

Community Development Block Grant Program



FY 2018-19 Consolidated Annual Performance Evaluation Report (CAPER)

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Quality of Life Division
1000 Webster Street
Fairfield, CA 94533**

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CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

As a Community Development Block Grant (CDBG) entitlement community, the City of Fairfield is required to submit an annual Consolidated Annual Performance Evaluation Report (CAPER). The CAPER reports the City's success in meeting the goals and objectives contained in the Consolidated Plan and assesses the City's progress in carrying out priorities of assistance identified in the Annual Action Plan (AAP).

The FY 2018-19 AAP described actions to take place during the year to meet under-served needs, foster and maintain affordable housing, evaluate and reduce lead-based paint hazards, reduce the number of poverty-level families, develop an institutional structure, enhance fair housing choice within the community, and enhance coordination between public and private housing and social service agencies.

In FY 2018-19, the City was allocated \$837,750 in CDBG entitlement funds. The City successfully executed the second year of the Consolidated Plan to meet the highest priority needs, as outlined in the Plan.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals.

Goal	Category	Source Amount /	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Administration		CDBG: \$	Other	Other	5	2	40.00%	1	1	100.00%
Affordable Housing	Affordable Housing	CDBG: \$ / Housing Rehab RLF: \$13746	Homeowner Housing Rehabilitated	Household Housing Unit	10	6	60.00%	3	6	200.00%
Drug or Violence Prevention	Non-Housing Community Development	CDBG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	10	6	60.00%			

Drug Violence Prevention or	Non-Housing Community Development	CDBG: \$	Homeless Person Overnight Shelter	Persons Assisted	0	0		25	6	24.00%
Economic Development	Non-Housing Community Development	CDBG: \$ / Economic Development RLF: \$176633	Businesses assisted	Businesses Assisted	4	0	0.00%	4	0	0.00%
Fair Housing	Non-Housing Community Development	Redevelopment Fund: \$42000 / Housing Successor Funds: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	250	90	36.00%	50	90	180.00%
Homeless	Homeless	CDBG: \$ / Redevelopment Fund: \$120000 / Housing Successor Funds: \$	Homeless Person Overnight Shelter	Persons Assisted	150	67	44.67%	50	67	134.00%
Homeless	Homeless	CDBG: \$ / Redevelopment Fund: \$120000 / Housing Successor Funds: \$	Homelessness Prevention	Persons Assisted	100	917	917.00%			
Infrastructure Development	Non-Housing Community Development	CDBG: \$	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	15000	17675	117.83%	2000	17675	883.75%
Senior Services	Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	250	1073	429.20%	50	278	556.00%
Youth Services	Non-Housing Community Development	CDBG: \$	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	400	3366	841.50%	1476	1085	73.51%
Youth Services	Non-Housing Community Development	CDBG: \$	Public service activities for Low/Moderate Income Housing Benefit	Households Assisted	400	0	0.00%			

Table 1 - Accomplishments – Program Year & Strategic Plan to Date

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

The City's highest priorities for public services were for Homeless Services, Drug or Violence Prevention, Youth Services and Senior Services. As seen in the chart above, the 2018-19 Action Plan addressed all of these needs by funding:

- Homeless Services - SHELTER Solano for homeless emergency shelter for families and individuals
- Violence Prevention - Solano Advocates for Victims of Violence (SAVV) for family violence services. Because the City received sufficient Program Income we have raised the Public Service CAP to extend funding for FY 19-20 for SAVV.
- Youth Services – Youth Activities Fee Assistance, Fun on the Run, The Leaven After School Tutoring, and PAL Career Internship Program. Because the City received sufficient Program Income we have raised the Public Service CAP to extend funding for FY 19-20 for the PAL Career Internship Program.
- Senior Services – Meals on Wheels of Solano County for hot meals, both congregate and home delivered

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted).
91.520(a)

	CDBG
White	724
Black or African American	418
Asian	237
American Indian or American Native	38
Native Hawaiian or Other Pacific Islander	21
Total	1,438
Hispanic	441
Not Hispanic	1,405

Table 2 – Table of assistance to racial and ethnic populations by source of funds

Narrative

In FY 2018-19 we served over 1,400 diverse families from primarily low- moderate-income households in Fairfield. In general, the race and ethnicity of those benefitting from the City’s various CDBG-funded programs generally reflects the demographics of the City as a whole. Table 3 shows the American Community Survey Demographic and Housing Estimates for Fairfield.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	888,791	
Redevelopment Fund	public - local	162,000	42,000
Other	public - federal	190,379	

Table 3 - Resources Made Available

Narrative

Almost all accomplishments and investments for the year occurred in the NRSA, which is a comprehensive approach to address economic development and housing needs in a designated neighborhood within a community. **The following CDBG-funded activities were carried out in the NRSA in FY 18-19:**

- Land Purchase and Park Project 2030 N. Texas Street.** A total of \$1,300,000 in CDBG funding was invested to purchase land at 2030 N. Texas Street to continue linear park as part of the Central Fairfield Revitalization and Linear Park Concept Plan. Parcel will be developed in subsequent years as a recreational facility with a multi-use sports field, sports court, accessible play area, and a neighborhood center (currently neighborhood is not yet served by a center). Parcel is located in census tracts 2526.05 (BG1, 2, 3), CT 2526.06 (BG 1, 2, 3), and CT 2526.08 (BG 1 & 2). These block groups consist of 14,705 persons of which 9,490 or 64.54% are of lower income.
- Sewer Replacement Project** expended \$494,540 in CDBG funds to provide 3,680 linear feet of new PVC sewer lines for 116 homes located in CT 2501 (BG 1, 2), which is 67.5% lower income. Project also replaced 7 sewer manholes, 107 sewer laterals, 107 sewer cleanouts and boxes, and constructed two new sewer manholes.
- The Leaven** expended \$15,000 in CDBG funding to provide tutoring and mentoring to 230 students in lower income areas.
- Fairfield Community Foundation** expended \$20,000 to provide Fun On The Run mobile recreation services in the NRSA to 757 children.

In addition, the City leveraged CDBG funding with the following General Fund Capital Investment projects carried out in the NRSA last year, totaling \$7,834,478. Please see the attached list of funded projects.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Neighborhood Revitalization Initiative	55	96	

Table 4 – Identify the geographic distribution and location of investments

Narrative

The FY 2018-19 Action Plan targeted resources to residents in the City’s Neighborhood Revitalization Strategy Area and represented the highest priorities identified in the Consolidated Plan. This included the City's most vulnerable residents who are homeless, elderly, frail elderly, seniors as well as youth from lower income households.

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

Matching and Leveraged Funds. The CDBG program does not have matching requirements and does not mandate leveraging percentages by regulation.

Publicly Owned Land Used to Address Needs. The City of Fairfield is deeply committed to addressing the needs identified in the 2017-21 Consolidated Plan and accompanying Neighborhood Revitalization Initiative. In FY 2018-19, the City took two important steps to improve the quality of life and provide additional affordable housing in the NRSA.

- **Park land acquisition.** In 2018-19, the City utilized \$1,130,000 CDBG funds identified in the Amended FY 2017-18 Action Plan in CDBG funding to purchase a parcel of land at 2030 N. Texas Street, in the NRSA. This land will become a community park in a lower income area that contains no such resources, and provides a significant investment in the NRSA. Plans for this park include the intent of constructing a recreation facility, multi-use sports field, sports courts, play area, and parking. The park will be located within the 2526.06 census tract, enabling the development to provide recreational services to an underserved area of the community and meet community need. The City currently has two existing neighborhood centers; however, both are located well outside the NRSA area. There are currently no neighborhood centers within the surrounding census tracts of this proposed location.
- **Affordable Housing.** In December 2018, the City approved two agreements with MidPen Housing that will pave the way for development of approximately 72 new affordable housing units including one manager unit in 2020 to serve Fairfield residents. The development will include several units targeted for permanent supportive housing. MidPen has owned and operated another property in Fairfield for almost 25 years and has a great understanding of the community's needs and values. The proposed affordable housing site is 3.5 acres of land adjacent to Dover Park that is owned by the Fairfield Housing Authority. The land is located in the Neighborhood Revitalization Strategy Area in census tract 2526.08.

A predevelopment loan of \$1.3 million will fund required pre-development activities and, an additional loan of up to \$700,000 will support project construction.

MidPen has submitted their application for planning approval and is moving forward in

partnership with the City and FHA to finalize the City's financial commitment and the issuance of 36 Project Based Vouchers.

The City is also in the early stages of reviewing a proposal for a 67-90 unit, 100% affordable, multi-family development on East Tabor Avenue, located within the Neighborhood Revitalization Initiative Area Census Tract 2526.06 that would incorporate very low-income units for permanent supportive housing and veterans. The City is also working with a local nonprofit to identify a site(s) that can be developed as affordable housing that would allow the temporary relocation of residents from an existing development needing major structural rehabilitation or rebuild.

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	0	0
Number of Non-Homeless households to be provided affordable housing units	0	0
Number of Special-Needs households to be provided affordable housing units	0	0
Total	0	0

Table 5 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	0
Number of households supported through The Production of New Units	0	0
Number of households supported through Rehab of Existing Units	3	0
Number of households supported through Acquisition of Existing Units	0	0
Total	3	0

Table 6 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

The Housing Rehabilitation emergency grants program was initiated again in 2018-19 and funded six emergency grants instead of three that were projected.

Discuss how these outcomes will impact future annual action plans.

Next year more emergency grants and housing rehabilitation loans are expected to be undertaken with CDBG funding.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Households Served		CDBG Actual	HOME Actual
Extremely Low-income		3	0
Low-income		1	0
Moderate-income		2	0
Total		6	0

Table 7 – Number of Households Served

Narrative Information

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

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

City of Fairfield. The City's Quality of Life Task Force created the Homeless Intervention Team and the Homeless Engagement and Response Team (HEART), as the Homeless Continuum of Care (CoC)'s only outreach to unsheltered people in the City of Fairfield.

The Fairfield Police Department Homeless Intervention Team conducts homeless outreach to unsheltered persons, and individuals and families, to connect them with resources and get them off the streets. The Team consists of two full-time Police Officers and a Community Services Officer.

- **Accomplishments for FY 18-19 include:**
- 2,869 individuals contacted by the Team
- 109 case plans developed for clients
- 162 HIT Surveys conducted
- 67 placements in shelters
- 54 referrals to the CoC Coordinated Entry System
- 81 assistance with housing
- 13 assistance to relocate to where they wished to go

HEART: The Public Works Department Homeless Engagement And Response Team (HEART) helps preserve a desirable and thriving community for all Fairfield residents (cleanup of debris, illegal dumping, graffiti, encampments). Additionally, the HEART team attempts to connect homeless to resources by providing contact information for the coordinated entry system.

- **Accomplishments for FY 18-19 include:**
- 3,686 interactions with homeless residents
- 1,118 clean up events at homeless encampments
- 2,495 cubic yards of camp debris removed

Fairfield Homeless Collaborative. The Quality of Life Task Force also created the Fairfield Homeless Collaborative, a network of over 50 faith-based leaders and non-profit service providers who identify and consolidate homeless resources and needs. They identify where and

when food, clothing, and other essentials are distributed to eliminate duplications and city blight.

Fairfield Police Department HIT Homeless Roundtable. In addition to the Homeless Collaborative, the Fairfield Police HIT Team formed a roundtable group of area service providers that meet quarterly to share knowledge, experience, and expertise in reducing homelessness. Attendance ranges from 50 – 75 stakeholders each meeting.

Coordinated Entry: Solano County’s Coordinated Entry provider is Resource Connect Solano, and is funded through the Solano Continuum of Care process as well as each city in Solano County, including Fairfield. See last page in this section for a list of all activities and agencies serving Fairfield and the County through the CoC funding.

Addressing the emergency shelter and transitional housing needs of homeless persons

Mission Solano, a 208-bed homeless shelter for homeless individuals and families located at 310 Beck Ave in Fairfield, is the City’s only homeless shelter.

In April 2018, the City began working with Mission Solano, local health care providers, and the County of Solano to transition the Bridge to Life Center homeless shelter to a new operator. Through an extensive Request for Qualifications process and applicant presentations, City Council selected SHELTER Inc. as the new operator of the shelter.

SHELTER, Inc. has been providing programs and services in Contra Costa County for individuals and families in need since 1975. Under this new leadership, **SHELTER Solano** will operate as a closed-campus, program-based shelter geared toward supporting an individual’s effort to progress from homelessness to stable, permanent housing. SHELTER Solano’s proven, program-based model will provide intensive wrap-around case-management services enabling participants to achieve self-sufficiency. <https://shelterinc.org/programs/shelter-solano.html>

Since SHELTER Solano assumed operations in February 2019, 143 homeless individuals have been housed and entered into the SHELTER Solano program, of which 76% are from Fairfield. The City provided bridge funding to the Homeless Shelter to keep the doors open through the transition which included \$20,707 in rent payments, \$80,000 in temporary funding and \$59,000 in startup funding, for a total of \$159,707.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and

institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

Community Action Partnership (CAP) Solano Joint Powers Authority (JPA). CAP Solano JPA is the Collaborative Applicant and Homeless Management Information System (HMIS) lead for Solano County's Homeless Continuum of Care (CoC). The purpose of CAP Solano JPA is to coordinate efforts to reduce poverty and homelessness in Solano County. The JPA is a combined governmental agency formed by a memorandum of understanding between the cities of Fairfield, Benicia, Rio Vista, Suisun, Vacaville, and Vallejo, as well as the unincorporated portions of Solano County represented by the Board of Supervisors.

The JPA secures over \$1.15 million in funding annually to serve persons experiencing homelessness in Solano County. In 2018, the JPA applied for and received over \$12 million in funding. Its duties include: oversight and coordination of homeless and safety net services to the residents of Solano County; to serve as the conduit for safety net funding support; to administer such funds and make grants available to other non-profit entities for services to the homeless; to set policy and be the central agency for the oversight and technical assistance for the operation of homeless shelters, transitional housing, homeless assistance centers, community action councils and other safety net services; and to undertake such other programs as the Board of Directors may authorize.

- In 2018, the JPA conducted and completed a countywide needs assessment in partnership with the cities, local healthcare providers, formerly homeless individuals, social service providers for transitioning youth, mental health, homeless, veterans, and domestic violence, community stakeholders, and the County's mental health and social service departments to assess gaps in services and resources to better direct funding and priorities. Due to the completion of the JPA's 5-Year Strategic Plan to Reduce Homelessness, funding was prioritized in 2018 to the creation of housing, including shelter support and sustainability.
- The JPA recently added a representative to both the CoC Board and JPA Tripartite Board from Sutter Health to ensure collaboration between hospitals and local agencies around homeless and housing.

Homeless Continuum of Care Funding. Please see chart at the end of this section for all funded efforts to address the needs of persons with mental health and other disabilities. Projects have been sorted into the categories of Supportive Services, Permanent Supportive Housing, Transitional Housing, and Rapid Rehousing.

- **Supportive Services** – That may assist homeless persons transition from the streets or

shelters into permanent or permanent supportive housing, and that assist persons with living successfully in housing.

- **Permanent Supportive Housing (PSH)** – Pairs housing assistance (subsidies) with case management and supportive services at the degree and to the extent that the client desires. PSH is especially helpful for chronically homeless people and people with a variety of physical and mental health needs.
- **Transitional Housing (TH)** – Designed to provide homeless individuals and families, especially survivors of domestic violence and youth ages 18-24, with interim stability and support to successful move to and maintain permanent housing. Transitional Housing may last for up to 24 months, and usually has some type of supportive services.
- **Rapid Rehousing (RRH)** – RRH is designed to help individuals and families that don't need intensive and ongoing support to quickly exit homelessness and return to permanent housing.

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

Homeless Continuum of Care Funding. Please see the attached chart for all funded efforts to address the needs of persons with mental health and other disabilities. Projects meeting the above category include:

- Caminar projects with permanent supportive housing for chronically homeless persons.
- Community Action North Bay, Living Self-Sufficiently and Fairfield Vets programs, with extensive services for single male and female adults.
- Lutheran Social Services for chronically homeless persons with mental health disorders.
- For Families, see Solano Dream Center and the Rapid Rehousing programs.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

Neither the City nor the Housing Authority owns any public housing as identified by HUD.

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

N/A

Actions taken to provide assistance to troubled PHAs

N/A The Fairfield Housing Authority is not designated as troubled.

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)

The City of Fairfield reviews its policies, Zoning Ordinance, and development regulations on an ongoing basis to reduce barriers to affordable housing. During the past five years, the City has adopted:

- **2014-22 Housing Element.** The Fairfield Housing Element was certified by the State of California Department of Housing and Community Development (HCD). This Housing Element plans and zones for the Regional Housing Needs Allocation (RHNA) for the creation of 3,100 units of housing. Of these, 779 are to be affordable for households earning 0-30% of the Area Median Income (AMI), 404 to be affordable for households earning from 31-50% AMI, 456 to be affordable for households earning from 51-80% AMI, and 1,461 to be affordable for incomes higher than 80% AMI.
- **Fairfield Train Station Specific Plan (FTSSP).** The FTSSP is a major new Transit-Oriented Community master plan developed along with the new Capitol Corridor Train Station at the southeast corner of Peabody Road and Vanden Road. The Plan addresses the development of approximately 2,970 acres of land in northeastern Fairfield near the station (not in the NRSA). The FTSSP has been designated as a Priority Development Area (PDA) by the Association of Bay Area Governments (ABAG). A PDA is an infill development opportunity within an existing community that is planned near existing or future fixed transit and includes a plan for more housing. The City's Guiding Principles for the Specific Plan are consistent with ABAG's planning goals. The Plan provides for 1,050 dwelling units in a range of housing types, which may include, condominiums, townhomes, and small lot single-family homes.
- **Heart of Fairfield Plan.** This Specific Plan was developed in 2017 to encourage new development and redevelopment in downtown Fairfield and the West Texas Street corridor. Both areas are within the NRSA. The Plan outlines a strategic approach for how to achieve appropriate new development, public infrastructure and transportation improvements, community amenities, and public safety enhancements.
- The City also amended its Zoning Ordinance to facilitate construction of accessory dwelling units, assisted living (senior) housing, encourage development in downtown Fairfield, and comply with State building code and energy code mandates.

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

The City has a great number of underserved needs, but made good strides in meeting all those outlined in the Consolidated Plan and Action Plan in FY 2018-19. The City continued its work with local nonprofits and other agencies to facilitate activities and projects benefitting special-need populations, including the homeless, seniors, and the disabled. Housing Rehabilitation activities are ramping up once more and a new affordable housing project is in the works. Plans for the linear park are well underway now that the acquisition of land has been completed. And much work has been accomplished to bring various plans up to date and enhance administration of the CDBG Program under new staff.

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

Lead is a leading environmental threat to children’s health in the U.S., and children under six years old and fetuses are at greatest risk of harmful health effects from lead poisoning. When children are exposed to lead—usually through contaminated dust, paint, or soil—it can have lifelong adverse effects. No safe blood lead level in children has been identified. Even low levels of lead in blood have been shown to result in disrupted postnatal growth, hearing and learning disabilities, lowered IQ scores, behavioral problems, difficulty paying attention, and hyperactivity. And effects of lead exposure cannot be corrected. The key is stopping children from coming into contact with lead and treating children who have been poisoned by lead. For more information, see:

https://www.cdph.ca.gov/Programs/CCDPHP/DEODC/CLPPB/Pages/frequently_asked_questions.aspx

https://www.cdph.ca.gov/Programs/CCDPHP/DEODC/CLPPB/CDPH%20Document%20Library/Lead_HAGs_Table.pdf Child lead levels in California are tracked by the California Department of Public Health, Childhood Lead Poisoning Prevention Branch. See:

<https://www.cdph.ca.gov/Programs/CCDPHP/DEODC/CLPPB/Pages/data.aspx>

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Fairfield Child Lead Levels

The City of Fairfield is NOT among the top 200 California zip codes with blood lead levels (BLLs) at and above 4.5 micrograms per deciliter of whole blood, for children less than age 6, with at least 500 children tested, 2012, which is the last year for which this analysis was conducted.

According to the most recent data available from 2015, 5,248 children under the age of 6 from all of Solano County were assessed for blood lead levels (BLL). Of these, 76 measured from 4.5 to

under 9.5 micrograms per deciliter, and 26 measured as having blood lead levels over 9.5 (see chart below).

Lead in Housing

Common sources of lead in housing which can affect children are:

- Lead-based paint (pre-1978), which may have been used both inside and outside of a home or on furniture or objects in the home. Children may eat paint chips or chew on painted windows sills, railings, etc.
- Lead contaminated dust or soil, especially near pre-1978 housing which may have been painted with lead-based paint, or near busy roadways or factories where lead from gasoline used for many years has settled onto soil. This soil may also be tracked inside on shoes and clothing.

The City of Fairfield Housing Rehabilitation Loan and Grant program complies with Title 24 CFR Part 35, and has a lead-based paint policy and procedures in compliance with HUD regulations, as well as a relocation plan. The City complies with regulations for Lead Hazard Assessment and Evaluation, and Lead Hazard Reduction, defined in Subpart R of the regulation. All documentation is retained in the project file.

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

Economic Development. In Solano County, small businesses with 50 employees or less make up approximately 90% of the businesses. As such, they are truly the job creators and sales drivers at the heart of the business community. Three key partners in expanding employment and business opportunities in Fairfield are the Workforce Development Board of Solano County, Fairfield-Suisun Chamber of Commerce, and City of Fairfield Economic Development Division, discussed individually below.

The Workforce Development Board (WDB) of Solano County. The WDB is a 501(c)3 nonprofit organization that provides employment-related services for job seekers and businesses in Solano County. It oversees federally-funded workforce services through the Workforce Innovation and Opportunity Act (WIOA). Services include the American Job Centers of California system, which in this county is Solano Employment Connection, and intensive programs to support employment. The budget for 2018-19 was \$6,513,944, which includes \$4,34,658 for WIOA Adult, Youth, Dislocated Workers, Rapid Response, and Administration, as well as \$2,164,288 for TANF employment, WIOA regional planning and capacity building, disability employment accelerator, and work-based learning accelerator. The City of Fairfield EDWH Division works very closely with

the WDB.

Solano Small Business Development Center (SBDC). In December 2018, the WBD won the contract from the Northern California Small Business Development Center Network to serve as the new host for the Solano **SBDC**. SBDCs provide technical assistance to entrepreneurs including business plan development, financing assistance, mentorship and training workshops. The new Solano SBDC website can be found at: <https://www.solanosbdc.org/>

The City has already provided SBDC with two business referrals that are prior CDBG Economic Development Revolving Loan recipients

Fairfield-Suisun Chamber of Commerce. The Chamber champions economic prosperity and quality of life for Solano County by being the voice of business, promoting collaboration, and helping local business members grow. The City works in close collaboration with the Chamber and Fairfield's Quality of Life Manager, under which is located the CDBG program, is a Vice Chair on the Executive Board of Directors of the Fairfield Suisun Chamber of Commerce, and Chair of the Chamber's Advocacy Council, and actively promotes business opportunities in the City of Fairfield. A CDBG staff member is involved as a Chamber Ambassador.

City of Fairfield

- **Economic Development Division.** The City's Economic Development division is the primary contact for businesses wanting to start, relocate, develop or expand a real estate project in Fairfield. It offers comprehensive economic development services including business financing, business assistance, development updates, and navigating the development process.
- In FY 18-19 the City hired additional experienced staff who reviewed all CDBG Economic Development loans and CDBG regulations for economic development. Monitoring of all loans is underway in 2019-20 to determine and ensure compliance.
- In FY 18-19, the City did not invest funding of \$176,633 from the Economic Development Revolving Loan Fund while file review was underway.

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

The City of Fairfield is highly collaborative in nature. Following are some significant partnerships that developed institutional structure in 2018-19:

- **City of Fairfield Quality of Life Task Force.** The City's Quality of Life Task Force was

formed in the fall of 2013, and a comprehensive city-wide plan was adopted September 15, 2015 to address issues that affect the aesthetics of the city, and the quality of life for its citizens. It utilizes existing City services in partnership with local, broad-based coalitions sharing the same objectives: to create and preserve a desirable and thriving community for all Fairfield residents using existing city staff and resources in collaboration with a diverse community volunteer network.

The Task Force is a unique collaborative that integrates the work of the City departments as detailed in the figure here. It also consists of a multitude of community-based organizations that all work to improve the quality of life for businesses and residents of Fairfield, especially those that are of lower income and homeless. A detailed list of participants can be found in report located here: http://www.fairfield.ca.gov/gov/depts/manager/quality_of_life/default.asp

- **Internal Institutional Structure for CDBG Administration.** The City Manager's Office assumed responsibility for management of the CDBG program in 2017 after retirement of long-time CDBG staff. Accomplishments for CDBG Administration for 2018-19 include: Onboarding and training three staff to administer, monitor, and ensure compliance of subrecipients, including securing a consultant to support staff as they learn. Securing consultant support to assist in specialized compliance with Fair Housing and Equal Opportunity and other Civil Rights laws including access to programs and services by persons who are disabled and those with limited English proficiency.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

Housing Authority of Fairfield. The City CDBG staff work closely with the Housing Authority as previously mentioned. The HA assists Fairfield residents and those migrating from more costly areas in the western area of the Bay Area in search of affordable housing through the Section 8 housing program. Section 8 certificates/vouchers allow very low-income (below 50% of the area median income) to pay not more than 30% of their income on housing. The HA contracts with rental housing property owners to pay the difference between what tenants can afford and fair market rents. CDBG staff and the HA communicate regularly and collaborate on any new affordable housing projects.

Housing Successor Agency. The Housing Authority of Fairfield serves as the Successor agency to the former Redevelopment Agency. As such, it administers all remaining assets and loan payoffs of the agency. An upcoming project with MidPen has been previously discussed. Some units may have Section 8 project based or other type of subsidy attached, and may have accompanying supportive services.

CAP Solano JPA and CoC. This important collaboration has also been previously discussed in this report. Through homeless Continuum of Care funding, important supportive services can be paired with affordable housing to enhance housing success for chronically homeless residents, those who have mental illnesses, and those with other disabilities.

As part of the City of Fairfield adopted Homeless Strategy, the City entered into a three-year Memorandum of Understanding with the County of Solano and all seven cities to expand and support the county-wide Coordinated Entry System, Resource Connect Solano. Through this MOU, Resource Connect Solano will be able to increase case management, hire a housing navigator, and create a landlord incentive program to house those more difficult to place.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

The City of Fairfield adopted its Analysis of Impediments to Fair Housing Report (AI) in 2010. The AI identifies housing affordability, special needs housing, land use, zoning, lack of knowledge of fair housing rights, and cultural and language barriers as impediments to fair housing choice.

- **New AI Underway.** The City contracted with a consultant to update the 2010 AI. Unfortunately, this effort was not completed and a new consultant had to be secured. This was accomplished and a new AI will be forthcoming in FY 2019-20.

Please see the attachment for actions taken to overcome impediments in the 2010 AI during FY 2018-19.

CR-40 - Monitoring 91.220 and 91.230

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

The City of Fairfield has been working diligently to ensure both long-term and short-term compliance with federal regulations and timeliness requirements of the CDBG program, including compliance with Davis-Bacon, NEPA environmental review, Americans with Disabilities Act and Section 504, Equal Opportunity Act, Civil Rights and Fair Housing regulation, Minority and Women Business Enterprise outreach, Section 3, and all other applicable regulations and requirements.

The City is following the adopted Consolidated Plan and Neighborhood Revitalization Initiative. A new Analysis of Impediments is underway to bring the City back into compliance, and that document will be updated regularly to synchronize with the Consolidated Plan processes. Action Plans and CAPERs work to achieve the vision and goals outlined in the Consolidated Plan.

Risk and Monitoring. The City conducts an initial Pre-Award Risk Analysis with the initial review of an application, and annually conducts a Post Award Risk Analysis on all subrecipients. The City conducts a rigorous desk monitoring of all subrecipients on a quarterly basis, before disbursing funds. All documents are now integrated into and submitted through the City Data Services grant management system. The desk monitoring includes the following:

- Quarterly reports are thoroughly reviewed to compare contract goals to achievements, racial and ethnic distribution of persons served with the Fairfield population in general, income level of persons served, and issues reported with program delivery.
- Board minutes are required and reviewed for a big-picture perspective of agency challenges and successes.
- A Sources and Uses budget is required and reviewed to gauge progress in obtaining program financial support from non-CDBG sources and to compute leverage.
- Required Expense Summary reports, backup payroll and other documentation is carefully reviewed to ensure compliance with 2 CFR 200 Uniform Administrative Requirements, and other HUD regulations, prior to payment being released.
- Most projects and programs submit an independent financial audit annually complete with auditor Management letter, which is reviewed for findings and concerns, as well as to see if the agency has reached the Single Audit threshold.
- Also, annually, subrecipients provide detailed information about services to clients with limited English proficiency, numbers of staff who speak Spanish and other languages, materials translated into other languages, accessibility of their facilities and more.

In addition to the quarterly desk monitoring of the programs, staff perform a risk analysis on all subrecipients. Those scoring in range for high risk, and some in medium risk, receive a physical site monitoring. During site monitoring, staff inspect the site, interview agency staff, verify source data from quarterly reports, and review project files using Consortium Program and Financial monitoring forms. All monitoring contact letters, the completed joint monitoring forms, final monitoring results, and any follow-up communication about the monitoring is electronically submitted and stored in the Community Data Services on-line reporting system. Monitoring Findings, Concerns or Observations are noted and City staff works with subrecipients to resolve the issues in a timely manner.

All activities are on schedule and grant disbursements are made in a timely manner, with all expenditures matching the letter of credit disbursements.

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

No public comments received.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

The City is in the second year of the 2017-21 Consolidated Plan and has made some course corrections which further refine the vision for the NRSA. A Substantial Amendment allow the City to purchase a parcel of land to connect a linear park in the NRSI, and the development plans for that area are underway. Housing rehabilitation programs are underway once more, and the City is working to meet all goals and objectives in the Consolidated Plan by the end of the five-year period.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

The City is in the second year of the 2017-21 Consolidated Plan and has made some course corrections which further refine the vision for the NRSA. A Substantial Amendment allow the City to purchase a parcel of land to connect a linear park in the NRSI, and the development plans for that area are underway. Housing rehabilitation programs are underway once more, and the City is working to meet all goals and objectives in the Consolidated Plan by the end of the five-year period.

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No

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

Attachments

Attachment - Submittal Letter CAPER



CITY OF FAIRFIELD

Founded 1858

Incorporated December 17, 1933

City Manager's Office
Quality of Life Division

September 27, 2019

Home of
Travis Air Force Base

COUNCIL

Mayor
Larry T. Price
707-428-7366

Mayor-At-Large
Mark B. Smith
707-428-0259

Councilmembers
707-428-7366

Administrative

Chief of Staff

Rick Whelan

Interim City Manager
Sean Quinn
707-428-7366

City Attorney
Dawn La Bar
707-428-7449

City Clerk
Kathy L. Ross
707-428-7394

City Treasurer
Amy Marie Christensen
707-428-7038

DEPARTMENTS

City Manager's Office
707-428-7402

Community Development
707-428-7401

Finance
707-428-7036

Fire
707-428-7976

Human Resources
707-428-7394

Public Health Services
707-428-7486

Police
707-428-7362

Public Works
707-428-7485

Cornelia Kidney, Financial Analyst
San Francisco Regional Office
US Department of HUD
One Sansome Street, Suite 1200
San Francisco, CA 94104-4430


Re: **Submittal – CDBG CAPER for FY 2018-2019**

Dear Cornelia,

Enclosed you will find the City of Fairfield's CDBG Consolidated Annual Performance Evaluation Report for FY 2018-2019. It was a pleasure to meet you during our HUD monitoring and we thank you for your continued support.

Please let me know if you have any questions. You can contact my office through Dawn La Bar at 707-428-7749 or dlabar@fairfield.ca.gov.

Sincerely,


SEAN P. QUINN
Interim City Manager

SPO/sds

Attachment - 2018 Homeless CoC Awards

City of Fairfield 2018-19 CAPER

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Attachment - 2018 Homeless Continuum of Care Awards

2018 Homeless Continuum of Care Awards - CA 518 Vallejo/Solano County CoC								
Agency	Project	Type	Amount Awarded	Service Area	# beds or specifics	Location of beds/services	# to be served, HH & Persons	Types of Services/ Program Description
CAP Solano JPA	Coordinated Entry System Expansion	Support Services Only	\$ 219,614	ALL CoC	N/A	Throughout CoC	400 unduplicated individuals annually	3.5 FTE staff to assess, prioritize, match, refer, and place individuals and families experiencing homelessness throughout the CoC with housing and supportive services programs.
CAP Solano JPA	2018 DV Bonus Coordinated Entry	Support Services Only	\$ 84,718	ALL CoC	N/A	Throughout CoC	40 unduplicated individuals annually	1.31 FTE victims' services staff to do intake, assessment, data entry and case conferencing management for DV-CES.
Caminar	Sereno Village (Consolidation)	Permanent Supportive Hsg & Services	\$ 117,185	Vallejo	6 units, 10 beds	Scattered-site apartments (750 Sereno Drive, Vallejo)	10 chronically homeless w/ disabling mental health condition	Permanent supportive housing- supportive services only. Mental health and counseling services. Case management.
Caminar	Laurel Gardens	Permanent Supportive Hsg	\$ 48,824	Fairfield	8 units, 8 beds	201 E. Alaska, Fairfield (clustered apartments)	8 chronically homeless w/ disabling mental health condition	Permanent supportive housing- supportive services only. Mental health and counseling services. Case management.
Caminar	Peachwood Apts-Bonus	Permanent Supportive Hsg	\$ 33,321	Fairfield	2 units, 2 beds	2215 Peach Tree Dr., Fairfield	2 chronically homeless w/ disabling mental health condition	Permanent supportive housing- supportive services only. Mental health and counseling services. Case management.
Community Action North Bay	Living Self Sufficiently	Permanent Supportive Hsg	\$ 109,826	Fairfield	1-unit w/6 beds to service 6 CH males in single occupancy	1036 Harding Street, Fairfield	10 chronically homeless males	Permanent supportive housing. Supportive services include: intensive case management, supplemental food, transportation, life skills, employment access, job training, budgeting, representative payee services, VA benefits and mainstream benefits access.
Community Action North Bay	Fairfield VETS Program	Permanent Supportive Hsg	\$ 38,195	Fairfield	1 unit with 6 CH beds	3001 Ponderosa Ct., Fairfield	4 HH	Permanent Supportive Housing. Housing and supportive services/case management.

Community Action North Bay	Healthy Living Your Way	Permanent Supportive Hsg	\$ 126,238	Fairfield	12 CH in 2 units (shared housing), 6 females and 6 males.	2129 Wylie Place, Fairfield	12 HH	Supportive services include: intensive case management, supplemental food, life skills, transportation, employment access, job training, budgeting, VA benefits & mainstream benefits access, rep. payee svc
Lutheran Social Services	STOP Plus	Permanent Supportive Hsg	\$ 169,973	Fairfield	4 units, 12 beds	Shared Hsg- (925 Johnson St & 1931 Bristol Ln, Fairfield)	12 chronically homeless w/mental health disorders.	Housing and supportive services/case management.
Solano Dream Center	Dream Center	Transitional Hsg & Rapid Rehousing	\$ 81,798	Fairfield	8 units with 16 beds (dorm); RRH: 3 units w/6 beds scattered site apt	310 Beck Ave., Fairfield	7 HH w/child(ren); 8 adult HH, total 22 persons	Transitional Housing or Rapid Rehousing and supportive services. Housing assistance through financial assistance and housing locator services.
City of Fairfield	Restoration Project	Rapid Rehousing	\$ 62,999	Fairfield	4 units, 5 beds (scattered site apts (1 unit, 2 beds), single room occupancy-3 u, 3 beds	1101 Horizon Drive, Fairfield	5 (2 HHs w/child(ren), 3 adults without children)	Rapid rehousing. 5-10 homeless individuals- housing (financial assistance and housing locator services) and supportive services.
Community Action North Bay	Housing Express	Rapid Rehousing	\$ 116,295	Fairfield, Vallejo, Vacaville, Solano Cty	5 units, 15 beds 15 households, 30 persons	Scattered-site apartments	35 families with children who are literally or chronically homeless	Temporary financial assistance (first month's rent, security deposits and/or last month's rent, and utility payments as necessary), individualized, light touch case management. Supportive services include client-centered case management services.
Community Action North Bay	Housing Express Expansion	Rapid Rehousing	\$ 114,360	Solano County (includes Fairfield)	9 units, 30 beds	Scattered-site apartments	30 persons, literally or chronically homeless	Temporary financial assistance (first month's rent, security deposits and/or last month's rent, and utility payments as necessary), individualized, light touch case management. Supportive services include client-centered case management services.
Edge Community Church	Restoration Project 2018	Rapid Rehousing	\$ 102,210	Fairfield, Vallejo, Davis, Vacaville, Solano Cty	5 units, 8 beds	Scattered-site apartments	8 HH	Financial assistance (housing assistance that includes housing navigation services, security deposit assistance, rental and utility assistance) and supportive services.
CAP Solano JPA	Planning Grant	---	\$ 38,668	N/A	N/A	N/A	N/A	Goals of project are to enhance the coordination, efficiency, and effectiveness of the CoC through CoC application Activities and Project Evaluation and Monitoring.

\$1,464,224

Attachment - Actions taken to overcome impediments in the 2010 AI in FY 2018-19

Attachment - Actions taken to overcome impediments in the 2010 AI during FY 2018-19

Impediment 1: Residential segregation by race, ethnicity, or income.

- Action 1.1: Annually monitor residential segregation by race or ethnicity, using the U.S. Census as part of the annual CAPER.
 - This data is reviewed annually by the Housing Authority as part of their required SEMAP process.
- Action 1.2: Provide resources to educate real estate stakeholders (e.g., tenants, homebuyers, real estate agents, brokers) about local, state, and federal fair housing laws and regulations on the Fairfield Housing Authority website and in the lobby of the Housing Authority.
 - The Housing Authority (HA) continues to provide resources in the lobby and on its website on fair housing laws and regulations.
 - The HA routinely reaches out to stakeholders to encourage participation in the program and compliance with fair housing laws.
- Action 1.3: Encourage and facilitate landlord workshops for owners or property managers in low- and moderate-income areas of the city. Subject to availability, the City of Fairfield will set aside \$500 per year from the Community Development Block Grant (CDBG) to facilitate landlord workshops.
 - The City contracts with **Fair Housing Advocates of Solano (FHAS)** for fair housing services, utilizing Housing Successor funding instead of CDBG. **In FY 2018-19 the agency served:**
 - 51 households, 127 total persons
 - 20 White, 27 Black, 1 Asian, 1 Asian/White, 1 American Indian/White, 1 Other/Multiple Races, 16 Hispanic
 - 42 heads of households were female, 9 were male
 - 39 reported as having a mental or physical disability, 12 none
 - Protected Classes reported were:
 - 29 – Disability
 - 6 – Race
 - 6 – Disability and Race
 - 4 – Sex/Gender
 - 2 – National Origin
 - 2 – Familial Status
 - 1 – Disability/National Origin
 - 1 – Familial Status/Marital Status
 - In Fairfield, FHANC also conducted testing for discrimination with four individual investigations (or two pairs). Of the two pairs, one paired test revealed discrimination on the basis of race, with a refusal to rent to the African-American investigator.

Accordingly, in 50% of tests conducted in Fairfield, FHANC found discrimination on the basis of race.

o **In FY 18-19, FHAS conducted the following education and outreach:**

- ✓ 7/25/18 conducted fair housing training for Fairfield Housing Authority staff.
 - ✓ 9/9/18 conducted presentation in Spanish in collaboration with Legal Services of Northern California (LSNC) at the Fairfield Civic Center Library.
 - ✓ Participation in various events with tabling and literature: 7/24/18 Work for Warriors forum; 9/15/18 Annual Classic Car and Family Fair.
 - ✓ 10/24/18 in collaboration with Legal Services of Northern California, conducted a presentation at the Fairfield Civic Center Library on housing rights/fair housing.
 - ✓ 10/6/18 held a table and participated in the Solano Health Fair hosted by the Family Justice Center held in Fairfield.
 - ✓ 10/24/18 conducted presentation at Fairfield Civic Center Library with LSNC on housing rights and fair housing.
 - ✓ 11/18/18 convened a meeting of the Fair Housing Coalition for Bay Area Fair Housing advocates.
 - ✓ 2/6/19 hosted a Reasonable Accommodations Conference with 79 people in attendance, including public and private housing providers, service providers, housing advocates and persons with disabilities.
 - ✓ 2/15/19 conducted fair housing training for low-income tenants at Legal Services of Northern California's tenant clinic.
 - ✓ 2/26/19 conducted a presentation on Foreclosure Prevention at the Fairfield Civic Center Library.
 - ✓ 4/1/19 hosted Fair Housing Conference "Understanding Housing Segregation: Tools to Advance Access and Opportunity" to help understand effects of racial segregation in the Bay Area and how we can create more equitable opportunities.
- Throughout the year, FHAS:
- ✓ Contacted agencies in Fairfield/Solano to provide fair housing education, distribute flyers, advertising about FHAS services, and solicit referrals. Agencies included La Clinica de la Raza, Catholic Charities, Mission Solano, Fighting Back Resource Center, Florence Douglas Senior Center, Community Action North Bay (Solano), Family Justice Center, H&SS, Solano Pride Center, Fairfield Library, JFK Library, Solano Adult Day Health Care, Child Haven, NAMI Solano County, Caminar, etc.;
 - ✓ published over 10 ads in two Solano County newspapers, the Times Herald and the Reporter;
 - ✓ produced four videos for tenants on reasonable accommodations and race and

national origin discrimination in English and Spanish (posted on website);

- ✓ created and aired Spanish PSAs on La Raza radio, KRZZ, focusing on disability and race/national origin discrimination;
- ✓ was featured in an interview with KPFA on a press release for a national origin/immigration status case;
- ✓ conducted 2 email marketing campaigns related to discrimination on basis of disability and race/national origin, through social media and Constant Contact e-blasts; and
- ✓ created and distributed agency brochure and flyer highlighting FAQs on reasonable accommodations in English, Spanish and Tagalog.

Impediment 2: Concentration of subsidized housing.

- Action 2.1: Annually monitor the location of those receiving Section 8 rental assistance to see if any negative housing patterns emerge related to race or ethnicity.
 - Conducted annually.
- Action 2.2: Participate in the local California Apartment Association chapter meetings or other local owner and property manager training, meetings, or seminars to encourage landlord participation in the Housing Choice Voucher program.
 - Housing Authority Director is an active member of the Association and also participates in the Department of Fair Employment and Housing Committee meetings quarterly.

Impediment 3: High number of foreclosures negatively affecting the quality of residential neighborhoods.

- Action 3.1: Provide appropriate legal and financial referrals to Fairfield homeowners facing foreclosure.
 - 2/26/19 conducted a presentation on Foreclosure Prevention at the Fairfield Civic Center Library.
- Action 3.2: Maintain annual membership with the California Apartment Association as a resource for current laws regarding real estate law and practices.
 - As mentioned previously, the Housing Authority Director is an active member in the CAA and attends meetings quarterly.
- Action 3.3: Encourage neighbors to form a neighborhood watch program to watch for and prevent criminal behavior in vacant homes.
 - The City has implemented a robust Neighborhood Watch program.
- Action 3.4: Respond to recurring neighborhood problems by developing comprehensive neighborhood-based programming that involves the Fairfield Police Department, Fairfield Code Enforcement, Fairfield Housing Authority, Fairfield Community Development Department, and Fairfield Community Resources Department.

- The City of Fairfield formed the Quality of Life Task Force in 2013 to address a variety of neighborhood problems. The Task Force brings together Community Development, Public Works, the Police and Fire Departments, Parks and Recreation, Finance, and the City Manager's office with a diverse community coalition of nonprofits, foundations, businesses, volunteers and stakeholders. Together they drafted and Council adopted a comprehensive citywide plan in September 2015 to address the issues that affect the quality of life for Fairfield residents, and meets regularly.
- Action 3.5: Promote various community partnerships that include property owners, nonprofits, and business associations.
 - See Quality of Life Task Force above.

Impediment 4: Reduce administrative barriers to affordable housing.

- Action 4.1: Improve infrastructure in targeted neighborhoods using CDBG funding when available.
 - See Infrastructure improvements conducted in the NRSA outlined in this CAPER.

Impediment 5: Negative financial and social influences on fair housing activity.

- Action 5.1: Provide the HUD-903 Housing Discrimination Complaint form in the Fairfield Housing Authority lobby in English and Spanish, and also on the City website to facilitate tenants in foreclosed properties filing complaints.
 - Posted in the lobby and available at initial briefings and annual reexaminations.
- Action 5.2: Provide a copy of the fair housing brochure, Fair Housing—It's Your Right, to all Section 8 tenants at voucher briefings or to the general public, as requested to make tenants in foreclosed properties aware of their rights.
 - Done, see additional outreach and pamphlets distributed by City's Fair Housing provider, Fair Housing Advocates of Solano.

Impediment 6: Discriminatory lending practices.

- Action 6.1: Annually monitor the HMDA data for discriminatory lending practices as part of the annual CAPER.
 - HMDA data for 2018-19 is currently undergoing analysis.

Attachment - City CDBG Leveraged General Fund Capital Investment

Attachment – City CDBG Leveraged General Fund Capital Investment

In addition, the City leveraged CDBG funding with the following General Fund Capital Investment projects carried out in the NRSA last year, totaling \$7,834,478.

- \$342,358 to rehabilitate Allan Witt Aquatics Complex Pool.
- \$1,494,246 to replace 3,800 linear feet of sewer main, 14 new manholes, and replace 101 laterals and cleanouts at Adams, Jefferson, Oregon, Union, and Nevada Streets, as well as Kennedy Court.
- \$25,292 to install traffic signal preemption equipment for emergency Fire Department vehicles at Beck Ave./Pennsylvania Ave., and W. Texas St. at I80 ramps and Beck Ave.
- \$182,080 to install new bus stop at Pennsylvania Ave. and Utah Street (SW corner), with ADA compliant landing area, sidewalk, traffic signal modification, plus upgrades to all four curb ramps for ADA compliance.
- \$643,467 to replace the leaking Fairfield Community Center roof with an energy efficient, hybrid cool roof system.
- \$1,748,397 to install pre-fab Fire Department Training Tower at 1633 Union Ave., with other improvements including storm water drainage, water distribution piping for on-site fire hydrants, asphalt paving, and concrete work.
- \$184,637 to install new signal equipment to provide left turn arrows at N. Texas Street at Acacia St.
- \$1,082,357 for Dover Ave. water main replacement of existing cast iron pipe with new 16" PVC pipe, plus asphalt overlay on the roadway, and signal work.
- \$1,538,838 Sewer Main Replacement Phase 2 to replace 3,770 linear feet of sewer main and laterals located on Nevada, Utah, Monroe, and Harrison Streets.
- \$71,622 for Tabor Park Toddler Play Area structure replacement, used by children age two to five. Previous equipment was destroyed by a fire on Sept. 7, 2018.
- \$521,184 for City Hall Elevator Modernization and Upgrade Project.

Activities carried out both inside the NRSA, and citywide. Four public services activities and the Housing Rehabilitation Grants were carried out both within, and outside of, the NRSA. These were:

- Meals on Wheels. The Senior Meal Program was carried out at the Community Center in the NRSA. The home delivery to seniors and disabled persons was carried out throughout the City.
- PAL. Of the eight interns, six came from the NRSA, and two from the community at-large.
- Youth Activities Fee Assistance Program served youth from lower income households citywide and provided scholarships to 90 youth.
- Solano Advocates for Victims of Violence served six residents who were victims of family violence, from undisclosed areas of the City.

Finally, the Housing Rehabilitation emergency grants are from various parts of the City. Two grants were in the NRSA: 208 Madison St. (\$4,665) and 20 Anza Ct. (\$3,155). Another four were

outside of the NRSA: 2801 Dover Apt. 317 (\$4,685); 2801 Dover Apt. 828 (\$4885); 52 Goya Dr. (\$5,000); and 97 Lugo Dr. (\$5,000).

Attachment - Public Notice and PR-26 Report

<p style="text-align: center;">PROOF OF PUBLICATION (2015.5 C.C.P.)</p> <p style="text-align: center;">STATE OF CALIFORNIA County of Solano</p> <p>I am a citizen of the United States and a resident of Solano County. I am over the age of eighteen years and not a party to, or interested in, this Legal or Public Notice matter, I am the principal Legal Advertising Clerk for the</p> <p style="text-align: center;">DAILY REPUBLIC 1250 Texas Street P.O. Box 47 Fairfield, CA 94533</p> <p>a newspaper of general circulation printed and published mornings, daily and Sunday, in the City of Fairfield, County of Solano, which has been adjudged a newspaper of general circulation by the Superior Court of the County of Solano, State of California, Case Number 25875, on June 30, 1952.</p> <p>I certify under penalty of perjury that the attached Legal or Public Notice has been published in each regular and entire issue of the Daily Republic, and not in any supplement, on the following date(s):</p> <p style="text-align: center;"><u>August 31,</u></p> <p>in the year: <u>2019</u></p> <p>By: <u>Lana Vargas</u> Lana Vargas, Legal Advertising Clerk /</p> <p>Date: <u>September 3, 2019</u></p>	<p style="text-align: center;">This Space For Filing Stamp</p> <hr style="width: 100%;"/> <div style="border: 1px solid black; padding: 5px; margin-top: 10px;"> <p style="text-align: center;">PUBLIC NOTICE City of Fairfield</p> <p style="text-align: center;">Community Development Block Grant Program (CDBG) 15-day Comment Period and Public Hearing Regarding Consolidated Annual Performance Evaluation Report (CAPER) FY 2018-2019</p> <p>The City of Fairfield hereby notifies the general public of its intent to submit the Community Development Block Grant (CDBG) Consolidated Annual Performance and Evaluation Report (CAPER) to the U.S. Department of Housing and Urban Development (HUD). The report outlines the accomplishments of the CDBG program for the period of July 1, 2018, through June 30, 2019.</p> <p>Public Comment Period: The proposed CAPER will be available for a 15-day review and public comment period beginning Saturday, August 31 – Tuesday, September 17, 2019, at the following locations:</p> <ul style="list-style-type: none"> • City Hall 1st Floor Lobby, 1000 Webster St., Fairfield, CA • Community Development Department, 2nd Floor, 1606 Webster St., Fairfield, CA • Housing Authority, 825-B Jefferson St., Fairfield, CA • City Clerk's Office, 1900 Webster St., 4th Floor, Fairfield, CA • Civic Center Library, 1151 Kentucky St., Fairfield, CA • Transportation Center, 2000 Cadmus Ave., Fairfield, CA • City of Fairfield website, www.fairfield.ca.gov <p>Comments must be made in writing to Cullina Sanchez, 1000 Webster Street, 2nd floor, Fairfield, CA 94533 or via email at csanchez@fairfield.ca.gov by 5:00 p.m. on September 17, 2019.</p> <p>Public Hearing: The proposed CAPER is scheduled to be taken to the Fairfield City Council at a Public Hearing on Tuesday, September 17, 2019 at 6:00 p.m. at the City Council Chambers, 1000 Webster Street, Fairfield, CA.</p> <p>The City of Fairfield does not discriminate against any individual with a disability. City publications will be made available upon request in the appropriate format to persons with a disability. If you need an accommodation to attend or participate in this meeting due to a disability, please contact Yesenia Dominguez, Deputy City Clerk, in advance of the meeting at (707) 428-7402. DPR 00002016 Published August 31, 2019</p> </div>
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**PROOF OF PUBLICATION
(2015.5 C.C.P.)**

**STATE OF CALIFORNIA
County of Solano**

I am a citizen of the United States and a resident of Solano County. I am over the age of eighteen years and not a party to, or interested in, this Legal or Public Notice matter. I am the principal Legal Advertising Clerk for the

DAILY REPUBLIC
1250 Texas Street
P.O. Box 47
Fairfield, CA 94533

a newspaper of general circulation printed and published mornings, daily and Sunday, in the City of Fairfield, County of Solano, which has been adjudged a newspaper of general circulation by the Superior Court of the County of Solano, State of California, Case Number 25875, on June 30, 1952.

I certify under penalty of perjury that the attached Legal or Public Notice has been published in each regular and entire issue of the Daily Republic, and not in any supplement, on the following date(s):

August 31,
in the year: 2019

By: Lana Vargas
Lana Vargas, Legal Advertising Clerk /

Date: September 3, 2019

This Space For Filing Stamp

AVISO PUBLICO
Ciudad de Fairfield

Programa de Subvenciones para el Desarrollo Comunitario (CDBG)
Periodo de comentarios de 15 días y Audiencia Pública con respecto al Informe anual consolidado de evaluación del desempeño (CAPER) FY 2018-2019

La Ciudad de Fairfield notifica al público general su intención de presentar el Informe de evaluación y desempeño anual consolidado (CAPER) de la Subvención de desarrollo comunitario (CDBG) al Departamento de Vivienda y Desarrollo Urbano (HUD) de EE.UU. El informe describe los logros del programa CDBG para el periodo comprendido entre el 1 de julio de 2018 y el 30 de junio de 2019.

Periodo de Comentario del Público: El CAPER propuesto estará disponible para una crítica y un periodo de comentario para el público de 15 días comenzando Sábado, August 31 - Martes, Septiembre 7, 2019, en los siguientes lugares:

- City Hall 1st Floor Lobby, 1000 Webster St., Fairfield, CA
- Community Development Department, 2nd Floor, 1000 Webster St. Fairfield, CA
- Housing Authority, 829-B Jefferson St. Fairfield, CA
- City Clerk's office, 1000 Webster St, 4th Floor, Fairfield, CA
- Civic Center Library, 1150 Kentucky St, Fairfield, CA
- Transportation Center, 2000 Calaveras Dr. Fairfield, CA
- Site web de la ciudad de Fairfield, www.fairfield.ca.gov

Los comentarios "feh" que ser escritos y dirigidos a Bullina Sanchez, 1000 Webster Street, 2nd Floor, Fairfield, CA 94533 o mandados por correo electrónico a bsanchez@fairfield.ca.gov antes de las 5:00 p.m. Septiembre 17, 2019.

Audiencia Pública: El CAPER propuesto está programado para una presentación al Fairfield City Council en una Audiencia Pública el Martes, Septiembre 17, 2019 a las 6:00 p.m. en City Council Chambers, 1000 Webster Street, Fairfield, CA.

La ciudad de Fairfield no discrimina a ningún individuo con discapacidad. Las publicaciones de la ciudad se pondrán a disposición de las personas con discapacidad bajo petición en el formato adecuado. Si necesita ayuda incluyendo asistencia de idioma, para atender a participar en esta reunión, por favor contacte a Yessica Dominguez, Deputy City Clerk, antes de la reunión a (707) 428-7402.
ORA 00032318
Published: August 17, 2019



Office of Community Planning and Development
 U.S. Department of Housing and Urban Development
 Integrated Disbursement and Information System
 PR25 - CDBG Financial Summary Report
 Program Year 2018
 FAIRFIELD, CA

DATE: 09-25-19
 TIME: 20:28
 PAGE: 1

PART I: SUMMARY OF CDBG RESOURCES		
01 UNEXPENDED CDBG FUNDS AT END OF PREVIOUS PROGRAM YEAR	115,837.11	*Adjusted for unexpended CDBG funds at end of previous reporting period
02 ENTITLEMENT GRANT	837,750.00	
03 SURPLUS URBAN RENEWAL	0.00	
04 SECTION 108 GUARANTEED LOAN FUNDS	0.00	
05 CURRENT YEAR PROGRAM INCOME	185,551.88	
05a CURRENT YEAR SECTION 108 PROGRAM INCOME (FOR SI TYPE)	0.00	
06 FUNDS RETURNED TO THE LINE-OF-CREDIT	0.00	
06a FUNDS RETURNED TO THE LOCAL CDBG ACCOUNT	0.00	
07 ADJUSTMENT TO COMPUTE TOTAL AVAILABLE	0.00	
08 TOTAL AVAILABLE (SUM, LINES 01-07)	1,139,138.99	
PART II: SUMMARY OF CDBG EXPENDITURES		
09 DISBURSEMENTS OTHER THAN SECTION 108 REPAYMENTS AND PLANNING/ADMINISTRATION	1,838,896.60	
10 ADJUSTMENT TO COMPUTE TOTAL AMOUNT SUBJECT TO LOW/MOD BENEFIT	0.00	
11 AMOUNT SUBJECT TO LOW/MOD BENEFIT (LINE 09 + LINE 10)	1,838,896.60	
12 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	139,335.17	
13 DISBURSED IN IDIS FOR SECTION 108 REPAYMENTS	0.00	
14 ADJUSTMENT TO COMPUTE TOTAL EXPENDITURES	0.00	
15 TOTAL EXPENDITURES (SUM, LINES 11-14)	1,978,231.77	
16 UNEXPENDED BALANCE (LINE 08 - LINE 15)	(839,092.78)	
PART III: LOW/MOD BENEFIT THIS REPORTING PERIOD		
17 EXPENDED FOR LOW/MOD HOUSING IN SPECIAL AREAS	0.00	
18 EXPENDED FOR LOW/MOD MULTI-UNIT HOUSING	0.00	
19 DISBURSED FOR OTHER LOW/MOD ACTIVITIES	97,200.65	
20 ADJUSTMENT TO COMPUTE TOTAL LOW/MOD CREDIT		
	1,741,807.75	*Adjusted for Total LowMod Credit
21 TOTAL LOW/MOD CREDIT (SUM, LINES 17-20)	1,838,896.60	
22 PERCENT LOW/MOD CREDIT (LINE 21/LINE 11)	100.00%	
LOW/MOD BENEFIT FOR MULTI-YEAR CERTIFICATIONS		
23 PROGRAM YEARS(PY) COVERED IN CERTIFICATION		Py: 2018 PY: PY:
24 CUMULATIVE NET EXPENDITURES SUBJECT TO LOW/MOD BENEFIT CALCULATION	0.00	
25 CUMULATIVE EXPENDITURES BENEFITING LOW/MOD PERSONS	0.00	
26 PERCENT BENEFIT TO LOW/MOD PERSONS (LINE 25/LINE 24)	0.00%	
PART IV: PUBLIC SERVICE (PS) CAP CALCULATIONS		
27 DISBURSED IN IDIS FOR PUBLIC SERVICES	117,403.85	
28 PS UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00	
29 PS UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00	
30 ADJUSTMENT TO COMPUTE TOTAL PS OBLIGATIONS	0.00	
31 TOTAL PS OBLIGATIONS (LINE 27 + LINE 28 - LINE 29 + LINE 30)	117,403.85	
32 ENTITLEMENT GRANT	837,750.00	
33 PRIOR YEAR PROGRAM INCOME	71,296.95	
34 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PS CAP	0.00	
35 TOTAL SUBJECT TO PS CAP (SUM, LINES 32-34)	909,046.95	
36 PERCENT FUNDS OBLIGATED FOR PS ACTIVITIES (LINE 31/LINE 35)	12.92%	
PART V: PLANNING AND ADMINISTRATION (PA) CAP		
37 DISBURSED IN IDIS FOR PLANNING/ADMINISTRATION	139,335.17	
38 PA UNLIQUIDATED OBLIGATIONS AT END OF CURRENT PROGRAM YEAR	0.00	
39 PA UNLIQUIDATED OBLIGATIONS AT END OF PREVIOUS PROGRAM YEAR	0.00	
40 ADJUSTMENT TO COMPUTE TOTAL PA OBLIGATIONS	0.00	
41 TOTAL PA OBLIGATIONS (LINE 37 + LINE 38 - LINE 39 +LINE 40)	139,335.17	
42 ENTITLEMENT GRANT	837,750.00	
43 CURRENT YEAR PROGRAM INCOME	185,551.88	
44 ADJUSTMENT TO COMPUTE TOTAL SUBJECT TO PA CAP	0.00	
45 TOTAL SUBJECT TO PA CAP (SUM, LINES 42-44)	1,023,301.88	
46 PERCENT FUNDS OBLIGATED FOR PA ACTIVITIES (LINE 41/LINE 45)	13.62%	

LINE 17 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 17

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Target Area Type	Drawn Amount
2018	1	516	6255665	Housing Rehab Waeman-20 Anza Court	14A	LWH	Strategy area	\$3,155.00
2018	1	517	6262209	Housing Rehab Chapman- 200 Madison Street	14A	LWH	Strategy area	\$4,665.00
2018	1	520	6262209	Housing Rehab Jenkins-2801 Dover Ave. #317	14A	LWH	Strategy area	\$4,685.00
Total								\$12,505.00

LINE 18 DETAIL: ACTIVITIES TO CONSIDER IN DETERMINING THE AMOUNT TO ENTER ON LINE 18
Report returned no data.

LINE 19 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 19

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount	
2017	8	499	6188630	Meals on Wheels	05A	LMC	\$15,000.00	
2018	8	508	6262209	Meals on Wheels	05A	LMC	\$15,000.00	
Total								\$30,000.00
2017	6	505	6188630	Youth-City Youth Assistance Fee Scholarships	05D	LMC	\$14,366.13	
2018	6	512	6298633	Youth Fee Assistance Scholarship	05D	LMC	\$25,000.00	
2018	7	513	6298633	PAL Career Internship Program	05D	LMC	\$10,200.85	
Total								\$49,566.98
2018	3	521	6298633	Solano Advocates for Victims of Violence	05G	LMC	\$1,676.36	
2018	3	521	6300961	Solano Advocates for Victims of Violence	05G	LMC	\$1,160.51	
Total								\$2,836.87
2018	1	515	6255665	Housing Rehab Roberts-07 Lugo Drive	14A	LWH	\$5,000.00	
2018	1	518	6255665	Housing Rehab O'Brien-52 Goya Drive	14A	LWH	\$515.00	
2018	1	518	6262209	Housing Rehab O'Brien-52 Goya Drive	14A	LWH	\$4,485.00	
2018	1	519	6255665	Housing Rehab Dabney-2801 Dover Ave #828	14A	LWH	\$4,885.00	
Total								\$14,885.00

LINE 27 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 27

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount	
2017	8	499	6188630	Meals on Wheels	05A	LMC	\$15,000.00	
2018	8	508	6262209	Meals on Wheels	05A	LMC	\$15,000.00	
Total								\$30,000.00
2017	6	505	6188630	Youth-City Youth Assistance Fee Scholarships	05D	LMC	\$14,366.13	
2018	4	511	6262209	The Leaven Tutoring Centers	05D	LMC	\$3,507.99	
2018	4	511	6298633	The Leaven Tutoring Centers	05D	LMC	\$11,492.01	
2018	5	514	6298633	Fun on the Run Community Services Foundation	05D	LMC	\$20,000.00	
2018	6	512	6298633	Youth Fee Assistance Scholarship	05D	LMC	\$25,000.00	
2018	7	513	6298633	PAL Career Internship Program	05D	LMC	\$10,200.85	
Total								\$84,566.98
2018	3	521	6298633	Solano Advocates for Victims of Violence	05G	LMC	\$1,676.36	
2018	3	521	6300961	Solano Advocates for Victims of Violence	05G	LMC	\$1,160.51	
Total								\$2,836.87

LINE 37 DETAIL: ACTIVITIES INCLUDED IN THE COMPUTATION OF LINE 37

Plan Year	IDIS Project	IDIS Activity	Voucher Number	Activity Name	Matrix Code	National Objective	Drawn Amount	
2018	12	507	6254768	CDBG Administration	21A		\$105,214.43	
2018	12	507	6262209	CDBG Administration	21A		\$5,933.89	
2018	12	507	6298633	CDBG Administration	21A		\$28,186.85	
Total								\$139,335.17