retrofit 14 (two and three bedroom) units at their Santa Fe facility that serves as a winter shelter/transitional housing program with gas heaters. The program is designed to assist individuals with children that are recovering from substance abuse. The facility provides a clean and sober living environment and operates during the months of November through March. Ten units were retrofitted with ESG funds and 4 gas heaters were retrofitted using CDBG funds.



**Parents Resource Center-
Parenting Basics Plus Program**

Project # GT-04-12

\$19,040.00 Funds Budgeted

\$19,040.00 Funds Expended

These funds were used to expand this program to include additional service for low income families. The agency served 50 individuals and their children. With the assistance of CDBG funds the agency was able to expand their Adult Parenting Education classes from 48 weeks to 52 weeks and added a legal clinic component to the program.

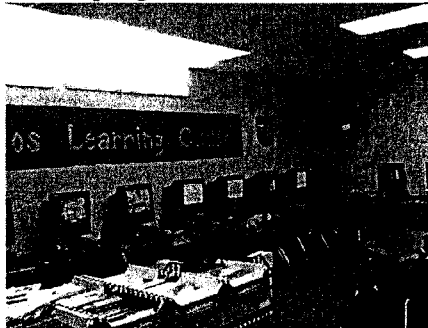
**Salida Union School District
Los Arcos Learning Center**

Project # GT-04-05

\$20,000.00 Funds Budgeted

\$20,000.00 Funds Expended

Funds were used for the Los Arcos Learning Center, an after-school learning center that provided educational support to families in and around the town of Salida. The Center provided direct, intensive, academic instruction to income eligible school-aged children in the afternoon and early evening and adult education opportunities in the evening. Academic programs for children focused on specific supplemental instruction in reading, mathematics and English language development. The Center is located at the center of the town of Salida, near Salida Middle School. During the 2004-05 fiscal year 20 parents and their children participated in the program.



**Second Harvest Food Bank-
Food Assistance Program**

Project # GT-04-10

\$20,000.00 Funds Budgeted

\$20,000.00 Funds Expended

CDBG funds were used to expand the distribution efforts of the agency's Food Assistance Program. Through this program, this agency is able to collect, store, and distribute a large quantity and diversity of food product, and in turn make these groceries available to local non-profit charities. By centralizing the collection, storage, and distribution of product this agency plans to serve more families and individuals in need of food assistance in Stanislaus County. The value of the food distributed during the program year to the qualifying areas was \$229,915. During FY 2004-05 the agency delivered over 153,277 pounds of supplemental groceries to food pantries, and served approximately 41,220 very low and low income individuals throughout the Cities of Oakdale and Patterson and the unincorporated areas of the County.

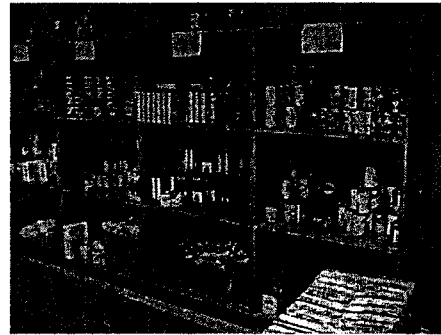
***Westside Food Pantry-
Emergency Food Assistance Program***

Project # GT-04-04

\$11,275.00 Funds Budgeted

\$11,275.00 Funds Expended

CDBG funds were used to provide emergency food assistance to very low, low and moderate income families in the City of Patterson and the unincorporated communities on the westside of Stanislaus County. The agency provided assistance to families, single mothers trying to make ends meet, senior citizens stretching budgets to cover medical expenses and the terminally ill. During the 2004-05 fiscal year the agency served 3,579 individuals within the qualifying communities.



***United Samaritans Foundation
We Care Emergency Cold Weather Shelter***

Project # GT-04-08

\$20,000.00 Funds Budgeted

\$20,000.00 Funds Expended

The purpose of the We Care Cold Weather Emergency Shelter is to serve a segment of the homeless population that would otherwise not be eligible for assistance from any social service agency. It is a program designed to shelter between 30-35 homeless individuals during the worst part of the winter. The shelter operates between the months of December through March. The agency provided assistance to individuals that are single men and women 18 years of age or older. Arrangements were made for daily meals to be served to program participants by local churches in the area. Program participants receive information and referral services and case management in the areas of counseling, housing and employment. The hours of operation of the shelter were from 6pm to 7am, seven days a week for four months. The agency served 242 individuals throughout the last fiscal year.



III. SUMMARY OF EMERGENCY SHELTER GRANT (ESG) PROGRAM ACCOMPLISHMENTS

A. PROGRAM OVERVIEW

Emergency Shelter Grant (ESG) Program

Stanislaus County became eligible for Emergency Shelter Grant (ESG) funds for the first time during the 2004-05 fiscal year. Funds were set aside for this program to allow non-profits and service providers to apply through a competitive process for an ESG program grant. The maximum amount that an eligible agency may apply for is outlined in this section. The public service grant is for a service provider to provide a service to eligible Stanislaus County Consortia residents. The activities funded must meet the regulations outlined in this section. Applications were released March 1st, 2004 and were due for submittal March 31st, 2004. Applications were then received by the County Planning and Community Development Department and reviewed and scored by a review team, consisting of a representative from the County Planning & Community Development Department (non-CDBG division), the Cities of Oakdale, Patterson, Ceres, Newman, the County Chief Executive Office, and a representative from the Housing and Supportive Services Collaborative of Stanislaus County. The top scoring applications were then presented to the County Board of Supervisors for final approval on May 11, 2004.

The purpose of ESG funds is to assist agencies to operate homeless facilities, to provide essential support services to residents, and to help prevent families or individuals who are immediately at-risk of becoming homeless. HUD has established a list of eligible activities, and allows the local grantee to select activities in accordance with its own community development objectives.

Designed as a first step in a Continuum of Care plan of assistance, the ESG program strives to address the immediate needs of persons residing on the street and needing emergency shelter and transitional housing, as well as assisting their movement to independent living through permanent housing and permanent supportive housing.

While flexible in terms of serving all homeless subpopulations and preventing persons from becoming homeless, the ESG program legislation and implementing regulations do limit the types of activities and amounts of funds that can be spent on different activities.

The following are the five categories of eligible activities and their regulations:

- Renovation, Rehabilitation, Conversion
- Essential Services
- Operational Costs
- Homeless Prevention Activities
- Administrative Costs

B. PUBLIC SERVICE GRANTEEES

The following are the ESG grantees and a project summary for the 2004-05 fiscal year for Stanislaus County:

**Children's Crisis Center-
Respite Childcare Shelter**

Project # ESG-04-01

\$18,720.00 Funds Budgeted

\$18,720.00 Funds Expended

Matching Funds:

\$86,294

\$33,000

\$10,000

\$2,000

\$35,000

Funding Source:

Prop. 10

PSSF

United Way

CVOC

Children's Trust Fund

The agency expanded their emergency overnight shelter services at the Respite Childcare Center (The Guardian's House) by 202 low to moderate income homeless children between July 1, 2004 to June 30, 2005. They offered shelter and food to children from families with a history of domestic violence, substance abuse, sexual abuse, medical incapacitation, mental illness, prolonged unemployment, and poor coping skills. This program exceeded the goals it set out to accomplish.



Inter-Faith Ministries-

Santa Fe Project

Project # ESG-04-02

\$19,800.00 Funds Budgeted

\$19,800.00 Funds Expended

Matching Funds:

\$42,800

\$27,000

\$40,000

Funding Source:

City of Modesto CDBG

City of Modesto ESG

Donations

Inter-faith Ministries Santa Fe Project, contracted to have 14 wall heaters installed in the units at the Migrant Camp in Empire, CA. Installations were completed in the end of November. On December 1, Inter-Faith began moving their office into Santa Fe and began interviewing prospective homeless resident families for placement in the facility. During the four months (December 2004 through April 2005) 88 people, 25 families, 38 adults and 50 children were housed (one baby was born at Santa Fe). Of the 25 families housed, 19 or 76% of them found permanent housing. The program made 25 successful referrals to over 11 agencies.

Due to the extraordinary success of the program Inter-Faith Ministries intends to expand their services to retrofit 7 more units with heaters for the winter months, combined with assistance to allow more families to enter permanent housing with funds to assist with first months rent and damage deposit (the participants save 75% of their income in escrow accounts over the four months to supplement these funds).



***Community Housing & Shelter Services-
Rental Assistance Program***

Project # ESG-04-03

\$25,500.00 Funds Budgeted

\$20,442.96 Funds Expended

Matching Funds: \$80,873 Funding Source: EHAP (State)

The Rental Assistance Program provided a first month for move-in rent or a current month of rent to avoid eviction ultimately helping prevent homelessness. The program assisted 100 individuals in 29 families/households.

For households that had a verifiable financial emergency which left the household unable to pay the current month of rent/mortgage, Community Housing and Shelter Services paid the rent/mortgage so that the household could remain in their housing, thus preventing them from being evicted or foreclosed upon and becoming homeless. Thirty-seven individuals in 12 families/households were assisted with rent to avoid eviction and remain in permanent housing.

Most landlords/property managers require a first and last month rent or deposit to move into an apartment, house or duplex. Most low-income households are able to pay monthly rent, which typically takes up to 80% of their income; however, they are unable save the money to pay both first and last or deposit. The Rental Assistance Program provided the funding for Community Housing and Shelter Services to pay the first month of rent, to assist the households with moving into their new home and preventing the household from becoming homeless. This part of the program assisted 63 individuals in 17 families/household with rental assistance to move into permanent housing.

Unfortunately, due to staffing issues at the beginning of the award period the program was unable to expend all of the monies in a timely manner. Staffing issues have been corrected.

IV. ASSESSMENTS

The Stanislaus County Consolidated Plan was adopted by the Board of Supervisors, in March 2002. As part of the Consolidated Plan there were several goals and housing objectives outlined for the period 2002-2007 by the Stanislaus County Community Development Block Grant Consortium. The following are the objectives and assessments of accomplishments:

A. CONSOLIDATED PLAN FIVE YEAR OBJECTIVES

Stanislaus County

Affordable Housing: To increase and maintain the supply of affordable housing.

Analysis and Actions

Stanislaus County funds a Down Payment Assistance program for first time homebuyers. The program provides up to \$50,000 to qualifying low-income households that purchase a home in the unincorporated area of the County. The County also funds a Minor Home Repair Program through the Housing Authority and a Major Home Rehabilitation Program through Self-Help Enterprises. Both housing rehabilitation programs require the families to be income eligible and the homes must be in the unincorporated area of the County. The County also partners with the Cities in housing projects by deferring the collection of its Public Facilities Fees

One of the County's most valuable partners in affordable housing is the Housing Authority, the largest property manager in the Stanislaus County. The Housing Authority partnered with the County to rehabilitate an 85 unit Migrant Housing Center in Westley, which was completed in late 2003.

During the last fiscal year, the County also partnered with the Housing Authority in property acquisition. The Housing Authority and the County purchased a residence that is used in the Housing Authority's Lease to Own Program. This is another program to provide affordable housing.

Despite the rising costs of homes in the area, the County has been able to continue their Down Payment Assistance (DPA) program and provide assistance to 15 families during FY 2003-04. The County has established \$75,000 as the maximum assistance amount in the DPA program.

Rising housing costs also affect housing rehabilitation programs. Increases will necessitate fewer units to be assisted on an annual basis. Instead of the 15 initially projected on an annual basis, three units will most probably be the number.

The rising costs of land, new construction and rehabilitation have slowed the County's progress towards their objectives outlined in the Consolidated Plan but has not deterred the County altogether from completing projects. The County has remained determined to continue working with housing developers, non-profits, service providers and community groups interested in partnering in projects.

Infrastructure: To retrofit communities and neighborhoods with public infrastructure.

Analysis and Actions

Robertson Road Infrastructure Project: One of the County's major infrastructure projects, Robertson Road completed its pre-development (design) phase during the 2003-2004 fiscal year. Although it had originally been scheduled to start in 2003, the project has had delays, but is now scheduled to begin construction in Fall 2005.

Keyes Storm Drain Design Project: This project consisted of the predevelopment costs associated with the preparation of engineering drawings and estimates of the project in the town of Keyes to assist over 2,225 people based on Census Data information. The pre-development stage of the Keyes Storm Drain Design Project was completed in 2005. The Stanislaus County Redevelopment Agency is now considering various resources for project construction.

United Communities Center and Park: In December 2004, the United Community Center and Park was completed. The project occupies approximately 4.8 acres, of which 4.1 has been developed as a park and a 3,165 square foot community center. The community center includes a multi-purpose room, three offices, a classroom/computer room, storage, a kitchenette and restrooms. The facility is located in Grayson and serves the communities of Grayson, Westley and Vernalis.

Shackelford Sewer Connection Program: The County has completed the construction of sewer, ffvcvstorm drain, curb, gutter, and sidewalk infrastructure to serve approximately 400 low and moderate -income households in the Shackelford Neighborhood and plans to proceed with a lateral sewer connection program this upcoming fiscal year.

South Ceres Sewer Connection Program: The objective of maintaining safe and sanitary housing for low and moderate income households by connecting 275 low and moderate income households to sanitary sewer service was achieved through the Sewer Connection Program that the Housing Authority administers for the County.

Senior Programs: To provide activities, essential social services, including informational and referral services to low-income seniors.

Analysis and Actions

Stanislaus County has been able to achieve progress through the CDBG Public Service Grant program. Several grants were awarded throughout the last three fiscal years to service providers such the Healthy Aging Association that offers services county-wide and Catholic Charities- Stanislaus Elder Abuse Prevention Alliance, Doctors Medical Foundation.

Youth Programs: To provide essential social services, such as a day care and recreational opportunities to low-income persons and families.

Analysis and Actions

Stanislaus County has been able to achieve progress through the CDBG Public Service Grant program. Several grants were awarded throughout since 2002, to youth programs such as: the Children's Crisis Center for temporary shelter and supportive services, Los Arcos Learning Center, Pathways program (youth transitional living) and the Center for Human Services at their Patterson Teen Center.

Economic Development/Workforce Development: To encourage economic development activities to create and retain jobs.

Analysis and Actions

Workforce Development Opportunity Center Project (CBDO Program)-The County has developed a Community Based Development Organization Program for service providers that target specific income areas to eliminate blight and improve economic conditions. Over the last two years two community based service providers have been approved with the County CBDO designation: Harvest of Hope and the West Modesto King Kennedy Neighborhood Collaborative (WMKKC). In 2004-05, the County in partnership with WMKKC began the design and development of the Workforce Development Opportunity Center that will offer an area that's economically distressed with under-served economic opportunities.

Workforce Development Program- Since 2002 Stanislaus County has provided technical and monetary support to the Workforce Development Program. Redevelopment funds were used for land acquisition for Habitat for Humanity, which is the agency that provides on-site, pre-construction experience for program participants. This program is a collaborative effort between Stanislaus County, Habitat for Humanity, Modesto Junior College, American G.I. Forum and the City of Modesto. Program participants in the pre-construction training course are low income and receive vocational training in the construction trades associated with residential construction. They also are provided courses in academic and personal improvement courses needed to progress in the construction field, including Construction Math, English as a Second Language, and GED preparation. The County will continue to support this valuable program through Redevelopment and HOME funds, as well as with CDBG funds in the upcoming years. The County has identified workforce development as one of its main priorities in the Consolidated Plan and will continue offering assistance to the program.

In 2004, CDBG funds were used to develop a new component to the existing program. The new component offers work experience opportunities to very low and low income residents and the opportunity to connect to future employment opportunities through the County's department of Employment and Training (DET).

Crows Landing Air Facility Project: The goal of this project is to create a regional job center that provides good paying jobs opportunities for Stanislaus County residents and for the region. The project consists of approximately 1,500 acres with an estimated 8,000-10,000 potential jobs. Within the upcoming fiscal year this project will be considered as a potential new Redevelopment Project Area. The project is at the feasibility study phase and will take several years to reach the completion of the project's plan.

Neighborhood Clean up Campaigns: The County conducts periodic clean up campaigns in designated areas throughout the unincorporated areas according to the community need and funding availability. The County uses redevelopment funds for this activity. This is an on-going program that the County offers and is tied to other neighborhood revitalization efforts.

Special Needs/Supportive Services: To provide support services and facilities for the homeless and increase the supply of transitional housing.

Analysis and Actions

During FY 2004-05 Stanislaus County partnered with the Salvation Army and the City of Modesto to establish an overnight emergency winter shelter for the months of January-April 2004. The Shelter provided a safe and clean, environment. Area churches provided meals and referrals for social services were also available. Stanislaus County has also partnered with the Salvation Army and the City of Modesto on the development of a day facility for the homeless, which began operating during FY 2003-2004. The County assisted the shelter through the ESG program. Additional assistance was available to homeless service providers through the County's Homeless Facility and Shelter Support program but no proposals were submitted during FY 2004-05.

In December 2004, the County partnered with the City of Turlock for a second year to establish a temporary shelter for the homeless for the winter months. The shelter was established at a local church and opened in December 2004 at a new location in downtown Turlock (where they hope to establish a permanent shelter and Day Facility), and operated for four months. By partnering with different organizations, the shelter was able to expand its months of operation from the prior year and offer more services. Several individuals were able to find other types of shelter and jobs after having stayed at the shelter. Approximately 40 people per night were sheltered at the Turlock homeless shelter. An interest to create a temporary shelter for the homeless in the City of Turlock has been on-going and will be one of the goals of the County. There are efforts currently underway by the Turlock Community Collaborative to establish a homeless shelter for that community utilizing HOME and CDBG funds from both the City of Turlock and the County.

Through the Public Service Grant and Emergency Shelter Grant program, the County was able to fund a transitional housing program and a winter homeless shelter through Inter-Faith Ministries. The Santa Fe Project, a homeless shelter that operates during the winter months was assisted in the rehabilitation of the 14 housing units and served 88 individuals during FY2004-05. Another program "Redwood Family Center" shelters homeless women and children, assists them with rehabilitation, and permanent housing and assisted 89 individuals.

Through the Emergency Shelter Grant (ESG) Program (FY 2004-05) the County was able to assist over 1,537 individuals and retrofit 14 units with heaters allowing homeless families to have a warm place to live during the winter months. Over those 76% found permanent housing and the end of their stay. All shelter programs exceeded their projected service goals.

Both the City of Modesto and the City of Turlock in collaboration with the County of Stanislaus plan to have a permanent Homeless Day Facility and Shelter with their communities. Currently both are still considered temporary in status, but both jurisdictions are pursuing site ownership along with improvements that will bring the locations into harmony with the community.

Homeless Strategic Plan/HMIS Project: The project has neared final implementation. In its initial year the Collaborative used ServicePoint Software on a regional basis with both Fresno and Madera Counties and collected data from all County ESG participants along with the Housing Authority's Shelter Plus Care program. Due to increased software agreement costs the Stanislaus County Housing and Support Services Collaborative applied for assistance through the SuperNOFA, SHP funds and was awarded a two year

contract. The HMIS selection committee is now in the final stages of considering a more cost effective web-based software provider, finalizing all HMIS forms and data collection materials, and will begin training non-profits on data collection and input through September 2005. Data input will begin October 2005 for all County ESG Grantees, and Housing Authority Homeless Related Programs (SPC).

10 Year Plan to End Homeless- Stanislaus Housing & Supportive Services Collaborative: The Collaborative has approved the final draft of the 10 Year Plan to End Long-Term Homelessness. The review committee is in process to make final changes before taking the document to the Stanislaus County Board of Supervisors, the City Council of Modesto, and other interested City Councils within the County. The 10 Year Plan to end homelessness would reach completion by fiscal year 2014-2015.

City of Oakdale

Infrastructure: To retrofit communities and neighborhoods with public infrastructure.

Analysis and Actions

For the 2003-04 Annual Action Plan, the City of Oakdale identified one project for infrastructure for the target area of the city. No funds were expended during the 2004-05 fiscal year but construction is tentatively scheduled to start in late 2006.

Affordable Housing: To increase and maintain the supply of affordable housing.

Analysis and Actions

Down Payment Assistance Program: The City of Oakdale established a Down Payment Assistance Program with HOME funds. The program provides a maximum of \$50,000 to first time homebuyers. The City has been able to provide homeownership opportunities to four families during FY 2004-05.

Oakdale Housing Rehabilitation Program: During FY 2003-2004, the City of Oakdale began a Housing Rehabilitation program in partnership with Self-Help Enterprises. The program had no activity during the fiscal year. The program was designed for income eligible homeowners within the city limits of Oakdale. Marketing was done throughout the city for the program and there were applicants but the cost of the work was estimated higher than the set loan limit of the \$60,000. The City has continued to fund this program through the 2005-06 fiscal year.

Public Services: To provide essential social services to low-income persons and families.

Analysis and Actions

Senior Outreach Program: In 2002, the City initiated a pilot program to provide senior outreach services to elderly low income residents of Oakdale through its Police Department. The program has expanded and will now be handled by community volunteers and a program coordinator through the police department. Over the last few years the program has grown from serving approximately 30 seniors to over 150 seniors in FY 2004-05.

Neighborhood Clean up Campaigns: The City of Oakdale conducts neighborhood clean up campaigns in their low and moderate income communities with the use of CDBG and redevelopment funds as part of their Neighborhood Clean Up Program. This activity is scheduled according to community need and availability of funds.

Code Enforcement: The City receives phone calls reporting various municipal code violations on a daily basis. To serve the community more efficiently, a Code Enforcement Officer was brought to full-time status. The officer conducts nuisance and abandoned vehicle abatement in the low moderate income areas. The Code Enforcement Officer has responded to several municipal code violations within central Oakdale and other low and moderate income areas of the city. Overall, the City's Code Enforcement program has been successful in serving the target areas of the City that had not as frequently addressed.

City of Patterson

During FY 2003-2004, the City of Patterson began several projects that meet the objectives outlined in the Consolidated Plan.

Infrastructure: To retrofit communities and neighborhoods with public infrastructure and to eliminate the physical barriers that deny access to public and community facilities and places to those with limited mobility.

Analysis and Actions

During FY 2003-04, the City of Patterson began several projects that meet the objectives outlined in the Consolidated Plan. Projects to provide a new waterline in two low-income areas and new sewer line in two low income areas of the City were begun during FY 2003-03. New sidewalks, curb and gutter on two streets in low income areas and handicap accessible ramps and crosswalks for up to thirty intersections, predominantly in low income neighborhoods were also begun during FY 2003-04. These projects were all completed during the 2003-04 fiscal year.

ADA Ramps and Roundabouts- New sidewalks, curb and gutter on two streets in low income areas and handicap accessible ramps and crosswalks for up to thirty intersections, predominantly in low income neighborhoods were completed in 2004.

Weber Avenue Infrastructure Project- The project provided a new waterline in two low-income areas and new sewer line in two low income areas of the City. This project was completed during the 2003-04 fiscal year.

Affordable Housing: To increase and maintain the supply of affordable housing.

Analysis and Actions

Heartland Ranch Project- In 2002 the City of Patterson began the design and other pre-development activities for the Heartland Ranch project. This project consists of 48 multi-family affordable housing units for seniors. This project has required multi-years of funding from both the CDBG and HOME programs and the actual construction is tentatively scheduled for FY 2006-07.

Down Payment Assistance Program- The City completed the development of a down payment assistance program during the 2004-05 fiscal year and will taking the program for approval to their city council in September 2005. The program consists of a loan of up to \$75,000 to income eligible residents of the city. The loan would be due and payable upon sale or transfer of deed.

B. FISCAL YEAR 2004-2005

During the Stanislaus County Community Development Block Grant Consortium's third year of funding, the majority of the projects in the 2004-05 Annual Action Plan were completed, except for major infrastructure projects that require multi-year funding. The Robertson Road Infrastructure Project (Phase I) that had been delayed is now complete and will begin construction during FY 2005-06. A complete summary of the activities and the accomplishments for the CDBG and ESG programs are in Section II and III of the CAPER.

During 2004-05, Stanislaus County provided funding to 14 non-profit service providers through the County Public Service Grant program. CDBG funding allowed non-profits and service providers to apply through a competitive process for a public service grant. The maximum amount that an eligible agency may apply for is \$20,000. The public service grant is for an agency to provide a new or expanded service to eligible Stanislaus County residents. The activities funded must meet a CDBG national objective. The County will continue to address the long term and short term needs of residents living in poverty by partnering with local non-profit service providers. Overall, the County's Public Service Grant program had a successful third year in serving qualifying under served low-income residents.

ACTIONS (FY 2004-05)	PROPOSED BENEFIT	ACTUAL BENEFIT	% ACHIEVED
Down Payment Assistance (County)	12 (H)	5	41%
Down Payment Assistance (Oakdale)	5 (H)	4	80%
Economic Development/Workforce Development	30 (P)	16	53%
Facility & Parks (County)	2 (F)	2	100%
Facility Improvement (Patterson)	1 (F)	1	100%
Fair Housing Program (County-wide)	200 (P)	155	78%
Housing Units-New Construction (Patterson)	48 (HU)	Pending	---
Homeless Services- CDBG (County-wide)	759 (P)	1165	153%
Homeless Services- ESG (County-wide)	14 (HU/978 (P)	14 (H)/1537 (P)	100%/157%
Infrastructure (County)	752 (H)	749	99%
Infrastructure (Oakdale)	250 (H)	Pending	---
Minor Home Repair Units (County)	5 (HU)	3	60%
Neighborhood Revitalization Activities (Oakdale)	20 (P)	24	120%
Persons with Disabilities -Services (County-wide)	15 (P)	16	107%
Public Services- General (County-wide)	165 (P)	211	128%
Public Services - Food Assistance (County-wide)	28,500 (P)	44,799	157%
Rehabilitated Units (County)	2 (HU)	1	50%
Rehabilitated Units (Oakdale)	3 (HU)	1	33%
Senior Services (County)	100 (P)	82	82%
Senior Services (Oakdale)	150 (P)	153	102%
Youth Services (County)	20 (P)	20	100%
Youth Services (Patterson)	100 (P)	105	105%

H= Household, HU= Housing Unit, P= Persons, F= Facility

**2002-2006 Housing Objectives Assessment
Stanislaus County CDBG Consortium
2002-2007 Housing Objectives by Income Groups**

Income Group	Activity	Funding Source	Estimated Units	FY 02-03	FY 03-04	FY 04-05
Very Low Income	Public Facilities Fee Waiver Program defers the entire PFF fee for very low-income households.	Not Applicable	30	3	8	5
Very Low Income	Down Payment Assistance Programs- provides assistance to very low income first time home buyers with up to \$50,000-\$80,000 in down payment assistance to help cover their closing costs, escrow, etc. The assistance is in the form of a low-interest deferred loan.	HOME, CDBG, CalHOME, RDA, CalHFA	25	17	12	8
Very Low Income/Low Income	Rehabilitation Program- provides assistance to very low-income families with up to \$45,000-\$100,000 for major home rehabilitation with a deferred low interest loan.	HOME, CalHOME, RDA, Program Income	10	2	2	0
Very Low Income	Partnering with Habitat for Humanity in the development of self-help single-family homes within the county.	RDA	15	4	3	0
Very Low Income	Partnering with ACLC, Inc. in the development of single-family homes in Keyes.	CDBG, RDA	25	0	0	0
Very Low Income	Partnering with the Workforce Development Program Collaborative's Affordable Housing component in utilizing program participants to build affordable homes in the county	CDBG, Program Income	3	1	2	0
Very Low Income	Partnering with Housing Authority of Stanislaus County in rehabilitating Migrant Housing Units.	RDA	86	45	41	0
Low Income	Partnering with STANCO in the development of single-family homes in the county.	HOME, RDA	15	0	0	0
Low Income	Public Facilities Fee Waiver Program defers the entire PFF fee for low-income households, until the home is sold.	Not Applicable	30	29	72	40
Low Income	Partnering with the Workforce Development Program Collaborative's Affordable Housing component in utilizing program participants to build affordable homes in the county	CDBG, Program Income	3	0	0	0
Moderate Income	Partnering with STANCO in the development single-family homes in the unincorporated area of the county.	RDA	2	0	0	0
Moderate Income	Public Facilities Fee Waiver Program (PFF) can defer up to 50% of the PFF fee. The fee is deferred until the home is sold.	Not Applicable	30	N/A	N/A	N/A

C. ANALYSIS OF IMPEDIMENTS TO FAIR HOUSING

An Analysis of Impediments to Fair Housing, AI is a review of private and public practices and policies, which may impact people's ability to choose housing in an environment free from discrimination. All Community Development Block Grant Entitlements are required by the U.S. Department of Housing and Community Development to conduct the necessary review to produce an AI report. Stanislaus County became an Entitlement in 2002 and produced the first AU report in March 2002. The report is considered an update on the 2002 AI report and will be made available to the public for a 30-day review period beginning on August 16, 2005 through September 20, 2005.

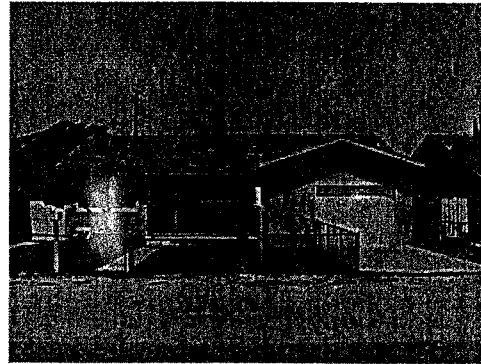
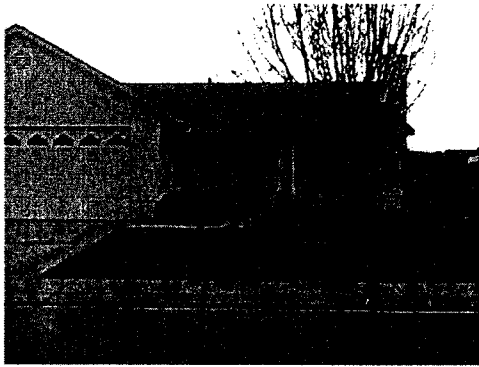
Demographic data shows continuing migration from high housing process in the San Francisco Bay Area to the historically more affordable housing in Stanislaus County. The population of commuters have driven the cost up and reduced the inventory of available rentals and home purchases. County residents working in the Central Valley are at a distinct disadvantage in securing affordable housing due to incomes that are generally lower than those of the commuting resident. While the cost of home purchases continue to increase and to move beyond the reach of many local residents, these homes remain among the more affordable within the State and region. The aging housing stock of the Stanislaus County Planning Area has been identified as a major challenge. The substandard conditions of older, deteriorating housing victimize lower-income minority residents, families with children and those with disabilities.

V. GENERAL REPORTING REQUIREMENTS

A. Affordable Housing

Available Resources/Use of Funds

Stanislaus County identified actions to overcoming constraints and barriers to affordable housing in the Consolidated Plan. The following is a summary of the coordinated efforts by Stanislaus County and the Cities of Oakdale and Patterson to further affordable housing.



Homes that have been bought with the County Down Payment Assistance Program.

The following are the actions taken during FY 2004-05 in the area of affordable housing:

1. Stanislaus County provides a Down Payment Assistance program for first time homebuyers. Over the last fiscal year the program, increased its amount of assistance from \$50,000 to \$75,000. The County utilizes HOME, CalHFA and Redevelopment Agency funds for the program and assists an average of 10-12n families a year. During the 2004-05 fiscal year a total of five (5) down payment assistance loans were funded to qualifying households. The program is for very low and low-income households that purchase a home in the unincorporated areas of the County.
2. During the 2004-05 fiscal year the County applied for and received a CalHFA loan in the amount of \$562,500. This funding was awarded and became available in May 2005 and has been incorporated into the existing Down Payment Assistance Program. The loan will accrue 3% simple interest, or \$15,000 annually. As loan funds are distributed the repayment of principal and interest over time will be made by the program participants.
3. The County funds a Minor Home Repair program through the Housing Authority. This program is available to homeowners that need assistance with the costs of repairing emergency health and safety issues related to their homes. This program only assists owner-occupied homes and the maximum available through this program is \$20,000. The program is available for residents of the unincorporated areas of the County and assists approximately 7 households per fiscal year.

4. Through the Major Home Rehabilitation Program that is administered by Self-Help Enterprises the County offers qualifying homeowners the opportunity to maintain a home that would otherwise be uninhabitable. The homeowner is offered a deferred payment loan that is not due until the home is sold, a transfer of deed occurs or if the home is no longer the homeowner's primary residence. The program requires that the household be income eligible and the home be located in the unincorporated area of the County. The County was able to assist one household during the last fiscal year and has one loan pending.
5. The County partners with the Cities in housing projects by deferring the collection of its Public Facilities Fees.
6. The City of Oakdale funds a down payment assistance program for income eligible households. The City provides up to \$50,000 in assistance to first time homebuyers for homes in the City of Oakdale. The program consists of a 3% loan that is due after 30 years or when the property is first sold or the deed is transferred. During the last fiscal year, four (4) families were assisted with loans.
7. The City of Oakdale also offers a Housing Rehabilitation Program to income eligible residents. A loan of \$45,000-60,000 is available for qualifying seniors. Very low income households are offered a loan at 0%, and low and moderate income households can qualify for a deferred payment loan at 3% that is due and payable after 20 years.
8. Over the last fiscal year, the City of Patterson developed a down payment assistance program for income eligible households. The City will provide up to \$75,000 in loan assistance to residents that wish to purchase a home within the city limits. The program is scheduled to begin during the 2005-06 fiscal year.

Non-Government Constraints

Land and Construction costs increased significantly during this reporting period, which continues to push the price of homes upward. According to the U.S. Department of Housing and Urban Development's FHA mortgage limits, the median sales price of an affordable home increased from \$228,000 to \$308,750 in FY 2004-05.

B. Fair Housing

Stanislaus County has a consistent Fair Housing program that is administered by Project Sentinel, a reputable fair housing service provider. The objectives of this program are to increase the level of public awareness concerning fair housing laws and to provide services to help residents resolve housing discrimination problems. This is accomplished through in-depth investigations, networking, outreach, education, conciliation/mediation and when necessary, litigation. In hopes that this will help further fair housing awareness and education, the County has an agreement with Project Sentinel to provide services for the unincorporated areas of the County and the Cities of Oakdale and Patterson.

During FY 2004-05, \$33,000 was expended to provide fair housing services to the above-mentioned areas. The following activities were conducted by Project Sentinel in the area of Fair Housing:

1. Project Sentinel has helped to strengthen and establish new relationships with multiple local non-profit agencies and to further expand the availability of fair housing services for hard-to-reach residents.
2. Project Sentinel has met their goal of expanding their services throughout Stanislaus County, which has been previously limited to only two cities in the County. The agency conducted several owner/manager-training sessions on educating housing providers on their responsibilities and rights in establishing fair access to housing in Oakdale, Patterson and the unincorporated areas of Stanislaus County. Fair housing literature, such as brochures and flyers on housing discrimination and fair housing rights was also distributed throughout the County.
3. Project Sentinel conducted mobile home park testing throughout the unincorporated areas of the county to examine the quality of the existing structures.
4. Project Sentinel also provided Fair Housing information throughout Oakdale, Patterson and the unincorporated areas in both English and Spanish throughout community forums, collaborative meetings and in partnership with other non-profits and city and county departments.
5. In addition, the agency conducted an education/outreach campaign that included the use of mass media; radio, TV Public Service Announcements, newspaper ads, transit posters and billboards. An agency website is maintained at www.housing.org that provides fair housing education.

In March of 2005, an Analysis of Impediments to Fair Housing (AI) was begun. This analysis reviewed a broad array of public and private practices and policies. These included land use, zoning, lending, complaint referrals, advertising, and housing affordability. Local fair housing case activity was evaluated for capacity and impact. Demographic information such as income, housing stock and the geographic concentration of ethnic groups was reviewed.

The report identified affordability and the need to educate the front line and managerial staff at social service and government offices on how to identify a fair housing complaint and how to make appropriate referrals as the primary impediments to fair housing. Through the services provided by Project Sentinel, the County has taken steps to educate not only the public, but also staff on fair housing laws, procedures and regulations. The Analysis of Impediments to Fair Housing is attached as Appendix A.

C. Lead-Based Paint Hazard Reduction

The Stanislaus County Health Services Agency conducts assessments of residences constructed prior to 1978 that are occupied by households with children under the age of seven. During the time between October 1998 and March 2000, there were only twelve cases of lead-based poisoning. These cases did not involve painted residential walls or fixtures. The cause of the poisoning was the presence of lead-based components in mini-blinds, painted pottery, and hobbies that entailed materials comprised of lead paint (bullet-making and ceramic figure painting).

The Childhood Lead Poisoning Prevention Program of Stanislaus County, administered through the Public Health Department, becomes involved with lead-based poisoning when notification of an elevated screening blood level is received either from the laboratory or physician. If the blood level is 10ug/dL (micrograms per deciliter), notification is made to the family. Once a child meets the case definition, an environmental investigation is performed by a Registered Environmental Health Specialist. If possible, the potential source of lead exposure is determined.

During the fiscal year the Planning and Community Development department partnered with the Childhood Lead Poisoning Prevention Program to provide information out to the unincorporated areas and the participating jurisdictions. If the source of lead exposure is related to the residential physical environment (e.g. peeling paint that indicates the presence of lead) then the Housing Rehabilitation Program may participate in source eradication.

The new lead-based paint regulation that became effective September 2000 is being implemented. During the implementation of local housing rehabilitation programs, appropriate steps are taken when the presence of lead-based paint is detected. Steps include full encapsulation, complete abatement (removal), painting or spot-repair (as per HUD-sponsored abatement course). These actions are part of the overall strategy of the Consolidated Plan and will continue their implementation in activities funded by that Plan.

D. Housing Authority Participation/Role

During the fiscal year 2004-05, Stanislaus County has continued its partnerships with the Housing Authority through various programs housing programs. The Housing Authority administers a Minor Home Repair Program, and a sewer connection program for the county. These programs provide grants and low interest loans to qualifying low- income households in the unincorporated areas of the County.

In 2003 the Housing Authority became the lead agency for the development and implementation of the Homeless Management Information System (HMIS). The agency has provided continued training and access to County staff to the HMIS system for the inclusion of ESG public service grantee data.. The County has remained an active partner and serves on the Policy and Procedures committee for the HMIS system.

The Housing Authority has continued to take the lead in the development and operation of the local Continuum of Care Plan. The Housing Authority also took the lead in facilitating the establishment of the Housing and Supportive Services Collaborative of Stanislaus County that consists of local service providers, government agencies, neighborhood residents and homeless advocates. This collaborative conducts a countywide survey on homeless persons and their needs. The Housing Authority is also an active participant in the County's Future Search Design Team.

E. Continuum of Care

Stanislaus County and the Cities of Oakdale and Patterson are members of the Continuum of Care Housing and Supportive Services Collaborative of Stanislaus County. At the local level, this collaborative provides the most comprehensive analysis of the homeless population and service availability in Stanislaus County. This collaborative is comprised of the Housing Authority of Stanislaus County, Community Housing and Shelter Services, Behavioral Health and Recovery Services, Center for Human Services, Stanislaus County Redevelopment Agency, the City of Turlock, the City of Modesto, faith based organizations, and over a dozen service providers.

One of purposes of the Continuum of Care Collaborative is to fund projects that assist homeless persons move to self-sufficiency and permanent housing. Funds may be allocated through a competitive process and may be used for the Supportive Housing Program (SHP) and Shelter Plus Care.

The Continuum of Care System consists of three components. These components are:

- 1) There must be an emergency shelter/assessment effort which provides immediate shelter and can identify an individual's needs; or,
- 2) Offering transitional housing and necessary social services. Such services include substance abuse treatment, short-term mental health services, independent living skills, job training; or,
- 3) Providing permanent supportive housing arrangements.

While not all homeless individuals and families in a community will need to access all three components, unless all three are coordinated within a community, none will be successful. A strong homeless prevention strategy is also key to the success of the Continuum of Care.

Collaborative agencies gather information through a Continuum of Care homeless survey that is distributed from early June and tallied at the end of May. The survey results are included in the annual Continuum of Care application by the collaborative.

To obtain demographic data on the homeless and those at risk of becoming homeless, a consumer resource questionnaire is distributed to places where homeless are known to congregate and/or receive services such as meals, shelter, day center facilities. The following are some of the results of the survey conducted on January 28, 2005.

1,613 of the respondents reported they were homeless at the time they completed the survey.

Emergency Shelter- 484

Individual Male- 195
Individual Female- 63
Individual Unknown- 16
of Families- 63
of Persons in Families- 210

Transitional Shelter- 194

Individual Male- 90
Individual Female- 13
Individual Unknown- 0
of Families- 39
of Persons in Families- 91

Unsheltered Interviewed- 564

Individual Male- 195
Individual Female- 74
Individual Unknown- 4
of Families- 39
of Persons in Families- 91

Unsheltered Observed- 371

Individual Male- 195
Individual Female- 113
Individual Unknown- 32
of Families- 9
of Persons in Families- 31

Total- 1613

Individual Male- 675
Individual Female- 263
Individual Unknown- 52
of Families- 202
of Persons in Families- 623

F. Under-Served Needs

Community Development Block Grant (CDBG) funds

During fiscal year 2004-05, the Consortium set-aside 10% of its CDBG funds for the Public Service Grant program, which funded 14 grantees to serve the very low and low-income residents of Stanislaus County. This funding assisted in expanding services to the under served in Stanislaus County. The County CDBG grantees were able to expand their services into the Unincorporated Areas and Oakdale and Patterson. These areas had been previously neglected due to a lack of funding for these areas. Through the Public Service Grant program, the County was able to fund

the Disability Resource Agency for Independent Living (DRAIL), a non-profit dedicated to serve the needs of adults and youth with disabilities to expand its Assistive Technology program. CDBG funds were also awarded to Inter-Faith Ministries, Redwood Family Center to provide transitional housing to homeless women and children throughout the County. The County was also able to fund the Westside Food Pantry that provides emergency food assistance to needy families throughout the west side of the County. For more information on other grantees and their accomplishments with CDBG funding see Section II of the CAPER.

The County also provided \$33,000 in CDBG funding to Project Sentinel for fair housing services, including discrimination investigations, education and outreach. This program provides a valuable service to not only the general public but also residents with special needs. Often, landlords are unwilling to provide accommodations for those individuals who become disabled while renting from them, and who may need modifications to the living environment, such as wheelchair ramps. Project Sentinel assists in conciliating such cases, so that the landlord is aware of their responsibilities and the law, and the tenant can either remain in the unit, or be given adequate time to find other housing.

HOME funds

The County also funds a Minor Home Repair program that provides assistance to very low and low-income residents retrofit homes to accommodate such things as wheel chair ramps, wider doorways, or handicapped-access bathrooms. During the 2004-05 fiscal year 7 loans were made.

Finally, the County continued its efforts to further affordable housing by continuing its First Time Homebuyers program and housing rehabilitation programs. The County offers up to \$75,000 in down payment assistance for income eligible applicants for the purchase of a home in the unincorporated areas of the County. Such programs allow those who are currently in rent-burdened situations to save more of their money for basic living needs, and to assist in saving for a down payment on a home.

G. Filling in Gaps in Institutional Structure

There is considerable work going on in Stanislaus County to bring together governmental agencies, non-profit service providers, and consumers of our services to identify where there are gaps, and how they can be best be filled. One of the major issues seen in the community is not a lack of agencies but a lack of prioritizing by the agencies. Many agencies tend not to look at long-term funding due to either lack of staff or capacity. Building the capacity of local agencies has also become an important issue for the Consortium and other entitlement Cities. The Consortium also has a good working relationship with both the cities of Turlock and Modesto, who are separate CDBG entitlement jurisdictions, to strategically prioritize projects and programs more efficiently and effectively for the region. The Consortium is able to: a) effectively strategize to fill in institutional gaps; and, b) continue to work and build cooperatively and collaboratively; and c) provide technical assistance to the non-profit community; and, d) increase their capacity to provide services.

H. Leveraging of Public and Private Funds

Stanislaus County has continued its efforts in leveraging as many other sources of funding as possible. The County provides various forms of financial assistance through grants or loans. The Consortium's main objective is to make the most efficient and effective use of its CDBG, HOME, and Redevelopment funds. Each program goes through a selection process that considers proposals that can best maximize all available funding sources.

Through the Public Service Grant program, the County provides funding to non-profit service providers on a performance-based contract. This ensures that CDBG funds are spent on actual completions by the agency.

The County and the City of Oakdale provide funding to down payment assistance programs. Both agencies carefully review applications to ensure that the applicant not only has the current funds to buy a home, but also has the capacity to be a long-term homeowner. This ensures a reduced risk of the new homeowner of losing the home through default. The County requires that program applicants present a savings pattern of at least six months and show that 2% of the sales price of the home has been saved prior to purchase.

During fiscal year 2004-05, the Stanislaus County Community Development Block Grant Consortium received public service applications, affordable housing proposals, housing rehabilitation bids, capital improvement project bids and requests for down payment assistance. County and city staff and committee members review these projects to determine eligibility and the best 'mix' of other funding sources. The County also considers impacts of the projects and activities on the prioritized needs of the community.

I. Certifications

- ✓ Stanislaus County, and the Cities of Oakdale and Patterson (CDBG Consortium) have pursued all resources it indicated in the Annual Plan for 2004-05.
- ✓ Stanislaus County provided certifications for consistency for other HUD programs.
- ✓ Stanislaus County and the Cities of Oakdale and Patterson did not hinder plan implementation by action or willful inaction.
- ✓ During FY 2004-05, the Consortium was in its first year as a CDBG Entitlement jurisdiction and so it does not hold more than one and a half of its funding, therefore it is in compliance with HUD regulations.

J. Evidence of Public Notice

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on September 20, 2005 at 6:40 p.m., or as soon thereafter as the matter may be heard, the Stanislaus County Board of Supervisors will meet in the Basement Chambers, Lower Level, 1010 10th St., Modesto, CA, to adopt the Consolidated Annual Performance and Evaluation Report (CAPER) relating to its FY 2004/2005, \$2.298 million Community Development Block Grant and \$85,010 Emergency Shelter Grant.

NOTICE IS FURTHER GIVEN that at the said time and place, interested persons will be given the opportunity to be heard. Material submitted to the Board for consideration (i.e. photos, petitions, etc.) will be retained by the County. If a challenge to the above application is made in court, persons may be limited to raising only those issues they or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Board of Supervisors. If you have any questions, please call Ana Rocha of the Planning and Community Development Department at (209) 525-6330 between the hours of 8:00 a.m. and 5:00 p.m. or visit the offices at 1010 10th Street, Suite 3400, Modesto, CA.

BY ORDER OF THE BOARD OF SUPERVISORS

DATED: August 16, 2005

ATTEST: CHRISTINE FERRARO TALLMAN, Clerk of
the Board of Supervisors
of the County of Stanislaus,
State of California.

BY: _____
Elizabeth A. King, Assistant Clerk

K. Coordination Efforts

Stanislaus County recognizes that the Stanislaus County Community Development Block Grant Consortium cannot work alone in achieving the goals outlined in the Consolidated Plan. Therefore the Consortium is a member and participates with various collaboratives throughout the County. The Consortium participates in the following in order to better serve and coordinate the needs of the community.

HUD Telecasts

Stanislaus County began offering the availability of HUD telecasts at the City-County Administration building. The County believed it would be more convenient for agencies to view the broadcast locally. The local telecasts also allowed the agencies to meet and discuss any issues they may have regarding the broadcast.

Turlock Community Collaborative

Stanislaus County is a member of the Turlock Community Collaborative. This collaborative was started initially to deal with homeless issues facing Turlock. A group of concerned community members, faith based groups, and government agencies formed the collaborative to effectively deal with current and future issues concerning the homeless and the community.

Housing and Supportive Services

Stanislaus County and the Cities of Oakdale and Patterson are members of the Housing and Supportive Services Collaborative, which is the governing body of the Continuum of Care plan for the area. The Collaborative consists of service providers, the Sheriffs department, affordable housing developers, government agencies, and community advocates. This collaborative has developed a homeless and consumer survey that is distributed by member agencies on an annual basis. The information is then collected and shared among the agencies for grant writing and other program purposes. During FY 2004-05 County staff has played a key role in the research and development of the countywide HMIS system that was implemented in October 2004. The Planning department, Behavioral Health and Services Agency, and the Housing Authority have worked throughout the fiscal year to ensure the operation of a HMIS system for the Collaborative in order to meet HUD's mandate. County staff serves on several sub-committees of the collaborative such as the Homeless Management Information System (HMIS), Special Populations, Grant Review, Funding and Clearinghouse, and the Executive committee.

United Way of Stanislaus County

Stanislaus County is also an active partner with the United Way of Stanislaus County. County staff serves on the Building Stronger Neighborhoods Impact Council. The impact council works within under-served communities to help build capacity through funding and technical assistance to neighborhood groups, associations and local service providers. By working with the Impact Council the County has been able to gain a better knowledge of the needs of the communities and service providers in the area.

Housing Authority

The Housing Authority and Stanislaus County have a strong relationship and continue to work towards furthering decent, and safe affordable housing throughout the County. The

County funds several programs such as the Minor Home Repair and Sewer Connection program that the Housing Authority administers. The Housing Authority also serves on several housing and community development related committees for the County.

Workforce Development

During fiscal year 2004-2005, Stanislaus County has continued to provide technical and monetary support to the Workforce Development Program. This program is a collaborative effort between Stanislaus County, Habitat for Humanity, Modesto Junior College, American G.I. Forum and the City of Modesto. Program participants in the pre-construction training course are low income, and receive vocational training in construction trade practices. They also are provided courses on academic and personal improvement needed to progress in the construction field, including Construction Math, English as a Second Language, and GED preparation. CDBG funds were used to develop a new component to the program that offers work experience to current and new program participants.

VI. MONITORING

Program and Planning Requirements

A coordinated monitoring process has been established to verify and confirm that grant funds have been used in an eligible and appropriate manner for each of the following programs:

Community Development Block Grant Consortium

County staff reviews quarterly project progress reports, request for funds reports and budget printouts, which identify the total funds used by all jurisdictions during a given month. Staff verifies and cross-references the information on the monthly budget activity reports. Monitoring visits are also scheduled quarterly by County staff for each jurisdiction and non-profit/agency grantee to ensure appropriate expenditure of funds.

Public Service Grant Program

County staff reviews quarterly CDBG statistics tables, narratives, request for funds forms and budget printouts, which identify the total funds used/requested by each grantee during that reporting period. Staff verifies and cross-references the information on the quarterly budget activity reports. Monitoring visits are also scheduled quarterly by County staff for each grantee to ensure appropriate expenditure of funds.

Down Payment Assistance Loan Program

County staff meets with HOME Consortium staff on a weekly basis to monitor the progress of Down Payment Assistance Program applicants and loans in progress. On an average, the program receives 3-5 applicants per week. Many applicants have credit problems and are immediately disqualified and are asked to reapply after those problems are cleared. Staff makes every effort to work with applicants to help sort out and in many cases solve problems. Once the applicant resolves their issues they are encouraged to re-apply to the program. HOME Consortium staff provides monthly updates on the funding availability for the program.

Major Home Repair Loan Program

Self-Help Enterprises administers this program for the County, and reports monthly to County staff. Progress on current loans and funding availability are given as well any other issues that may arise from projects.

Minor Home Repair Program

The Housing Authority of administers this program for the County, and reports monthly to County staff. Progress on current loans and funding availability are given as well any other issues that may arise from projects.

In addition, there are monitoring procedures tailored to the above-mentioned programs. Staff is continually working on improving program oversight, by attending training on compliance topics, staying up to date with amendments to regulations and/or OMB circulars, and developing written procedures and forms.

VII. SUMMARY OF CITIZEN COMMENTS

Comments that are received during the 30-day public review period will be included in the Final draft of the CAPER scheduled for the Board of Supervisors to review on September 20, 2005. Community Meetings have been scheduled at the following dates and locations:

1. August 22, 2005 at the County Administration Building, 1010 10th Street, Basement Training Room, Modesto, CA.
2. August 24, 2005 at the Bianchi Community Center, 250 North 3rd Street, Oakdale, CA
3. September 8, 2005 at the Westside Community Alliance Resource Center, 118 North 2nd Street, Patterson, CA

VIII. CDBG FINANCIAL SUMMARY FY 2004-2005

FY 2004-2005 Jurisdiction/ID #	Project	Budgeted Amount	Balance
Stanislaus County/SC-04-01	Project Administration	\$228,800.00	\$3,230.67
Stanislaus County/SC-04-02	Robertson Rd. Project Phase II	\$710,151.00	\$710,151.00
Stanislaus County/SC-04-03	Fair Housing Program	\$35,000.00	\$2,000.00
Stanislaus County/SC-04-04	Workforce Development	\$30,000.00	\$19,905.67
Sub-Total		\$1,003,951.00	\$735,287.34
City Of Oakdale/OA-04-01	Housing Rehabilitation Program	\$250,000.00	\$215,000.00
City Of Oakdale/OA-04-02	Infrastructure Improvements	\$208,226.72	\$208,226.72
City Of Oakdale/OA-04-03	Code Enforcement	\$15,000.00	\$0.00
City Of Oakdale/OA-04-04	Neighborhood Clean-ups	\$5,000.00	\$4,022.00
City Of Oakdale/OA-04-05	Senior Adult Services	\$30,000.00	\$2,887.00
City Of Oakdale/OA-04-06	Project Administration	\$40,000.00	\$1,915.00
Sub-Total		\$548,226.72	\$432,050.72
City of Patterson/PA-04-01	Heartland Ranch Senior Housing Project	\$500,000.00	\$500,000.00
City of Patterson/PA-04-02	Project Administration	\$31,589.00	\$0.00
Sub-Total		\$531,589.00	\$500,000.00
Total Amount			\$1,667,338.06
CDBG Grantees/ID #			
Catholic Charities-SEAPA/ GT-04-14	Westside Senior Services	\$5,816.00	\$0.00
Center for Human Services/ GT-04-09	Community Counseling Program	\$17,400.00	\$570.78
Center for Human Services/ GT-04-07	Patterson Teen Center	\$16,469.00	\$0.00
Children's Crisis Center/ GT-04-06	Guardian Meal Program	\$20,000.00	\$0.00
DRAIL/ GT-04-02	Assistive Technology Program	\$20,000.00	\$0.00
Habitat for Humanity/ GT-04-11	Housing Education Services	\$10,700.00	\$0.43
Healthy Aging Association/ GT-04-11	Young at Heart Program	\$11,900.00	\$0.00
Inter-Faith Ministries/ GT-04-01	Redwood Family Center	\$20,000.00	\$0.00
Inter-Faith Ministries/ GT-04-03	Santa Fe Project	\$16,200.00	\$1,050.00
Parents Resource Center/ GT-04-12	ABC's of Childcare Program	\$19,040.00	\$0.00
Salida Union School District/ GT-04-05	Los Arcos Learning Center	\$20,000.00	\$0.00

Second Harvest Food Bank/ GT-04-11	Food Assistance Program	\$20,000.00	\$0.00
United Samaritans Foundation/ GT-04-08	Emergency Shelter Program	\$20,000.00	\$0.00
Westside Food Pantry/ GT-04-04	Emergency Food Assistance Program	\$11,275.00	\$0.00
Sub-Total		\$228,800.00	\$1,621.21
CDBG Program FY04-05 Total			\$1,668,959.27
ESG Grantees/ID #			
Children's Crisis Center/ ESG-04-01	Guardian House Respite Program	\$18,720.00	\$0.00
CHSS/ ESG-04-03	Rental Assistance Program	\$25,500.00	\$5,057.04
Inter-Faith Ministries/ ESG-04-02	Santa Fe Program	\$19,800.00	\$0.00
The Salvation Army/ ESG-04-04	Emergency Homeless Shelter	\$15,280.00	\$0.00
United Samaritans Foundation/ ESG-04-05	We Care Winter Shelter	\$5,710.00	\$0.00
Sub-Total		\$85,010.00	\$5,057.04
Consortium FY 2004-05 TOTAL			\$1,674,016.31
FY 2002-2003			
Stanislaus County/SC-02-01	Robertson Road Project	\$791,101.00	\$344,315.58
City of Patterson/PA-02-03	Garza Park Improvements	\$57,000.00	\$7,560.00
City of Oakdale/OA-02-07	Youth Center Rehabilitation	\$77,000.00	\$44,444.00
City of Oakdale/OA-02-05	Neighborhood Clean Ups	\$5,000.00	\$5,000.00
Sub-Total		\$930,101.00	\$401,319.58
FY 2003-2004			
Stanislaus County/SC-03-03	South Ceres Program	\$410,211.43	\$196,873.46
Stanislaus County/SC-03-04	Keyes Drainage Design Project	\$400,000.00	\$31,124.27
Stanislaus County/SC-03-06	Homeless Day Facility & Shelter	\$40,443.00	\$15,443.00
Stanislaus County/SC-03-07	Neighborhood Revitalization	\$25,000.00	\$25,000.00
Stanislaus County/SC-03-08	Homeless Strategic Plan/HMIS	\$10,000.00	\$0.00
City of Oakdale/OA-03-01	Oakdale Housing Rehabilitation Program	\$250,000.00	\$224,874.00
Sub- Total		\$1,135,654.43	\$493,314.73
CURRENT TOTAL			\$2,568,650.62

