

DRAFT

2025-2026 ANNUAL ACTION PLAN

PRESENTED TO:

U.S. DEPARTMENT OF HOUSING & URBAN
DEVELOPMENT

PREPARED BY:

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I. THE PROCESS

AP-05 EXECUTIVE SUMMARY – 24 CFR 91.200(c), 91.220(b)

1. INTRODUCTION

The City of Pomona's Third Year Action Plan for Fiscal Year FY 2025-2026 includes the activities the City will undertake to address its priority needs and local objectives as outlined in the approved 2023-2028 Consolidated Plan. These activities will be addressed using funds received for the FY 2025-2026 program year under the Community Development Block Grant (CDBG), HOME Investment Partnerships (HOME) and Emergency Solutions Grant (ESG) Programs. This Action Plan is a yearly funding plan.

The primary purpose of CDBG funds is to benefit persons who earn less than 80% of the area median income (AMI) or reside in an eligible area. Eligible low to moderate income areas were determined by the 2020 Census.

CDBG eligible activities include but are not limited to:

- Public Service Activities
- Infrastructure Improvements
- Park Improvements
- Code Enforcement
- Housing Improvement Programs

HOME funds are used for the preservation and creation of affordable housing. Eligible activities include:

- Single-Family Housing Rehabilitation
- Multi-Family Housing Rehabilitation
- First-Time Home Buyer Programs
- Tenant-Based Rental Assistance
- Development of Affordable Housing

ESG funds will be used to assist people to quickly regain stability in permanent housing after experiencing a housing crisis and/or homelessness. ESG funds may be used for five program components: street outreach, emergency shelter, homelessness prevention, rapid re-housing assistance, and HMIS; as well as administrative activities.

Activities detailed in the Plan meet one of the following objectives:

- Benefits extremely low-income persons
- Aid in the prevention or elimination of slums or blight
- Meet community development needs having a particular urgency
- Create or preserve affordable housing (HOME)

- Provide services, shelter, and housing assistance to the homeless and support data collection, recordkeeping, input and management into the Homeless Management Information System (HMIS)

2. SUMMARY OF GOALS, OBJECTIVES AND OUTCOMES

The 2023-2028 Consolidated Plan coincides with HUD's goals to: 1) ensure decent housing; 2) create a suitable living environment; and 3) expand economic opportunities. It further outlines the City's planned goals, objectives and outcomes to meet priority needs. A summary of the City's specific goals, objectives and outcomes are:

GOAL 1: PROMOTE FAIR HOUSING OPPORTUNITY

Objective 1: Further Fair Housing Efforts

Outcome: Availability/affordability/accessibility of decent housing for low-income persons

GOAL 2: EXPAND AFFORDABLE HOUSING SUPPLY

Objective 1: Increase affordable housing opportunities through CHDOs

Outcome: Affordability of decent housing to low-income persons

Objective 2: Increase affordable housing opportunities to first-time homebuyers

Outcome: Affordability of decent housing to low-income persons

Objective 3: Increase the supply of affordable housing through acquisition and rehabilitation

Outcome: Availability/accessibility of decent housing to low-income persons

GOAL 3: CREATE AND PRESERVE AFFORDABLE HOUSING

Objective 1: Preserve existing housing stock through single-family housing rehabilitation

Outcome: Availability/accessibility of decent housing to low-income persons

Objective 2: Preserve at-risk housing stock through Mobile Home Rehabilitation

Outcome: Availability/accessibility of decent housing to low-income persons

Objective 3: Preserve rental housing stock through multi-family housing rehabilitation

Outcome: Availability/accessibility of decent housing to low-income persons

Objective 4: Increase affordable rental housing opportunities through rental assistance

Outcome: Affordability of decent housing to low-income persons

Objective 5: Reduce the number of housing units with lead-based paint hazards

Outcome: Availability/accessibility of decent housing to low-income persons

Objective 6: Improve access to housing through housing services and counseling

Outcome: Availability/accessibility of services for a suitable living environment for low-income persons

GOAL 4: SUPPORT HOMELESS SERVICES ACTIVITIES

Objective 1: Increase access to permanent housing for the homeless through rapid re- housing

Outcome: Availability/accessibility of decent housing to low-income persons

Objective 2: Increase access to housing through rental assistance/homeless prevention activities

Outcome: Availability/accessibility of decent housing for low-income persons

Objective 3: Record homeless statistical data (HMIS)

Outcome: Availability/accessibility of data on suitable living environment for low-income persons

Objective 4: Improve access to homeless essential services through street outreach

Outcome: Availability/accessibility of services for a suitable living environment for low- income persons

Objective 5: Encourage linkage of emergency shelters to permanent housing

Outcome: Availability/accessibility of shelter services for a suitable living environment for low-income persons

GOAL 5: PLANNING AND PROGRAM ADMINISTRATION

Objective 1: Provide administration/management of grant funds and program delivery

Outcome: Availability/accessibility of services for a suitable living environment

GOAL 6: NEIGHBORHOOD PRESERVATION AND ELIMINATE BLIGHTED CONDITIONS

Objective 1: Restore and preserve properties of special historic value

Outcome: Sustainability of decent housing for low-income persons

Objective 2: Conduct code enforcement in targeted areas to prevent slum/blighted conditions

Outcome: Sustainability of decent housing to low-income persons

GOAL 7: SUPPORT ACTIVITIES THAT ASSIST WITH BASIC NEEDS AND PROVIDE QUALITY SERVICES

Objective 1: Objective 1: Provide a range of public services for low- and moderate-income residents, including essential services, homeless prevention initiatives, fair housing programs, recreational opportunities, and more

Outcome: Availability/accessibility of services for a suitable living environment for low- income persons

GOAL 8: IMPROVE INFRASTRUCTURE AND PUBLIC FACILITIES

Objective 1: Improve overall infrastructure of low-to-moderate income neighborhoods

Outcome: Availability/accessibility of improved public infrastructure for a suitable living environment for low-income persons

Objective 2: Improve recreational and community facilities located in low-to-moderate income neighborhoods

Outcome: Availability/accessibility of improved parks/neighborhood facilities for a suitable living environment for low-income persons

Objective 3: Improve ADA accessibility throughout the City

Outcome: Availability/accessibility of improved ADA access for a suitable living environment for low-income persons

Objective 4: Improve access to public services for special needs and at-risk population

Outcome: Availability/accessibility of services for a suitable living environment for low-income persons

GOAL 9: EXPAND ECONOMIC OPPORTUNITIES/ EMPLOYMENT TRAINING

Objective 1: Increase economic opportunities that create or expand job opportunities

Outcome: Affordability of economic opportunities of jobs for low-income persons

SEE APPENDIX C: SUMMARY OF ANNUAL GOALS AND OBJECTIVES FOR DETAILED INFORMATION ON ACTIVITIES, PROPOSED FUNDING AND PLANNED OUTCOMES

3. EVALUATION OF PAST PERFORMANCE

The City of Pomona is in the third year of its current 2023-2028 Consolidated Plan period FY 2025-2026. It has maximized resources to meet priority community development and housing needs to ensure decent housing, a suitable living environment, and economic opportunities. During FY 23-24, the City achieved the following, which can be found in the 23-24 CAPER online at the City's website: <https://bit.ly/CDBGPomona>. The FY 24-25 CAPER is still underway.

Housing

- 3 single-family home was rehabilitated through the Housing Rehabilitation Program utilizing HOME funds.
- 12 homes were rehabilitated through CDBG funds allocated for Housing Improvement Program that included Emergency Repair and Facade Improvements.
- 185 households were assisted through CDBG funds allocated to Fair Housing services.
- 2 first-time homebuyers were provided homeownership assistance (down-payment and/or closing costs) utilizing HOME funds.
- 2 first-time homebuyers were provided homeownership assistance (down-payment and/or closing costs) utilizing CalHOME funds.
- 29 housing units received lead remediation assistance during FY 2023-2024 through the Lead Education, Awareness and Control (LEAC) Program funded by the Lead Hazard Reduction and Healthy Homes grant. The award is a three-year grant period to abate lead hazards in units occupied by low-income households.

- 48 housing units received radon testing with levels found to be below 4pCi/L during FY 2023-2024 through the City's Keeping Pomona Homes Healthy (KPHH) Program, funded by the Healthy Homes Production Grant (HHPG) grant.

Homelessness

- 84 eligible persons were served during FY 2023-2024, with \$159,204 in ESG funds. Funded categories included emergency shelter operations and homeless management information systems.
- 30 eligible persons were served during FY 2023-2024, with \$40,230 in CDBG funds. Funded categories included facility improvements for homeless families' overnight shelter.

Public Services

- Over 957 persons were provided public services, including youth services for tutoring, after-school activities, sports programs, dental assistance, outdoor programs, JROTC activities, music program, homeless prevention services and fair housing services.
- Over 43,500 households were reached via postcards to collect input on the community needs survey to develop the FY 2025-2026 Annual Action Plan activities. The city received 702 survey responses.

Community Development

- 2,011 residential housing unit inspections for health and safety violations were conducted through the City's Code Enforcement Division.

The city continues to carry out its programs as identified in its approved Consolidated Plan. To date, the City has allocated all funding sources to complete programming outlined in annual Action Plans. The City has provided all requested certifications as required by HUD and has been fair and impartial to entities applying for federal funds to assist in program implementation. The city has not hindered Consolidated Plan implementation through either willful action or through inaction.

4. SUMMARY OF CITIZEN PARTICIPATION PROCESS AND CONSULTATION PROCESS

The following summarizes the City's efforts for Citizen Participation and Consultation Process:

Action Plan Development: Citizens were invited to provide input into developing the Action Plan, including identifying priority needs and setting goals and objectives, through the following mechanisms: virtual and in-person community meetings/stakeholder focus groups, community needs surveys, request for funding proposals (RFPs), public comment period, and public hearing process.

Citizen and stakeholder participation in developing the Action Plan was reached by mailing informational postcards to over 43,500 households, informing them of virtual and in-person

community meeting dates, and requesting their input via a Community Needs Survey. In addition, English and Spanish surveys were delivered to over thirteen community service centers and made available online at the City's website. Surveys and meeting information were also available at the City Hall Housing counter and at all Action Plan-related community meetings. The Community Needs Survey was available online beginning September 26, 2024. The final due date for submission of both online and paper surveys was January 31, 2025. As a result of the outreach efforts, the city received 702 surveys.

Access to Information/Availability to the Public: As required by Federal regulations, the Annual Action Plan was made available at the following locations: Neighborhood Services Department – Housing Services Division- 1st Floor; and the City of Pomona Website.

Evaluation/Review and Comment: Citizens were given the opportunity to review and comment on the Draft One-Year Action Plan between April 17, 2025 and May 19, 2025, and June 6, 2025 and July 7, 2025. The city published a public notice in the local newspaper informing interested persons about the Action Plan review/comment period.

Public Hearings and/or Meetings: Public hearings provide significant citizen input on proposed programs and activities. A public hearing was held on May 19, 2025 and July 7, 2025 to address housing and community development needs.

Public Notification: To ensure that all City residents had ample opportunity to take notice of all scheduled public hearings, notices were published in a local newspaper of general circulation at least thirty (30) days prior to the date of public hearing.

SEE APPENDIX D: COMMUNITY NEEDS SURVEY, PROOF OF PUBLIC NOTICE, & PUBLIC COMMENTS

5. SUMMARY OF PUBLIC COMMENTS

The Action Plan was developed with full consideration of public comments, detailed in Appendix D. These comments, gathered from the community needs survey, public hearings on May 19 and July 7, 2025, and the 30-day comment period, represent vital citizen and stakeholder feedback. High-priority needs identified, particularly concerning eligible CDBG, HOME, and ESG Program activities, have been integrated into the Annual Action Plan.

SEE APPENDIX D: COMMUNITY NEEDS SURVEY, PROOF OF PUBLIC NOTICE, & PUBLIC COMMENTS

6. SUMMARY OF COMMENTS OR VIEWS NOT ACCEPTED AND THE REASONS FOR NOT ACCEPTING THEM

All comments were accepted and included in the Annual Action Plan. Based on priority needs, stakeholder feedback, and funding availability, activities mentioned in the comments were considered for funding.

7. SUMMARY

In conclusion, the Citizen Participation component of the Annual Action Plan requires primary outreach to citizens and other stakeholders. The City of Pomona makes every effort to reach the greatest number of people possible to solicit input on community development and housing needs. All public comments received have been incorporated into the development of the FY 2025-2026 Annual Action Plan.

PR-05 LEAD & RESPONSIBLE AGENCIES – 24 CFR 91.200(b)**1. AGENCY/ENTITY RESPONSIBLE FOR PREPARING/ADMINISTERING THE CONSOLIDATED PLAN**

A completed Consolidated Plan and Annual Action Plan describes the lead agency responsible for overseeing the development and implementation of the plan, as well as agencies, groups and organizations that participate in the process. It also includes a summary of the citizen participation process, public comments, and efforts made to broaden public participation in preparing the plan.

The City of Pomona's Neighborhood Services Department – Housing Services Division is the lead agency in the development and implementation of the Consolidated Plan.

Agency Role	Name	Department/Agency
CDBG Administrator	POMONA	City of Pomona, Neighborhood Services Dept.
HOME Administrator	POMONA	City of Pomona, Neighborhood Services Dept.
ESG Administrator	POMONA	City of Pomona, Neighborhood Services Dept.

Table 1 – Responsible Agencies

2. CONSOLIDATED PLAN PUBLIC CONTACT INFORMATION

Maria Siacunco, Housing Services Manager
 City of Pomona
 Neighborhood Services Department, Housing Services Division
 505 S. Garey Avenue, Pomona, CA 91766
 Phone: (909) 620-3789

AP-10 CONSULTATION – 91.100, 91.200(B), 91.215(L)**1. INTRODUCTION**

The City of Pomona’s Annual Action Plan results from consultation with a broad spectrum of public and private agencies. During the pre-submission phase, the City consulted with several agencies to determine community needs, gaps, and asset inventory. A public notice was published informing Citizens, Community-Based Organizations, City Departments, and the business community of the Annual Action Plan Development process and requirements for submitting project proposals. A needs assessment survey was also distributed citywide to receive community input.

Methods used during the consultation process included hosting stakeholder focus groups with various internal departments, external agencies, and non-profit organizations. In addition, the City held public hearings and conducted one-on-one personal and telephone interviews with key stakeholders.

Summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I))

In FY 2025-2026, the city will undertake the following activities to enhance coordination between public and private agencies:

- Continue to be a member of the San Gabriel Valley Consortium on Homelessness.
- Continue to work the Greater Los Angeles Continuum of Care on regional homeless issues.
- Continue to facilitate the Pomona Continuum of Care meetings and activities.
- Coordinate with Pomona’s Promise Board.
- Continue to work with the Pomona Housing Authority to ensure consistency between Consolidated Planning and Authority Planning requirements.
- Coordinate with the Housing Authority to place chronically homeless individuals into permanent supportive housing.
- Continue to promote fair housing.
- Coordinate with the Police Department in the provision of services related to crime prevention, code enforcement and community policing.
- Coordinate with the Public Works Department in the provision of infrastructure delivery.
- Coordinate with the Community Services Division and external agencies in the provision of public services.
- Coordinate to collaborate with the Los Angeles County Childhood Lead Poisoning Prevention Branch, the East Valley Community Health Center and Park Tree Community Health Center for referrals of pre-1978 housing units where children under six years of age have been found to have elevated blood lead levels.

- Coordinate with local government and non-profit agencies for referral to homes until older adults who can benefit from housing modifications to improve accessibility and functional abilities in their home.
- Continue to collaborate with the Southern California Association of Governments (SCAG) to assess regional housing needs as stated in the adopted Housing Element.

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

The City of Pomona is within the Greater Los Angeles Continuum of Care (COC ID CA-600). The Los Angeles Homeless Services Authority (LAHSA) is the lead agency for the Continuum. The City attends quarterly COC meetings, Entitlement Cities Meetings, and is a regional representative on the LAHSA Coordinating Council. The City also attends the LAHSA Commission meetings regularly and makes presentations to the Commission on the City's Consolidated Plan, Annual Action Plan and City specific homeless data, issues, challenges and successful efforts. At the quarterly COC Meetings, the City gains information and provides feedback and input to LAHSA's inquiries and plans. The City also participates in the County of Los Angeles Homeless Initiative strategic planning process.

The City participated in the following Point in Time Homeless Counts: 2005, 2007, 2009, 2011, 2015-2020, 2022, 2023 and 2024. The City hosts a deployment site, assigns a City employee to be the deployment site coordinator, and recruits and trains volunteers. Volunteers are then tasked with counting people experiencing unsheltered homelessness within the City of Pomona's jurisdiction. The City also contributes bed inventory data for the sheltered Point in Time count. In collaboration with LAHSA, the City conducts a demographic survey to provide demographic and subpopulations data at the City level. For planning purposes, the homeless population is also asked about their housing preferences.

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

The City will continue to participate in meetings conducted by the Los Angeles Homeless Services Authority, the LA CoC lead agency, specific to implementation of the Emergency Solutions Grant. The city provides data and input to the CoC ESG planning process. The LA CoC, has adopted a Coordinated Entry System (CES), the Homeless Family Solutions System and the Youth CES. The City of Pomona Homeless Outreach Program is a regional host site for the LA COC Coordinated Entry System (CES) for this program. The City of Pomona's Housing Stabilization Manager sits on the LAHSA Coordinated Entry System Council and the San Gabriel Valley Council of Governments (SGVCOG) Homelessness Committee and Homeless Workgroup.

The City gathers input from the local Pomona Continuum of Care Coalition (PCOCC). This coalition of about 40 local service providers, residents and homeless individuals includes faith-based groups, non-profit organizations, shelters and transitional housing providers, and state, county and City departments that provide assistance for homeless persons. The City provides community information and feedback presentations at the PCOCC meetings. The City also sends out a survey to the entire community annually to gather community input specific to prioritization of services and housing for the homeless and those at risk of homelessness. The PCOCC hosts an annual Community Input Meeting for the Annual Action Plan.

2. AGENCIES, GROUPS, ORGANIZATIONS THAT PARTICIPATED IN THE PROCESS

The following matrix provides a snapshot of agencies that participated during the consultation process:

24 CFR	Agency Type	Agency Consulted
91.100(a)(1)	Housing Services	<ul style="list-style-type: none"> • Neighborhood Partnerships Housing Services, Inc. (NPHS)
	Fair Housing Services	<ul style="list-style-type: none"> • Housing Rights Center (HRC) • Inland Fair Housing & Mediation Board (IFHMB)
	Homeless Services	<ul style="list-style-type: none"> • Los Angeles Homeless Services Authority (LAHSA) • Inland Valley Hope Partners (IVHP) • Pomona Continuum of Care Coalition • House of Ruth, Inc.
	Social/Health Services	<ul style="list-style-type: none"> • Assistance League of Pomona Valley • Casa Colina Hospital & Centers for Healthcare • Claremont Afterschool Program, Inc. (CLASP) • House of Ruth, Inc • Lincoln Avenue Reform Church • City of Pomona Public Works Department • City of Pomona Community Services Dept. • City of Pomona Police Department • Just us 4 Youth • Pomona Unified School District (PUSD) • Pomona Youth & Family Master Plan Committee • Services Center for Independent Living • Tri-City Mental Health Clinic • Urban League Workforce Development
91.100(a)(2)	Chronically Homeless	<ul style="list-style-type: none"> • Pomona Continuum of Care Coalition • Los Angeles Homeless Service Authority (LAHSA)
91.100(a)(3)	Lead-Based Paint	<ul style="list-style-type: none"> • L.A. County Department of Public Health

91.100(a)(4)	Government	<ul style="list-style-type: none"> • L.A. County • City of Pomona City Council
91.100(a)(5)	Planning Agencies	<ul style="list-style-type: none"> • Los Angeles County Service Planning Area Committee (SPA 3) • San Gabriel Valley Council of Governments (SGVCOG)
91.100(c)	PHA Plan	<ul style="list-style-type: none"> • Pomona Housing Authority (PHA)

Table 2 – Agencies, groups, organizations who participated

3. HOW THE AGENCIES/GROUPS/ORGANIZATIONS WERE CONSULTED

The Consultation and Citizen Participation Process provided outreach to various organizations, agencies, service providers and residents, and included the following methods for gathering input:

- Stakeholder Focus Groups
- Public Hearings
- Consultation with Community Based Organizations
- Community Needs Survey

4. OTHER LOCAL/REGIONAL/STATE/FEDERAL PLANNING EFFORTS CONSIDERED WHEN PREPARING THE PLAN

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	LAHSA Continuum of Care	Objectives and proposed outcomes of the Continuum of Care goals coincide with the goals of the Annual Action Plan.
Homeless Strategic Plan	City of Pomona	Homeless Strategic Plan goals overlap with the goals of LAHSA regarding homeless needs.
ESG Written Standards	LAHSA Continuum of Care	Goals coincide with COC goals
General Plan Housing Element	City of Pomona	The Housing Element includes many goals that are consistent with the Strategic Plan's including promotion of fair housing for all; provision of special needs housing; preservation of existing housing; and production of new affordable housing.

Table 3 – Other local / regional / federal planning efforts

AP-12 PARTICIPATION – 91.105, 91.200(c)**1. SUMMARY OF CITIZEN PARTICIPATION PROCESS/EFFORTS MADE TO BROADEN CITIZEN PARTICIPATION**

The following summarizes the City's efforts for Citizen Participation and Consultation:

Annual Action Plan Development: Citizens were invited to provide input into development of the Annual Action Plan, including identification of priority needs and setting goals and objectives, through one or more of the following mechanisms: community meetings/stakeholder focus groups, community needs survey, request for funding proposals (RFPs), public comment period and public hearing process. To ensure citizen and stakeholder participation in the development of the Annual Action Plan, outreach efforts included mailing informational postcards to over 43,500 households, informing them of community meeting dates and requesting their input via a Community Needs Survey. Surveys were delivered to over thirteen community service centers, made available online at the City's website, at the City Hall Housing counter and at all Annual Action Plan related community meetings. The Community Needs Survey was available online beginning September 26, 2024. The FY 2025-2026 Community Needs Survey was distributed in English and Spanish. The final due date for submission of both online and paper surveys was January 31, 2025. As a result of the outreach efforts, the city received 702 survey responses.

Evaluation/Review and Comment: Citizens were given the opportunity to review and comment on the Draft One-Year Action Plan between April 17, 2025 and May 19, 2025, and June 6, 2025 and July 7, 2025. The city published a public notice in the local newspaper informing interested persons about the draft Annual Action Plan review/comment period on April 17, 2025. Another public notice was published in the local newspaper on June 6, 2025 for a 30-day comment on the final FY 25-26 Annual Action Plan and presented to the City Council on July 7, 2025.

Public Hearings and/or Meetings: Public hearings provide a major source of citizen input on proposed programs and activities. Two (2) public hearings and six (6) community meetings were held to address housing and community development needs.

Public Notification: To ensure that all City residents had ample opportunity to take notice of all scheduled public hearings, notices were published in a local newspaper of general circulation at least thirty (30) days prior to the date of public hearing.

SEE APPENDIX D: COMMUNITY NEEDS SURVEY, PROOF OF PUBLIC NOTICE, & PUBLIC COMMENTS

Access to Information/Availability to the Public: As required by Federal regulations, the Annual Action Plan was made available at the following locations: Neighborhood Services Department, Housing Services Division- 1st Floor; and the City of Pomona Website.

Mode of Outreach	Target of Outreach	Summary of Attendance	Summary of Comments Received	Summary of Comments Not Accepted & Reason
Public Hearings	All Stakeholders		See Appendix D	None
Public Meetings	Residents		See Appendix D	None
Survey	All Stakeholders		See Appendix D	None
Social Media	All Stakeholders		See Appendix D	None

Table 4 – Citizen Participation Outreach

2. SUMMARY OF CITIZEN COMMENTS

Citizen comments have been taken into consideration in the development of the Action Plan as part of the strategies and activities to meet those community needs. The comments represent those made by stakeholders through the community needs survey, public council meetings, public hearings and the 30-day comment period. Comments on eligible activities for the CDBG, HOME and ESG Programs were identified as having high priority needs and have been incorporated into the Action Plan.

SEE APPENDIX D: COMMUNITY NEEDS SURVEY, PROOF OF PUBLIC NOTICE, & PUBLIC COMMENTS

II. ANNUAL ACTION PLAN

INTRODUCTION

The City of Pomona's One Year Action Plan for Fiscal Year (FY) 2025-2026 includes the activities the city will undertake to address its priority needs and local objectives as outlined in its approved five year Consolidated Plan. These activities will be addressed using funds received during the FY 2025-2026 program year under the Community Development Block Grant (CDBG), HOME Investment Partnership Program (HOME) and Emergency Solutions Grant (ESG) Programs. The Annual Action Plan is funded yearly.

Activities detailed in the Plan must meet one of the objectives of the funding types. In general, these objectives are:

- Activities which benefit low and moderate income persons;
- Activities which aid in the prevention or elimination of slums or blight;
- Activities that are designed to meet community development needs having a particular urgency; and
- Activities that provide services to the homeless and which prevent homelessness (ESG).

Standard 424 Forms – Application Process

The City's UEI Number is: **QLK7V1HAF1J2**

SEE APPENDIX A: SF 424 APPLICATIONS FOR THE CDBG, HOME, AND ESG PROGRAMS

AP-15 EXPECTED RESOURCES (91.220 (c)(1,2))

The FY 2025-2026 formula entitlement allocations are as follows: Community Development Block Grant (CDBG) at \$1,690,554.00, HOME Investment Partnerships (HOME) at \$743,183.24 and Emergency Solutions Grant (ESG) Program at \$153,895.00.

2025-26 ENTITLEMENT ALLOCATIONS & REALLOCATED FUNDS	AMOUNT
Community Development Block Grant (CDBG)	\$1,690,554.00
HOME Investment Partnerships	\$743,183.24
Emergency Solutions Grant (ESG) programs	\$153,895.00
ENTITLEMENT ALLOCATIONS TOTAL	\$2,587,632.24
CDBG Anticipated Program Income	\$0
CDBG Carryover/Reprogrammed Funds	\$300,000
HOME Program Income	\$1,354,500
HOME Carryover/Reprogrammed Funds	\$3,173,626
ESG Anticipated Program Income	\$0
ESG Carryover/Reprogrammed Funds	\$0
TOTAL	\$4,828,126

Table 6 – Expected Resources – Priority Table

SEE APPENDIX C: SUMMARY OF ANNUAL GOALS AND OBJECTIVES

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

The following represents descriptions of the Federal resources for FY 2025-26.

COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)

CDBG funds are awarded to cities on a formula basis to develop viable urban communities by providing decent housing, a suitable living environment, and expanded economic opportunities to low-to-moderate income persons. The categories and suggested funding amounts for FY 2025-2026 appear below:

CDBG CATEGORY	AMOUNT	CAP
Administration	\$ 338,110.00	(20% cap)
Public Services & Fair Housing Services	\$ 253,583.00	(15% cap)
Non-Public Service Activities	\$ 1,098,861.00	(No cap)
Total Available Funding:		<u>\$1,690,554.00</u>

HOME INVESTMENT PARTNERSHIP ACT (HOME)

HOME funds are awarded to cities on a formula basis and can be used for various housing activities that assist low-to-moderate income households. These activities include new construction, acquisition, rehabilitation, homebuyer assistance, tenant-based rental assistance and program planning/administration. The categories and suggested funding amounts for FY 2025-2026 appear below:

CATEGORY	AMOUNT	CAP
Administration	\$148,636.00	(20% cap) *
Community Housing Development Organizations	\$111,477.00	(15% cap)
First-Time Homebuyer Program	\$337,548.00	(no cap)
Single-Family Housing Rehabilitation	\$145,522.24	(no cap)
Total Available Funding:		<u>\$743,183.24</u>

* Waiver of the 10% Administration and Planning cap per DR 4856-CA for wildfires and straight-line winds.

EMERGENCY SOLUTIONS GRANTS (ESG)

These funds are awarded to cities on a formula basis to assist individuals and families to quickly regain stability in permanent housing after experiencing homelessness and to prevent homelessness. The categories and suggested funding amounts for FY 2025-2026 appear below:

ESG CATEGORY	AMOUNT	CAP
Administration	\$11,542.00	(7.5% cap)
Emergency Shelter	\$92,337.00	(60% cap)
HMIS	\$50,016.00	(No cap)

Total Available Funding: \$153,895.00

ESG funds will be utilized primarily for shelter operations. The City did not solicit a Request for Funding Proposals (RFP) for Homeless Services using ESG funds for FY 2025-2026 because funds will be directed to the City's Hope for Homeless Services Center amounting to \$92,337. A portion of this funding, or \$50,000, will be awarded to Volunteers of America of Los Angeles (VOALA). The total funding available for ESG activities is \$153,895.

EMERGENCY SOLUTIONS GRANT - RAPID UNSHELTERED SURVIVOR HOUSING (ESG-RUSH)

On January 8, 2025, the President declared a major disaster, DR-4856-CA, for Wildfires and Straight-line Winds that impacted California. The Department of Housing and Urban Development's (HUD) Office of Special Needs Assistance Program awarded funding to the City of Pomona to address the needs of homeless individuals or families or individuals or families at risk of homelessness in areas affected by the major disaster. The categories and suggested funding amounts for FY 2025-26 appear below:

ESG CATEGORY	AMOUNT	CAP
Administration	\$75,000.00	(7.5% cap)
Homeless Prevention	\$500,000.00	(No cap)
Emergency Shelter	\$425,000.00	(60% cap)

Total Available Funding: \$1,000,000.00

ESG funds will be utilized primarily for shelter operations. The City did not solicit a Request for Funding Proposals (RFP) for Homeless Services using ESG funds for FY 2025-2026 because funds will be directed to the City's day shelter at the Family Stabilization Hub amounting to \$92,337. The total funding available for ESG activities is \$153,895.

CONTINUUM OF CARE (FORMERLY SUPPORTIVE HOUSING PROGRAM (SHP))

Continuum of Care (CoC) program funds are used to assist individuals and families experiencing homelessness move into permanent housing through the Rapid Re-Housing and Permanent Supportive Housing Programs. The Rapid Re-Housing Program is subcontracted to Volunteers of America of Los Angeles to assist with permanently housing people experiencing homelessness with temporary rental assistance and wrap-around services to transition them to pay full rent at the end of the program, increasing skills and income with the goal of long-term stability and self-sufficiency. The Permanent Supportive Housing Program is referral based assistance for people experiencing homelessness with a permanent disability that is expected to indefinite, impairs their ability to live independently and could improve under more suitable housing conditions.

HOME-AMERICAN RESCUE PLAN (HOME-ARP)

On March 11, 2021, Congress approved a \$1.5 trillion American Rescue Plan (ARP). This plan contains \$5 billion for affordable rental housing and homeless assistance through the Home American Rescue Plan (HOME-ARP). Approximately \$197 million in HOME-ARP funds, was allocated to thirty cities in Los Angeles County. These formula block grant funds, provide cities with flexible funding to reach populations experiencing homelessness, those currently at risk of becoming homeless and address local affordable housing, non-congregate shelter, and supportive service needs within respective communities.

These funds are not the traditional HOME Program funds, but are also administered through HUD and intended to address homelessness. Eligible uses of HOME-ARP funds include the following activities:

1. Administration and Planning;
2. Development and Support of Affordable Rental Housing;
3. Tenant-Based Rental Assistance;
4. Supportive Services for Qualifying Populations; and
5. Acquisition and Development of Non-Congregate Shelter (NCS)

The City of Pomona is using HOME-ARP funds for the major rehabilitation of affordable rental Housing and for Supportive Services.

MATCH FUNDS**HOME Match:**

The City has a 100% match reduction. Match requirement is \$0.00.

ESG Match:

Federal regulations require a 100% match for ESG funds. The City will ensure there is a 100% match to the ESG entitlement grant. Match used for FY 24-25 will be HUD federal family self-sufficiency

salary funds and Behavioral Health Services Act funds used for the homeless programs coordinator's salary. The Family Self-Sufficiency Coordinator and Homeless Programs Coordinator work directly with the unhoused population providing case management, self-sufficiency training, security deposit assistance and home furnishings through the Homeless Incentive Program. The coordinators also refer people experiencing homelessness to non-profit organizations who provide direct services and resources to residents for shelters, shared housing or time limited subsidy programs as well as diversion, problem solving and rental arrear assistance programs for the at-risk of homelessness population.

PUBLICLY OWNED LAND OR PROPERTY IN CITY USED TO ADDRESS NEEDS

Not Applicable.

OTHER FEDERAL RESOURCES:

Housing Choice Voucher Program (Formerly known as Section 8 Rental Assistance)

The Pomona Housing Authority, through its oversight of the Housing Choice Voucher (HCV) rental assistance program, is entitled to administer a maximum of 1,250 housing choice vouchers, including Project Based vouchers. These vouchers provide housing assistance to approximately 2,534 residents of Pomona. Very low-income families choose and lease safe, decent, and affordable privately-owned rental housing, including single- family homes, townhouses, and apartments.

Housing Choice Voucher – Family Self Sufficiency (FSS) Program

FSS is a program that enables HUD assisted families to increase their earned income and reduce their dependency on welfare assistance and rental subsidies. This is accomplished by setting goals and creating a plan for the family, in addition to providing individual case management and mentoring.

Non-Federal Resources/Leveraging

In addition to the Federal resources indicated, the City uses a variety of mechanisms to leverage additional resources. In street reconstruction, other funds besides CDBG are used to fulfill the requirements of the City's pavement management program, such as Gas Tax. In public services, funds are either received as part of the program operation or CDBG funds are used with other forms of funding. In recreation facilities and other construction, the City leverages funds from a variety of sources, such as Parks and Recreation Bond funds. The following represents descriptions of non-Federal resources that support housing and community development needs.

General Funds

The General Operating fund of the City used to account for all the general revenue of the City not specifically levied or collected for other City funds. Major revenue sources included property taxes, utility users and sales taxes, and motor vehicle in-lieu fees.

Gas Tax Funds

The State Gas Tax is revenue received by the city from the State of California and can be used for either street maintenance or construction.

Lead Hazard Control & Healthy Homes

The Lead Hazard Control and Healthy Homes (LEAC+HH) program is designed to eliminate lead-based paint hazards in privately owned housing that were constructed prior to 1978, giving preference to units with children aged 6 years and below. In conjunction with lead, it further aims to minimize other risks to health and safety to housing occupants such as falls, carbon monoxide poisoning, pests, and entry by intruders. The City of Pomona received \$4,217,433 in Lead Hazard Control and \$730,000 in Healthy Homes supplement funding. These funds will be used to implement the LEAC+HH program from November 2024 through November 2028.

Older Adult Home Modification Program

The program aims to provide no-cost, low barrier, high impact home modifications for elderly people to improve accessibility, reduce falls, increase independence and facilitate aging in place. The City of Pomona received \$1,514,829. The program will assist elderly individuals in 152 housing units (owner- or tenant-occupied) with home modifications so they can stay longer in their homes, as opposed to moving to nursing homes or assisted care facilities. The beneficiary must be a head of household, 62 years old and above, and household incomes cannot exceed 80% of the median income of the Los Angeles County area. These funds will be used to implement the City's Older Adult Home Modification Program from May 1, 2025 through May 1, 2028.

Permanent Local Housing Allocation (PLHA)

For FY 2025-2026, the City of Pomona will spend remaining funds in the Permanent Local Housing Allocation (PLHA) Program Funding from the State Department of Housing and Community Development. The goal of this program is to make funding available to eligible local governments for housing related projects and programs that assist in addressing the unmet housing needs of the community. The City plans to use these funds for homebuyer assistance, creation or conversion of accessory dwelling units and junior accessory dwelling units to rent to low-income residents, creation of affordable rental housing.

AP-20 ANNUAL GOALS AND OBJECTIVES

Annual Goals and Objectives are identified in **Appendix C: Summary of Annual Goals and Objectives**, for each proposed activity.

AP-35 PROJECTS/ACTIVITIES (91.220 (D))**INTRODUCTION**

The following represent a summary of the projects /activities to be undertaken during FY 2025-2026 utilizing Federal CDBG, HOME, and ESG funds:

PROJECTS

#	Project Name
1	CDBG Program Administration
2	Assistance League of Pomona Valley - Operation School Bell
3	Casa Colina Hospital & Center of Healthcare - Healthy STEPS
4	Claremont After-School Program - Pomona After School Scholars (PASS)
5	Foothill Family Shelter - Stepping Stones
6	Housing Rights Center - Mediation Services
7	Inland Fair Housing - Fair Housing Services
8	PEARLS of Service, Inc. - On the Spot Essay Project
9	CS-Enrichment Activities for the Elderly
10	CS-Pomona Music Program
11	NSD-CDBG Homeless Services
12	PD-Community Orientated Policing Program (CPOP)
13	DSD-Code Enforcement Program
14	NSD-Housing Improvement Program (HIP)
15	NSD-Housing Services
16	PW-ADA Curb Ramps & Path of Travel (FY 25-26)
17	PW-Civic Center Plaza-Tile Rehabilitation
18	PW-Parks & Buildings Rehabilitation (CW) - (FY 25-26)
19	PW-Streetlights (CW) - (FY 25-26 to FY 27-28)
20	PW-Street Improvements (CW) - (FY 25-26 to FY 27-28)
21	PW-Washington Park Soccer Field Rehabilitation
22	HOME Program Administration
23	HOME CHDO
24	HOME First-Time Homebuyer
25	HOME Single Family housing Rehabilitation
26	ESG Program Administration
27	ESG Projects 2025
28	ESG-RUSH Program Administration
29	ESG-RUSH Projects 2025

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

Approximately seventy percent (70%) of CDBG will be targeted to projects that are within target areas/CDBG-eligible areas. The remaining thirty percent (30%) of funds will benefit low-income residents citywide. One hundred percent (100%) of CDBG funds will be dedicated to projects that benefit low-income residents citywide.

The City of Pomona continues to expend CDBG funds on a variety of activities that meet underserved needs. These programs provided new or expanded accessibility, affordability and sustainability to decent housing, improved public facilities, and a suitable living environment for low-income persons. Such programs included: homeownership assistance, housing rehabilitation programs, rental assistance, health and public services, graffiti removal, code enforcement, and fair housing services to meet underserved needs.

AP-38 PROJECT SUMMARY**Project Summary Information**

1	PROJECT TITLE	CDBG PROGRAM ADMINISTRATION
	Description	Provide CDBG program administration, management, oversight, monitoring, technical assistance, meetings, preparation and submission of reports.
	Estimated Amount	CDBG: \$ 338,110
	Annual Goals Supported	Planning and Program Administration
	Priority Needs Assessment	Administration
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Programs will be implemented citywide and the City's population of 155,370 will benefit as a whole.
	Location Description	505 S. Gary Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Program administrative costs for CDBG operations.
	Goal Outcome Indicator	Other
2	PROJECT TITLE	ASSISTANCE LEAGUE OF POMONA VALLEY – OPERATION BELL
	Description	Provide youth with jeans, pants or other gently used clothing that are needed to enhance self-esteem and promote learning while in school.
	Estimated Amount	CDBG: \$ 11,978
	Annual Goals Supported	Support activities that assist with basic needs and provide quality services
	Priority Needs Assessment	Public Services
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income youth.
	Location Description	655 N Palomares St. Pomona, CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Provide clothing to youth to enhance self-esteem and promote learning in school.
	Goal Outcome Indicator	Persons Assisted
3	PROJECT NAME	CASA COLINA HOSPITAL & CENTERS – HEALTHY STEPS
	Description	Provide education, essential health supplies, and health kits focused for diabetes prevention.
	Estimated Amount	CDBG: \$ 17,728
	Annual Goals Supported	Support activities that assist with basic needs and provide quality services
	Priority Needs Assessment	Public Services
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX individuals.

	Location Description	255 E Bonita Ave. Pomona, CA, 91767
	Target Area	City of Pomona - Citywide
	Planned Activities	Provide individuals primarily underserved, low-income will receive education, essential health supplies, and health kits focused on diabetes prevention. The kits will include diabetes socks, portable glucose meters, antiseptic wipes, bandages, etc.
	Goal Outcome Indicator	Persons Assisted
4	PROJECT NAME	CLAREMONT AFTER SCHOOL PROGRAM – PASS
	Description	Provide after school homework assistance, enrichment, recreation, nutrition and transportation for the Claremont Unified School District students that live in Pomona.
	Estimated Amount	CDBG: \$ 3,878
	Annual Goals Supported	Support activities that assist with basic needs and provide quality services
	Priority Needs Assessment	Public Services
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income youth.
	Location Description	1111 N. Mountain Avenue, Claremont, CA 91711
	Target Area	City of Pomona - Citywide
	Planned Activities	Afterschool education and recreation activities
	Goal Outcome Indicator	Persons Assisted
5	PROJECT NAME	FOOTHILL FAMILY SHELTER
	Description	Provide families with emergency shelter and essential services
	Estimated Amount	CDBG \$ 3,229
	Annual Goals Supported	Support Homeless Services Activities
	Priority Needs Assessment	Homelessness
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Provide XX persons emergency shelter with essential services
	Location Description	1501 W. Ninth Street, Suite D, Upland, CA 91786
	Target Area	City of Pomona - Citywide
	Planned Activities	Provide a fully furnished apartment for approximately homeless adults and children for 120 days, weekly counseling, case management meetings and employment services.
	Goal Outcome Indicator	Households Assisted
6	PROJECT NAME	HOUSING RIGHTS CENTER – MEDIATION SERVICES
	Description	Provide landlord-tenant mediation services.
	Estimated Amount	CDBG: \$ 21,513
	Annual Goals Supported	Support activities that assist with basic needs and provide quality services
	Priority Needs Assessment	Public Services
	Target Completion Date	6/30/2026

	Estimate Client Goal & Type	Approximately XX low-income people.
	Location Description	1500 South Haven Avenue, Suite 100, Ontario, CA 91761
	Target Area	City of Pomona - Citywide
	Planned Activities	Tenant-landlord mediation services to encourage agreement regarding housing disputes to avoid issuance of an eviction notice or an eviction filing with the court.
	Goal Outcome Indicator	Persons Assisted
7	PROJECT NAME	INLAND FAIR HOUSING MEDIATION BOARD – FAIR HOUSING SERVICES
	Description	Fair Housing counseling, tenant-landlord mediation and other fair housing services
	Estimated Amount	CDBG: \$ 22,029
	Annual Goals Supported	Promote fair housing opportunity
	Priority Needs Assessment	Fair Housing
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income persons
	Location Description	1500 South Haven Avenue, Ontario, CA
	Target Area	City of Pomona - Citywide
	Planned Activities	Provide fair housing services which include counseling, mediation, and general housing services to persons
	Goal Outcome Indicator	Persons Assisted
8	PROJECT NAME	PEARLS OF SERVICES, INC. – ON THE SPOT ESSAY PROJECT
	Description	Youth educational and mentorship supportive services
	Estimated Amount	CDBG: \$ 3,379
	Annual Goals Supported	Support activities that assist with basic needs and provide quality services
	Priority Needs Assessment	Public Services
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income youth.
	Location Description	50 Los Coyotes Dr., Pomona, CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Provide students workshops on writing lessons that will cover researching, pre-writing, drafting, and editing/revising personal statement essays.
	Goal Outcome Indicator	Persons Assisted
9	PROJECT NAME	CS - ENRICHMENT ACTIVITIES FOR THE ELDERLY
	Description	Provide enrichment and cultural activities to seniors
	Estimated Amount	CDBG: \$ 40,114
	Annual Goals Supported	Support activities that assist with basic needs and provide quality services
	Priority Needs Assessment	Public Services

	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income persons.
	Location Description	505 S. Gary Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Seniors will benefit by participating in a variety of weekly art and enrichment activities during the Elderly Nutrition Program (ENP).
	Goal Outcome Indicator	Persons Assisted
10	PROJECT NAME	CS - POMONA MUSIC PROGRAM
	Description	Provide a music program for low-income youth.
	Estimated Amount	CDBG: \$ 29,771
	Annual Goals Supported	Support activities that assist with basic needs and provide quality services
	Priority Needs Assessment	Public Services
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income youth.
	Location Description	600 Philadelphia Street, Pomona, CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Music lessons and performances for youths who will benefit from participating in intermediate and advanced music lessons.
	Goal Outcome Indicator	Persons Assisted
11	PROJECT NAME	NSD - CDBG HOMELESS SERVICES
	Description	Homeless Emergency Shelter Operation Activities
	Estimated Amount	CDBG: \$ 27,200
	Annual Goals Supported	Support Homeless Services Activities
	Priority Needs Assessment	Homelessness
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income persons.
	Location Description	1400 W. Mission Blvd., Pomona, CA 91768
	Target Area	City of Pomona - Citywide
	Planned Activities	Emergency shelter services such as essential services (case management, assessing, arranging, coordinating and monitoring individualized services) and shelter operations (costs to operate and maintain emergency shelter activities)
	Goal Outcome Indicator	Persons Assisted
12	PROJECT NAME	PD - COMMUNITY PROBLEM ORIENTED POLICING (CPOP)
	Description	Anti-crime awareness program
	Estimated Amount	CDBG: \$ 72,764
	Annual Goals Supported	Support activities that assist with basic needs and provide quality services
	Priority Needs Assessment	Public Services

	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Provide enhanced community-based policing program citywide to low-income persons.
	Location Description	490 W Mission Blvd, Pomona, CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Provide enhanced community-based policing program citywide to low-income persons.
	Goal Outcome Indicator	Persons Assisted
13	PROJECT NAME	DSD - CODE ENFORCEMENT
	Description	Inspections for code violations and health/safety hazards
	Estimated Amount	CDBG: \$ 294,681
	Annual Goals Supported	Neighborhood preservation and eliminate blighted conditions
	Priority Needs Assessment	Code Enforcement
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX housing units will be inspected citywide in eligible areas.
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona – Target Census Tract
	Planned Activities	Inspections for code violations and health/safety hazards
	Goal Outcome Indicator	Household Housing Unit
14	PROJECT NAME	NSD - HOUSING SERVICES
	Description	Housing counseling and other services done in connection with HOME Program activities
	Estimated Amount	CDBG: \$ 94,681
	Annual Goals Supported	Create and Preserve Affordable Housing
	Priority Needs Assessment	Housing Services
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income households.
	Location Description	6/30/2026
	Target Area	City of Pomona - Citywide
	Planned Activities	Housing services and counseling to households done in connection with the HOME Program.
	Goal Outcome Indicator	Households Assisted
15	PROJECT NAME	NSD - HOUSING IMPROVEMENT PROGRAM (HIP)
	Description	Homeowner housing improvements and rehabilitation
	Estimated Amount	CDBG: \$ 72,863
	Annual Goals Supported	Create and Preserve Affordable Housing
	Priority Needs Assessment	Housing
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately XX low-income households.
	Location Description	505 S. Garey Ave, Pomona CA 91766

	Target Area	City of Pomona - Citywide
	Planned Activities	Assist eligible households with corrections to their homes of health and safety deficiencies and minor exterior improvements.
	Goal Outcome Indicator	Households Assisted
16	PROJECT NAME	PW - ADA CURB RAMPS & PATH OF TRAVEL (FY 24-25) - (67947)
	Description	ADA access improvements throughout the city
	Estimated Amount	CDBG: \$ 1,987
	Annual Goals Supported	Improve infrastructure and public facilities
	Priority Needs Assessment	Infrastructure and public facilities improvements
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Eligible Low-Moderate Income Areas (LMA)
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Sidewalk rehabilitation, new sidewalk, curb and gutter, ADA related upgrades to existing curbs, and alley approaches.
	Goal Outcome Indicator	Persons Assisted
17	PROJECT NAME	PW - CIVIC CENTER PLAZA TILE REHABILITATION
	Description	Rehabilitation project of the Civic Center Plaza
	Estimated Amount	CDBG: \$ TBD
	Annual Goals Supported	Improve infrastructure and public facilities
	Priority Needs Assessment	Infrastructure and public facilities improvements
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Eligible Low-Moderate Income Areas (LMA)
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Rehabilitate the tile walkway in the Civic Center Plaza
	Goal Outcome Indicator	Persons Assisted
18	PROJECT NAME	PW - PARK & BUILDINGS REHABILITATION (CW) - (FY 25-26)
	Description	Rehabilitation of City parks and public facilities
	Estimated Amount	CDBG: \$ TBD
	Annual Goals Supported	Improve infrastructure and public facilities
	Priority Needs Assessment	Infrastructure and public facilities improvements
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Eligible Low-Moderate Income Areas (LMA)
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Park and public facility activities
	Goal Outcome Indicator	Persons Assisted
19	PROJECT NAME	PW - STREETLIGHTS (CW) - (FY 25-26 to FY 27-28)
	Description	City streetlight installation and improvements
	Estimated Amount	CDBG: \$ 49,889

	Annual Goals Supported	Improve infrastructure and public facilities
	Priority Needs Assessment	Infrastructure and public facilities improvements
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Eligible Low-Moderate Income Areas (LMA)
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Installation of the streetlights, underground electrical conduits, pull boxes, service pedestal and foundations, and all related work.
	Goal Outcome Indicator	Persons Assisted
20	PROJECT NAME	PW - STREET IMPROVEMENTS (CW) – (71065)
	Description	City street improvements
	Estimated Amount	CDBG: \$ 49,888
	Annual Goals Supported	Improve infrastructure and public facilities
	Priority Needs Assessment	Infrastructure and public facilities improvements
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Eligible Low-Moderate Income Areas (LMA)
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Rehabilitation of residential street segments, full removal and/or 2-3" surface, sidewalk repairs, curb, and gutter, and ADA related upgrades to existing curb ramps.
	Goal Outcome Indicator	Persons Assisted
21	PROJECT NAME	PW - WASHINGTON PARK SOCCER FIELD REHABILITATION
	Description	Rehabilitation project of the Washington Park soccer field.
	Estimated Amount	CDBG: \$ 151,315
	Annual Goals Supported	Improve infrastructure and public facilities
	Priority Needs Assessment	Infrastructure and public facilities improvements
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Eligible Low-Moderate Income Areas (LMA)
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Rehabilitation of an existing soccer field to remove all uneven surfaces and replace with new turf, ensuring a safer and more playable environment.
	Goal Outcome Indicator	Persons Assisted
22	PROJECT NAME	HOME PROGRAM ADMINISTRATION
	Description	HOME program administration, monitoring, technical assistance, CHDO training, meetings, preparation and submission of reports.
	Estimated Amount	HOME: \$ 148,636
	Annual Goals Supported	Planning and Program Administration
	Priority Needs Assessment	Administration

	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Programs will be implemented citywide and the City's population of 155,370 will benefit as a whole.
	Location Description	505 S. Gary Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	General management and program oversight costs for HOME operations.
	Goal Outcome Indicator	Other
23	PROJECT NAME	HOME COMMUNITY HOUSING DEVELOPMENT CORP (CHDO)
	Description	Home program set-aside of 15% for designated CHDO's.
	Estimated Amount	HOME: \$ 111,477
	Annual Goals Supported	Expand affordable housing supply
	Priority Needs Assessment	Housing
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Assist 1 low-income household.
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	CHDO development eligible project
	Goal Outcome Indicator	Household housing unit
24	PROJECT NAME	HOME FIRST TIME HOMEBUYER PROGRAM
	Description	Provide homebuyer down payment and closing costs assistance to low-income households
	Estimated Amount	HOME: \$ 337,548
	Annual Goals Supported	Expand Affordable Housing Supply
	Priority Needs Assessment	Housing
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	To provide home-buyer assistance to 4 low-income households
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Outreach citywide and determine applicant's program qualifications and suitability
	Goal Outcome Indicator	Households Assisted
25	PROJECT NAME	HOME SINGLE-FAMILY HOUSING REHABILITATION
	Description	Provide decent housing through owner-occupied home repair or rehabilitation
	Estimated Amount	HOME: \$ 145,522
	Annual Goals Supported	Create and Preserve Affordable Housing
	Priority Needs Assessment	Housing
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately 2 low-income households.
	Location Description	505 S. Garey Ave, Pomona CA 91766

	Target Area	City of Pomona - Citywide
	Planned Activities	Funds to preserve and maintain existing affordable housing stock for low-income people through housing rehabilitation.
	Goal Outcome Indicator	Households Assisted
26	PROJECT NAME	ESG PROGRAM ADMINISTRATION
	Description	Program management and oversight
	Estimated Amount	ESG: \$ 11,542
	Annual Goals Supported	Support homeless services activities
	Priority Needs Assessment	Administration
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Programs will be implemented citywide and the City's population of 155,370 will benefit as a whole.
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	Provide general program administration, monitoring, technical assistance, sub-recipient training, meetings, preparation and submission of reports.
	Goal Outcome Indicator	Other
27	PROJECT NAME	ESG - PROJECTS 2025
	Description	To support homeless activities through emergency shelter, admin and homeless management information system (HMIS)
	Estimated Amount	ESG: \$ 142,353
	Annual Goals Supported	Support homeless services activities
	Priority Needs Assessment	Homelessness
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately 100 persons.
	Location Description	1400 E. Mission Blvd., Pomona, CA 91768
	Target Area	City of Pomona - Citywide
	Planned Activities	To support homeless activities through emergency shelter, admin and homeless management information system (HMIS)
	Goal Outcome Indicator	Persons Assisted
28	PROJECT NAME	ESG-RUSH PROGRAM ADMINISTRATION
	Description	Program management and oversight
	Estimated Amount	ESG-RUSH: \$ 75,000
	Annual Goals Supported	Support homeless services activities
	Priority Needs Assessment	Administration
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Programs will be implemented citywide and the City's population of 155,370 will benefit as a whole.
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide

	Planned Activities	Provide general program administration, monitoring, technical assistance, sub-recipient training, meetings, preparation and submission of reports.
	Goal Outcome Indicator	Other
29	PROJECT NAME	ESG-RUSH - PROJECTS 2025
	Description	Homeless prevention, rapid-rehousing and emergency shelter assistance to low-to-moderate income persons
	Estimated Amount	ESG-RUSH: \$ 925,000
	Annual Goals Supported	Support homeless services activities
	Priority Needs Assessment	Homelessness
	Target Completion Date	6/30/2026
	Estimate Client Goal & Type	Approximately 100 persons.
	Location Description	505 S. Garey Ave, Pomona CA 91766
	Target Area	City of Pomona - Citywide
	Planned Activities	To support homeless activities through emergency shelter, rapid re-housing and homeless prevention
	Goal Outcome Indicator	Persons Assisted

AP-50 GEOGRAPHIC DISTRIBUTION – 91.220(F)**DESCRIPTION OF THE GEOGRAPHIC AREAS OF THE ENTITLEMENT (INCLUDING AREAS OF LOW-INCOME AND MINORITY CONCENTRATION) WHERE ASSISTANCE WILL BE DIRECTED**

As referenced in the City's Assessment of Fair Housing (AFH), Pomona as a whole is an ethnically diverse community, with patterns of ethnic concentration present within particular areas. Concentrations of Hispanic residents are evident throughout Pomona's neighborhoods, specifically central Pomona and neighborhoods along the City's eastern border (which also coincides with the Los Angeles County border), including City Center, Wilton Heights, Lincoln Park, Lincoln Park North, Mission-Reservoir, Pomona Adelante, Philips Blvd., South Pomona, and East Side Pomona. The majority of neighborhoods with a concentration of Hispanic residents also exhibit concentrations of Black residents. The concentration of Hispanic residents in the City is notably higher than that in surrounding jurisdictions. This pattern of concentration of Hispanic and minority residents also correlates with the City's more affordable for-sale housing values. In March 2024, the median sales price for homes in Pomona was \$636,650, an increase of close to three percent from the same month in 2023. However, the City has one of the lowest median home prices among neighboring jurisdictions.

Pomona has historically been a home to Asian and Hispanic minority populations. The San Gabriel Valley (SGV) has an early agricultural history (late 19th century) in its role as part of the Citrus Belt and the California citrus economy, during which Mexican Americans and Asian Americans (Chinese, Japanese, Filipino, South Asian) made up the labor force. Through these early settlement periods, the SGV was divided by race and class and minorities continued to live in ethnic enclaves.

After World War II, a shift from agriculture to manufacturing and technology occurred, and with it came an early wave of Asian Americans and Mexican Americans that then pursued homeownership opportunities in SGV areas that were less restricted by race.

Some disparities remain from these eras of racial and class spatial divisions, as currently notable in the San Gabriel Valley, higher proportions of minorities reside in areas with lower median incomes and lower median home prices. As of 2019, the median household income for the City of Pomona was \$60,598, which is \$7,446 below the Los Angeles County's median household income of \$8,044

GEOGRAPHIC DISTRIBUTION

Target Area	Percentage of Funds
CITY OF POMONA - CITYWIDE	100

Table 1 - Geographic Distribution

RATIONALE FOR THE PRIORITIES FOR ALLOCATING INVESTMENTS GEOGRAPHICALLY

CDBG funds are expended in each district in accordance with identified priorities/needs. HOME and ESG funds are expended without regard for geographical boundaries. Approximately fifty-seven percent (57%) of CDBG will be targeted to projects that are within target areas/CDBG-eligible areas, including: Community Oriented Policing, Code Enforcement, and Infrastructure/Public Facilities Improvements. The remaining forty-three percent (43%) of funds will benefit low-income residents citywide. One Hundred percent (100%) of CDBG funds will be dedicated to projects that benefit low-income residents citywide. The City of Pomona continues to expend CDBG funds on a variety of activities that meet underserved needs. These programs provided new or expanded accessibility, affordability and sustainability to decent housing, improved public facilities, and a suitable living environment for low-income persons. Such programs included: housing rehabilitation programs, rental assistance, health and public services, graffiti removal, code enforcement, fair housing and mediation services to meet underserved needs.

DISCUSSION

No further discussion.

AP-55 AFFORDABLE HOUSING (91.220 (g))**AFFORDABLE HOUSING**

A detailed outline of Annual Goals and Objectives, including Housing Goals are identified in the Appendix C: Summary of Objectives and Activities Planned for FY 2025-2026.

One-Year Goals for the Number of Households to Be Supported	
Homeless	148
Non-Homeless	1518
Special Needs	
Total	1666

One-Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	12
Acquisition of Existing Units	4
Total	14

DISCUSSION

The Pomona's Housing Authority's (PHA) Annual Contributions Contract provides funding to assist approximately 920 families through its Housing Choice Voucher (HCV) Rental Assistance Program, in addition to 90, Homeless Veterans through its Housing and Urban Development Veterans Affairs Supportive Housing (HUD-VASH) Program. The PHA will use additional Mainstream Vouchers to assist 63 non-elderly (under the age of 62) disabled and homeless households. The PHA also administers 13 housing choice vouchers through the Foster Youth Initiative Program to assist homeless foster youth. The PHA will continue to assist additional families through the Emergency Housing Voucher (EHV) Program. The PHA received an allocation of 78 Vouchers through the EHV Program to assist homeless families. The PHA has Project-Based 59 of its Homeless Veterans Vouchers to secure housing for homeless veterans. Lastly, the PHA also administers 11 Housing Stability Vouchers to assist the following under four eligibility categories: a) individuals and families at-risk of homelessness; b) those fleeing or attempting to flee domestic violence, c) dating violence, sexual assault, stalking, or human trafficking and d) veterans and families that includes a veteran family member.

The Homeless Services Division will assist 200 households through the Continuum of Care (COC) Rapid-Re-Housing Program and 89 through the COC Permanent Supportive Housing Program.

HOME funds will be allocated for Housing Rehabilitation efforts that include assisting two (2) households through the HOME-funded Single-Family Housing Rehabilitation Program, and four (4) with Homebuyer Assistance. One (1) low-income household will be assisted through the CHDO program to acquire, resale and rehabilitate vacant homes.

Approximately ten (10) households will be assisted through the CDBG-funded Housing Improvement Program, twenty (20) through the Healthy Homes Production program, seventy (70) through the Older Home Modification Program, and thirty-five (35) under the Lead Education Awareness Control and Healthy Homes Program.

AP-60 PUBLIC HOUSING (91.220 (H))

The City of Pomona does not have any Public Housing. However, the City does have several assisted housing projects that meet affordability gaps, including the following:

- Housing Choice Voucher Program (Formerly Known as Section 8)
- Federally-Assisted Housing Units
- Affordable Rental Housing
- Project Based Vouchers for Veterans

ACTIONS PLANNED DURING THE NEXT YEAR TO ADDRESS THE NEEDS TO PUBLIC HOUSING

Not applicable - The City of Pomona does not manage public housing development.

ACTIONS TO ENCOURAGE PUBLIC HOUSING RESIDENTS TO BECOME MORE INVOLVED IN MANAGEMENT AND PARTICIPATE IN HOMEOWNERSHIP

Not applicable - The City does not have public housing.

IF THE PHA IS DESIGNATED AS TROUBLED, DESCRIBE THE MANNER IN WHICH FINANCIAL ASSISTANCE WILL BE PROVIDED OR OTHER ASSISTANCE

Not applicable - The City does not have public housing.

DISCUSSION

No further discussion.

AP-65 HOMELESS AND OTHER SPECIAL NEEDS ACTIVITIES (91.220 (I))

The needs of homeless and chronically homeless persons, range from outreach, case management and referral services to transportation and rental assistance among the many essential services needed to assist with permanent shelter.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

Outreach, assessment and referrals to services and shelters have become a crucial part of connecting people experiencing homelessness with resources available to them. The creation of the Quality-of-Life unit comprised of a mental health evaluation team and facilities employees to help clean any illegal encampments have redirected people living on the street to shelters and ultimately permanent housing. Emergency Solutions Grant funds along with Measure A, Continuum of Care and Behavioral Health Services funds are used to fund the outreach teams and the shelters they refer to. The outreach teams have made it possible to meet the target of clients served. The City also has local non-profit agencies who utilize street outreach teams to make direct contact with the unhoused population and refer them to the services they offer, making this a collaborative effort to address the different types of unhoused populations.

A detailed outline of Annual Goals and Objectives, including actions for ending homelessness, are identified in Appendix C: Summary of Annual Goals and Objectives, for each proposed activity.

Addressing the Emergency and Transitional Housing Needs of Homeless Persons

Emergency and Crisis shelter is funded with ESG, Continuum of Care (COC), Homeless Housing, Assistance and Prevention (HHAP) Grant and Measure A funds at the City's Hope for Home Homeless Services Center year-round shelter. All programs administered by the City are required to assist clients in developing an individual service plan and transition plan before exiting the program.

The City has designated ESG funds annually to support emergency shelter programming. Numerous other emergency shelters, transitional living centers, residential detoxification programs, and sober living homes located in the City of Pomona.

Homelessness prevention, a component under emergency shelter, may include housing relocation and stabilization services as well as short- and medium-term rental assistance, to prevent an individual or family from becoming homeless. This program will help individuals and families at-risk of homelessness to maintain their existing housing, transition to new permanent housing or affordable housing units.

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.

Chronically homeless families are families with adult heads of household who meet the definition of a chronically homeless individual. If there is no adult in the family, the family would still be considered chronically homeless if a minor head of household meets all the criteria of a chronically homeless individual. A chronically homeless family includes those whose composition has fluctuated while the head of household has been homeless.

Addressing comprehensive layered solutions to chronic homelessness, the City has developed and maintains a complete continuum of care, from outreach and assessment to permanent affordable housing. The Pomona Homeless Outreach Program consists of a mobile team including outreach staff from the City of Pomona Homeless Programs Team and outreach professionals from the following agencies: Volunteers of America (Pomona), Tri-City Mental Health Services, East Valley Community Health Center, Los Angeles Homeless Services Authority Pomona Outreach Team, and the Pomona Police Department Quality of Life Teams. The Teams meet chronically homeless persons where they live. They go to these individuals on a regular basis, getting to know them, their needs and desires and in the process build trust and rapport. The team has vast connections to service providers within the region and will transport homeless persons to the needed services, benefits and housing. The team assists individuals in filling out paperwork and following up with applications for services.

The Pomona Homeless Outreach Program hosts the LA CoC CES in the eastern region of Service Planning Area (SPA) 3. Outreach workers conduct VI-SPDAT surveys that rank the vulnerability of homeless individuals. Homeless families are referred to the Homeless Family Solutions System and unaccompanied youth are referred to the Youth CES. Those ranked with the highest levels of vulnerability and chronic homelessness, are prioritized for housing resources through the CES.

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

Outreach workers conduct VI-SPDAT surveys that rank the vulnerability of homeless individuals. The City of Pomona's Homeless Strategy identifies local and regional planning strategies for coordination among agencies to assist persons that have become homeless or are at risk of being homeless. This coordination includes referrals to an extensive network of private agencies that are a part of the City's Continuum of Care Coalition and referrals to the City's Hope for Home, Homeless Service Center that opened in December 2019.

AP-70 HOPWA GOALS— 91.220 (L)(3)

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

AP-75 BARRIERS TO AFFORDABLE HOUSING (91.220 (J))

Currently, the demand for affordable housing in Pomona exceeds the supply, especially for those in the extremely low income, very low and moderate-income categories.

Barriers to affordable housing include:

1. The reluctance of builders to invest in affordable housing projects, especially apartments.
2. The lack of sufficient financial resources for development of affordable units.
3. The overall relatively slow growth of income versus the rapid increase in population growth and relative increase in housing prices.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing Affordable Housing Strategies

- Increase the supply of affordable housing through new construction
- Increase the supply of affordable housing through rental assistance
- Increase affordable housing opportunities through homebuyer assistance
- Increase awareness and educate public on fair housing and barriers to fair housing

As a recipient of CDBG funds, the City of Pomona is required to develop a fair housing program whose specific actions and procedures will have an impact on preventing, reducing or eliminating housing discrimination and other barriers to equal housing choice based on race, color, religion, sex, national origin, ancestry, familial status or physical or mental handicap.

To ensure consistency with the policies and programs recommended by the Consolidated Plan and to ensure continued compliance with the Fair Housing Certification found at 24 CFR 91.225 (a)(1), the completed Assessment of Fair Housing (AFH) Report, which replaces the original Analysis of Impediments (AI) to Fair Housing Choice. The AFH was adopted in August 2017, and assisted the City in analyzing market conditions and potential housing barriers to better determine fair housing goals for the Consolidated Plan period.

To encourage the development and conservation of affordable housing, the city has adopted several ordinances:

- **Density Incentives** - City of Pomona utilizes the State's density law to provide up to 35 percent of density bonus to facilitate the development of affordable and senior housing
- **Waiver of Fees** - In addition to the density bonus, the City will facilitate the processing of affordable housing projects by waiving fees, when applicable.
- **Relaxed Standards** - Certain development standards may be relaxed if increased density cannot be physically accommodated on the site. The applicant must show that the density bonus cannot be achieved with each waiver before the waiver is allowed:

1. Parking Requirements

2. Private Open Space
3. Common Open Space
4. Specific Plan Amendments: Downtown Pomona and Pomona Corridors

Discussion:

None

AP-85 OTHER ACTIONS – 91.220(k)**INTRODUCTION:**

The following proposed actions will be undertaken to address the areas indicated below:

ACTIONS PLANNED TO ADDRESS OBSTACLES TO MEETING UNDERSERVED NEEDS

The City of Pomona continues to expend CDBG funds on a variety of activities that meet underserved needs. These programs provided new or expanded accessibility, affordability and sustainability to decent housing, improved public facilities, and a suitable living environment for low-income persons. Such programs included: housing rehabilitation programs, rental assistance, health and public services, graffiti removal, code enforcement, mediation and fair housing services. Other actions planned:

Minority/Women-Owned Business Enterprises (M/WBE) Efforts

Minority and Women-Owned Business provisions are included in the City's purchasing/procurement policies. In order to promote the use of minority and women-owned businesses, the City takes the following actions:

- Maintain and update periodically qualified minority and women-owned businesses on a Bidder List.
- Disseminate information regarding City bidding procedures and practices to the minority business community.
- Require that the City's Minority Business Questionnaire be included with all City bids and Requests for Proposals.
- Provide access to the Ethnic/Women Business and Professional directory to area businesses and contractors upon request.

Timeliness of Expenditures:

The City will implement the following actions as a part of its policy and procedures to ensure timely expenditure of CDBG funds:

- Monthly review of project expenditure rates.
- Include provisions in annual contracts and MOUs to sub-recipients reiterating Federal requirements for use of CDBG funds, including timely expenditure of funds. Group infrastructure projects together for design and bidding to help expedite processing and ensure timely completion of projects and expenditure of CDBG funds. The projects will be grouped together for bidding and design based on similar work, but tracked individually during the construction phase for status, compliance with labor standards and expenditures.
- Evaluate infrastructure projects on a quarterly basis for status/progress and completion; CDBG funds will be transferred from stalled or slow-moving projects, subject to Council approval, to projects that are progressing toward construction.

ACTIONS PLANNED TO FOSTER AND MAINTAIN AFFORDABLE HOUSING

- Acquisition/Rehab for resale or rental housing (to provide affordable units)
- Rental Assistance Programs (to bridge the affordability gap)
- First-Time Homebuyer Program (affordability through down payment assistance)
- Single Rehabilitation Programs (to preserve existing affordable housing stock)
- Multi-Family Rehabilitation Programs (to preserve existing affordable housing stock)
- Affordable Rental Housing Development Projects

ACTIONS PLANNED TO REDUCE LEAD-BASED PAINT HAZARDS

- Conduct Lead Inspections and Risk Assessments in conjunction with all housing programs affected by Federal Lead-Based Paint regulations at 24 CFR 35, 24 CFR 570.608 and 24 CFR 982.401
- Conduct radon and other related housing hazard inspections to create and maintain healthy housing

ACTIONS PLANNED TO REDUCE THE NUMBER OF POVERTY-LEVEL FAMILIES

- Fund public service programs that assist extremely low and low-income persons, including but not limited to employment/training programs, food programs, free or low price health services programs, etc
- Continue to fund the Housing Choice Voucher (Formerly Known as Section 8) and Family Self-Sufficiency programs for low-income persons to improve their economic status and lessen need for subsidy
- Continue the Section 3 program that applies to construction projects funded with CDBG and HOME funds. The Section 3 program is intended to provide employment opportunities for low-income people and qualified Section 3 businesses

ACTIONS PLANNED TO DEVELOP INSTITUTIONAL STRUCTURE

- The City continues to coordinate with non-profit providers, community and faith-based organizations, public institutions, and City Departments in the development of the Action Plan
- Continue to coordinate with non-profit providers, community and faith-based organizations, public institutions, community residents, and City Departments to ensure quality services to low-income people

ACTIONS PLANNED TO ENHANCE COORDINATION BETWEEN PUBLIC AND PRIVATE HOUSING AND SOCIAL SERVICE AGENCIES

- To enhance coordination between public and private agencies, the City will undertake the following activities.
 - Continue to be a member of the San Gabriel Valley Consortium on Homelessness
 - Continue to work the Greater Los Angeles Continuum of Care on regional homeless issues

DISCUSSION:

No further discussion.

AP-90 PROGRAM SPECIFIC REQUIREMENTS (91.220 (L) (1,2,4))**CDBG PROGRAM**

The City anticipates carrying over \$300,000 CDBG funds for use in FY 2025-2026. Any program income received during the year will be reallocated to eligible projects.

2025-26 CDBG CARRYOVER AND PROGRAM INCOME	AMOUNT
Carryover Funds	\$300,000
Anticipated Program Income	\$0
TOTAL	\$300,000

The City anticipates carrying over \$300,000 CDBG funds for use in 2025-26. Any program income received during the year will be reallocated to eligible projects.

Allocation of Funds

Approximately fifty-seven percent (57%) of CDBG will be targeted to projects that are within target areas/CDBG-eligible areas, including: Community Oriented Policing, Code Enforcement, and Infrastructure/Public Facilities Improvements. Remaining funds will benefit low-income residents citywide. One Hundred percent (100%) of CDBG funds will be dedicated to projects that benefit low-income residents citywide.

Surplus from Urban Renewal Settlements

The city will not have surplus from urban renewal settlements for the CDBG Program.

Grant Funds Returned to the Line of Credit

The city will not have to return any grant funds to the line of credit for the CDBG Program.

Income from Float-funded Activities

The city will not have income from float-funded activities for the CDBG Program.

Funding Urgent-need Activities

Currently, the City does not anticipate funding any urgent-need activities through the CDBG Program 2025-2026. However, if urgent needs do arise, funds will be reallocated to address those needs and will be reported in the Program Year 2025 CAPER.

HOME PROGRAM

The City plans to undertake the following activities using HOME carryover funds:

HOME CATEGORY	ENTITLEMENT AMOUNT	CAP	2025-26 CARRYOVER FUNDS
Administration and Planning	\$148,636.00	20% *	\$282,286.00
Community Housing Development Organizations (CHDO)	\$111,477.00	15%	\$510,428.00
Eligible Activities	\$483,070.24	No Cap	\$2,941,851.00
TOTAL	\$743,183.24		\$3,734,565.00

* Waiver of the 10% Administration and Planning cap per DR 4856-CA for wildfires and straight-line winds.

First-Time Homebuyer Program

The City of Pomona provides a comprehensive First-Time Homebuyer Mortgage Assistance Program (MAP) to eligible low-to-moderate income households for down payment and closing cost assistance toward the purchase of a single-family or condominium home. Funds have been allocated in FY 2025-2026 Entitlement monies for this program, with additional re-programmed and program income funds.

Housing Rehabilitation Program

The City plans to implement a housing rehabilitation program that covers rehabilitation of owner-occupied housing units and multi-family rental units to preserve the existing affordable housing stock.

Major Rehabilitation of Affordable Housing

The City plans to undertake the major rehabilitation of a 12-unit apartment building for lease to low-income Pomona residents.

Other Forms of Investment

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

The City of Pomona does not use a typical loan or grant instruments or non-conforming loan guarantees. There are no forms of investments to be described for HOME funds.

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

HOME Recapture Provisions in First Time Home Buyer Program

The City of Pomona uses the Recapture Provisions at 24 CFR 92.254 (a)(5)(ii)(A)(5) for its First Time Homebuyer Program. This entails recapturing the amount of HOME assistance that enabled the homebuyer to buy the dwelling unit, as well as any equity realized (“Equity Sharing”) at the time of sale, after deducting the costs of sale and any eligible home improvement costs, in proportion to the amount of the City loan provided. The equity share owed shall be pro-rated over a 15-Year or 20-Year affordability period based on each full year of occupancy and compliance with the terms of the loan agreement.

The HOME First Time Homebuyer Program recapture guidelines further entail the following: no monthly payments, with the loan due and payable when the property is sold, transferred, refinanced with cash out, a change in title occurs, default on loan, failure to use the property as principal residence or at the end of HOME affordability period. Deed restrictions and Covenants ensure the affordability of the units.

In the event of foreclosure, transfer in lieu of foreclosure, or when the net proceeds of sale are insufficient to repay the City loan due, the homebuyer is obligated to repay the net proceeds received by the homebuyer, if any, from the sale of the HOME-assisted property. The net proceeds of sale is the final amount that is given to the homebuyer as a result of a sale after any first mortgage and closing costs are subtracted from the sale price.

HOME Resale Provisions in First Time Home Buyer Program

The City of Pomona uses the resale provisions at 24 CFR 92.254 (a)(5)(i) specifically for its CHDO project involving the acquisition and rehabilitation of foreclosed and/or vacant properties, to be resold to first time homebuyers. To ensure affordability, the resale provisions require that each HOME-assisted unit sold to an eligible homebuyer is made available for subsequent purchase only to another low-income family having incomes at no more than 80% of the Los Angeles county median income and who will use the HOME-assisted unit as their principal residence. In addition, the price at resale must provide the homeowner a fair return on investment and ensure that the housing will remain affordable to a reasonable range of low-income homebuyers. These provisions are enforced through Homebuyer Covenants, which are recorded against the property.

Fair Return on Investment is defined as the return of the homeowner’s original investment plus any eligible capital and curb appeal improvements, less the amount of deferred maintenance that does not meet HUD’s Property Standards. The difference shall be multiplied by the percentage change in the consumer price index (CPI) between the initial purchase date and the subsequent sale date. The City of Pomona will be using the CPI for the Los Angeles-Riverside-Orange County area as published by the U.S. Department of Labor, Bureau of Labor Statistics.

Reasonable Range of Low-Income Homebuyers refers to subsequent homebuyers having incomes at no more than 80% of the Los Angeles County median income and who pays no more than 30% of the household’s gross income for housing cost.

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

For HOME-funded programs, the applicable affordability periods per HOME investment is provided as follows:

Homeownership Assistance HOME amount per unit	Minimum Period of Affordability in Years
Under \$15,000	5
\$15,000 to \$40,000	10
Over \$40,000	15

Based on the loan amount of \$100,000, the HOME affordability period for the City's First Time Homebuyer Program is 15 years. In this regard, program beneficiaries of the First Time Homebuyer Program must occupy the assisted property for a total of 15 years or 20 years for new construction.

The period of affordability for the CHDO project involving the acquisition and rehabilitation of foreclosed or vacant properties for resale to first time homebuyers is fifteen (15) years. In this regard, the provisions involving a fair return on investment to the original owner, and accessibility of the assisted-unit to a reasonable range of low-income homebuyer only apply during this 15-year period.

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

The City does not intend to use HOME funds to refinance existing debt secured by multi-family housing that is being rehabilitated with HOME funds. The City's Housing Rehabilitation Program applies only to single and multi-family residences of up to 11 housing units.

ESG PROGRAM

The City plans to undertake the following activities using ESG funds:

ESG CATEGORY	ENTITLEMENT AMOUNT	CAP	2025-26 CARRYOVER
Administration	\$11,542.00	7.5%	
Homeless Prevention		No Cap	
Street Outreach		60%	
Emergency Shelter	\$92,337.00	60%	\$14,526.00
Rapid Re-Housing		No Cap	
HMIS	\$50,016.00	No Cap	\$70,253.00
TOTAL	\$153,895.00		\$84,779.00

The total amount of ESG funds for FY 2025-2026 is \$153,895 in entitlement funds for eligible activities. Annually, the City budgets its ESG funds to most effectively meet the needs of homelessness. The programs funded, either maintain services or expand to fill a gap in the City's CoC delivery system. ESG funds are allocated primarily for costs associated with the operation of emergency shelters and essential services. The CoC provides a comprehensive response to the different needs of homeless individuals and families so that they can make the critical transition from the streets to independent living.

The City of Pomona has developed the following standards for providing assistance to the homeless through its Continuum of Care (COC) and Emergency Solutions Grants (ESG) funds as required by 24 CFR Part 576. And 24 CFR Part 578. These standards represent goals for providing services for the community.

Evaluating eligibility for families and individuals

Intake and Assessment: Case managers will review client situation(s), understand eligibility and begin the process of determining homelessness status and necessary services. Any client assessed for potential assistance must meet HUD criteria of homeless or at risk of homelessness. Any new client is encouraged to participate in a complete assessment to understand client needs and barriers. The following outlines the individual characteristics of clients qualifying for homelessness prevention or rapid re-housing.

Coordinating Services: All sub-recipients (shelter, homelessness prevention and rapid re-housing providers) within the City of Pomona Continuum of Care service area are expected to work collaboratively to address the needs of the homeless within the area. To achieve these goals, City of Pomona requires that all sub-recipients service providers will:

- a. Participate in the Pomona Continuum of Care Coalition (PCOCC).

- b. As the Los Angeles Homeless Services Authority rolls out the Coordinated Entry System (CES) and centralized referrals, all sub-recipients and the City of Pomona will participate in the CES.
- c. Establish a staff member as a point of contact for other case managers and members of the service provider Continuum of Care. The contact should be a position that sees little turnover and is familiar with organizational resources and up to date on current organizational capacity to accept and serve clients, such as a supervisor or manager. This contact should be able to provide information for other housing case managers on what current programs and resources are available to clients entering into the provider system through their organization. This contact will reduce or eliminate the need for clients to seek out additional assistance based on referrals from any recipient agency.
- d. Attend training for case managers within the homeless provider system.
- e. The City of Pomona, in collaboration with the Pomona Continuum of Care Coalition (PCOCC) and the Los Angeles Homeless Services Authority (LAHSA), will coordinate training for relevant personnel so that clients within the region are receiving the same quality of service across providers.
- f. Members of the Continuum of Care will also participate in regular meetings to share best practices and engage in collective problem solving as the community works toward an integrated system for clients. Each sub-recipient is expected to send at least one staff member to PCOCC meetings and share all lessons learned with all housing case management staff.

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

The Los Angeles County Coordinated Entry System (CES) is a critical component of Los Angeles' countywide systemic response to ending homelessness. The City of Pomona participates in this collaborative network that ensures the highest need, most vulnerable households in the community are prioritized for services and that the housing and supportive services in the system are used as efficiently and effectively as possible. The CES Policies and Procedures establishes a set of policies and guiding principles and practices for the Coordinated Entry System service providers and system partners centered around respect, accountability, consistency, and integration. The CES also coordinates street outreach to people experiencing homelessness and uses an assessment survey to triage and prioritize by vulnerability and needs. Housing Navigators help participants collect required documents, identify housing and accompany participants to housing appointments.

Homeless families access the HFSS through LA County's 2-1-1, the County information and referral line. After calling 2-1-1, families are referred to their closest Family Solutions Center (FSC). Families can also be referred directly to the FSC through a partnered homeless shelter or other homeless service provider. Regionally based Family Solutions Centers are the system's primary point of entry.

The FSC conducts an assessment to determine the most appropriate housing intervention for a family. Families are connected to services and housing options which help them stay in their local community near friends, family, and other support networks.

Prioritizing and Determining Assistance for either Homeless Prevention (HP) or Rapid Re-Housing (RRH)

Eligibility

There is one major difference between RRH assistance under the ESG Program and the CoC program with regard to eligibility. To receive ESG RRH assistance, an individual or family, must demonstrate at initial evaluation that it is literally homeless (Category 1). To receive CoC-RRH assistance, individuals and families may be defined as homeless under categories 1 and 4 included in the Homeless Definition Final Rule (Categories 1, 2, 3 or 4).

Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

The City of Pomona invites local non-profit agencies to submit proposals for funding under the following grants: the Emergency Shelter Grant (ESG), the HOME Investment Partnership Act (HOME), and the Community Development Block Grant (CDBG), a social services component of the Consolidated Plan program. If the agency or organization is applying for two types of service or funding, then two separate proposals are to be enclosed. Additional copies of the proposal could be obtained from CDBG or by simply making a copy of the attached proposal.

To be considered for funding, an organization must have:

1. 501(c) (3) IRS tax status
2. Be in good standing with the State of California
3. Serve low-income residents of Pomona or serve an eligible neighborhood as indicated in the enclosed RFP
4. Have a demonstrated ability to deliver the services proposed

Proposals will be assessed based on content and adherence to HUD national objectives. Proposals will be submitted to the Finance Department Purchasing Division to be date and time stamped. After the deadline has passed, Purchasing will forward the proposal to Housing Services Division Grant Administration staff. Staff reviews proposals to determine eligibility and forwards information to Council for all eligible activities. City Council will review proposals and make funding awards.

A. Background

The Request for Proposal (RFP) announces the availability of funding for the Program Year for the Community Development Block Grant (CDBG) and Emergency Shelter Grant Program (ESG). Programs for the HOME Investment Partnership Act (HOME) are implemented by City staff. All

programs are funded and regulated at the federal level by the U.S. Department of Housing and Urban Development (HUD) and administered locally by the City of Pomona, under the auspices of the Community Development Department. The CDBG Program is authorized under Title I of the Housing and Community Development Act of 1974. The regulations implementing the CDBG Program are located in the 24 CFR, Part 570. The regulations implementing the ESG Program are located in the 24 CFR, Part 576 and authorized under the Steward B. McKinney Homeless Assistance Act of 1988. The regulations implementing the HOME Program are located in the 24 CFR, Part 92.

The City's objectives of these programs in accordance with national objectives are to: (1) Ensure decent housing, (2) Secure a suitable living environment, (3) Provide economic growth and opportunity, Aid in the elimination of slum and (4) blight, and Respond to an urgent need.

B. Funding Available

The City of Pomona is an ESG Entitlement Program City (cities with population over 50,000). As an ESG Entitlement city, the City of Pomona receives an annual allocation of ESG funds. If funds are to be awarded to sub-recipient agencies, the City will release a Request for Proposals (RFP). Community meeting and informational flyers are distributed annually to notify the public of the funding amount available.

If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

The City of Pomona and/or its sub-recipients will provide for the participation of not less than one homeless individual or formerly homeless individual on the board of directors or other equivalent policy-making entity, to the extent that the entity considers and makes policies and decisions regarding any facilities, services, or other assistance that receive funding under Emergency Solutions Grant (ESG).

If the City is unable to meet this board membership requirement, we will instead implement a plan to consult with homeless or formerly homeless individuals in considering and making policies and decisions regarding any facilities, services, or other assistance that receive funding under Emergency Solutions Grant (ESG).

Homeless Participation Plan

In order to, involve homeless individuals and families, the City and/or its sub-recipients will do the following when considering and making policies and decisions in constructing, renovating, maintaining, and operating facilities assisted under ESG, providing services assisted under ESG, and providing services for occupants of facilities assisted under ESG:

1. Inclusion and Consultation through the Pomona Continuum of Care Coalition Meetings

2. Inclusion and Consultation through the Homeless Advisory Committee Meetings
3. Employment or Volunteer Services of Homeless Persons on ESG funded projects, including those involving the construction, renovation or operating of facilities

Describe performance standards for evaluating ESG

1. A description of services provided during the reporting period
2. # of persons served
3. Ethnicity and Race of persons served
4. Income level of persons served
5. Female-Headed Household Status
6. Areas of benefit

Staff will use the information submitted to track expenditure percentages and the number of persons benefiting from the activity in order to ensure that activity/program goals are being met and that funds are being spent in a timely manner.

The performance standards provide a measure for the City to evaluate each service provider's effectiveness, such as how well the service provider succeeded at:

1. Targeting those who need the assistance most;
2. Reducing the number of people living on the streets or emergency shelters;
3. Shortening the time people spend homeless; and
4. Reducing each program participant's housing barriers or housing stability risks.

Also, in order to successfully record performance outcomes, the CoC system requires that once a household is enrolled in a program, non-domestic violence agencies must complete an initial HUD Intake Assessment within the Homeless Management Information System (HMIS). Performance outcomes are reported to the City using the HMIS generated ESG reports.

Domestic Violence Organizations will provide the same data utilizing their similar data systems.

APPENDICES

APPENDIX A

APPLICATIONS (SF 424) & ASSURANCES (SF 424D)

Pending HUD Notice

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APPENDIX B

CERTIFICATION

Pending HUD Notice

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APPENDIX C

SUMMARY OF GOALS, OBJECTIVES, OUTCOMES & PRIORITIES

APPENDIX C: Summary of Annual Goals and Objectives (w/ Priority Need Level)

Specific Annual Goals & Objectives		Eligible Activity	Priority Needs Addressed	Fund Source	25-26 Funding Amount	Performance Indicators	Year	Expected Number
GOAL 1: PROMOTE FAIR HOUSING OPPORTUNITY								
DH-1: Availability/Accessibility of Decent Housing								
DH-1.1	Availability/Accessibility to Decent Housing by providing housing counseling activities that assist low to moderate income persons resolve tenant/landlord disputes	Fair Housing (Public Service)	Fair Housing	CDBG	\$22,029	# of households assisted	2023	400
							2024	221
							2025	400
							2026	400
							2027	400
GOAL 2: EXPAND AFFORDABLE HOUSING SUPPLY								
DH-1.2	Availability/Accessibility to Decent Housing by working with CHDOs to produce housing units for low-to-moderate income persons	CHDO Set-Aside	Housing	HOME	\$111,477	# of households assisted	2023	1
							2024	1
							2025	1
							2026	1
							2027	1
DH-1.3	Availability/Accessibility to affordable decent housing through homebuyer assistance	Mortgage Assistance Program	Housing	PHLA (State)	\$280,823	Number of Direct Financial Assistance to Homebuyers	2023	2
							2024	1
							2025	2
							2026	1
							2027	1
DH-1.4	Provide Affordability for Decent Housing by offering down payment and closing cost assistance to low-to-moderate income persons	First-Time Homebuyer Down payment Assistance	Housing	HOME	\$407,945	Number of Direct Financial Assistance to Homebuyers	2023	5
							2024	4
							2025	4
							2026	4
							2027	4
GOAL 3: CREATE AND PRESERVE AFFORDABLE HOUSING								
DH-1.5	Availability/Accessibility to Decent Housing by preserving existing housing stock through homeowner housing rehabilitation	Homeowner Rehabilitation Loan Program	Housing	HOME	\$478,069	# of units rehabilitated	2023	2
							2024	2
							2025	4
							2026	3
							2027	3

(w/ Priority Need Level)

(w/ Priority Need Level)

DH-1.6	Availability/Accessibility to Decent Housing by preserving at-risk housing through homeowner rehabilitation	Homeowner Rehabilitation Loan Program (Manufactured Housing)	High	CalHOME (State)	\$63,503	# of units rehabilitated	2023	2
							2024	2
							2025	2
							2026	2
							2027	2
DH-1.7	Availability/Accessibility to affordable Decent Housing through homebuyer assistance	Mortgage Assistance Program	High	CalHOME (State)	\$132,729	# of households assisted	2023	2
							2024	1
							2025	1
							2026	1
							2027	1
DH-1.8	Availability/Accessibility to Decent Housing by preserving existing housing stock through Lead and other Health Hazard mitigation and education	Lead Hazard Control and Healthy Homes Grant Program	Medium	Lead Hazard Control & Healthy Homes (HUD)	\$1,000,000	# of units rehabilitated	2023	24
							2024	0
							2025	45
							2026	45
							2027	45
DH-1.9	Availability/Accessibility to Decent Housing by preserving existing housing stock through an emergency & facade repair program	Housing Improvement Program (i.e. Emergency Repair, Façade Improvements)	Housing	CDBG	\$72,863	# of units rehabilitated	2023	5
							2024	10
							2025	5
							2026	5
							2027	5
DH-1.10	Provide Affordability to Decent Housing by providing rental assistance and supportive services to low-to-moderate income persons	Rental Assistance	High	PHA-Section 8 (Includes VASH Project)	\$18,567,424	# of households assisted	2023	985
							2024	985
							2025	1036
							2026	1036
							2027	1036
DH-1.11	Provide Affordability to Decent Housing by providing rental assistance and supportive services low-to-moderate income persons	Rental Assistance	High	PHA-Section 8- Mainstream	\$878,400	# of households assisted	2023	0
							2024	63
							2025	63
							2026	63
							2027	63

APPENDIX C: Summary of Annual Goals and Objectives (w/ Priority Need Level)

DH-1.12	Availability/Accessibility to decent affordable housing through ADU/JADU	Accessory Dwelling Unit (ADU/JADU)	High	PHLA (State)	\$1,500,000	# of households assisted	2023	5
							2024	0
							2025	7
							2026	7
							2027	7
DH-1.13	Provide Affordability to Decent Housing by providing rental assistance and supportive services low-to-moderate income persons.	Rental Assistance	High	PHA-Section 8-Emergency Housing Vouchers	\$1,437,120	# of households assisted	2023	85
							2024	78
							2025	78
							2026	78
							2027	78
DH-1.14	Availability/Accessibility to decent affordable rental housing through new construction	Rental Assistance	High	PHLA (State)	\$1,431,000 (PRISMA Chris Hartmire)	# of households assisted	2023	0
							2024	9
							2025	11
							2026	0
							2027	0
DH-1.15	Availability/Accessibility to decent and healthy housing by comprehensively addressing housing hazards	Healthy Homes Production Program	Medium	Healthy Homes Production Grant (HUD)	\$243,333	# of units rehabilitated	2023	50
							2024	20
							2025	15
							2026	15
							2027	15
DH-1.16	Availability/Accessibility to decent and healthy housing by providing preventative home modifications for elderly people	Older Adult Modification Program	Medium	Older Adult Home Modification Grant	\$504,943	# of units rehabilitated	2023	0
							2024	0
							2025	50
							2026	50
							2027	50
DH-1.17	Provide Affordability to for a Suitable Living Environment by providing housing services, including housing counseling and case management in conjunction with HOME funded Programs	Housing Services	Housing Services	CDBG	\$94,681	# of households counseled	2023	200
							2024	200
							2025	200
							2026	200
							2027	200

APPENDIX C: Summary of Annual Goals and Objectives (w/ Priority Need Level)

DH-1.18	Availability/Accessibility to decent by preserving at risk housing through rental rehabilitation	Multi-Family Rehabilitation Loan Program	High	HOME	\$537,956	# of units rehabilitated	2023	0
							2024	0
							2025	17
							2026	17
							2027	0
GOAL 4: SUPPORT HOMELESS ACTIVITIES								
DH-2: Affordability of Decent Housing								
DH-2.1	Provide Affordability for Decent Housing through homeless prevention assistance (rental/utility assistance and security deposits) to low-to-moderate income persons	Homeless Prevention	High	ESG	\$0	# of persons served; Number of households	2023	0
							2024	0
							2025	0
							2026	0
							2027	0
DH-2.2	Provide Affordability for Decent Housing through homeless prevention assistance (rental/utility assistance and security deposits) to low-to-moderate income persons	Homeless Prevention	High	ESG-RUSH	\$475,000	# of persons served; Number of households	2023	0
							2024	0
							2025	0
							2026	100
							2027	100
DH-2.3	Provide Affordability for Decent Housing through homeless prevention assistance (rental/utility assistance and security deposits) to low-to-moderate income persons	Rapid Re-Housing	High	ESG - City of Pomona	\$0	# of persons served; Number of households	2023	0
							2024	0
							2025	0
							2026	0
							2027	0
DH-2.4	Provide Affordability to Decent Housing by providing rental assistance and supportive services to low-to-moderate income persons	Rapid Re-Housing (Porchlight)	High	CoC - LAHSA-RRH	\$1,002,329	# of households assisted	2023	50
							2024	65
							2025	102
							2026	65
							2027	65

APPENDIX C: Summary of Annual Goals and Objectives (w/ Priority Need Level)

DH-2.5	Provide Affordability to for a Suitable Living Environment by providing emergency shelter operations to homeless low-to-moderate income persons	Emergency Shelter	High	Measure A	\$3,540,865	# of persons served	2023	0
							2024	0
							2025	0
							2026	109
							2027	109
DH-2.6	Provide Affordability to for a Suitable Living Environment by providing housing services, including housing counseling and case management in conjunction with HOME funded Programs	Emergency Shelter	High	ESG-CV	\$0	# of persons served	2023	175
							2024	0
							2025	0
							2026	0
							2027	0
DH-2.7	Provide Affordability to Decent Housing by providing rental assistance and supportive services to low-to-moderate income persons	Homeless Prevention Rental Assistance	Medium	HOME TBRA	\$100,000	# of households assisted	2023	12
							2024	12
							2025	12
							2026	12
							2027	5
DH-2.8	Provide Affordability to Decent Housing by providing rental assistance and supportive services to low-to-moderate income persons	Rental Assistance	High	CoC-HUD- PHA-City of Pomona - PSH (Permanent Supportive Housing)	\$2,129,641	# of households assisted	2023	89
							2024	89
							2025	89
							2026	89
							2027	89
DH-2.9	Homeless Management Information System data for low to moderate income persons homeless persons assisted	HMIS	High	ESG	\$50,016	# of households assisted	2023	175
							2024	100
							2025	100
							2026	100
							2027	100
DH-2.10	Provide Affordability to Decent Housing by providing rental assistance and supportive services to low-to-moderate income and homeless persons	Rental Assistance	High	Emergency Housing Vouchers	\$1,437,120	# of households assisted	2023	85
							2024	78
							2025	78
							2026	78
							2027	78

APPENDIX C: Summary of Annual Goals and Objectives (w/ Priority Need Level)

DH-2.11	Provide Affordability to Decent Housing by providing rental assistance and supportive services to low-to-moderate income and homeless foster youth persons.	Rental Assistance	High	Foster Youth to Independence Tenant Protection Vouchers	Funds are included with HSV	# of households assisted	2023	3
							2024	3
							2025	13
							2026	13
							2027	13
GOAL 5: PLANNING AND PROGRAM ADMINISTRATION								
PA-5.1	Support Affordable and Decent Housing through Planning and Program Administration of Federal, State and Local Programs	Program Administration	High	CDBG, HOME, HESG & ESG-RUSH	CDBG \$338,110 HOME \$148,636 ESG \$11,542 ESG-RUSH \$75,000	N/A	N/A	N/A
GOAL 6: NEIGHBORHOOD PRESERVATION AND ELIMINATE BLIGHTED CONDITIONS								
DH-3: Sustainability of Decent Housing								
DH-3.1	Provide Sustainability of Decent Housing through Code Enforcement targeted at eliminating slum and blight in specific neighborhoods/areas	Code Enforcement	High	CDBG	\$294,681	# of units inspected	2023	400
							2024	400
							2025	400
							2026	400
							2027	400
DH-3.2	Provide Sustainability of Decent Housing by preserving and restoring properties of special historic value for low to moderate income households	Historic Preservation	Medium	CDBG	\$0	# of housing units assisted	2023	0
							2024	0
							2025	0
							2026	0
							2027	0
GOAL 7: PROVIDE QUALITY PUBLIC SERVICES								
SL-1: Availability/Accessibility of Suitable Living Environment								
SL-1.1	Availability/Accessibility to a Suitable Living Environment through public services that benefit low-to-moderate income persons citywide	Public Services	High	CDBG	\$231,554	# of persons served	2023	1000
							2024	1422
							2025	1000
							2026	1000
							2027	1000
SL-1.2	Availability/Accessibility to a suitable living environment by providing emergency shelter operations to	Emergency Shelter	High	ESG	\$92,337	# of persons served	2023	175
							2024	100
							2025	100

APPENDIX D

COMMUNITY NEEDS SURVEY, PROOF OF PUBLIC NOTICE & PUBLIC COMMENTS

	CW	D-1	D-2	D-3	D-4	D-5	D-6	TOTAL	
Priority Needs: Total Responses per District	279	90	92	69	68	52	52	702	
HOUSING									
First Time Homebuyer (down payment assistance)	169	52	57	47	36	32	26	419	
Fair Housing (tenant/landlord disputes, mediation)	187	53	59	45	44	31	29	448	2nd
Improving Tenant/Landlord Relationships	187	50	60	43	39	29	27	435	
Affordable Housing (acquisition, rehabilitatin, new construction)	197	61	72	50	47	33	37	497	1st
Special Needs Housing (senior, persons w/disabilities)	181	58	57	42	41	32	30	441	3rd
Mobile Home Revitalization (rent cost, park infrastructure, safety, etc.)	107	34	35	21	30	18	15	260	
COMMUNITY DEVELOPMENT									
Economic Development (job creation, new business)	212	72	68	54	58	42	47	553	3rd
Code Enforcement (complaints, inspections, corrections notices)	187	62	65	43	42	38	38	475	
Public Infrastructure (alleys, streets, streetlights)	231	75	80	54	59	45	49	593	1st
Parks and Community Centers	236	71	80	54	51	39	46	577	2nd
HOMELESS STABILIZATION									
Homeless Prevention	241	68	76	56	61	41	49	592	1st
Street Outreach	222	68	68	45	53	37	42	535	2nd
Emergency Shelter	221	65	70	48	48	39	42	533	3rd
Expansion of Housing Opportunities (shared housing, single room occupancy, etc.)	173	56	56	37	41	34	32	429	
Rental Assistance	213	57	62	47	45	33	34	491	
Case Management/Counseling	198	63	63	44	47	35	43	493	
Eviction Prevention/ Legal Resources	149	45	57	37	40	26	31	385	
Immigration Services & Resources	149	57	49	35	44	31	31	396	
PUBLIC SERVICES									
Social Services (food bank, domestic violence, counseling)	228	65	77	56	54	40	42	562	2nd
Youth Services (recreation, educational programs)	248	72	79	53	56	46	47	601	1st
Senior Services (wellness, physical, nutritional programs)	230	63	72	48	54	45	43	555	3rd
Veterans Services (medical, legal, etc.)	169	54	57	41	49	42	40	452	
Persons with Disabilities (medical, accessibility improvements)	181	57	61	45	52	43	39	478	
Health Services (dental, eye, counseling programs)	226	54	79	49	46	39	40	533	
Anti-Crime Program (community oriented policing)	220	57	70	51	56	45	47	546	
YOUTH PROGRAMMING IN POMONA									
I have children in the following age group(s):									
Early Childhood/ Ages 0-5	89	28	26	21	16	13	18	211	2nd
Elementary/ Ages 5-12	124	33	40	31	23	23	14	288	1st
Middle School/ Ages 12-15	54	16	18	10	11	8	5	122	3rd
High School/ Ages 14- 19	61	9	14	9	6	14	8	121	
Transitional Age Youth (TAY)/ Ages 16-25	46	15	6	16	7	11	3	104	
Youth Programming is needed the most during:									
Summer	171	48	53	37	37	34	25	405	1st
Before School	66	22	15	11	4	7	7	132	
After School	148	42	46	33	29	30	27	355	2nd
Year -Round	115	33	37	29	28	20	24	286	3rd
During the week	69	20	16	15	13	14	12	159	
Weekends	73	21	19	21	13	6	12	165	
I am interested in the following resources for my child(ren):									
Indoor Recreation	121	36	43	25	27	28	16	296	3rd
Social Engagement	100	27	33	21	24	14	17	236	
Arts & Cultural Activities	130	37	40	31	29	27	21	315	2nd
Tutoring/Homework Help	114	29	36	25	17	23	19	263	
Mentoring	79	26	20	25	16	15	15	196	
Health and Wellness	98	33	30	23	22	19	21	246	
Community Service/Service Learning	84	26	24	17	21	16	16	204	
Youth Leadership/ Civic Engagement	87	23	33	17	18	21	17	216	
Youth Focused Community Events	65	25	18	11	13	10	7	149	
Sports and Outdoor Recreation	140	40	46	26	33	31	25	341	1st
Mental Health/Counseling	89	25	23	14	22	15	14	202	
Life Skills Classes	105	33	25	27	27	23	22	262	
Family Focused Programs	83	27	24	17	14	11	11	187	
Teen Programs	96	24	29	14	14	16	14	207	
Youth Employment/ Training	97	29	18	25	13	21	15	218	
STEAM (Science, Technology, Art & Math) Activities	114	28	33	24	21	21	17	258	
Programming for Youth with Disabilities	56	15	18	12	10	10	8	129	
Early Childhood (Age 0-5) Programs	83	22	19	21	18	15	14	192	
Early Growth Resources & School Readiness (Age 0-5)	63	14	14	15	14	11	11	142	

FAMILY AND HOUSEHOLD RESOURCES								
	CW	D-1	D-2	D-3	D-4	D-5	D-6	TOTAL
MY HOUSEHOLD IS IN NEED OF THE FOLLOWING SERVICES/RESOURCES:								
Affordable Childcare	115	45	34	25	25	20	22	286
Early Head Start (Ages 0-3)	74	29	20	12	15	15	12	177
Early Childhood Centers (Ages 0-3)	68	22	17	10	14	12	12	155
Rental Assistance	104	29	25	21	22	9	10	220
Mortgage Assistance	80	28	18	16	25	19	15	201
Utility Assistance	111	31	36	28	24	21	17	268
Homeless Prevention Assistance	80	24	19	19	18	12	17	189
Homeless Intervention Assistance	73	25	19	12	17	9	12	167
Eviction Defense	58	16	16	11	13	3	10	127
Employment Assistance	85	30	24	20	20	16	13	208
Food Access/ Nutritional Education	100	36	26	28	23	17	16	246
Mental Health/ Counseling/ Stress Reduction	91	29	30	18	22	14	20	224
Substance Abuse/ Addiction Services	52	14	13	9	10	10	13	121
Healthcare Access	80	25	29	19	20	14	12	199
Vaccination Access Information	43	13	9	7	13	8	9	102
Legal Services	79	24	18	12	19	15	13	180
Transportation Assistance	71	23	17	13	14	14	16	168
Reliable Internet Access	69	23	19	13	15	12	13	164
Financial/ Budget Counseling	61	19	20	13	18	11	12	154
Senior/ Elderly Resources	79	23	18	15	18	17	10	180
Family Recreation Activity	88	27	26	19	22	18	15	215
Parenting Classes	81	20	19	13	15	7	11	166
Immigration Resources	61	20	15	14	15	12	12	149
Language Services	41	16	10	9	12	8	10	106

Overall Citywide High Priorities		
Youth Services (recreation, educational programs)	85.6%	1st
Public Infrastructure (alleys, streets, streetlights)	84.4%	2nd
Homeless Prevention	84.3%	3rd

**CITY OF POMONA
COMBINED NOTICE**

**10-DAY NOTICE OF A PUBLIC HEARING
30-DAY COMMENT PERIOD
FOR THE DRAFT 2025-2026 ANNUAL ACTION PLAN**

NOTICE IS HEREBY GIVEN that the City of Pomona has prepared the Draft 2025-26 Annual Action Plan to the Consolidated Plan as required by the U.S. Department of Housing and Urban Development (HUD). Copies of the Draft Plan will be available to the public for review and comment (see below for specific dates and locations). In addition, the City of Pomona Neighborhood Services Department will hold a second public hearing on the following date to receive public comments on the Draft Plan:

PUBLIC HEARING

DATE: Monday, July 7, 2025
TIME: 7:00 PM
LOCATION: Pomona City Hall Council Chambers
**505 South Garey Avenue
Pomona, CA 91766**

The City of Pomona is an entitlement jurisdiction that receives Community Development Block Grant (CDBG), HOME Investments Partnerships (HOME), and Emergency Solutions Grant (ESG) funds directly from the U.S. Department of Housing and Urban Development (HUD).

2025-26 PROPOSED ONE-YEAR ACTION PLAN

The Draft 2025-26 Annual Action Plan, the third under the 2023-28 Consolidated Plan, details how the City will use CDBG, HOME, and ESG federal grants and other resources to achieve its goals. This plan is shaped by citizen input, community agency consultations, and City Council recommendations. Outreach efforts included mailing postcards to over 43,500 households, holding virtual and in-person community meetings, and collecting 702 online surveys in both English and Spanish between September 26, 2024, and January 31, 2025. The Plan outlines estimated federal resources, identifies priority needs, and details activities to meet Consolidated Plan objectives. The City anticipates receiving the following federal entitlement grants for 2025-26:

Grant Fund Type	Amount
CDBG	\$1,690,554.00
HOME	\$743,183.24
ESG	\$153,895.00

All proposed activities' budgets could be proportionally increased or decreased from the estimated funding levels to match the actual allocation amounts. The city may also apply the increase or decrease in funding to one or more specific activities to match actual allocation amounts.

REVIEW PERIOD AND LOCATION OF COPIES OF THE DRAFT 2025-26 ANNUAL ACTION PLAN

Copies of the Draft Plan will be available for public review and comment beginning **June 6, 2025**, through **July 7, 2025** on the following locations:

City Website
<https://bit.ly/CDBGPomona>

City Hall
Neighborhood Services Department, 1 st Floor, Housing Services Front Desk
505 South Garey Avenue, Pomona, CA 91766,
Monday - Thursday, 7:30 AM - 6:00 PM

Written Comments

Comments may be made before or during the public hearing. Written comments should be addressed to Maria Siacunco, Housing Services Manager, Housing Division, P.O. Box 660, Pomona, CA 91766. Phone comments can be made at (909) 620-3789 or (909) 620-3705.

Council Chambers is accessible to people with disabilities. If you require special accommodations to participate in the public hearing, please contact Vivian Bravo at least 48 hours in advance of the meeting by calling (909) 620-3705. For TTY assistance, dial 711 to be automatically connected to a Telecommunications Relay Services Operator.

Published this 6 th day of June 2025 in the Inland Valley Daily Bulletin

CIUDAD DE POMONA

AVISO COMBINADO

AVISO DE AUDIENCIA PÚBLICA CON 10 DÍAS DE ANTELACIÓN Y PERÍODO DE COMENTARIOS DE 30 DÍAS PARA EL BORRADOR DEL PLAN DE ACCIÓN ANUAL 2025-26

POR LA PRESENTE SE NOTIFICA que la Ciudad de Pomona ha preparado el borrador del Plan de acción anual 2025-26 para el Plan consolidado, según lo exige el Departamento de Vivienda y Desarrollo Urbano (HUD) de los Estados Unidos. Las copias del borrador del Plan estarán disponibles para que el público las revise y haga comentarios (consulte a continuación las fechas y lugares específicos). Además, el Departamento de Servicios Vecinales de la Ciudad de Pomona celebrará una audiencia pública en la siguiente fecha para recibir comentarios del público sobre el borrador del Plan:

AUDIENCIA PÚBLICA

FECHA: Jueves 19 de mayo de 2025
HORA: 7:00 p. m.
LUGAR: Pomona City Hall Council Chambers

(Cámaras del Ayuntamiento de Pomona)
505 South Garey Avenue
Pomona, CA 91766

La Ciudad de Pomona es una jurisdicción con derechos que recibe fondos de Subvenciones en Bloque para el Desarrollo Comunitario (CDBG), HOME Investments Partnerships (HOME) y Subvenciones para Soluciones de Emergencia (ESG) directamente del Departamento de Vivienda y Desarrollo Urbano (HUD) de los Estados Unidos.

PLAN DE ACCIÓN DE UN AÑO PROPUESTO PARA 2025-26

El borrador del Plan de acción anual 2025-2026 es el tercer plan en virtud del Plan consolidado 2023-2028, detalla cómo la Ciudad utilizará las subvenciones federales CDBG, HOME y ESG y otros recursos para lograr sus objetivos. Este plan está conformado por los aportes de los ciudadanos, las consultas de las agencias comunitarias y las recomendaciones del Concejo Municipal. Los esfuerzos de divulgación incluyeron el envío de postales a más de 43,500 hogares, la celebración de reuniones comunitarias virtuales y presenciales y la recopilación de 702 encuestas en línea tanto en inglés como en español entre el 26 de septiembre de 2023 y el 31 de enero de 2025. El Plan describe los recursos federales estimados, identifica las necesidades prioritarias y detalla las actividades para cumplir con los objetivos del Plan Consolidado. La Ciudad anticipa recibir subvenciones federales para 2025-26:

Tipo de fondo de subvención	Monto
CDBG	\$1,690,554
HOME	\$743,183.24
ESG	\$153,895

Estos niveles de financiación son montos estimados y están sujetos a cambios una vez que se conozcan los montos de asignación reales. Los presupuestos de todas las actividades propuestas podrían aumentarse o reducirse proporcionalmente con respecto a los niveles de financiación estimados para que coincidan con los montos de asignación reales. La Ciudad también puede aplicar el aumento o la reducción de los fondos a una o más actividades específicas para que coincidan con los montos de asignación reales.

PERÍODO DE REVISIÓN Y UBICACIÓN DE LAS COPIAS DEL BORRADOR DEL PLAN DE ACCIÓN ANUAL 2025-2026

Las copias del borrador del Plan estarán disponibles para que el público las revise y haga comentarios desde el **6 de junio de 2025** hasta el **7 de julio de 2025** en las siguientes ubicaciones:

Sitio web de la ciudad
<https://bit.ly/CDBGPomona>

Ayuntamiento
Departamento de Servicios Vecinales, 1. er piso, recepción de Servicios de Vivienda
505 South Garey Avenue, Pomona, CA 91766
De lunes a jueves, de 7:30 a. m. a 6:00 p. m.

Comentarios por escrito

Los comentarios pueden hacerse antes o durante la audiencia pública. Los comentarios por escrito deben dirigirse a María Slacumco, Housing Services Manager, Housing División, P.O. Box 660, Pomona, CA 91766. Los comentarios por teléfono se pueden hacer llamando al (909) 620-3789 o al (909) 620-3705.

Las Cámaras del Ayuntamiento son accesibles para personas con discapacidades. Si necesita adaptaciones especiales para participar en la audiencia pública, comuníquese con Vivian Bravo al menos 48 horas antes de la reunión llamando al (909) 620-3705. Para obtener

asistencia con teléfono de texto (TTY), marque 711 para conectarse automáticamente a un operador de servicios de retransmisión de telecomunicaciones.

Publicado a los 6 días del mes de junio de 2025 en el Boletín diario de
Inland Valley

Inland Valley Daily Bulletin
Published: 6/6/25

**INLAND VALLEY
DAILY BULLETIN**
Local. News. Matters.
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Daily Bulletin-LA
3200 Guasti Rd. Suite 100
Ontario, California 91761
(909) 987-6397

0011730199

CDBG-CITY OF POMONA
ATTN TO: ISABEL ABUNDI, HOUSING ANALYST, COMMUNITY OF
DEVELOP. BLOCK GR 505 S. GAREY AVE
POMONA, California 91769

**PROOF OF PUBLICATION
(2015.5 C.C.P.)**

**STATE OF CALIFORNIA
County of Los Angeles**

I am a citizen of the United States, I am over the age of eighteen years, and not a party to or interested in the above-entitled matter. I am the principal clerk of the printer of Daily Bulletin-LA, a newspaper of general circulation printed and published daily for the City of Pomona, County of Los Angeles, and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of the County of Los Angeles, State of California, on the date of June 15, 1945, Decree No. Pomo C-606. The notice, of which the annexed is a true printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

04/18/2025

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.

Dated at Ontario, California

On this 18th day of April, 2025.



Signature

*Daily Bulletin-LA circulation includes the following cities: [UNKNOWN LIST]

**CITY OF POMONA
COMBINED NOTICE**

**10-DAY NOTICE OF A PUBLIC HEARING &
30-DAY COMMENT PERIOD
FOR THE DRAFT 2025-2026 ANNUAL ACTION PLAN**

NOTICE IS HEREBY GIVEN that the City of Pomona has prepared the Draft 2025-2026 Annual Action Plan to the Consolidated Plan as required by the U.S. Department of Housing and Urban Development (HUD). Copies of the Draft Plan will be available to the public for review and comment (see below for specific dates and locations). In addition, the City of Pomona Neighborhood Services Department will hold one public hearing on the following date to receive public comments on the Draft Plan:

PUBLIC HEARING

DATE: Monday, May 19, 2025
TIME: 7:00 PM
LOCATION: Pomona City Hall Council Chambers

505 South Garey Avenue
Pomona, CA 91766

The City of Pomona is an entitlement jurisdiction that receives Community Development Block Grant (CDBG), HOME Investments Partnerships (HOME), and Emergency Solutions Grant (ESG) funds directly from the U.S. Department of Housing and Urban Development (HUD).

2025-2026 PROPOSED ONE-YEAR ACTION PLAN

The 2025-2026 draft Annual Action Plan is the third plan under the 2023-2028 Consolidated Plan. It outlines how the City intends to implement the goals and objectives established within the Consolidated Five-Year Plan by utilizing the three federal grant (CDBG, HOME, ESG) funds and other available resources.

The proposed 2025-2026 Annual Action Plan is based on citizen input, consultation with community-based agencies, and City Council recommendations. To ensure citizen and stakeholder participation in the development of the Annual Action Plan, outreach efforts included mailing informational postcards to over 43,500 households informing them of community meeting dates, and request community needs input via survey. Community meetings were held virtually via Zoom and in person. Surveys were made available online on the City's website, at the City Hall Housing counter and in many other high foot traffic areas. The Community Needs Survey was available online in English and Spanish beginning September 26, 2023. The final date for submission of the 2025-2026 survey was January 31, 2025. The city received a total of 702 survey responses.

The Action Plan outlines the estimated Federal resources available during the fiscal year 2025-2026. It identifies priority needs, activities the city will undertake to meet those needs, and how activities will be undertaken to meet the Consolidated Plan goals, objectives and strategies.

The city is estimated to receive the following Federal Entitlement Grants for 2025-2026, subject to funding availability:

Grant Fund Type	Amount
CDBG	\$1,771,564
HOME	\$723,880
ESG	\$155,702

These funding levels are estimated amounts and are subject to change once the actual allocation amounts become known. All proposed activities' budgets could be proportionally increased or decreased from the estimated funding levels to match the actual allocation amounts. The city may also apply the increase or decrease in funding to one or more specific activities to match actual allocation amounts.

REVIEW PERIOD AND LOCATION OF COPIES OF THE DRAFT 2025-2026 ANNUAL ACTION PLAN

Copies of the Draft Plan will be available for public review and comment beginning **April 18, 2025**, through **May 19, 2025** on the following locations:

City Website
<https://bit.ly/CDBGPomona>

City Hall
Neighborhood Services Department, 1st Floor, Housing Services Front Desk
505 South Garey Avenue, Pomona, CA 91766,
Monday - Thursday, 7:30 AM - 6:00 PM

Written Comments

Comments may be made before or during the public hearing. Written comments should be addressed to Maria Slacunco, Housing Services Manager, Housing Division, P.O. Box 660, Pomona, CA 91766. Phone comments can be made at (909) 620-3789 or (909) 620-3705.

Council Chambers is accessible to people with disabilities. If you require special accommodations to participate in the public hearing, please contact Vivian Bravo at least 48 hours in advance of the meeting by calling (909) 620-3705. For TTY assistance, dial 711 to be automatically connected to a Telecommunications Relay Services

**CIUDAD DE POMONA
AVISO COMBINADO**

**AVISO DE AUDIENCIA PÚBLICA CON 10 DÍAS DE ANTELACIÓN Y
PERÍODO DE COMENTARIOS DE 30 DÍAS
PARA EL BORRADOR DEL PLAN DE ACCIÓN ANUAL 2025-2026**

POR LA PRESENTE SE NOTIFICA que la Ciudad de Pomona ha preparado el borrador del Plan de acción anual 2025-2026 para el Plan consolidado, según lo exige el Departamento de Vivienda y Desarrollo Urbano (HUD) de los Estados Unidos. Las copias del borrador del Plan estarán disponibles para que el público las revise y haga comentarios (consulte a continuación las fechas y lugares específicos). Además, el Departamento de Servicios Vecinales de la Ciudad de Pomona celebrará una audiencia pública en la siguiente fecha para recibir comentarios del público sobre el borrador del Plan:

AUDIENCIA PÚBLICA

FECHA: Lunes 19 de mayo de 2025
HORA: 7:00 p. m.
LUGAR: Pomona City Hall Council Chambers

(Cámaras del Ayuntamiento de Pomona)
505 South Garey Avenue
Pomona, CA 91766

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PLAN DE ACCIÓN DE UN AÑO PROPUESTO PARA 2025-2026

El borrador del Plan de acción anual 2025-2026 es el tercer plan en virtud del Plan consolidado 2023-2028. Describe cómo la Ciudad pretende implementar las metas y los objetivos establecidos en el Plan consolidado de cinco años mediante la utilización de los fondos de tres subvenciones federales (CDBG, HOME, ESG) y otros recursos disponibles.

El Plan de acción anual 2025-2026 propuesto se basa en las opiniones de los ciudadanos, la consulta con las agencias comunitarias y las recomendaciones del Ayuntamiento. Para garantizar la participación de los ciudadanos y las partes interesadas en el desarrollo del Plan de acción anual, las iniciativas de divulgación incluyeron el envío de postales informativas a más de 43,500 hogares para informarlos de las fechas de las reuniones comunitarias y solicitar sus comentarios a través de una encuesta sobre las necesidades de la comunidad. Las reuniones comunitarias se llevaron a cabo virtualmente a través de Zoom y en persona. Las encuestas estaban disponibles en línea en el sitio web de la Ciudad, en el mostrador de Vivienda del Ayuntamiento y en muchas otras áreas de mucho tráfico peatonal. La encuesta de necesidades de la comunidad estuvo disponible en línea en inglés y español desde el 26 de septiembre de 2023. La fecha límite para el envío de la encuesta 2025-2026 fue el 31 de enero de 2025. La Ciudad recibió un total de 702 respuestas a la encuesta.

El Plan de acción describe los recursos federales estimados disponibles durante el año fiscal 2025-2026. Identifica las necesidades prioritarias, las actividades que la Ciudad realizará para cubrir esas necesidades y cómo las actividades que se llevarán a cabo cumplen con las metas, los objetivos y las estrategias del Plan consolidado.

Se estima que la Ciudad recibirá las siguientes subvenciones federales para el período 2025-2026, sujetas a la disponibilidad de fondos:

Tipo de fondo de subvención	Monto
CDBG	\$1,771,564
HOME	\$ 723,880
ESG	\$ 155,702

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PERÍODO DE REVISIÓN Y UBICACIÓN DE LAS COPIAS DEL BORRADOR DEL PLAN DE ACCIÓN ANUAL 2025-2026

Las copias del borrador del Plan estarán disponibles para que el público las revise y haga comentarios desde el **18 de abril de 2025** hasta el **19 de mayo de 2025** en las siguientes ubicaciones:

Sitio web de la ciudad
<https://bit.ly/CDBGPomona>

Ayuntamiento
Departamento de Servicios Vecinales, 1. er piso, recepción de Servicios de Vivienda
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De lunes a jueves, de 7:30 a. m. a 6:00 p. m.

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**Publicado a los 18 días del mes de abril de 2025 en el Boletín diario de Inland Valley
Inland Valley Daily Bulletin
Published: 4/18/25**

SUMMARY OF ANNUAL COMMUNITY NEEDS MEETING & SURVEY COMMENTS

CITY COUNCIL MEETINGS

PUBLIC HEARING COMMENTS

DATE: MAY 19, 2025

Lisa Rusi, Casa Colina

Good evening, thank you Mayor and City Council and to the staff, on behalf of our Casa Colina leadership and our staff, thank you for your consideration on our application for the Community Development Block Grant, and for your support of Casa Colina. Chances are many of you have a Casa Colina story and um and I think to those we have gotten to know each other. Also in what we said out to do about four years ago for um treating the epidemic of diabetes in Pomona which has been identified as a significant area for diabetic ulcers leading to extremity amputation. We have created a limb preservation committee collaborative that has been out in the community at health fairs, pull-ups and in on that time we have partnered with Pomona Valley, with the City of course, with Western University, Project Hope California, and most recently through Healthy in Pomona. And in these relationships, we have learned that there's a lot of work to be done, and that it can be done. So, in our application, we are perusing what we describe as a step care kit. It is a support tool education and prevention kit that we will provide 300 of these kits to Pomona residents addressing the diabetes related health disparities and we are excited to continue this work and to find more opportunities. I have learned first hand that the people who need the treatment are not always show up so this will give us a chance to reach them personally. So thank you for your consideration.

Indy Ferral, Pearls of Service

Good evening, Mayor Sandoval, Council members, staff and all in attendance. My name is Indi Ferral, Pomona resident for many years and board member for Pearls of Service. I would like to speak on the need for closing the Digital Divide Gap in the City of Pomona. There is a great need to focus on insuring households to necessary devices, providing digital literary training and increasing access to affordable reliable broadband and internet. A recent research report found that digital divide in Pomona has been worsen by discriminatory internet prices practices. Home internet constrains are part of a large problem affecting many low-income families in Pomona according to LA County coalition. The pandemic reenforced prices are scared of the digital divide as students and family were in equitable access to affordable and reliable internet trammer to do work online. Many low-income households lag access to reliable internet at home, impacting there ability to participate fully in education, employment and social activities. Closing the gap, the digital divide gap for low-income communities is a focus. Closing the gap covers the core values of Pomona, focusing on the future and cultural diversity.

Cathy Harden, Assistance League of Pomona Valley

Hello I'm Cathy Harden of Assistance League of Pomona Valley and I'm co-chair man of our program which is Operation School Bell. We typically cloth anywhere from 1000 to 1200 school students every year in Pomona Unified and I cannot stress enough the importance this is for our kids. It helps

with their self-esteem, their mental health, they are proud about what they are wearing. Some of these kids will come into our facilities and they are pretty shut down, they are very shy, they won't make eye contact but I guarantee by the time they leave, they leave with smiles on their faces, hugs for us, it feeds my soul to see how happy they become because they get to pick maybe that coat that they never envisioned that they could ever own. Hot pink with fur around it, this is a little girl who actually happened to me, would of never though she would of picked it, she was almost 11 years old, could not make eye contact with me, but by the time she left she saw that coat, it wasn't the right size, and I prayed please let me have one in the back for her and I did. Gave her the right size and she was so happy. Then she started talking to me and picked out the rest of her clothes. So, I just want you to really consider our program, and we appreciate all the support that you have given us through the years, and your welcome any time to come to one of our deliveries we would love your help. So, thank you very much

Stephanie Roberts, Assistance League of Pomona Valley

Hello, I'm Stephanie Roberts, as you all know I'm connected to Cathy Harden as we are both co-chairs. We have been opened since 1999 as far as doing our Operation School Bell program. And as Cathy says it's so rewarding and, in all truthfulness, its rewarding just as much as to us as it is to the kids. I know when we have our delivery days we come home so fulfilled and those kids just expect nothing and then they get to see, I get another t-shirt, I get another t-shirt, I get another t-shirt, they are so excited. And a huge change has been made for us with the CDBG grants that we have received because it has enabled us to get those two pair of pants for the children and on top of that they get all sorts of other things. We are increasing what we are doing, we have come up with some new ideas, so of which are a little different, we are kind doing so mental health preparation and we are planning on doing things that have to do with skin care. It may not seem like geez what is that, but it is important because its really important when those kids hit jr. high years and stuff to feel like they fit in, and we started realizing that is part of that big picture. So, we are going to be providing things like that coming to this year. So just thank you so much.

LaTonya Jenkins, Pearls of Services

Thank you. Good evening mayor Sandoval, council member and staff. My name is LaTonya Jenkins board member of Pearls of Services, incorporate. I would like to speak on Pearls of Service, Essay Project. The need for personal statement essay project. A personal statement essay is a crucial part of the many applications of value to showcase your personality, experiences, and motivations. Even though writing is part of the education curriculum, there is little or no emphases on the personal statement essay which is about crafting or compelling a narrative that demonstrates why you are a good opportunity. Young folks from low-income areas need extra assistance on writing an effective personal statement that's authentic and tailored to the specific application. There is significant need for personal statement essay extra instruction in low-income communities. Research shows that many students from low-income backgrounds may lack the resource experiences or support system to effectively craft compelling personal statements which are crucial for scholarships, college applications, and some work positions. This lack of preparation can be a disadvantage in obtaining much needed scholarship, admission process, limiting their opportunities for future successes. AI will be used support human creativity. Pearls of Services incorporated will like financial support to assist in the implementation of personal statement essay, project design for students from low-income backgrounds to help them self-reflect deeply. The essay project covers Pomona core values

focusing on the future, cultured diversity. AI will be incorporated for brain storing ideas and suggesting structure. Thank you very much.

PUBLIC HEARING COMMENTS

DATE: JULY 7, 2025

COMMUNITY NEEDS MEETING COMMENTS

ZOOM WEBINAR (VIRTUAL)

DATE: JANUARY 22, 2025

- Resident wanted to know how much funding each component have/get.
- Resident stated she lived in Pomona for 25 years and she is concerned about the lack of streetlights and city lights. When will they put more lights on the streets?
- How do we as residents ask for them to apply for this grants for streets?
- So we contact Public Works?
- Do you know if they plan to resurface Garey Ave?
- Would we contact public works for the resurfacing of Garey Ave?
- Basically our councilman should fight or ask for more funding. Does this information get back to the councilmen, are they interested?
- How do we get more money?
- Pomona gets a very small portion of funding.
- Who allocates for funding?
- Can CDBG funds be used for bathroom and park reconstructions?
- Can the bathroom repairs be eligible for CDBG funds even if they are receiving ARP?
- Ted Green Park funding for ARP, is ARP funds able to be put back into the park repairs?
- How do we find out what areas are low-income?
- Cal Poly Student (asked by a professor to attend a government meeting)
- Day-one nonprofit (ARP Funded) attending to gain more information about funding
- How much funding does each component have/get?

WASHINGTON PARK COMMUNITY CENTER

DATE: JANUARY 15, 2025

- Can these grants be used for farming in Pomona? We have a lot of land that can be used for growing our own vegetation that is not being used.
- Why aren't more people taking surveys and how often are these community meetings?
- Funds should be used for farming while highlighting the importance of nutrition.
- Are these funds being used for measure Y?

RALPH WELCH COMMUNITY CENTER PARK

DATE: DECEMBER 4, 2024

- No one in attendance

JOHN F. KENNEDY COMMUNITY CENTER**DATE: NOVEMBER 05, 2024**

- Pomona resident stated that former City Councilmember George Hunter from Pomona helped her improve her home through the façade grant.
- Pomona resident feels safer now going to city hall due to the homeless population not being camped outside.
- Pomona resident mentioned strong interest for the First Time Home Buyer program for her son. Pomona Resident engaged with staff regarding what are the requirements and expectations.

GARFIELD PARK COMMUNITY CENTER**DATE: OCTOBER 9, 2024**

- Need a N/A option for people with no children on digital survey. Victor Preciado
- Do you know how many surveys came back and if we are on track with annual number? Josh Swodeck
- Start passing out the survey earlier or in the summertime when we do the summer concerts. Josh Swodeck
- There are a bunch of events in Pomona, maybe set up a stand and pass out flyers? Cal Poly Student
- Make Post cards less wordy. Victor Preciado
- Roberto does all the events for the City so you can build a rapport. That way he can let you know what events are coming up.
- The only thing that really worked was employees connecting with people and telling them about the service
- Maybe we can hire a person in a tech position with community services and that way they can go out to these events and connect with people.
- Pomona 5k in Down Town Pomona 10/19/2024
- Reach out to Victor regarding Contact for Roberto who approves all events

ZOOM WEBINAR (VIRTUAL)**DATE: OCTOBER 2, 2024**

NO COMMENTS

SURVEY COMMENTS
SEPTEMBER 28, 2024 - JANUARY 31, 2025

HOUSING

- Rent is very high. I worked with seniors for many years and I know a lot of senior complex or high But I know half of the time , they use there SSI To pay all the way and they would nothing. Haven't it go to senior centers to eat
- Low income housing is not really low income.
- Police response 2. Victor Preciado to have goals/care for his district. 3. Safety 4. Clean streets.
- More mixed used development. Especially around the downtown area and the new la metro station on the north side
- We need more grocery stores. I usually have to exit Pomona to grocery shop. Would love to keep my money in Pomona.
- We definitely need to make homes more affordable Pomona for those of us that have been here or want to move here
- I have a few comments. Clean up Holt and remove the prostitutes. How could the city build new homes there with all that activity? Also, help the businesses in that area. It's sad walking into a business with dogs, the ring, and other security measures to keep them and their business safe. The soccer kids need their park. The city needs to provide clean and safe parks for the kids. The homeless need to find other areas to go and leave the parks for the kids.
- Programs to improve front lawns
- Prostitution on holt
- LASD to appropriate city policing
- Not just focusing in new homes but maintaining existing home in good condition by enforcing homeowners to keep junk off their properties. City needs to be kept clean and orderly, hire department personnel.
- Maintaining our streets clean. Free from non-operational cars parked on the streets
- Strengthening Pomona's policies protecting immigrant families.
- We need the city to divert more funds to the Pomona Public Library
- Housing for college students that is affordable for their part time budgets.
- There is need for Pomona residents to be more informed. Means to close the digital divide is needed in Pomona. Also, more need to be done to increase the service for Mentally Health.
- More food banks/food pantries BICYCLE/CYCLING PROTECRED INFRASTRUCTURE
- More information on general
- Parents home
- None that I can think off
- Mortgage assistance
- FINANCIAL EDUCATION CENTER - I am an independent financial professional that resides in Pomona but would like to open an office in Pomona. My business address is currently in Buena Park. My contact info is: (626)548-1576 wfgurielgonzalez@gmail.com wsbcampaign.com/urielg I will be at the next Community meeting that was shared to me by Channelle.
- Unsure what this
- Appropriate pay for School District employees
- Homeowner information

- Safe neighborhood
- Sustainability.
- parks acreage
- Motels need to be inspected for safety and code compliance.
- Prostitution on Holt Blvd needs to be removed
- Less homeless
- Lower interest rates
- Parking enforcement
- Homeless and low income help with housing
- Thank you very much for your service
- Safety for neighborhoods
- Improve streets and city
- anything that helps single moms get housing with children
- Housing for unhoused
- More activities & day excursions for seniors.
- Home owner assistance programs to improve homes (change windows, new paint) and Streets repaved
- More parks
- More vigilance on the neighborhood
- Include median income in affordable housing.
- Please STOP all of the housing FRAUD
- Help with the homeless and cleaning up the Pomona community
- Disability
- Lower home prices to what they actually are, not inflated to appease the top 2%. Bank loans do not convey actual cost. They just setup people to fail
- Homeless camp removal
- I live in my home
- Homeowners resources
- Renting
- Housing
- Cleanness
- Motel living
- House
- ADU shouldn't be so big like 671 w orange grove ave
- Housing access for all
- More Children's play Centers family fun.
- Help with making sure schools have a drive safe mileage
- Naked women in our streets
- Lower rent payment
- To be specific Pomona Holt area has changed so bad from what it used to be 6 years ago. You can't even walk with kids not seeing a naked woman on the street. Drugs everywhere, homeless taking over houses that are empty by irresponsible owners. For example the house next to 401 center St. Pomona California 91767 has a house next to it full house of homeless. Nobody pays attention because there homeless so government doesn't get nothing \$ out of them, how is this fair neighborhood has changed so much. We want children to grow better but look at Pomona who is

really helping? Neighborhood doesn't have much choices as the economy is a total mess with pay rates not matching opportunities for peace to success????

- Improved lighting
- Arrow Hwy hasn't been paved and my back alley hasn't been upgraded in at least the 20 years I've lived here, Also due to more ADU's there's less parking available on the street and tenants park in alleys preventing other homeowners access to their garage or back entrances. We see more La Verne than Pomona police patrolling. This is embarrassing!!!
- We are the owners and were profoundly deaf.
- Upkeep of empty lots throughout the city. Holding landlords accountable for maintenance.
- Increase police activity
- Rent control.
- Condos instead of mobile homes, mobile homes just make the city look bad and cheap
- Holt Ave. needs work to be done, the buildings are not properly maintained including the streets and that brings prostitution and burglary
- Rent is becoming increasingly unaffordable. My family needs a bigger home but can't afford one
- The most important is housing the rents are very high, sometimes the people has to choose or pay rent or buy groceries.. the pavement on Towne Ave is horrible, I don't know how many times I had to fix my tires because all the pot holes.
- Making our streets pedestrian friendly through improved lighting, speed bumps on Camphor Pl as cars speed by their daily.
- Property taxes increase
- Traffic Safety at schools
- Mandatory inspections of Mobile Homes
- City beautification. The city needs a deep cleaning. The residential areas need cleaning on the streets and houses front lawns need tiding up.
- low income for those on CalWORKs and disability benefits
- Parking in the city is a nightmare. We have street cleaning on the same day for multiple sides of the streets turning parking i to a city cash grab. With more and more people working from home this is a significant problem. While all the issues listed ate important, street sweeping scheduling and parking impacts people who already struggle.
- Help to buy homes for veterans
- Clean up broken trail behind decker elementary. The cement sidewalk is broken in some parts
- The prostitution, homelessness, drug addicts needs to be dealt with it's ridiculous I don't even feel safe to go anywhere to grocery shop in Pomona I always go to la Verne or Claremont where I feel safer
- Clear streets of people asking for money
- Safer streets with enforcement. We have had too many deaths from law breakers. White at Lexington is like a highway. Kids walk to school and there's no cross guards.
- The infrastructure on Holt Ave. needs to be improved.
- Pomona used to be a fairly affordable city but over the years, we have seen home prices skyrocket without any major improvements to city services or infrastructure. By outlawing corporations from purchasing property and driving up the prices, we can reduce housing costs and begin the slow recovery of the middle class right here in our city.
- ADU building and repair assistance
- Crime prevention

- Own home
- Support the garden growing roots
- Homelessness mental health needs
- Fix the streets, fill pot holes
- Affordable homes
- Removal of homeless
- Shelter for unhoused
- Supportive transitional housing
- Youth programming
- The City needs to grow business investment and small business growth to help individuals with all the questions surveyed. People need good jobs in the City they live and spend money in.
- Services and support for unhoused residents.
- Put a cap on Rent Increase
- More affordable family rental units and more jobs
- Fixing roads, adding stop signs to neighborhoods, and preventing cars from parking near edges of streets where turning is required because it blocks the view
- Cleaning up the streets and beautification projects
- More sustainable/affordable ways to rehab historic houses. Should be able to rehab historic homes the same way the city allows the rehab of historic
- Please fix our city by eliminating all the prostitution and homeless on holt avenue
- Business rental assistance like the one that got concluded October I missed out
- Homeless population is out of control. Please make number 1 priority
- Maintenance of District 5 common areas such as retaining walls and landscaping.
- Homelessness
- Safety
- Current financial assistance for elderly homeowners
- My rent is 50% of my 75,000 income. Find solutions to make rent and housing in Pomona affordable
- Mobile home repair
- Homeless housing
- Fix the local streets throughout this city, I live in the 1800 E Grand Ave. This street has been neglected for many years. It's shamed.

COMMUNITY DEVELOPMENT

- Illegal dumping is important Athens was doing a great job then the city took over
- I believe Pomona City Government would very much like to provide its residents with a great city, but don't have the resources to pay for that. Perhaps Government leaders should figure out what a nice city would cost, tell its citizens that cost and craft legislation that would raise the funds to provide that nice city. Instead of calling the legislation the Tax Increase Bill, call it The Nice City Bill.
- More parks and green spaces for community!
- Playground for kids
- Soccer Field at JFK
- Soccer Field at JFK Park
- Soccer Field upgrades Park John F. Kennedy
- Safety After Dark

- Keep empty lots clean
- Good businesses that bring people to our city and generate income and nice clean parks
- Alleys should be made into green alleys. Streets should incorporate bike lanes. Water capture features should be incorporated into parks. More trees all throughout the city.
- Help Us All
- Allow street food vendors to sell on the sidewalks again. This creates community and business for entrepreneurs.
- Sidewalks, bikeways, and access points to public transit
- Clean up our streets! Removal of prostitution and other illegal activities from Holt and surrounding areas. Allow homeowners to build fences around our property to keep our family safe from all the crime happening.
- Fix all left street of Holt starting from fairplex next to Burger King. It's been years that there is no attention paid to it. As well as orange grove. Also please do something of homeless sleeping or standing next to grocery stores or small stores. A big priority is something has to be done with females underdressed that are walking around Indian hill. There is no need for children who attend village or are babies with their mothers walking to their destination be exposed to these individuals walking around their neighborhood. I myself is a victim that when my family goes to pick up my nephew to be with him for the afternoon have to see these kind of individuals on every corner like it's disgusting. Please I hope something is done soon.
- Clean up Holt St
- Check for potholes on all streets and that cross on Town and Grand to deep also all street signs and turn signs exiting showing centers.
- Need more help with the little leagues and fixing restrooms at Ted Greene park
- Arts and crafts community classes for adults
- Ted Greene Park: The bathroom and snack bar are in severe disrepair, and the facilities do not meet ADA compliance standards, limiting access for individuals with disabilities. The park has only one field, forcing little league teams to scatter to other parks for games and practices. Expanding the number of fields or providing access to parks with multiple fields is essential to support our youth sports programs and visitors associated with Ted Greene Little League. Soto Park: Broken lights, graffiti, and ongoing drug activity remain unaddressed despite being reported. These issues compromise safety and discourage community use. Garfield Park: Drug use, prostitution, and homelessness continue to plague this park, making it unsafe and inaccessible. A new store selling adult sex toys and clothing has recently opened just feet away from the park, further enabling the issues with prostitution. Additionally, I've noticed prostitution activity spreading east and west along Mission Boulevard, extending further into District 1. Addressing the prostitution, homelessness, and drug activity on Mission is crucial for the safety of our children and the well-being of our community. Immediate action is required to restore Garfield Park as a safe, welcoming space for all. Proper maintenance, safety improvements, and ADA compliance updates are critical to ensuring our parks serve all members of the community.
- Streetlights don't work or barely work. Too dark at night.
- Alleys need a lot of care, roads need to be re paved and parks need to be clean. It is clean for a day and safe.
- less homeless
- Clean up the shopping centers where transients and homeless and others cause trouble - public intoxication, drug paraphernalia, such as outside of Laker Court shopping center on holt and San Bernardino

- Holt eve prostitution makes it less desirable to live near.
- More police are needed on the streets
- Safety comes first!!! Then parks and recreation areas
- As a parks and rec Commissioner. We should do a better job maintaining our parks and improve connectivity by encouraging more active transportation such as walking and biking.
- Park cleanliness.
- I really feel something needs to be done about Holt Street and all the prostitution going on. There's so many women exposing their private areas when I'm driving around with my children. I find myself having to drive completely around those areas because of this
- Safety
- I really feel something needs to be done about Holt Street and all the prostitution going on. There's so many women exposing their private areas when I'm driving around with my children. I find myself having to drive completely around those areas because of this
- We need more community centers in more areas
- Tutoring services
- Clearing out homeless individuals in residential areas
- The amount of prostitution in some of Pomona's busiest avenues is astonishing. This is unacceptable at every level. Kids walking to and from school should not be subjected to this type of environment. Those that can move away. Safety should be your number one priority if you want economic growth.
- Street vendors regulations
- Safety
- Keep streets well paved and clean. County road has had potholes and they been filled but same issues reoccur over and over. New repairs are a must. Clean drains.
- Keeping streets free from non-operational cars parked on public streets
- We need soccer spaces for our youth!
- Potholes
- New businesses and jobs are needed for residents in the City of Pomona.
- More cross walks
- Nicer parks
- Help you stay healthy
- Safe play grounds
- Sustainability.
- All other surrounding city's smaller than Pomona have many more excursions for seniors. Pomona doesn't offer enough of them. We seniors have to go to other cities that have more of them besides Casino trips. Also there are only 2 centers in Pomona that offer FREE Mt. Sac Education for Older Adults classes. Pomona should offer more of those classes & at more centers.
- Alleys are filled with homeless. Just drive down the alley behind Vegas burgers. Bags of human feces are left behind alleys for residents or business owners to pick up.
- Asphalt patching is not the answer
- Parking enforcement
- After school programs, street repair, safer parks for kids, safe and kind way to help homeless. Crimes and gangs. Reducing abandoned lots.
- Thank you very much for your service
- Increase child care funding

- Urban green space
- Bring back the free sports for non PUSD kids as long as they are Pomona residents they should be able to participate
- Illegal dumping and graffiti
- Streets like Wisconsin between Holt and Orange Grove need speed humps. Garey and Alvarado is also a precarious area where frequent car crashes happen. I'd also love to see some of the damage at Soto Park fixed.
- Homeless cleanups near our schools
- More recreation activities in all parks
- Community Resource Events
- Fixing the streets
- ADA accessibility considerations for clients that have mobility challenges and that are in wheelchairs
- Keep the homeless people reign in to accept and adhere to the local laws.
- All of this! Our alleys are disgusting. Prostitutes are using them for doing their business, they leave trash and condoms and tampons. It's a health hazard. I pay way too much in property taxes to be expected to clean that up myself. We need more business and restaurants in the Holt Corridor to discourage human traffickers from using our city.
- Tree service needed. While you send worker out to the field. You should have someone check their work. It's very important
- Park security needs to be addressed, police are too busy. Maybe having parking closures, locking gates, at parking lots and security to patrol whilst being in charge of opening closing parking gates.
- Housing help
- I want the homeless out
- Parks
- Better animal services
- Fun Family Centers for parents and children Fun
- Stop prostitution in Pomona, and stop the homeless problem.
- Homeless, Drugs, women on the streets
- I think all parks should have a canopy for shade over the equipment (jungle gym/slide area). I also think making sure the parks look decent is important. I would also suggest water bottle refill stations.
- Street paving on Arrow Hwy is long overdue! Parking enforcement needs to ticket those that are parking in alleys
- Police presence
- Rent control.
- We need to find a way to deal with the Homeless Population it's out of control. I have at least 10 groups of individuals living on the street-Arrow Hwy and Towne
- Fix the road properly and get rid of homeless people, also stop bringing illegals to the city.
- We need more security
- Improved public park site furnishings
- Street repairs
- Homelessness
- Community inclusion, involvement, and awareness.
- Low income housing

- The street vendor are using the sidewalks and they have no sanitation
- Phillips Ranch Park- update playground and tables. Remove sand and replace with wood chips. Restore community center there where kids can check out balls etc.
- Have safety cross guards on every school in Pomona specially Emerson and Lincoln
- Safer streets for pedestrians and cross guards for schools at busy intersections
- Better lighting and roads
- Fixing our roads
- I am a lifelong Pomona resident, a business owner in the city, homeowner in the city, and have children in the public school system here. Even though I grew up in a “darker” time in Pomona's history, there seems to be less services available for parents and children. And if there are, they are not advertised enough to reach the people who need them.
- We need speed bumps on streets where there are parks. We need more afterschool programs for students We need more activities in collaboration with Cal Poly Pomona to have students involved and for university students to collaborate with business owners in Pomona
- Homelessness.
- More working street lights and labels
- Homeless
- Growing roots garden
- There seems to be an abandoned memorial park on Towne and San Antonio. It needs some attention. There’s currently some tents set up and all vegetation is dead. It’s a little sadder considering it’s a memorial park as well.
- Allocating resources towards prevention of mentally ill and violent homeless in the city.
- Trash receptacles on city streets to reduce the amount of litter strewn about.
- Cesar Chavez park needs more light
- Providing more recreation spaces and more community gardens including urban agriculture.
- School infrastructure
- Too many vacant businesses. Create a program to attractive more businesses in Pomona.
- Stop making new ones and fix the ones we have already
- Code violation assistance instead of enforcement
- Park restrooms
- Too much of City Council money goes to programs that are not helping job creation and overall City revitalization. Invest in businesses and help people help themselves.
- Clean the homeless in streets
- Programs for special needs students low cost low income
- Lights at parks for evening use, cleaning up illegal dumping and sidewalks
- Low-hanging fruit item would be to clean up the parks and update the restrooms (add doors) so families can enjoy the parks again.
- Business rental assistance
- Our alleys are not paved and i think they should for security and aesthetic. Also, we need more developments to bring in new businesses
- Homeless and crazy people in the street and parks
- REVAMP JAYCEE PARK
- Street beautification. Small/local business assistance - assist businesses with storefront updates/beautification

- Painted lane lines are becoming non-existent throughout the city on major streets ... Mission Blvd, Holt, Fairplex (from Mission to McKinley). This is a DISGRACE!!
- More attention for green belt in Phillips Ranch
- Law enforcement should be familiar with and have relationships with the community.
- Public parks
- Fix the street lights on residential streets. It helps deter vehicle burglaries and vandalism at night time.

HOMELESS Stabilization

- The business community will only pay the wages that they have to and only hire the minimum of workers to run the business. Depending on the business community to provide the city's residents with the wages to afford a viable living is a losing battle. We need to find a different way to structure society.
- Rent control
- Enforcement of municipal code for public conduct in parks
- Homeless enforcement
- Help Us All
- Clean up our streets! Removal of prostitution and other illegal activities from Holt and surrounding areas. Allow homeowners to build fences around our property to keep our family safe from all the crime happening.
- I don't know if this falls in this category but so homeless with pets need a place to stay. Some would like the help but since their pets are not allowed they stay in the streets.
- Work for the tax payers
- Helping those citizens that truly need it
- We need to tackle homelessness, housing first works. Expand the program and enforce laws to prevent crime, especially in parks, downtown and community spaces.
- Overall people need assistance to be off the streets, there are many empty buildings that can be used to shelter homeless especially during extreme weather.
- Affordable housing for immigrants
- Eviction prevention will go parallel with creation of new jobs.
- With Trump elected I think legal services are going to be more used and needed within our community.
- That's why Pomona got funded years ago for the homeless shelter continue to make use of it and get all resources to join forces over their
- Thank you very much for your time and service
- Options
- Homeless should understand that their cooperation is as much to do with their present predicament. We are ask to get involved homeless must get involved too
- We need more options for our homeless. The Tri-City shared shelter is not enough. We need dozen of beds, if not hundreds. We need resources to help these people and keep them off the streets. There are so many empty lots in this city that could be turned into affordable housing but we keep building expensive condos in gated communities.
- Housing help
- Better community outreach
- More Health services for seniors

- Help low income families
- Security
- Rent control
- Do something about the homeless because these people are not just homeless they are dangerous and on drugs, a lot of them don't want the help they just want their drugs? Why does the police look the other way? Move them out!!!
- Help Americans first
- Help pay Homeowners monthly mortgage
- Low income housing
- Affordable housing for single mothers
- Some of the home owners the rent are grandparents that save their whole life and the renters don't pay
- Have safety cross guards on every school in Pomona specially Emerson and Lincoln
- I am familiar with organizations that help tenants in the city; perhaps a way to build trust with the city officials is the work together with those organizations who are already trusted by the community, ensuring checks and balances between city council and the public.
- Neighbors are very annoying by parking their car and using it as a business all over our streets. Need better enforcement on street parking.
- Allocating resources towards prevention of mentally ill and violent homeless in the city.
- More homeless help and prevention.
- It's always important to have support in the community
- SOBER LIVING HOMES
- I feel that one of the issues that needs importance is actually looking at and reviewing the programs that people with mental health, sobriety issues, homelessness, etc. are actually in units that are livable and will contribute towards their success in sobriety
- Homeless prevention and interdiction is a must. Pomona has too many areas/Districts which dramatizes the homeless problem. Support programs that help homeless help themselves in the process.
- Business rental
- Increase in homeless outreach
- Illegal is illegal. Help the citizens already struggling instead of inviting more people we can't afford to help to come or stay.
- Landlords should be required to reach out to their tenants for property management and for building professional relationships with their tenants.
- Drugs abuse programs
- Immigration services/legal counsel is huge and should be available. The city of Pomona had a huge Hispanic population.
- Crime needs to go down in Pomona. It has been going for too long. It's time to fix it now.

PUBLIC SERVICES

- More things for seniors
- Add police to level of similar cities
- Encourage those in need to volunteer helping others
- Help Us All

- Clean up our streets! Removal of prostitution and other illegal activities from Holt and surrounding areas. Allow homeowners to build fences around our property to keep our family safe from all the crime happening.
- Clean up our streets! Removal of prostitution and other illegal activities from Holt and surrounding areas. Allow homeowners to build fences around our property to keep our family safe from all the crime happening.
- Stop funneling money to your friends
- More Law Enforcement
- Too much to say about this
- Police responding to calls!!!
- Let's get more eyes on the streets by making our city more walkable and bike able. Encourage more positive use of our recreational facilities
- As stated, the safety and walkability of our city streets is essential. That includes pedestrian safety, tree canopy, and the elimination of blatant illicit activity on our city streets. I believe the issues have only seemingly gotten worse. Those that can move away will if
- As a community there should be programs to assist people to be self-sufficient and look for work or provide assistance to get them back on their feet.
- We need a community recreational center. Provide more activities for young adults. Let the community use the public facilities to do sports
- Prioritizing funding community development and access to essential resources over policing.
- We need less policing!
- Housing for people with disabilities on a fixed income
- More education is needed for the residents in Pomona in the area of Health, financial awareness, and informational justice.
- Better health benefits
- More senior excursions, monthly & a committee to plan them. Possibly meet with other cities to get info on how we can plan & advertise better.
- Having mobile clinics, dental, and vision clinics at parks would be a great help for families. School parking lots on the weekends can be used to set up mobile clinics.
- Neighborhood watch should be taken seriously and active needs for it
- I'd like for a redistribution of funds. The police get so much money and the lion's share of the budget but other public works like the library get nothing in comparison. I'd like to see the library get a significant increase to the budget and the police can work with less.
- Dog parks. We don't have dog parks in Pomona.
- Thank you very much for your time and service
Transportation for senior's services
- Monthly excursions for seniors. More classes through the Education for Older Adults Program by Mt. Sac that are FREE. A lot of seniors go to other cities because there are very few excursions through Pomona. Also when Mt. Sac used Ganesha Park Pool during the summer, it was in disrepair & dirty. I even took pictures & gave them to the city manager & haven't heard back.
- Community oriented policing is a great idea
- Supporting local entities that are providing rehabilitative services to the underserved communities of those that are living with mobility deficiencies And that have neurological disorders resulting in various forms of paralysis

- We seem to offer services to homeless but their idea of assistance is not to accept and yet complain that support is not offered.
- Support communities to do Neighborhood Watch, provide better shelters for homeless and victims of domestic violence.
- More police officers
- More help
- Child assistant
- Have more Police presence at schools. Especially when kids are entering school and going home from school.
- More police
- Officials need to get out of their offices and reach out to the community
- School buses for kids that don't have disabilities
- Why are there so many vendors on the street making the city look dirty they don't clean after themselves and how do they wash their hands and go to the restroom? Now it's not only food vendors but other vendors selling clothing and flowers what this city is turning into its unbelievable! We are not downtown LA but it sure seems like we are heading that way!
- Make police valuable again! The law is a joke today
- More policemen
- Tougher sentencing on package thieves and bike thieves
- Low income housing
- The parks are in horrible condition
- Crime prevention. Too many robberies
- Have safety cross guards on every school in Pomona specially Emerson and Lincoln
- The crime and thefts on Holt and Dudley area are out of control. We need to feel a sense of safety. I move in about a year ago now and I have experienced broken windows and popped tires.
- My business is on 2nd street, and every day, I see and deal with my share of houseless people, or others who are in need of service. More outreach needs to be done so that the people can get the help they desperately need and deserve, which my tax dollars pay for, and so that I and the other business owners in Pomona are able to work freely and continue providing for our families without fear.
- Allocating resources towards prevention of mentally ill and violent homeless in the city.
- I tried to seek domestic violence counseling through a local nonprofit for over a year. However, I was never able to receive services because they were full. I had to pay for hotel rooms and was lucky to be able to receive therapy through my employer provided insurance. However, this did not provide me with the complete support I needed for domestic violence.
- Homeless problem
- More effective policing and enforcement of laws and codes already in place. Clean up Holt and Foothill...beautiful areas downtrodden by crime and homeless.
- violence prevention and support outside of policing
- Community events for families
- addressing problems before they develop into additional issues
- paint murals in the areas that get the most graffiti in order to detour the graffiti
- Business rental assistance

- I would love to see more social services from law enforcement or a form of social services only police. Having regular police around sometimes gives the presence of dangerous community
- Help older people

Mobile Home Parks

- Bigs
- Biss
- HiFi Mobile Home
- Walnut Hills Mobile Home

YOUTH PROGRAMMING

- We need more sports / recreational activities for young adults. We need to have a recreational center for the community
- I firmly believe these resources should be available for the youth in the area regardless of the fact that I do not have any children myself.
- None of this. We don't want anything to do with city resources
- We don't need services from the city. The residents near us are committing fraud
- Have safety cross guards on every school in Pomona specially Emerson and Lincoln
- Would love to see a youth volunteer program. It's very hard to find volunteering opportunities for kids and teens. Volunteering opportunities is a good way to help teach empathy and gratitude.
- Parent & Me classes or just any sports for kids under 5
- I have no children. Q 31 did not include this as an answer choice.

FAMILY AND HOUSEHOLD RESOURCES

- Can't afford to buy. Would love to plant roots here long term but we need assistance for a down payment and help with a mortgage
- Universal basic income
- I want my city to be safe and clean for everyone!
- LGBTQIA+ resources; parent education, resource distribution, KYR, etc.
- Nothing. We can take care of our selves
- Have safety cross guards on every school in Pomona specially Emerson and Lincoln

APPENDIX E

RESALE/ RECAPTURE POLICY

CITY OF POMONA RESALE AND RECAPTURE POLICY AND PROCEDURES FOR THE HOME PROGRAM HOMEBUYER ACTIVITIES



PURPOSE/OVERVIEW

Participating Jurisdictions (PJs) undertaking HOME-assisted homebuyer activities, including any projects funded with HOME Program Income, must establish written resale and/or recapture provisions that comply with HOME statutory and regulatory requirements. In the past, these provisions are set forth in the PJs Consolidated Plan. In addition, the terms of the resale and/or recapture provisions, the specific circumstances under which these provisions will be used (if more than one set of provisions is described), and how the PJ will enforce the provisions for HOME-funded ownership projects were to be reviewed and approved by HUD as part of the Annual Plan Process.

The 2013 HOME Final Rule now requires HUD to issue separate, written approval of the PJs resale and/or recapture provisions (*rather than the implicit approval during the Consolidated Plan/ Annual Plan Process*). The PJs must provide sufficient detail of its resale and/or recapture provisions to enable HUD to assess their appropriateness.

The purpose of this document is to describe the City of Pomona's Resale and Recapture policy and procedures for review and approval by HUD, and to provide guidance to City staff, contracted Developers/certified CHDOs, and potential homebuyers.

RECAPTURE PROVISIONS

The City of Pomona uses the Recapture Provisions for its First Time Homebuyer Program. A first time homebuyer is defined as an individual or individuals, or an individual and his or her spouse, who have not owned a home during the three-year period before the purchase of a home, except that the following may not be excluded from consideration as a first-time homebuyer:

- A displaced homemaker who, while a homemaker, owned a home with his or her spouse or resided in a home owned by the spouse. A displaced homemaker is an adult who has not, within the preceding two years, worked on a full-time basis as a member of the labor force for a consecutive twelve-month period and who has been unemployed or under-employed, experienced difficulty in obtaining or upgrading employment and worked primarily without remuneration to care for his or her home and family;
- A single parent who, while married, owned a home with his or her spouse or resided in a home owned by the spouse. A single parent is an individual who is unmarried or legally separated from a spouse and has one or more minor children for whom the individual has custody or joint custody or is pregnant; and

- An individual or individuals who owns or owned, as a principal residence during the three-year period before the purchase of a home with City assistance, a dwelling unit whose structure is:
 - (i) not permanently affixed to a permanent foundation in accordance with local or state regulations; or
 - (ii) not in compliance with state, local, or model building codes and cannot be brought into compliance with such codes for less than the cost of constructing a permanent structure.

HOME funds are used for down payment and closing cost assistance for first time homebuyers whose incomes do not exceed 80% of the Los Angeles Area Median Income, adjusted by household size (otherwise referred to as “Low-Income”). City staff processes applicants on a “first-come, first-served” basis.

For HOME-funded programs, the applicable affordability periods per HOME investment is provided as follows:

Homeownership Assistance HOME amount per unit	Minimum Period of Affordability in years
Under \$15,000	5
\$15,000 to \$40,000	10
Over \$40,000	15

Based on the City’s program loan amount of \$100,000, the HOME period of affordability for the Program is 15 years. For purposes of establishing compliance with Program requirements, the HOME program’s affordability period is satisfied if the property remains to be the Participant’s principal residence for a period of fifteen (15) years from project close out.

Recapture Triggers. The recapture approach requires that the City of Pomona be repaid by the homeowner when the following occurs: property is sold, transferred, refinanced with cash out, a change in title occurs, default on loan, foreclosure, transfers in lieu of foreclosure, failure to use property as principal residence, or at the end of a fifteen (15) year affordability period.

Recapture Amount. Subject to recapture is the amount of assistance that enabled the homebuyer to buy the dwelling unit (“Loan Principal”), as well as any equity realized at the time of sale (“Equity Share”), after deducting the costs of sale and any eligible capital and curb appeal improvement costs, in proportion to the amount of the City loan provided. The Equity Share owed is prorated over the 15-year affordability period based on each full year of occupancy and compliance with the terms of the Loan Agreement.

Eligible Capital and Curb Appeal Improvements. Capital improvements are home improvements which increase the value of the property and are usually new and additional items that did not exist on the property. These therefore exclude items related to correcting building permit violations, items needed for regular maintenance, or improvements necessary due to deferred maintenance.

Capital improvements include, but are not limited to:

- Room additions
- Installation of central air conditioning system
- Patio additions
- Garage additions
- Item upgrades under the “existing non-conforming” uses under the City of Pomona Zoning code

Curb appeal improvements are improvements made that can be easily seen from the public street.

These include, but are not limited to:

- Roof replacements
- Fence/block wall replacements
- Professional landscaping/irrigation systems valued at \$1,500 or more
- Exterior painting
- Front door or front window replacements

Prior to constructing of any improvements, the City of Pomona must be notified and has to approve the proposed improvements to ensure that the improvements meet the intended definition. The City has sole discretion to determine if the improvements are eligible to receive credits. In addition, for improvements to be credited at the time of sale, the homebuyer must provide to the City the following documents: (a) before and after photos; (b) receipts from contractors indicating the work that were done, the name and address of the owner; (c) that the work done is by a licensed contractor; and (d) that appropriate permits were filed and approved by the City’s Building Department, when applicable.

Recapture Amount Example. Below is an example based on a hypothetical scenario, with the homeowner selling the property after 8 years of occupancy:

- (1) Original Purchase Price: \$300,000
- (2) Loan Amount: \$100,000 (33.33% of Original Purchase Price)
- (3) Improvement Credits: \$30,000
- (4) Appraised Value at the time the loan is due: \$450,000
- (5) Appreciated Value: (4) – (1) = \$150,000
- (6) Equity Share with Improvement Credits:
 - Step 1. (5) – (3) = \$120,000
 - Step 2. \$120,000 x 33.33% = \$39,996
- (7) Equity Share Reduction per Each year of Occupancy: $\frac{(6)}{15 \text{ years}} \times 8 \text{ years} = \$21,331.20$
- (8) Total Amount Payable by Homeowner/Recapture Amount:
 - (2) + [(6) – (7)] = \$118,664.80

When Net Proceeds Are Insufficient to Cover City Loan. In the event of foreclosure, transfer in lieu of foreclosure, or when the net proceeds of a sale are insufficient to repay the City loan due, the homebuyer shall be obligated to repay the City the net proceeds received by the homebuyer, if any, from the sale of the HOME-assisted property. The net proceeds from sale is the final amount that is given to the homebuyer as a result of a sale after any first mortgage and closing costs are subtracted from the sale price. Requests for short sales are evaluated by the City and the City maintains information in the client files, which documents that:

- 1) There will be no net sales proceeds;
- 2) The amount of the net proceeds was insufficient to cover the amounts due; and,
- 3) No proceeds were distributed to the homeowner.

Enforcement. HOME Written Agreements, and Covenants, Conditions and Restrictions (CC&RS) are executed prior to or at close of escrow that accurately reflects the recapture provisions, with the CC&Rs being recorded at the LA County Recorder's Office to enforce the use and affordability restrictions. In addition, prior to funding, potential homebuyers are interviewed by City of Pomona First Time Homebuyer Program Staff during which time the homebuyers are informed of the requirements under the CCR&Rs. Homebuyers must acknowledge their understanding of the Program requirements in the Interview Form.

RESALE PROVISIONS

The City of Pomona is using Resale Provisions in the "Acquisition and Rehabilitation of Vacant Properties for Resale to First Time Homebuyers" Project with Shield of Faith Economic Development Corporation (SOFEDC), City's Certified CHDO, acting as DEVELOPER.

The City provides HOME funding to SOFEDC to acquire and rehabilitate vacant housing units for resale to a low-income first time homebuyer. The low-income first time homebuyer must occupy the HOME-assisted property as its principal residence for a period of 15 years (Affordability Period). The after-rehabilitation value or purchase price cannot exceed the HOME Homeownership Value Limits for Existing Housing, which is published by HUD annually and which can be accessed at <https://www.hudexchange.info/resource/2312/home-maximum-purchase-price-after-rehab-value/>.

To ensure affordability, the resale provisions require that each residential unit sold to eligible homebuyers is made available for subsequent purchase only to another "low-income" family having incomes at no more than 80% of the Los Angeles County AMI and who will use the property as their principal residence. In addition, that the price at resale must provide the homeowner a *fair return on investment* and ensure that the housing will *remain affordable to a reasonable range of low-income homebuyers*.

Fair Return on Investment. Fair Return on Investment is the return of the homeowner's original investment plus any eligible capital and curb appeal improvements, less the amount of deferred maintenance that does not meet the HUD Uniform Physical Condition Standards (UPCS). The Fair return

will use the percentage increase in the Consumer Price Index (CPI) for the Los Angeles-Riverside-Orange County area as published by the U.S. Department of Labor, Bureau of Labor Statistics. This is calculated by subtracting the CPI on the sale date from the CPI on the date of the initial purchase. That amount is divided by the initial CPI and multiplied by 100 to obtain the percent gain. The Fair Return on Investment will only apply to sales during the 15-year affordability period.

The UPCS is an inspection protocol that establishes minimum property condition standards for rehabilitation and includes a more comprehensive list of inspectable items and areas than Health, Quality and Safety (HQS) standards.

Below is an example based on a hypothetical scenario, with the homeowner selling the property after 8 years of occupancy:

- (1) Initial investment by low-income homeowner: \$5,000
- (2) Improvement Credits: \$30,000
- (3) Initial CPI: 246
- (4) CPI at date of sale: 265
- (5) Increase in CPI: $\frac{[(4)-(3)]}{(3)} \times 100\% = 7.7\%$
- (6) Fair Return on Investments: $[(1) + (2)] \times (5) = \$2,695$
- (7) Total Return to Buyer : $(1) + (2) + (6) = \$37,695$

Reasonable Range of Low-Income Homebuyers. This term refers to subsequent homebuyers having incomes at no more than 80% of the Los Angeles AMI and who pays no more than 30% of the household gross income for housing cost (Principal, Interest, Taxes and Insurance), as maybe determined by the Lender.

Example. The homeowner's original mortgage was \$285,000 at 6% interest for 30 years. The original homeowner is selling after 8 years. The example on Fair Return on Investments above will be used. The balance remaining on the first mortgage loan is \$236,851.

In order to realize a fair return to the original homeowner, the sales price must be roughly \$274,546:

First Mortgage Balance:	\$236,851
Total Return on Investment	<u>\$ 37,695</u>
Sales Price	\$274,546

If the original homeowners sets the sales price at \$274,546 and if current 2018 rates are used (front and back ratios, insurance and tax rates), the monthly Principal, Interest, Taxes and Insurance (PITI) is estimated at \$2,061.

A family with a household size of four having an annual income of \$77,500 could not support this PITI since it will exceed 30% of the family's gross monthly income. Most low income homebuyers would require down payment assistance. If down payment assistance is provided using additional HOME funds, a new affordability period will be imposed based on the level of the new HOME investment. If the family had savings and will be able to purchase the house without additional HOME assistance, the

affordability period would end in 7 years, after which time the subsequent homebuyer could sell the property to any buyer at any price.

Enforcement. An Agreement between the City of Pomona and SOFED has been executed that details the Resale Provisions. A Declaration of Developer Covenants is signed upon purchase of a property imposing the Resale Restrictions, which is recorded at the Los Angeles County Recorder's Office. Upon re-sale to a first time homebuyer and at close of escrow, the Homebuyer Covenants between the City, the SOFED and homebuyer is executed containing the resale provisions (*and the Developer Covenants is released by the City*).

Termination. The affordability restrictions may terminate upon occurrence of any of the following termination events: foreclosure, transfer in lieu of foreclosure, or assignment of an FHA insured mortgage.

Process. If Resale Provisions are to be triggered during the affordability period, the Developer and Homeowner must immediately notify the City of Pomona Housing Division staff. The City staff will: (a) Agree to the new sales price; (b) Confirm the fair return and equity sharing to the seller; (c) Review the income eligibility of the subsequent buyer and that the property will be used as their principal residence; and (d) Determine whether the subsequent homebuyer will require additional infusion and HOME funds and therefore extend the affordability period, or will continue the remainder of the affordability period in effect.

APPENDIX F

HOME-ARP ALLOCATION PLAN

HOME Investment Partnerships Program - American Rescue Plan (HOME-ARP) Allocation Plan



PRESENTED TO:

U.S. Department of Housing and Urban Development (HUD)

PREPARED BY:

City of Pomona, Neighborhood Services Department

Benita DeFrank, Director

Beverly Johnson, Housing Services Manager



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INTRODUCTION

The City of Pomona's HOME-American Rescue (ARP) Allocation Plan describes how the City engaged in consultation and public participation as a part of the Plan's development. It outlines how the City will use HOME-ARP funds to address the needs of qualifying populations. Qualifying Populations" is defined as persons who are: (1) homeless, as defined in section 103(a) of the McKinney-Vento Homeless Assistance Act, as amended (42 U.S.C. 11302(a)) ("McKinney-Vento"); (2) at risk of homelessness, as defined in section 401 of McKinney-Vento; (3) fleeing, or attempting to flee domestic violence, dating violence, sexual assault, stalking, or human trafficking; (4) part of other populations where providing supportive services or assistance would prevent a family's homelessness or would serve those with the greatest risk of housing instability; or (5) veterans and families that include a veteran family member that meet the criteria in one of (1)-(4) above.

The City will receive \$3,190,091 in HOME-ARP funding to be used in accordance with this Allocation Plan.

HOME-ARP Eligible Activities:

1. Administration and Planning Costs;
2. Development of Rental Housing (Acquisition, Rehabilitation, Construction)
3. Development of Non-Congregate Shelter (Acquisition, Rehabilitation, Construction);
4. Tenant-Based Rental Assistance (TBRA);
5. Supportive Services; and
6. Nonprofit Operating and Capacity Building Assistance

The following are the major components addressed in the plan:

- Consultation;
- Public Participation;
- Needs Assessment and Gaps Analysis;
- Identification of HOME-ARP Activities;
- HOME-ARP Production Goals;
- Preferences; and
- HOME-ARP Refinancing Guidelines

CONSULTATION

Summary of Consultation Process

The HOME-ARP Allocation Plan is a result of consultation with a wide spectrum of public and private agencies. Before developing the HOME-ARP Allocation Plan, the City conducted extensive public outreach activities beginning October 2021. The engagement efforts included virtual stakeholder focus groups, community meetings, workshops, tabling events, online social media, resident survey, agency poll, and digital information through the Neighborhood Services Department/Housing Division webpage. In addition, the City held a public hearing in order to garner input and feedback on eligible uses of HOME-ARP funds. These consultation avenues presented the attendees with background information on HOME-ARP Program, the amount of funding available and its eligible uses. Specific recommendations for projects and programs were not received through the consultation process.

There were no comments not accepted.

Below is a summary of the City's Consultation Efforts including the targeted audience:

Method of Outreach	Date	Target of Outreach
"Your Voice Counts" Postcard Production	10/4 – 7 th , 2021	Residents/ Citywide
Early Bird Announcement for CDBG RFP	10/14/2021 Emailed	Currently CDBG funded agencies
Early Bird Announcement for CDBG RFP	10/14/2021 USP Mail	Agencies listed on our RFP interest list
"Your Voice Counts" Postcard Postcards Citywide Mass Mailing to 43,000 households	10/25/2021 – USPS (1st Print)	Residents
"Your Voice Counts" Postcard City's website "home page"	10/19/2021	Citywide
"Your Voice Counts" Postcards (City Hall lobby kiosk & Housing Authority counter, City Library, Code Compliance, Planning and Business License, Utilities Counters, Administration and City Clerk)	On the Floor 10/25/2021	Customers, clients, residents, stakeholders

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"Your Voice Counts" Postcard	Placing Between Week of 10/25	Customers (Starbucks Garey / Mission)
Community Needs Meetings advertised on Electronic Billboard (Mission and Garey)	10/19/2021 Mark Gluba	Citywide
Community Needs Meetings advertised on City Hall Lobby / TV Monitor	10/19/2021 Mark Gluba	Customers
Community Needs Meetings advertised on City Website (Home, News, Calendar Events, NSD page)	10/25/2021	Citywide
"Your Voice Counts" Postcard posted to City's social media outlets • Facebook • Twitter • City Website • Instagram	10/25/2021	Agencies, residents, participants
"Your Voice Counts" Postcard Newspaper AD in La Nueva VOZ (Citywide free bilingual newspaper)	October 2021 Issue	Residents
Community Life Commission (CLC) Meetings	10/26/21 @ 6:15 PM 2/22/22 @ 6:15 PM	Commissioners & Residents
Community Needs Meetings (3 Via Zoom and 1 in person)	Wed, Oct 27, 2021 @ 6:30 PM Wed, Nov 17, 2021 @ 6:30 PM Wed, Dec 8, 2021 @ 6:30 PM (In-Person, City Library) Wed, Jan 13, 2022 @ 6:30 PM	Residents and stakeholders
SURVEY advertised City Website • Home • Calendar • News • Announcements • Neighborhood Svcs Page • Community Services Page • Electronic Billboard • TV Monitor's in Lobby advertised on Social Media and Newspaper • Facebook • Twitter • City Website • Instagram • La Voz News Paper	10/25/2021	Citywide/ Residents
SURVEY LIVE On Survey Monkey	10/26/2021	Citywide/ Residents

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Notice of Funding Availability for CDBG Request for Proposals (RFP) Public Notice advertised on <ul style="list-style-type: none"> • Facebook • Twitter • City Website • Instagram • Daily Bulletin New Paper 	10/28/2021 – 01/13/2022	Citywide/ Residents
Lead Tableting Events 1. 10/27/21 – National Lead Prevention Week – Pomona Library @ 3pm 2. 10/30/21 – Women's Health Fair by Assembly Member Freddie Rodrigues @Washing Park 10 AM 3. 11/6/2021 – Pomona Connect Event @ Washington Park 2pm	TBD Confirmed w/ Maria	Citywide/ Residents
Continuum of Care Coalition (agencies including service providers)	11/04/2021 @ 9AM	Stakeholders
"Your Voice Counts" Postcard Postcards Citywide Mass Mailing to 43,000 households	11/9/2021– USPS (Second Print)	Residents
Request for Proposals (RFP) Workshop	11/10/2021 @ 9:30 AM	CBO's
Presentation at Pomona's Promise Monthly Meeting	October 14, 2021 @ 3:30 PM Contact: Christina Jimenez cjimenez@projectsister.org	Stakeholders
Request for Proposals (RFP) MAKEUP Workshop	TBD 12/14/21 @ 10:30 AM 1/06/21 @ 4:00 PM	CBO's
Community Needs SURVEY Social Media Video Highlight (Facebook, Instagram)	January 27, 2022	Citywide
City Council Public Hearing	5/2/2022 @ 7:00 PM 6/6/2022 @ 7:00 PM	Citywide/Residents/City Council

Organizations Consulted, Method of Consultation & Feedback

The following outlines specific organizations consulted, the method of consultation and feedback:

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Agency/Organiz ation Consulted	Type of Agency/Organization	Name & Title	Method of Consultation	Feedback
Los Angeles Homeless Services Authority (LAHSA)	Provides regional planning that coordinates housing and services for homeless families and individuals in Los Angeles County	LAHSA Management Staff 2/9/2022	Webinar/ HOME-ARP: The LA CoC's Recommendatio ns to Participating Jurisdictions	Recommendations shared at the regional level
Los Angeles Homeless Services Authority (LAHSA)	Provides regional planning that coordinates housing and services for homeless families and individuals in Los Angeles County	Pablo De Lara, Coordinator, Community Relations	Webinar/Poll	See poll results
Prototypes Women's Center	Provides behavioral, medical, mental health care, substance use disorder treatment, transitional housing and re-entry services	Rebecca Andreano	Webinar/Poll	See poll results
Tri-City Mental Health	Provides mental health services to children, youth, adults and elderly	Mary Monzon, Housing Manager	Webinar/Poll	See poll results
Hope for Home	Emergency Shelter	Julia Estrada, Program Manager	Webinar/Poll	See poll results
City of Pomona	Local Government	Donyielle Holley, Homeless Programs Supervisor	Webinar/Poll	See poll results
Tri-City Mental Health	Provides mental health services to children, youth, adults and elderly	Aziza Manuel, Homeless Services Director for East Valley Community Health Center	Webinar/Poll	See poll results
Tri-City Mental Health	Provides mental health services to children, youth, adults and elderly	Isela Moreno, Program Supervisor	Webinar/Poll	See poll results
Volunteers of America of Los Angeles	Provides emergency shelter, transitional & permanent housing, case management & support to veterans, homeless families	Mary Tawadros, Partner Relations Specialist / Volunteers of America Los Angeles (VOALA)	Webinar/Poll	See poll results
Hope for Home	Emergency Shelter	Lidia Orozco, Research Analyst	Webinar/Poll	See poll results
Hope for Home	Emergency Shelter	Freddy Martin, Program Coordinator	Webinar/Poll	See poll results

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Volunteers of America of Los Angeles	Provides emergency shelter, transitional & permanent housing, case management & support to veterans, homeless families	Amanda Romero, Senior Program Manager	Webinar/Poll	See poll results
Hope for Home	Emergency Shelter	Julia Estrada, Program Manager	Webinar/Poll	See poll results
Volunteers of America of Los Angeles	Provides emergency shelter, transitional & permanent housing, case management & support to veterans, homeless families	Reggie Clark, Program Manager	Webinar/Poll	See poll results
Inland Mediation Board	Fair Housing	Agency Representative	Webinar/Poll	See poll results
Housing Rights Center	Fair Housing	Agency Representative	Webinar/Poll	See poll results
Independent Living Skills Center in Claremont	Provides free independent life skills or services to people with disabilities and seniors	Agency Representative	Webinar/Poll	See poll results
Ability First in Claremont	Provides life skills and fun and engaging programs to children and people with disabilities	Agency Representative	Webinar/Poll	See poll results
Inland Valley Hope Partners in Pomona	Provides food, shelter and supportive services for the homeless population	Agency Representative	Webinar/Poll	See poll results
Project Sister Family Services in Pomona	Provides counseling, and crisis intervention services to victims of sexual assault and abuse	Agency Representative	Webinar/Poll	See poll results
Neighborhood Legal Services of LA in Los Angeles	Provides free legal representation, advice and education to low-income families and communities.	Agency Representative	Webinar/Poll	See poll results
Cal Poly Pomona's Veteran's Research Center	Provides personal and academic support to student veterans and their families	Agency Representative	Webinar/Poll	See poll results

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VA Loma Linda Health Care Systems / Veterans Affairs	Provides health care and counseling to meet the needs of veterans, their families and caregivers	Agency Representative	Webinar/Poll	See poll results
Pomona Housing Authority	Provides housing assistance to qualified households	George Montano, Pomona Housing Authority Manager	Webinar/Poll	See poll results

Survey comments include feedback from residents, including those persons with lived experience of homelessness and lived experience of housing instability. In addition to the survey, feedback was garnered from stakeholders through an online poll. Results were immediately shared with the group, which provided a more in-depth discussion on priorities. Stakeholders included the Pomona Continuum of Care (PCOCC), domestic violence providers, veterans' groups, the Pomona Housing Authority and other public/private organizations that address the needs of the qualifying populations, including agencies that address fair housing, civil rights, and the needs of persons with disabilities.

- A virtual stakeholder focus group held for the Hope for Home Partners took place on Thursday, February 17, 2022 at 10:00am.
- A virtual stakeholder focus group for the Pomona Continuum of Care Coalition took place Thursday, March 3, 2022 at 10:00am.

Below are poll results from stakeholder meetings. (See Appendix A for other comments)

Poll Results

Q1	Which of these activities are most needed to address homeless and housing insecurity? (03-03-22)		TOTAL
		(2/17/2022)	
Development of non-congregate shelter (shelter with private rooms)	1	1	2
Development of preservation of affordable rental housing	13	7	20
Rental assistance for tenants	1	1	2
Supportive services (homeless prevention, child care, job training, case management, housing counseling)	5	3	8
Grand Total	20	12	32

Q2	For DEVELOPMENT OR PRESERVATION OF AFFORDABLE RENTAL HOUSING, which item do see as most important? (03-03-22)		TOTAL
		2/17/2022	
Convert existing building into rental units	12	7	19
New Construction of rental units	5	3	8
Purchase and Renovate existing rental complex	3	2	5
Grand Total	20	12	32

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Q3	For RENTAL ASSISTANCE FOR TENANT, which item do you see as most important? (03-03-22)	2/17/2022	TOTAL
Combination of rent/utilities	11	7	18
Rent only	9	5	14
Grand Total	20	12	32

Q4	For SUPPORTIVE SERVICES, which item do you see as most important? (03-03-22)	2/17/2022	TOTAL
Budget/credit repair	2	1	3
Case Management	6	4	10
Homeless prevention/landlord mediation	9	5	14
Housing Search	2	1	3
Job training	1	1	2
Grand Total	20	12	32

Q5	For DEVELOPMENT OF NON-CONGREGATE SHELTER (shelter with private rooms), where do you feel shelter should be located? (03-03-22)	2/17/2022	TOTAL
Acquire existing building for use as non-congregate shelter and renovate	5	3	9
Conversion of existing shelter from congregate to non-congregate	2	1	3
Hotel/Motel rooms	6	4	10
Scattered site	6	4	10
Grand Total	20	12	32

Q6	Should other resources in the community be used to support activities listed above questions? (ex: Section 8 vouchers, CARES Act Funds, Faith-based organizations) (03-03-22)	2/17/2022	TOTAL
Yes	20	12	32
Grand Total	20	12	32

Q7	What unmet needs among people experiencing homeless or housing insecurity or those fleeing domestic violence do you see? (03-03-22)	2/17/2022	TOTAL
Inadequate services for persons with mental illness	1	1	2
Lack of housing affordable to people earning 30% or less of the area median income	12	7	19
Lack of housing affordable to people earning 50% or less of the area median income	7	4	11
Grand Total	20	12	32

Q8	Select the highest need. (03-03-22)	2/17/2022	TOTAL
Development of Affordable Rental Housing (including construction or rehab of existing units)	13	8	21
Supportive Services	3	2	5
Tenant Based Rental Assistance	4	2	6
Grand Total	20	12	32

Q9	Select the highest affordable housing activity needs in Pomona? (03-03-22)	2/17/2022	TOTAL
Assistance for landlords	1	1	2
Conversion of Hotel/Motel Rooms to Housing	2	1	3
Creating new Affordable Housing Units	6	3	9
Permanent Supportive Housing	11	7	18
Grand Total	20	12	32

Q 10	Count of 10. Which type of respondent best describes your group? (select one) (03-03-22)	2/17/2022	TOTAL
Homeless or domestic violence service provider	10	6	16
Local or state government agency	3	2	5
Organization that addresses the needs of persons with disabilities	4	2	6
Public housing agency	3	2	5
Grand Total	20	12	32

Based on analysis of the poll responses and other comments received during development of the HOME-ARP Allocation Plan and the City's FY 2022-23 Annual Action Plan for other entitlement funds, there is a continuous need to focus on affordable rental housing opportunities, supportive services and development of non-congregate shelter.

PUBLIC PARTICIPATION

Summary of Public Participation Process

Surveys and informational postcards notifying resident of community meeting dates regarding were available in English and Spanish. Additionally, Spanish translators were present at all meetings. The following summarizes the City's efforts for Public Participation:

HOME-ARP Plan Development: Citizens, qualified populations and other public and/or private agencies were invited to provide input into the development of the Plan, including identification of priority needs and setting goals and objectives. Input was achieved through one or more of the following mechanisms: community meetings/stakeholder focus groups, community needs survey, online polls, request for funding proposals (RFPs), public comment period and public hearing process.

Public Hearings and/or Meetings: Public hearings provide a major source of citizen input on proposed programs and activities. A public hearing was held on **April 18, 2022** in order to receive input on homelessness needs. Other stakeholder meetings were held virtually.

Public Notification: To ensure that all City residents had ample opportunity to take notice of scheduled public hearings, notices were published in a local newspaper of general circulation at least ten (10) days prior to the date of public hearing per the City's Citizen Participation Plan.

Evaluation/Review and Comment: For development of the HOME-ARP Allocation Plan, citizens were given (15) days to review and comment on the Draft HOME-ARP Plan from April 1, 2022 through April 18, 2022. The City published a public notice in the local newspaper informing interested persons about the Plan review/comment period. (See Appendix A for a copy of the public notice)

Access to Information/Availability to the Public: As required by Federal regulations, the HOME-ARP Plan was made available at the following locations: Neighborhood Services Department – Housing Division- 1st Floor and the City of Pomona Website. The City has procedures in place to provide Information to those requesting communication, accessibility and/or reasonable accommodations.

Efforts to Broaden Public Participation

As exhibited in the consultation and public participation sections, the City conducted extensive outreach via various methods in effort to broaden public and stakeholder participation. This included a public survey distributed citywide, notification of public meetings via postcards distributed citywide, stakeholder agency meetings, agency polls on the needs of the qualified population, a public hearing and social media campaigns.

Summary of Comments and Recommendations Received

SEE APPENDIX A FOR A SUMMARY OF COMMENTS.

Summary of Comments and Recommendations Not Received

All comments were accepted. There were no comments not accepted. All comments received were considered in the development of the plan and are included in APPENDIX A.

NEEDS ASSESSMENT AND GAP ANALYSIS

This section of the HOME-ARP Plan represents an examination of the City's Housing, Homeless and Non-Homeless Special Needs Assessment. The Assessment will provide a more detailed look at the City's homeless needs and the services and facilities to meet those needs. In determining the needs of the qualified population, several characteristics of the households are key. Those include household size and composition, income, access to affordable rental units and supportive services needed. The most current data available is from the point in time count and the housing inventory count for quantifying the individuals and families in the qualifying populations and their need for additional housing, shelter or services.

Size and Demographic Composition of Qualifying Populations

All data charts listed below are based on the Los Angeles County 2020 Point in Time Homeless Count. All reported data are reflective of the County as a whole and demographic data is not broken down to the City level.

Summary of Persons in Each Household Type	Sheltered			
	Emergency Shelter	Transitional Housing	Unsheltered	Total
Persons in households without children	5780	2338	43103	51221
<i>Persons age 18 to 24</i>	579	553	2077	3209
<i>Persons over age 24</i>	5201	1785	41026	48012
Persons in households with at least one adult & one child	8281	1192	2943	12416
<i>Children under age 18</i>	5100	738	1584	7422
<i>Persons age 18 to 24</i>	530	110	332	972
<i>Persons over age 24</i>	2651	344	1027	4022
Persons in households with only children	16	9	44	69
Total	14,077	3,539	46,090	63,706

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Source: HUD 2020 Continuum of Care Homeless Assistance Programs Homeless Populations and Subpopulations (CA-600 Los Angeles City & County CoC). Data references the County level and includes City of Pomona. Demographic data down to the City of Pomona level is not available.

Demographic Summary by Race	Sheltered			
	Emergency Shelter	Transitional Housing	Unsheltered	Total
Black or African-America	7363	1790	19845	28998
White	5921	1461	21854	29236
Asian	153	40	975	1168
American Indian or Alaska Native	141	84	1224	1449
Native Hawaiian or other pacific islander	85	23	289	397
Multiple Races	414	141	1903	2458
Total	14,077	3,539	46,090	63,706

Source: HUD 2020 Continuum of Care Homeless Assistance Programs Homeless Populations and Subpopulations (CA-600 Los Angeles City & County CoC). Data references the County level and includes City of Pomona. Demographic data down to the City of Pomona level is not available.

Demographic Summary by Ethnicity	Sheltered			
	Emergency Shelter	Transitional Housing	Unsheltered	Total
Hispanic/Latino	5078	1201	16726	23005
Non-Hispanic/Non-Latino	8999	2338	29364	40701
Total	14,077	3,539	46,090	63,706

Source: HUD 2020 Continuum of Care Homeless Assistance Programs Homeless Populations and Subpopulations (CA-600 Los Angeles City & County CoC). Data references the County level and includes City of Pomona. Demographic data down to the City of Pomona level is not available.

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Demographic Summary by Gender	Sheltered			
	Emergency Shelter	Transitional Housing	Unsheltered	Total
Female	7031	1306	11963	20300
Male	6952	2121	33314	42387
Transgender	79	79	684	842
Gender Non-conforming	15	33	129	177
Total	14,077	3,599	46,090	63,706

Source: HUD 2020 Continuum of Care Homeless Assistance Programs Homeless Populations and Subpopulations (CA-600 Los Angeles City & County CoC). Data references the County level and includes City of Pomona. Demographic data down to the City of Pomona level is not available.

Summary of Chronically Homeless Persons in Each Household Type	Sheltered			
	Emergency Shelter	Transitional Housing	Unsheltered	Total
Chronically Homeless persons in households without children	1768	22	21285	23075
Chronically Homeless persons in households with at least one adult and one child	635	0	722	1407
Chronically Homeless persons in households with only children	0	0	0	0
Total	2,403	22	22,057	24,482

Source: HUD 2020 Continuum of Care Homeless Assistance Programs Homeless Populations and Subpopulations (CA-600 Los Angeles City & County CoC). Data references the County level and includes City of Pomona. Demographic data down to the City of Pomona level is not available.

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Summary of all Other Populations Reported	Sheltered			
	Emergency Shelter	Transitional Housing	Unsheltered	Total
Severely Mentally Ill	1922	492	11711	14125
Chronic Substance Abuse	698	221	14284	15203
Veterans	263	614	2804	3681
HIV/AIDS	245	63	857	1165
Victims of Domestic Violence	644	97	3143	3884
Unaccompanied Youth	428	551	2,119	3,098
<i>Unaccompanied youth under 18</i>	16	9	44	69
<i>Unaccompanied youth 18-24</i>	412	542	2075	3029
Parenting Youth	379	81	168	628
<i>Parenting youth under 18</i>	0	0	6	6
<i>Parenting youth 18-24</i>	379	81	162	622
<i>Children of Parenting Youth</i>	538	111	298	947

Source: HUD 2020 Continuum of Care Homeless Assistance Programs Homeless Populations and Subpopulations (CA-600 Los Angeles City & County CoC). Data references the County level and includes City of Pomona. Demographic data down to the City of Pomona level is not available.

Pomona Point in Time Count 2020: According to the Los Angeles Homeless Service Authority (LAHSA), data from the 2020 City of Pomona Point in Time (PIT) Count indicated that the overall homeless population increased by 4% to 722. From 2019 to 2020, the unsheltered population count decreased by 8.3%. In comparison to the 2019 PIT results of 428, the 2020 PIT count was 402.4. The decrease has been a direct result from expansion of supportive services and opening of the local homeless services center. The unsheltered population accounts for persons residing on the street, cars, vans, RV/Campers, makeshift shelters, and tents.

From 2019 to 2020, individuals in an emergency shelter increased by 8.8% (250 to 272 individuals). Transitional housing increased by 585.7% (7 to 48 individuals). Overall, the shelter population from 2019 to 2020 increased 24.5%, demonstrating progress in overall efforts to

combat individuals residing on the street or in dwellings. In addition, the local Hope for Home Homeless Services Center offers year-round shelter beds, both emergency and transitional beds, coupled with onsite resources such as mental health services, case management, housing navigation, substance abuse resources, and much more to promote whole person care. Due to the opening of Hope for Home, the City of Pomona has seen a gradual increase in the sheltered population between 2018 and 2020.

The Los Angeles Homeless Services Authority (LAHSA) provides City data on both unsheltered and sheltered population. In addition, LAHSA does report on the type of dwelling and shelter placement. The types of dwellings include cars, vans, RVs/campers, makeshift shelters, and tents whereas shelter placements encompass emergency shelter and transitional housing. Under the homeless count, both unsheltered and sheltered data is captured, but does not report demographic data (e.g. race, gender, etc.) at the City level.

Dwelling Type	Total
Cars	45.9
Vans	44
RVs/Campers	94.1
Makeshift Shelters	6.6
Tents	16.8

Source: Los Angeles Homeless Services Authority (LAHSA) 2020 Pomona Homeless Point in Time Count by Community/City Dashboard

As of March 2022, there are currently 41 veterans in Pomona enrolled in the VASH Program and permanently housed (*Note: This data only reflects veterans who are housed and housing may not equate to 'permanent supportive housing.'*)

Description of the unmet housing needs and service needs of qualifying populations

The City of Pomona has taken critical steps to increase opportunities for housing, provide access to stable housing and home ownership to lower income residents, and reduce the number of people experiencing homelessness. Although there has been immense progress on implementing new programs and policies, conducting the Needs Assessment and Gap Analysis gives the City the opportunity to revisit planning efforts and determine the allocation of HOME-ARP funding based on current unmet housing needs. It is particularly imperative to examine what the unmet housing needs are during the COVID-19 pandemic to build and create new strategies that align with the current realities and resources Pomona residents are facing.

The COVID-19 pandemic illuminated preexisting housing and homelessness issues the Pomona community was facing, and only deepened the complexities of these issues. Based on the 2022 National Equity Atlas Rent Debt Dashboard, the State of California has an estimated \$3.5 billion total rent debt. The City of Pomona has assisted households with

processing emergency rental applications as all of them fell behind on rental payments and were confronting a situation where they were at-risk of falling into homelessness. With the Los Angeles County eviction moratorium in place, households were able to request assistance and remain in housing. However, if households could not secure assistance prior to the eviction moratorium's end date, many would undergo legal proceedings to move out of their housing.

Homeless Prevention Programs remain a top priority to mitigate the increase of unsheltered individuals and families and housing instability in Pomona. Long-term solutions to homelessness require preventative measures, especially as economic impacts are prevalent among low-income communities and are a direct result from the pandemic and housing policies. According to the City's *Pro Housing Pomona – Housing Element 2021-2029*, nearly two out of three households (61.9%) in Pomona are considered lower income and are not able to afford housing within the community. Current existing homeless prevention programs typically provide short-term assistance and direct services to assist individuals and families. Examples of homeless prevention includes, but not limited to:

- Rental Assistance, Emergency Housing Assistance, Security Deposits
- Utility Deposits, Utility Assistance
- Transportation Related Services
- Motel Vouchers
- Reunification Services
- Debt Resolution
- Eviction Prevention (e.g. landlord/tenant legislation, legal service and representation)
- Housing Legal Assistance

Homeless Prevention Programs have reduced the likelihood of households falling into homelessness and reducing shelter entry. Qualifying populations would include low income households residing in Pomona that meet program qualifications, which are typically based on need and vulnerabilities, housing barriers (e.g. eviction history), income qualification, and city policy priorities (e.g. residing in Pomona).

According to the City of Pomona City Council Priorities and Goals, there are two significant goals related to increasing housing opportunity and stability. These two goals are:

- Goal J: Encourage the development and maintenance of quality housing opportunities for all
- Goal K: Reduce the unsheltered population by 10% annually and take actions to mitigate the impacts of homelessness on the community

Under Goal K, the City has provided action steps that will help to reduce and mitigate homelessness. One of the actions steps is to increase resources to support unmet needs of family and youth homelessness, including homeless prevention, crisis housing, rapid

rehousing, supportive services, and case management. In addition, the construction and completion of the Hope for Home Homeless Services Center has provided the opportunity to connect individuals experiencing homelessness to housing placements through the strong collaborative model between local organizations. However, once an individual transitions out from the shelter setting or from a dwelling not meant for human habitation, it is critical to have programs with the objective to occupy housing and sustain self-sufficiency. Through homeless prevention and other housing subsidy programs, individuals also have the opportunity to remain connected to the network of providers in the case of needing further support.

Part of the collaborative model the City of Pomona follows immensely helps to successfully house individuals and families. Yet, a challenge that so many Pomona residents and organizations encounter when actively trying to prevent homelessness is navigating the rental market. The City of Pomona actively supports Pomona's low income residents, the elderly and individuals living with disabilities in privately owned rental housing units. However, there is still a need to increase access to voucher programs. According to the City's *Enhanced Strategic Plan to Prevent and Combat Homelessness* and the *Pro Housing Pomona – Housing Element 2021-2029*, residents in Pomona are rent burdened. Rent burdened is defined as spending more than 30 percent of household income towards rent. There are approximately 8,300 extremely low-income households in Pomona living in extreme poverty, which translates to household incomes earning less than 30 percent of the Median Family Income and cannot afford current rent prices. In addition, households with moderate income who typically earn too much to qualify for a housing voucher program, do not have sufficient income to access affordable housing. Therefore, unmet needs can be tackled from various approaches to provide further sources of affordable housing production and opportunity, which include:

- **Sheltered and unsheltered homeless populations** – In Pomona there are never enough shelter beds for every unsheltered person, every night. For sheltered persons, there is a severe lack of supportive transitional or permanent supportive housing to help them transition away from homelessness.
- **Currently housed and at risk of homelessness** – Increasing housing costs continue to strain households at risk of homelessness. A total lack of quality housing options is the primary issue.
- **Households requiring services or housing assistance to prevent homelessness** – Identify and act upon opportunities to expand and strengthen the Housing Authority's rental assistance programs, which includes implementing programs that address special population needs (e.g. youth) Provide access to rental assistance whether it be a voucher, subsidized rental, or affordable mortgage. Others may require short-term assistance due to an unexpected expense to get back on their feet. Access to accessible housing may be necessary to keep persons with disabilities safely housed.

- **Households at greatest risk of housing instability or in unstable housing situations.** – Overcrowded or rent overburdened households require safe, affordable housing options.
- **Affordable Housing** - Identify innovative affordable housing development approaches to address homelessness and extremely low income households develop an incentive program to promote the building of accessory dwelling units and utilize them to assist households experiencing housing displacement.

These approaches are all in alignment with the City of Pomona's City Council Priorities and Goals – Goal J: Encourage the development and maintenance of quality housing opportunities for all.

Current Resources Available to Assist Qualified Population

Qualified persons is defined as those that are experiencing homelessness or at imminent risk of homelessness. Providing an adequate supply of decent and affordable housing for qualified populations requires supportive services, safe housing and funding from various sources. The following resources are currently available to assist qualified populations:

Funding Sources Currently Available

1. Section 8 Housing Choice Voucher

The Section 8 Housing Choice Voucher program is a Federal government program established by the 1974 Housing and Community Development Act to assist very low-income families, the elderly, and the disabled with rent subsidy payments in privately owned housing units. Section 8 program participants are able to choose any housing that meets program requirements and are not limited to units located within subsidized housing projects. Program participants contribute 30 to 40 percent of their income towards rent and utilities. The Pomona Housing Authority (PHA) administers Section 8 Housing Choice vouchers within the City. Between Fiscal Year 2018 and 2021, the City has allocated 4,102 housing vouchers to assist low-income families, persons experiencing homelessness, veterans, and disabled families in the community.

2. Grants and Programs

The City receives a variety of financial resources dedicated to expanding economic opportunities for the Pomona community. For Fiscal Year 2021-22, the follow entitlement funds were received of which a portion was allocated to grant programs that assist the qualified population:

2021-2022 ENTITLEMENT ALLOCATIONS	AMOUNT
Community Development Block Grant (CDBG)	\$2,043,385
HOME Investment Partnership Program (HOME)	\$880,191

City of Pomona HOME-ARP Allocation Plan
(Amendment to FY 2021 Annual Action Plan)

Emergency Solutions Grant (ESG)	\$177,141
Emergency Solutions Grant (ESG) – Cares Act	\$6,423,756
ENTITLEMENT ALLOCATIONS TOTAL	\$9,524,473

Community Development Block Grants (CDBG)

The Community Development Block Grant (CDBG) program provides annual grants on a formula basis to cities to develop viable urban communities by providing a suitable living environment and by expanding economic opportunities, including local homeless programs. Annually, CDBG funds are allocated for homeless assistance operations and program implementation.

HOME Investment Partnership Program (HOME)

The HOME program provides federal funds for the development and rehabilitation of affordable rental and ownership housing for households with incomes not exceeding 80 percent of area median income. The program gives local governments the flexibility to fund a wide range of affordable housing activities through housing partnerships with private industries and non-profit organizations. Annually, HOME funds are allocated for tenant-based rental assistance to help the homeless or those at risk of becoming homeless.

Emergency Solutions Grant (ESG)

Emergency Solutions Grant (ESG) program activities place emphasis on transitioning persons experiencing homelessness from temporary unstable living situations to permanent and stable housing to assist persons with attaining and sustaining self-sufficiency. . Annually, ESG funds are allocated for emergency shelter operations, and data collection and management.

Supportive Services Currently Available

The City of Pomona plans, coordinates and organizes strategies to assist the City's homeless population in collaboration with other public and private organizations. The County of Los Angeles through the Los Angeles Homeless Services Authority (LAHSA) has the primary responsibility for providing homeless services to all service planning areas (SPA) located within the county. The City of Pomona falls within SPA 3 – San Gabriel Valley and receives resources from LAHSA and SPA 3 agencies, such as the San Gabriel Valley Council of Governments (SGVCOG), to host program activities dedicated to helping unhoused persons. Through the collaborative model, the City of Pomona works in partnership with several site partner agencies to operate and administer program activities at the Hope for Home Homeless Services Center. The site partners include Volunteers of America Los Angeles (VOALA), the region's mental health provider – Tri-City Mental Health Services, East Valley Community Health Center, Prototypes, and Goodwill of Southern California. The site partners focus on providing program

participants with mental health, primary healthcare, substance abuse, case management, financial literacy, and employment supports.

Community networks are important as they guide efforts to address homelessness and housing issues to ensure progress is being made. The City of Pomona's Continuum of Care Coalition (PCOCC) is an organized coalition to deliver working group efforts to meet the specific needs of people who are experiencing homelessness within our community. The coalition invites different voices and perspectives to the table that examine homelessness and housing in all its layers and identify missing resource gaps. In addition, the PCOCC shares out local, regional, and countywide updates on homeless and housing initiatives. By determining the need through community involvement, the City can utilize the most effective and data-driven approaches to help Pomona's unhoused residents quickly gain housing stability and supportive services.

Through funding sources such as Measure H, State HEAP, Emergency Shelter Grant (ESG), Supportive Housing Program (SHP), Shelter Plus Care (S+C), the Section 8 Program and Community Development Block Grant (CDBG); emergency, transitional, and permanent forms of housing have been supported. Although not a complete solution, these programs, combined with services and other sources of funding, bring us closer to the goal of a seamless and comprehensive system of care for unhoused individuals and families in Pomona.

Gaps in Current Shelter and Housing Inventory and Service Delivery System

The City of Pomona invested in the construction and development of Hope for Home Homeless Services Center ("Hope for Home"), a year-round shelter program with the mission of reducing the unsheltered count in the community. Hope for Home carries the vision of being a one-stop centralized location where individuals experiencing homelessness can access crisis and transitional housing coupled with supportive social services that will assist each individual with their transition into permanent housing and reach self-sufficiency. Hope for Home has a network of site partners consisting of local agencies who provide supportive services to individuals residing at Hope for Home. The supportive services include primary and mental healthcare, substance abuse resources, case management, and employment services.

Hope for Home is operated by Volunteers of America Los Angeles (VOALA), who oversees the day to day activity and shelter bed utilization. Hope for Home manages a total of 205 shelter beds. Between 2019 and 2020, there was a total number of 275 unduplicated bed services along with supportive services (e.g. case management, substance abuse, mental health, etc.). The opening of the shelter has assisted with the success of moving individuals from a crisis or transitional housing and into a permanent placement. However, due to the COVID-19 pandemic, there was a severe decrease in shelter bed services. Hope for Home underwent several quarantines, which initiated a pause on services and new client intakes, as Hope for Home staff were required to issue social distancing and appropriate safety measures.

Furthermore, since the COVID-19 pandemic, site partner networks and City staff witnessed a shift in the type of shelter required for specific populations experiencing homelessness. Either because an individual was considered at high-risk of contracting COVID-19 because of an existing medical condition, or families were not eligible at some shelters, a congregate living situation such as Hope for Home, may not be ideal. A Hope for Home setting may not be a placement for specific individuals or families experiencing homelessness, or special populations, and instead these populations may require a motel voucher stay or another non-congregate temporary living arrangement.

There is currently 30 shelter beds reserved for families at a local agency – Inland Valley Hope Partners, but the increase in family homelessness is requiring that the City explore further opportunities to identify housing placements and promote affordable housing options. Additionally, the City in collaboration with the Los Angeles County Department of Children and Family Services (DCFS) under the Foster Youth Initiative (FYI) Program, identified 90 youth who are either experiencing homelessness or at-risk of homelessness in Pomona. The City of Pomona has the commitment to increasing affordable housing opportunities and a network of community partners to address youth homelessness, as this is a current gap in service. The limited housing market and shelter placements for diverse populations residing in Pomona speaks to the seriousness of the housing crisis. The City of Pomona is dedicated to closing the gaps in service in order to support the production and inventory of quality, equitable, and affordable housing across all income levels in Pomona.

Lastly, the City of Pomona works with vast community networks that each play a role in effectively resolving intersecting issues of homelessness. Although there are numerous supportive services provided not only at the shelter, but outside programs as well, the City of Pomona commits to seeking and implementing new programs that will be beneficial to reducing homelessness. For example, the City of Pomona has confronted several interactions with individuals or families experiencing homelessness who are in need of financial assistance. Due to the high need, the City of Pomona plans to implement a program called, Financial Social Work, which follows the objectives of reducing financial hardships, maximizing financial strengths, minimizing financial challenges, and decrease financial stress.

Characteristics of Housing Associated with Instability and Increased Risk of Homelessness

“Severe Housing Problems” is an official term used by the Census Bureau in its Comprehensive Housing Affordability Strategy (CHAS), which provides detailed information on housing needs by income level for different types of households in Pomona. The most recent available CHAS data for Pomona was published in August 2020 and was based on 2013-2017 ACS data. Pomona experiences the following Severe Housing Problems that are associated with housing instability and increased risk of homelessness:

- **Housing cost burdens** - State and Federal standards indicate that a household paying more than 30 percent of its income for housing is overpaying. Severe overpayment is when greater than 50 percent of total income is allocated to housing costs. Overpayment for housing can cause an imbalance on the remainder of a household’s budget. Overpayment (also referred to as cost burden) provides an indicator of the ability to sustain a household budget in consideration of other factors beyond housing costs (utilities, food, maintenance, etc.). Whenever households pay an excessive amount of their income on costs directly related to housing, it decreases the amount of income available for other needs. Twenty-one percent of renters in Pomona experience a cost burden over 30 percent.
- **Overcrowding** - Severely overcrowded households are households with greater than 1.5 persons per room. An overcrowded household may result from a number of factors, including a lack of affordable housing (which forces more than one household to live together) and/or a lack of available housing units of adequate size. Overcrowding in households can accelerate the physical deterioration of housing stock and infrastructure due to the intensive use of individual housing units resulting in excessive wear and tear, and the potential cumulative overburdening of community infrastructure and sewer, trash, and water service capacity. This burden can further be exacerbated by declining environmental and public health outcomes due to proximity of persons living together. According to the City of Pomona, 2021-2029 Housing Element Update, the City of Pomona has the greatest percentage of overcrowded units at 31.3 percent, as compared to surrounding cities and to the County of Los Angeles.

Priority Needs for Qualifying Populations

The City of Pomona intends to prioritize the

- Purchase and Rehab of Non-congregate Shelter for families and individuals experiencing homelessness
- Affordable housing options for homeless and extremely low-income households with a supportive service component

Determination of Level of Need and Gaps in Shelter/Housing Inventory/Service Delivery Systems

The gaps in Shelter, Housing Inventory and Service Delivery systems were based on the review and assessment of the following data sources:

- 1) **“A Way Home” – City of Pomona’s Homeless Strategic Plan** - created an opportunity to pivot toward a homeless crisis response system that focused on housing as a platform for service delivery. Outreach teams focused on building trusting relationship and connecting individuals experiencing homelessness with housing and services.

A Way Home: Community Solutions for Pomona’s Homeless

Principles

- A. Homelessness is a crisis in Pomona.
- B. Make homelessness brief and one-time.
- C. Homelessness is solvable.
- D. Addressing our Fair Share.

Strategies

- Reduce the Number of Pomona's Unsheltered Homeless
 - Reduce the Negative Impacts on Community Neighborhoods and Public Spaces through the Coordination of Services
 - Have an Engaged and Informed Community Regarding Homelessness and Homeless Solutions Goal
 - Balance the Needs and Rights of Homeless Persons and the Larger Community through Updated Fair, Legal and Enforceable Policies and Ordinances
- 2) **Lived Experience Summit** – The Homeless - Lived Experience Summit hosted by the City in February 2018 served as a pivotal moment in creating programs for people experiencing homelessness in Pomona. Of the 95 people who attended the forum, 88 completed surveys highlighting priorities such as the need for affordable housing, WiFi access and expanded storage space. A focus group of participants and alumni provided their insights as part of a process evaluation the City commissioned to gauge strengths and areas of improvement.
 - 3) **Housing Element** – City has established goals, policies, and programs aimed at identifying funding opportunities and partnering with the development community to increase the amount of affordable housing built in future developments.

- 4) **Consultation** – City conducted extensive consultation prior to completing the HOME-ARP Plan, including community needs-based surveys, focus groups, and community polls.
- 5) **Other Data Systems** – Data from additional systems were used to perform needs assessments and to identify gaps in shelter, housing inventory and services delivery:
- a. Census Bureau, Comprehensive Housing Affordability Strategy (CHAS)
 - b. American Community Survey (ACS)
 - c. Homeless Management Information System (HMIS)
 - d. Housing Pro Software (Housing Choice Vouchers)

HOME-ARP ACTIVITIES

Method for Soliciting Applications for Funding and/or Selecting Developers/Service Providers/Subrecipients/contractors

Based on the City's HOME-ARP needs assessment, it is recommended that funds be used for: 1) development of non-congregate shelter; and 2) to provide supportive services to qualified population . HOME-ARP is the perfect resource to supplement current funding used to assist qualified populations. The City plans to administer eligible activities directly, except for supportive services. No portion of the HOME-ARP Admin funds will be provided to Subrecipient agencies.

The City plans to issue a Request for Proposals (RFP) to community-based organizations to solicit Subrecipient agencies that will assist in providing supportive services to the qualified populations. In cases where acquisition, rehabilitation or development of properties are undertaken, the City will issue a Request for Bids (RFBs) to solicit qualified developers and/or contractors to assist the City in developing rental housing and/or non-congregate shelter.

HOME-ARP funds will be available for eligible activities once the HOME-ARP Allocation Plan is approved by HUD.

Use of HOME-ARP Funding

The City plans to allocate HOME-ARP funding as follows:

Eligible Activity	Funding Amount
Administration and Planning Costs	\$478,513
Development of Non-Congregate Shelter	\$2,361,578
Supportive Services	\$350,000
TOTAL	\$3,190,091

Characteristics of Shelter/Housing Inventory/Service Delivery Systems and Rationale for Funding

The overall lack of affordable housing inventory, as well as the limited availability of non-congregate shelter options have strained supportive services for qualified populations. The City of Pomona has been providing non-congregate shelter options through the use of hotels/motels as temporary or short-stay options. A review of this effort has continued to show great success, both in terms of service delivery, as well as to offer more independence options to qualified populations. Those benefiting from temporary shelter solutions are also provided an array of services through the City's many partnerships with private organizations.

HOME-ARP PRODUCTION GOALS

Number of Affordable Rental Units to be produced for Qualifying Population

As of November 2021, the City acquired a five-unit multi-family complex to house homeless families in crisis. The City of Pomona hopes to expand non-congregate shelter through development/rehabilitation of interim shelter for those families in crisis. It is anticipated that the HOME-ARP funding will support the creation of another 5-10 units of interim housing.

Specific Affordable Rental Housing Production Goals and Prioritization

There are currently no plans to construct affordable housing units. The plan is to develop non-congregate shelter through acquisition and/or rehabilitation of existing units and provide Supportive services to assist qualified populations in securing resources that lead to affordable housing.

PREFERENCES

The City does not intend to set preferences to any qualifying populations.

HOME-ARP REFINANCING GUIDELINES

The City does not intend to allow refinancing existing debt with HOME-ARP funds.

APPENDIX A: PUBLIC HEARING NOTICE & PUBLIC COMMENTS



**CITY OF POMONA
COMBINED NOTICE**

ATTACHMENT No. 2

**10-DAY NOTICE OF A PUBLIC HEARING & NOTICE OF 15-DAY
COMMENT PERIOD FOR THE DRAFT HOME-ARP ALLOCATION PLAN**

NOTICE IS HEREBY GIVEN that the City of Pomona has prepared the Draft HOME-American Rescue Plan (HOME-ARP) Allocation Plan as required by the U.S. Department of Housing and Urban Development (HUD). Copies of the Draft Plan will be available to the public for review and comment (see below for specific dates and locations). In addition, the City of Pomona Neighborhood Services Department will hold a public hearing on the following date to receive public comments on the Draft Plan:

DATE: Monday, April 18, 2022
TIME: 7:00 PM
LOCATION: Pomona City Hall Council Chambers
505 South Garey Avenue
Pomona, CA 91769

On March 11, 2021, Congress approved a \$1.5 trillion American Rescue Plan. This plan contains \$5 billion for affordable rental housing and homeless assistance through HOME-ARP. Approximately \$197 million was allocated to 30 cities in Los Angeles County. These formula block grant funds provide cities with flexible funding to reach populations experiencing homelessness or those currently at risk of homelessness and address local affordable housing, non-congregate shelter, and supportive service needs within respective communities.

The City of Pomona was awarded \$3,190,091 in HOME-ARP funding. These funds are not the traditional HOME Program funds and are intended to address homelessness assistance and supportive services. The following are eligible HOME-ARP uses:

1. Development and Support of Affordable Rental Housing;
2. Tenant-Based Rental Assistance;
3. Supportive Services for Qualifying Populations; and
4. Acquisition and Development of Non-Congregate Shelter (NCS)

**REVIEW PERIOD AND LOCATION OF COPIES OF THE DRAFT HOME-ARP
ALLOCATION PLAN**

Copy of the Draft HOME-ARP Plan will be available on the City of Pomona's website at <https://www.pomonaca.gov/government/departments/neighborhood-services/housing-services/community-development-block-grant-unit-cdbg> or at the following location for a 15-day public review and comment period:

- City of Pomona City Hall Offices, 505 South Garey Avenue, during the following hours: Monday through Thursday 7:30 AM – 6:00 PM, at the following locations:

⇒ Neighborhood Services Department, Housing Division Front
Counter – 1st floor

Comments may be made before the public hearings, during the public hearings, within 15-days of the initial public notice, or until **April 18, 2022**. Written comments should be addressed to Beverly Johnson, Housing Services Manager, Neighborhood Services Department, Housing Division, P.O. Box 660, Pomona, CA 91769. Phone comments can be made at 909-620-2433 or 909-620-3772.

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POMONA CITY OF LEGAL - City Clerk
505 S. Garey Avenue
Pomona, California 91769

**PROOF OF PUBLICATION
(2015.5 C.C.P.)**

**STATE OF CALIFORNIA
County of San Bernardino**

I am a citizen of the United States and a resident of the County aforesaid; I am over the age of eighteen years, and not party to or interested in the above-entitled matter. I am the principal clerk of the printer of Inland Valley Daily Bulletin - SB, a newspaper of general circulation, printed and published in the City of Ontario*, County of San Bernardino, and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of County of San Bernardino, State of California, under the date of [UNKNOWN DATE AND CASE NUMBER]. The notice, of which the annexed is a printed copy (set in type not smaller than nonpareil), has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to wit:

04/01/2022

I certify (or declare) under the penalty of perjury that the foregoing is true and correct.

Dated at Ontario, California

On this 1st day of April, 2022.



Signature

*Inland Valley Daily Bulletin - SB circulation includes the following cities: [UNKNOWN LIST]

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SURVEY COMMENTS

HOMELESS SERVICES

- Transition from shelter to employment. Break the cycle... also, why are surrounding communities dumping the unhoused in Pomona. There needs to be a clear plan for this, when the goldline is done, we can expect to have an acute influx similar to what Azusa experienced however they had plan.
- Permanent housing
- End sanctuary city so criminals stop coming to Pomona
- Many have mental health issues due to some form of addiction.
- The homeless should have conservators to handle their funds, that way their rent is definitely paid for and their basic necessities are met
- Get them off our streets
- Partner or collaborate with nearby cities to see how they are combating these issues to see if the city of Pomona can mirror some of the same programs and/or resources. For instance, the city of Chino partners with a non-profit organization called SWAG that provides support and case management to homeless individuals.
- We need to address unhoused people squatting in vacant houses/houses for sale.
- Healthy Food in Shelter
- The homeless around my area that suffer mental health issues need different solutions. It's unsettling when someone comes screaming obscenities. There are many because we get them from the surrounding cities we call neighbors.
- There needs to be many more affordable housing projects and shelters
- Thanks
- Homeless actually like being homeless. They want to continue their drug use and bad habits and living on the streets means they don't have to answer to anyone except themselves. It's disgusting. And they want to have rights but they mess up property that isn't theirs. Property that someone went to work and bust their butts to have what they have. The city doesn't do anything about it and side with the homeless. What happened to homeowner's right to pursue happiness.
- Mental health art community programs
- We need to help those that are truly homeless, not the drug addicts that have taken over our streets.
- This city has many shelters. We keep investing in this area but fail to protect the people and businesses in the city of Pomona. It's seems like they have more rights than the people paying taxes here in the city when we shop (more than 10%). Where is that money going to?

- Please let's get homeless people off the streets my car has been broken into three times, they all have been caught and were all homeless persons
- Public restrooms and showers, like a center
- The strict regulations on helping unhoused peoples is only furthering the crisis in Pomona. Harm reduction is a better plan.
- Mental health services, behavioral services, drug and alcohol treatment
- Help not just the super poor, help the low/middle class too
- Need to do something about all the transients taking over areas where we live. Bringing drugs into communities. Can't just let them take up wherever they want. They refuse to comply with shelters, want to live the way they live causing damage to neighborhoods. Not ok at all.
- They need mental health and drug rehab. Counseling, transitional housing, Jobs
- Homeless is a problem that will never go away. It's best to set up a designated area for them that is away from the hard working people of Pomona
- Cleaning out and up areas where the homeless hang out. Parts of the city, which are some of the nicest sections are becoming a mess
- Like I said you have a lot of prostitution drug users in the homeless people in the streets of Pomona this is ridiculous the mayor and stuff gets paid to do something this town is ridiculous you guys have a source of income to be bringing in more resources
- Provide health services to the homeless
- why everyone homeless comes to Pomona
- This is also important because Pomona is the 7th largest city in LA County. We have a lot of unhoused people coming in from other areas, more affluent areas. How can we allocate a bigger budget towards this?
- Encourage Sacramento and Washington for mental health funding
- Homelessness should be considered in the context of mental health and drug addiction rehabilitation. We should encourage lifestyle changes that are a part of receiving aid. Housing first is not seeming to work.
- Criminalize behaviors that encourage homelessness: drug addiction, public defecation, camping in public spaces, etc. Addicts won't ask for help if you don't make them. Increase law enforcement.
- increase law enforcement
- Take care of POMONA's homeless people NOT the ENTIRE county's
- DON'T pour money into the homeless situation. Instead, RE-THINK the strategies that the city can use to usher the homeless into a better life. Many of the homeless will not be able to move onto a more stable life without pressure. Give them a chance to earn money by giving them manageable goals - e.g. picking up litter and paying them for each bag of trash they collect!!!!
- Mental health and drug rehab are important

- For those who are homeless, perhaps a neighborhood of tent sites could be built that provides security, restrooms, laundry, and other services a homeless person may need.
- It almost feels like nothing is being done about the homeless problem. It's getting worse.
- The unsheltered have TONS OF FUNDING. No money for the shelter resistant people. They elect to live in the street. All money going to Dept to oversee issue but no money for handling drugs, prostitution, vandalism, graffiti, etc. Enough funding for programs, keep the parks clean and restrooms clean, get rid of the vandals/criminals using our parks to have their criminal enterprise
- So many transients throughout Pomona getting sent here by nearby cities and many transients don't want help, and something needs to be done. It's not safe for children elderly, young women to walk near transients due to their aggressive, inappropriate sexual behavior.
- Strict laws on camping and open flames to prevent fires
- Reconsider different grant options to higher in house outreach teams/programs to address homelessness in Pomona. Current homelessness action plan is not efficient/cost wise for the city. Union station, LAHSA, etc. have not been efficient to the city addressing the homelessness in the community.
- Stop just shuffling them around, stealing their stuff, and then saying you are "helping" them
- While I can't see how homelessness can be prevented without changing society as a whole I do think people need help. Again, rental assistance tends to inflate prices by giving into landlords it also helps those in need.
- Interested in building an ADU to assist with affordable housing for older homeless people. Need financing assistance
- homeless areas in use need to be policed for trash mitigation and safe for residents
- Drug rehab and code enforcement
- I don't want my city to be a haven for the homeless. I want for these homeless individuals to have a conservator to handle their finances, in order to be able to find them a place to live - rather than just handing their money over to them to use on whatever they want.
- Mental health services for the less fortunate/homeless
- There should be no homeless individuals living on the streets of Pomona.
- Permanent supportive housing, hygiene centers, stop in care places, bathrooms, safe places to be, needle exchange, harm reduction, stop criminalizing homelessness, food centers.
- provide housing for youth as well as adults
- Pomona app for residents to report and identify community assistance incidents.
- let police handle the homeless
- Mental health services and rehabilitation for unhoused people

- The homeless situation is out of control. It is frightening to walk around Pomona, and almost impossible to do so without being accosted by someone.
- Coordination with surrounding cities to improve programs in this entire area.
- Some practices encourage homeless to come to our City and that is unacceptable. Homeless in the City should be identified and work done to treat their humane needs but not to overindulge them and attract more homeless to our community.
- Show kindness to the homeless, compassion from authorities on site.
- Too many homelessness is our city
- Real Mental health care for homeless, lower income people and serious drug rehabilitation instead of auto incarceration. What are the roots of these issues needs to be looked into. Follow up and monitoring for mental illness and drug rehabilitation persons
- Removal or Reduction of homeless persons on the on and off ramps, in and around neighborhoods and camping in riverbed areas
- I don't know what the answer is, but we already have a homeless shelter which is probably a magnet for more homeless people to come to Pomona. When that is full to excess have to go. Let La Verne, Claremont and etc. do their share to help with the problem. Pomona should not be a dumping ground for the homeless.
- Panhandling and loitering enforcement needed in public and shopping center areas. The constant harassments drive residents to shop in neighboring cities, such as Chino Hills and Diamond Bar.
- Transients and their issues need to be addressed/ including accountability
- Community clinics
- Find jobs, or help clean up the city with pay
- Open sources of job training, to provide assistance to unemployed people, people at risk, etc. Open permanent help centers for food products, with strict adherence to people in need.
- We all have the right to have a home or a place where we can shelter from the cold or the heat and we all want to get ahead and we all want to have the same opportunities to get ahead but we need to be given the opportunity to achieve it without being judged for our mistakes that we continue to have in the past we all have the right to another opportunity we are all human beings and no one is perfect Thank you, I hope you take it into account. Thanks
- Services for people with drug use problems

STAKEHOLDER OUTREACH MEETINGS

Pomona Promise Via (Zoom)

October 14, 2021

3:30pm-5pm

Number of Attendees= 23

Q: How often is the community survey updated?

A: The survey is updated annually however the categories do not change because they coincide with the eligible activities.

Q: A resident inquired about providing services to a resident that has issues with running water in their house.

A: Beverly gave them her contact information.

Q: The resident had a question regarding project based housing her question was per HUD housing is there a lifespan where eventually the building have to be returned after for example 30 years?

A: A voucher is reissued once it expires. Contact info for Bev was provided.

Q:Someone inquired about the housing center off mission, is it at full capacity?

A:The current capacity at the moment is 200 individuals however due to Covid the number has been reduced. Contact information for Danielle Holley was provided.

Community Life Commission (CLC) Via (Zoom)

October 26, 2021

6:15pm- 7:15

Number of Attendees=26

Comissioner Houston: She is part of a neighborhood Watch and she will be picking up paper surveys

Comissioner Mundy: Is that funding strictly available to the blue shading on the map

A: Funding must meet the eligible beneficiaries, Per HUD Low income threshold is 0-80% AMI, The blue shaded areas are defined as 51% or more low-mod income persons in the area.

Commissioner Ellis- Royston: Statutory spending cap and eligible activities

A: Statutory caps are standard however, every year the eligible activities may change from year to year. must apply for funding.

Commissioner Manzanares: had a question regarding council process for allocating

funds.

A: With a combination of stakeholder meetings CLC meeting and other meetings comments and the results of the tally survey we provide all this information to the council members and the mayor and eligible activities and the CBO that applied to make their recommendations

Q: for the funding recommendation is there a formula that is used?

A: the formula is based on the number the percentage of low mod people in their district the mayors portion is citywide so his formula is different for the allocation of funding.

Commissioner Canales: How do the families find out about the services?

A: there is an extensive outreach process.

Commissioner Mundy: it was suggested that in the contract the agencies community-based organizations that apply should have a social media plan.

Commissioner Ellis-Royston: agrees with Commissioner Canales and Commissioner Mundy that more outreach should be done by CBO to spread awareness to residents regarding funding received.

Community Needs Meeting Via (Zoom)

October 27, 2021

6:30pm-7:30pm

Number of Attendees= 12

Gary, Neighborhood Watch: in order to be considered for you did not go through the criteria to meet for the funding?

A: community-based organizations that are looking to receive funding submit a proposal and in order to receive funding, there is a mandatory workshop that must be attended. During the workshop we go over the proposal that was sent out and we provide technical assistance with regard to use.

Q: For the entire block of Chester Place between white and Park, we need streetlights. I've submitted an application to the city and it went through there I believe the engineering department through Public Works and for funding for city street lights for the street on my block as we have no lights whatsoever and I was told that we would pretty much just be in line amongst other individuals application if I understand you correctly so that's a different process

A: yes, you contact the public works department. They receive funding for Alley Improvements.

Continuum of Care (COC) Via (GoToMeeting)

November 4, 2021

9:00am-10:00am

Number of Attendees=23

Q: Can I please get the paper surveys?

A: Yes, we can mail them out or drop off

During the meeting, Two (2) agencies requested surveys be dropped off at their sites.
House of Ruth and Hope for Home

Community Needs Meeting Via (Zoom)

November 17, 2021

6:30pm-7:30pm

Number of Attendees=5

No comments or questions

Community Needs Meeting (In Person)

December 8, 2021

6:30pm-7:30pm

Number of Attendees= 0

No comments, no attendees

Community Needs Meeting Via (Zoom)

January 13, 2022

6:30pm-7:30pm

Number of Attendees= 9

No comments for this meeting.

Community Life Commission (CLC) Via (Zoom)

February 22, 2022

6:15-8:15

Number of Attendees= 13

Commissioner Manzanares: Q: How do folks hear about this plan?

A: Early bird notification

Agencies added throughout the year

Community meetings

Notify commission to spread the word

Virtual stakeholder meetings

Social media
Survey
Press releases
Public notices

Chair Jimenez Q: Is this before taxes?

A: Yes

Commissioner Houston Q: Homeowners receive grant money, are they taxed on money?

A: No tax implications

Commissioner Manzanares Q: How does the city find the families?

A: Tabling events, flyers, Pomona connect events is one way that information is provided

Q: Are undocumented individuals eligible?

A: No, undocumented applicants are not eligible to apply

Commissioner Mundy Q: Three (3) methods of funding were described. One being grant money. Is there anyone tracking that source of funding?

A: Yes.

Chair Jimenez Q: Are applications on line?

A: Yes, but potential applicants should call first to make sure they are eligible before they go through filling out the housing department

APPENDIX B: HOME-ARP CERTIFICATIONS & SF 424 FORM

Application for Federal Assistance SF-424

*** 1. Type of Submission:**

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

*** 2. Type of Application:**

- ☒ New
☐ Continuation
☐ Revision

*** If Revision, select appropriate letter(s):**

*** Other (Specify):**

*** 3. Date Received:**

04/06/2022

4. Applicant Identifier:

CA62850

5a. Federal Entity Identifier:

M-21-MP-06-0528

5b. Federal Award Identifier:

M-21-MP-06-0528

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

*** a. Legal Name:**

CITY OF POMONA

*** b. Employer/Taxpayer Identification Number (EIN/TIN):**

95-6000764

*** c. UEI:**

074127481000

d. Address:

*** Street1:**

505 South Garey Avenue

Street2:

*** City:**

Pomona

County/Parish:

*** State:**

CA: California

Province:

*** Country:**

USA: UNITED STATES

*** Zip / Postal Code:**

91766

e. Organizational Unit:

Department Name:

Neighborhood Services

Division Name:

Housing Services

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

Ms.

*** First Name:**

Beverly

Middle Name:

*** Last Name:**

Johnson

Suffix:

Title:

Housing Services Manager

Organizational Affiliation:

*** Telephone Number:**

(909) 620-2433

Fax Number:

(909) 620-4567

*** Email:**

beverly_johnson@ci.pomona.ca.us

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

U.S. Department of Housing and Urban Development

11. Catalog of Federal Domestic Assistance Number:

14.239

CFDA Title:

HOME Investment Partnership Program (HOME)

* 12. Funding Opportunity Number:

* Title:

13. Competition Identification Number:

Title:

HOME administration, HOME-ARP Rental Housing, Tenant-Based Rental Assistance, Supportive Services and Acquisition and Development of Non-Congregate Shelter programs

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

HOME administration, HOME-ARP Rental Housing, Tenant-Based Rental Assistance, Supportive Services and Acquisition and Development of Non-Congregate Shelter programs

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424

16. Congressional Districts Of:

* a. Applicant

38th

* b. Program/Project

38th

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:

* a. Start Date:

07/01/2021

* b. End Date:

06/30/2022

18. Estimated Funding (\$):

* a. Federal

3,190,091.00

* b. Applicant

* c. State

* d. Local

* e. Other

* f. Program Income

* g. TOTAL

3,190,091.00

* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?

☐ a. This application was made available to the State under the Executive Order 12372 Process for review on

☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.

☒ c. Program is not covered by E.O. 12372.

* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)

☐ Yes

☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications** and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 218, Section 1001)

☒ ** I AGREE

** The list of certifications and assurances, or an Internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix:

Mr.

* First Name:

James

Middle Name:

* Last Name:

Makshanoff

Suffix:

* Title:

City Manager

* Telephone Number:

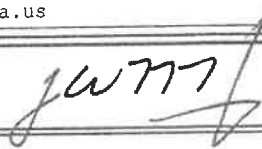
(909) 620-2314

Fax Number:

* Email:

james_makshanoff@ci.pomona.ca.us

* Signature of Authorized Representative:



* Date Signed:

04/19/2022

**HOME INVESTMENT PARTNERSHIP PROGRAM /
AMERICAN RESCUE PLAN (HOME-ARP)**

OMB Number: 4040-0007
Expiration Date: 02/28/2022

ASSURANCES - NONSTRUCTION PROGRAMS

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0040), Washington, DC 20503.

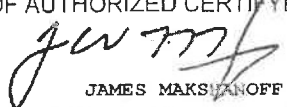
PLEASE DO NOT RETURN YOUR COMPLETED FORM TO THE OFFICE OF MANAGEMENT AND BUDGET. SEND IT TO THE ADDRESS PROVIDED BY THE SPONSORING AGENCY.

NOTE: Certain of these assurances may not be applicable to your project or program. If you have questions, please contact the awarding agency. Further, certain Federal awarding agencies may require applicants to certify to additional assurances. If such is the case, you will be notified.

As the duly authorized representative of the applicant, I certify that the applicant:

1. Has the legal authority to apply for Federal assistance and the institutional, managerial and financial capability (including funds sufficient to pay the non-Federal share of project cost) to ensure proper planning, management and completion of the project described in this application.
2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, through any authorized representative, access to and the right to examine all records, books, papers, or documents related to the award; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
4. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
5. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards for merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
6. Will comply with all Federal statutes relating to nondiscrimination. These include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§1681-1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. §794), which prohibits discrimination on the basis of handicaps; (d) the Age Discrimination Act of 1975, as amended (42 U.S.C. §§6101-6107), which prohibits discrimination on the basis of age; (e) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended, relating to nondiscrimination on the basis of drug abuse; (f) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to nondiscrimination on the basis of alcohol abuse or alcoholism; (g) §§523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. §§290 dd-3 and 290 ee- 3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (h) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. §§3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (i) any other nondiscrimination provisions in the specific statute(s) under which application for Federal assistance is being made; and, (j) the requirements of any other nondiscrimination statute(s) which may apply to the application.
7. Will comply, or has already complied, with the requirements of Titles II and III of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 (P.L. 91-646) which provide for fair and equitable treatment of persons displaced or whose property is acquired as a result of Federal or federally-assisted programs. These requirements apply to all interests in real property acquired for project purposes regardless of Federal participation in purchases.
8. Will comply, as applicable, with provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.

9. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333), regarding labor standards for federally-assisted construction subagreements.
10. Will comply, if applicable, with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
11. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) Implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
12. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
13. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
14. Will comply with P.L. 93-348 regarding the protection of human subjects involved in research, development, and related activities supported by this award of assistance.
15. Will comply with the Laboratory Animal Welfare Act of 1966 (P.L. 89-544, as amended, 7 U.S.C. §§2131 et seq.) pertaining to the care, handling, and treatment of warm blooded animals held for research, teaching, or other activities supported by this award of assistance.
16. Will comply with the Lead-Based Paint Poisoning Prevention Act (42 U.S.C. §§4801 et seq.) which prohibits the use of lead-based paint in construction or rehabilitation of residence structures.
17. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
18. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
19. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL  JAMES MAKSHUNOFF	TITLE <div style="border: 1px solid black; padding: 2px; text-align: center;">CITY MANAGER</div>
APPLICANT ORGANIZATION <div style="border: 1px solid black; padding: 2px; text-align: center;">CITY OF POMONA</div>	DATE SUBMITTED <div style="border: 1px solid black; padding: 2px; text-align: center;">04/19/2022</div>

HOME INVESTMENT PARTNERSHIP PROGRAM /
AMERICAN RESCUE PLAN (HOME-ARP)

OMB Number: 4040-
0009

Expiration Date: 02/28/2022

ASSURANCES - CONSTRUCTION PROGRAMS

Public reporting burden for this collection of information is estimated to average 15 minutes per response, including time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. Send comments regarding the burden estimate or any other aspect of this collection of information, including suggestions for reducing this burden, to the Office of Management and Budget, Paperwork Reduction Project (0348-0042), Washington, DC 20503.

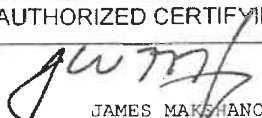
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2. Will give the awarding agency, the Comptroller General of the United States and, if appropriate, the State, the right to examine all records, books, papers, or documents related to the assistance; and will establish a proper accounting system in accordance with generally accepted accounting standards or agency directives.
3. Will not dispose of, modify the use of, or change the terms of the real property title or other interest in the site and facilities without permission and instructions from the awarding agency. Will record the Federal awarding agency directives and will include a covenant in the title of real property acquired in whole or in part with Federal assistance funds to assure non-discrimination during the useful life of the project.
4. Will comply with the requirements of the assistance awarding agency with regard to the drafting, review and approval of construction plans and specifications.
5. Will provide and maintain competent and adequate engineering supervision at the construction site to ensure that the complete work conforms with the approved plans and specifications and will furnish progressive reports and such other information as may be required by the assistance awarding agency or State.
6. Will initiate and complete the work within the applicable time frame after receipt of approval of the awarding agency.
7. Will establish safeguards to prohibit employees from using their positions for a purpose that constitutes or presents the appearance of personal or organizational conflict of interest, or personal gain.
8. Will comply with the Intergovernmental Personnel Act of 1970 (42 U.S.C. §§4728-4763) relating to prescribed standards of merit systems for programs funded under one of the 19 statutes or regulations specified in Appendix A of OPM's Standards for a Merit System of Personnel Administration (5 C.F.R. 900, Subpart F).
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12. Will comply with the provisions of the Hatch Act (5 U.S.C. §§1501-1508 and 7324-7328) which limit the political activities of employees whose principal employment activities are funded in whole or in part with Federal funds.
13. Will comply, as applicable, with the provisions of the Davis-Bacon Act (40 U.S.C. §§276a to 276a-7), the Copeland Act (40 U.S.C. §276c and 18 U.S.C. §874), and the Contract Work Hours and Safety Standards Act (40 U.S.C. §§327-333) regarding labor standards for federally-assisted construction subagreements.
14. Will comply with flood insurance purchase requirements of Section 102(a) of the Flood Disaster Protection Act of 1973 (P.L. 93-234) which requires recipients in a special flood hazard area to participate in the program and to purchase flood insurance if the total cost of insurable construction and acquisition is \$10,000 or more.
15. Will comply with environmental standards which may be prescribed pursuant to the following: (a) institution of environmental quality control measures under the National Environmental Policy Act of 1969 (P.L. 91-190) and Executive Order (EO) 11514; (b) notification of violating facilities pursuant to EO 11738; (c) protection of wetlands pursuant to EO 11990; (d) evaluation of flood hazards in floodplains in accordance with EO 11988; (e) assurance of project consistency with the approved State management program developed under the Coastal Zone Management Act of 1972 (16 U.S.C. §§1451 et seq.); (f) conformity of Federal actions to State (Clean Air) implementation Plans under Section 176(c) of the Clean Air Act of 1955, as amended (42 U.S.C. §§7401 et seq.); (g) protection of underground sources of drinking water under the Safe Drinking Water Act of 1974, as amended (P.L. 93-523); and, (h) protection of endangered species under the Endangered Species Act of 1973, as amended (P.L. 93-205).
16. Will comply with the Wild and Scenic Rivers Act of 1968 (16 U.S.C. §§1271 et seq.) related to protecting components or potential components of the national wild and scenic rivers system.
17. Will assist the awarding agency in assuring compliance with Section 106 of the National Historic Preservation Act of 1966, as amended (16 U.S.C. §470), EO 11593 (identification and protection of historic properties), and the Archaeological and Historic Preservation Act of 1974 (16 U.S.C. §§469a-1 et seq.).
18. Will cause to be performed the required financial and compliance audits in accordance with the Single Audit Act Amendments of 1996 and OMB Circular No. A-133, "Audits of States, Local Governments, and Non-Profit Organizations."
19. Will comply with all applicable requirements of all other Federal laws, executive orders, regulations, and policies governing this program.
20. Will comply with the requirements of Section 106(g) of the Trafficking Victims Protection Act (TVPA) of 2000, as amended (22 U.S.C. 7104) which prohibits grant award recipients or a sub-recipient from (1) Engaging in severe forms of trafficking in persons during the period of time that the award is in effect (2) Procuring a commercial sex act during the period of time that the award is in effect or (3) Using forced labor in the performance of the award or subawards under the award.

SIGNATURE OF AUTHORIZED CERTIFYING OFFICIAL  JAMES MAKSHANOFF	TITLE CITY MANAGER
APPLICANT ORGANIZATION CITY OF POMONA	DATE SUBMITTED 04/19/2022

HOME-ARP CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the participating jurisdiction certifies that:

Affirmatively Further Fair Housing --The jurisdiction will affirmatively further fair housing pursuant to 24 CFR 5.151 and 5.152.

Uniform Relocation Act and Anti-displacement and Relocation Plan --It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It will comply with the acquisition and relocation requirements contained in the HOME-ARP Notice, including the revised one-for-one replacement requirements. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42, which incorporates the requirements of the HOME-ARP Notice. It will follow its residential anti-displacement and relocation assistance plan in connection with any activity assisted with funding under the HOME-ARP program.

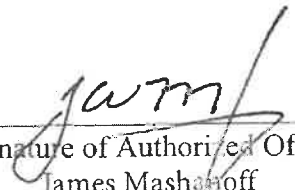
Anti-Lobbying --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations and program requirements.

Section 3 --It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 75.

HOME-ARP Certification --It will use HOME-ARP funds consistent with Section 3205 of the American Rescue Plan Act of 2021 (P.L. 117-2) and the CPD Notice: *Requirements for the Use of Funds in the HOME-American Rescue Plan Program*, as may be amended by HUD, for eligible activities and costs, including the HOME-ARP Notice requirements that activities are consistent with its accepted HOME-ARP allocation plan and that HOME-ARP funds will not be used for prohibited activities or costs, as described in the HOME-ARP Notice.



Signature of Authorized Official
James Mashanoff
City Manager

Title

April 19, 2022

Date