



CITY OF POMONA COUNCIL REPORT

March 3, 2025

To: Honorable Mayor and Members of the City Council

From: Anita Scott, City Manager

Submitted By: Beverly Johnson, Neighborhood Services Director

SUBJECT: PUBLIC HEARING AMENDING THE CONSOLIDATED PLAN, THE FISCAL YEAR (FY) 2024-25 ANNUAL ACTION PLAN AND CITY OPERATING BUDGET BY INCREASING/DECREASING REVENUE ESTIMATES AND APPROPRIATIONS FOR VARIOUS FEDERAL AND STATE-FUNDED HOUSING GRANT PROGRAMS AND AMENDING THE FY 2024-25 CAPITAL IMPROVEMENT PROGRAM BUDGET FOR “252 E. 4TH STREET MAJOR REHABILITATION” PROJECT BY APPROPRIATING \$643,023 OF HOME-ARP FUNDS AND \$785,920 OF HOME PROGRAM FUNDS TO THE PROJECT

RECOMMENDATION:

It is recommended that the City Council take the following actions:

- 1) Conduct a Public Hearing regarding the amendments to the Consolidated Plan, the (FY) 2024-25 Annual Action Plan and City Operating Budget; and
- 2) After receiving public comment and testimony, close the Public Hearing and adopt the following Resolutions:

RESOLUTION NO. 2025-16 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, AMENDING THE CONSOLIDATED PLAN, THE FISCAL YEAR (FY) 2024-25 ANNUAL ACTION PLAN AND THE CITY OPERATING BUDGET BY INCREASING/DECREASING REVENUE ESTIMATES AND APPROPRIATIONS FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG), HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME), HOME-AMERICAN RECOVERY PROGRAM (ARP), EMERGENCY SOLUTIONS GRANT (ESG), ESG-RAPID UNSHELTERED SURVIVOR HOUSING (RUSH), LEAD HAZARD REDUCTION AND HEALTHY HOMES GRANT (HHPG), OLDER ADULT HOME MODIFICATION PROGRAM, HEALTHY HOMES PRODUCTION GRANT,

PERMANENT LOCAL HOUSING ALLOCATION (PLHA) AND CALHOME REUSE PROGRAM FUNDS

RESOLUTION NO. 2025-17 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, TO AMEND THE FY 2024-25 OPERATING BUDGET AND FY 2024-25 CAPITAL IMPROVEMENT PROGRAM (CIP) BUDGET BY UNAPPROPRIATING \$567,836 OF HOME-AMERICAN RECOVERY PROGRAM (ARP) FUNDS AND APPROPRIATING \$643,023 OF HOME-AMERICAN RECOVERY PROGRAM (ARP) FUNDS AND \$785,920 OF HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME) FUNDS TO THE “252 E. 4TH ST. MAJOR REHABILITATION,” PROJECT NO. 428-2590-XXXXX-71210

EXECUTIVE SUMMARY: The Housing Services Division administers and implements over 15 different grants that total over \$30 million in program funds annually. As (FY) 2023-24 came to a close, staff identified unexpended funds budgeted for various activities in (FY) 2023-24 to be appropriated to (FY) 2024-25 for expenditure authority. These funds come from projects underway when the fiscal year changes or programs with funding not fully expended during the previous fiscal year. In addition, the City received program income during the prior year and new funding awards in the current year that require appropriation to (FY) 2024-25 City Operating Budget.

SB1439/GOVERNMENT CODE §84308 APPLICABILITY:

When this box is checked, it indicates the agenda item is subject to the Levine Act SB1439 requirements. Councilmembers are reminded to check their campaign contributions and determine whether they have received a campaign contribution of \$500 or more that would require disclosure and/or recusal from discussing or acting on this agenda item. Campaign contributions of \$250 or more made: 1) by any person or entity who is identified in the agenda report as the applicant or proposer; or 2) on behalf of the applicant or participant, including a parent, subsidiary or otherwise related business entity; or 3) by any person who has a financial interest in the agenda item requires a councilmember to comply with SB1439.

FISCAL IMPACT: The adoption of Resolution No. 2025-16 (Attachment No. 1) will amend the (FY) 2024-25 Operating Budget by increasing revenue estimates by \$10,725,484 and appropriations by \$10,725,484, and Resolution No. 2025-17 (Attachment No. 2) will amend the FY 2024-25 Capital Improvement Program Budget for “252 E. 4th St. Major Rehabilitation” by \$1,428,943 (428-2590-XXXXX-71210).

FUNDING SOURCE	PROJECT	REVENUE ACCOUNT	REVENUE ESTIMATES (-)	EXPENDITURE ACCOUNT	APPROPRIATE (\$) (+)
CDBG	Housing Services	213-1791-40848-65303	+\$76,789	Salaries & Benefits	-\$76,789

Amending the FY 2024-25 City Operating Budget to Appropriate CDBG, HOME, HOME-ARP, ESG, ESG-RUSH LHCHH, OAMP, PLHA and CalHome Reuse Grant Funds and Amending the FY 2024-25 Capital Improvement Program Budget for 252 E. 4th Street Project.

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				213-1791-51012-65303	
		213-1791-40393-65303	-\$176,789	Salaries & Benefits 213-1791-51012-65303	+\$176,789
CDBG	Housing Improvement Program	213-1791-40848-65305	-\$255,747	Housing Improvements Programs 213-1791-52582-65305	+\$255,747
		213-1791-40393-65305	-\$12,333	Housing Improvements Programs 213-1791-52582-65305	+\$12,333
HOME	Admin	214-1793-40848-42101	-\$46,520	Other Salaries & Benefits 214-1793-51012-42101	+\$15,000
				Controllable Contract Services 214-1793-52285-42101	+\$31,520
		214-1793-40393-42101	-\$55,291	Controllable Contract Services 214-1793-52285-42101	+\$55,291
		214-1793-40393-42301	-\$1,000	Controllable Contract Services 214-1793-52285-42301	+\$1,000
		214-1793-40848-42201	+\$47,764	Controllable Contract Services 214-1793-52285-42201	-\$47,764
		214-1793-40393-42401	-\$48,662	Controllable Contract Services 214-1793-52285-42401	+\$48,662
	First Time Homebuyer	214-1793-40848-42302	+\$337,967	First Time Homebuyer 214-1793-52980-42302	-\$337,967

		214-1793-40393-42402	-\$337,967	First Time Homebuyer 214-1793-52980-42402	+\$337,967
HOME	Single Family Housing Rehabilitation	214-1793-40848-41803	-\$252,500	Deferred Single Family Rehab 214-1793-58520-41803	+\$252,500
		214-1793-40848-42103	-\$100,000	Deferred Single Family Rehab 214-1793-58520-42103	+\$100,000
		214-1793-40848-42203	+\$227,464	Deferred Single Family Rehab 214-1793-58520-42203	-\$227,464
	Tenant Based Rental Assistance	214-1793-40393-42405	-\$100,000	Controllable Contract Services 214-1793-52285-42405	+\$100,000
	Multi-Unit Rehab	214-1793-40848-42107	-\$75,447	Rehab Cost 214-1793-52584-42107	+\$75,447
		214-1793-40393-42207	+\$75,447	Rehab Cost 214-1793-52584-42207	-\$75,447
	Re-Programmed funds	214-1793-40848-42006	-\$147,987	Transfer to CIP 214-2590-89987-71210	+\$147,987
		428-2590-80744-71210	-\$147,987	252 E. 4th St Major Rehab 428-2590-66196-71210	+\$147,987
	Transfer from HOME 252 E 4 th St.	214-1793-40848-42206	-\$42,105	Transfer to CIP 214-2590-89987-71210	+\$42,105
		428-2590-80744-71210	-\$42,105	252 E. 4th St Major Rehab 428-2590-66196-71210	+\$42,105
	Transfer to CIP	214-1793-40848-42306	-\$595,828	Transfer to CIP 214-2590-89987-71210	+\$595,828

Amending the FY 2024-25 City Operating Budget to Appropriate CDBG, HOME, HOME-ARP, ESG, ESG-RUSH
 LHCHH, OAMP, PLHA and CalHome Reuse Grant Funds and Amending the FY 2024-25 Capital Improvement
 Program Budget for 252 E. 4th Street Project.

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		428-2590-80744-71210	-\$595,828	252 E. 4th St Major Rehab 428-2590-66196-71210	+\$595,828
HOME-ARP	Re-Programmed funds	190-1791-40848-58809	-\$151,717	Controllable Contract Services 190-1791-52285-58809	+\$151,717
	Transfer from HOME-ARP 252 E 4th St. Transfer to CIP	428-2590-80881-71210	-\$427,836	Earnings & Benefits 190-1702-51012-00000	-\$75,163
				InfoSysAll 190-1702-52185-00000	-\$7,053
				Liab Adm 190-1702-52245-00000	-\$9,632
				Unemp Adm 190-1702-52246-00000	-\$18
				WC Adm All 190-1702-52247-00000	-\$2,173
				Cntrt Svcs 190-1702-52285-00000	-\$326,843
				POB Alloca 190-1702-53921-00000	-\$6,954
				Transfer to CIP 190-2590-89987-71210	+\$427,836
				Capital Improvements 428-2590-66196-71210	+\$427,836
Re-Programmed funds	190-1791-40848-00000	-\$75,187	Transfer to CIP 190-2590-89987-71210	+\$75,187	
Transfer from HOME-ARP 252 E 4 th St.	428-2590-80881-71210	-\$75,187	Capital Improvements 428-2590-66196-71210	+\$75,187	

Amending the FY 2024-25 City Operating Budget to Appropriate CDBG, HOME, HOME-ARP, ESG, ESG-RUSH LHCHH, OAMP, PLHA and CalHome Reuse Grant Funds and Amending the FY 2024-25 Capital Improvement Program Budget for 252 E. 4th Street Project.

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	Transfer to CIP				
HOME-ARP	Transfer from HOME-ARP 252 E 4th St. Transfer to CIP	428-2590-80881-71210	-\$140,000	Relocation Expense 190-1791-52982-00000	-\$140,000
				Transfer to CIP 190-2590-89987-71210	+\$140,000
				Capital Improvements 428-2590-66196-71210	+\$140,000
ESG	Community Development	212-1971-40848-63214	-\$70,253	Controllable Contract Services 212-1971-52285-63214	+\$70,253
		212-1971-40848-63213	-\$14,526	Controllable Contract Services 212-1971-52285-63213	+\$14,526
ESG-RUSH	Admin	186-1702-40850-00000	-\$75,000	186-1702-52285-00000	+\$75,000
	Homeless Prevention	186-1791-40850-58810	-\$500,000	186-1791-52285-58810	+\$500,000
	Emergency Shelter (Hope for Home)	186-1791-40850-58811	-\$212,500	186-1791-52285-58811	+\$212,500

	Emergency Shelter (Family Stab Hub)	186-1791-40850-58812	-\$212,500	186-1791-52285-58812	+\$212,500
Lead Hazard Control & Healthy Homes	Lead Education Awareness Control	229-1791-40850-58807	-4,217,433	Hourly Salaries 229-1791-51040-58807	+\$10,000
				Benefits-Hourly 229-1791-51860-58807	+\$5,000
				Professional Development & Training 229-1791-52130-58807	+\$66,546
				Office Supplies 229-1791-52060-58807	+\$6,400
				Postage & Mailing 229-1791-52063-58807	+\$3,200
				Off-Site Storage 229-1791-52081-58807	+6,400
				Cellular Phones 229-1791-52128-58807	+\$7,680
				Controllable Contract Services 229-1791-52285-58807	+\$994,423
				Rehabilitation Costs 229-1791-52584-58807	+\$2,890,000
				Printing & Copying 229-17901-52064-58807	+\$1,464
				Relocation 229-1791-52982-58807	+\$183,700

				Other Training 229-1791-52464-58807	+\$32,220
Lead Hazard Control & Healthy Homes				Public Relations/Info 229-1791-52197-58807	+\$6,400
				Advertising 229-1791-52191-58807	+\$4,000
				Supplies & Materials 229-1791-52060-58808	+\$5,106
	Healthy Homes Supplement	229-1791-40850-58808	-\$730,000	Controllable Contract Services 229-1791-52285-58808	+\$36,000
				Professional Development & Training 229-1791-52130-58808	+\$3,894
				Rehabilitation 229-1791-52584-58808	+\$685,000
	Soft Match	229-1791-40849-58807	-\$633,058	Staff Salary in Kind 229-1791-51123-58807	+\$436,592
				Benefits in Kind 229-1791-51840-58807	+\$196,466
Older Adult Home Modification	OAHMP	185-1791-40850-00000	-\$1,514,829	Hourly Salaries 185-1791-51040-00000	+\$15,000
				Professional Development & Training 185-1791-52130-00000	+\$24,976

Older Adult Home Modification				Office Supplies 185-1791-52060-00000	+\$6,000
				Postage & Mailing 185-1791-52063-00000	+\$2,400
				Off-Site Storage 185-1791-52081-00000	\$4,800
				Cellular Phones 185-1791-52128-00000	+\$1,620
				Computer Acq. 185-1791-52403-00000	+\$2,670
				Controllable Contract Services 185-1791-52285-00000	+\$802,863
				Rehabilitation Costs 185-1791-52584-00000	+\$560,000
				Printing & Copying 185-1791-52064-00000	+\$6,000
				Relocation 185-1791-52982-00000	+\$50,100
				Other Training 185-1791-52464-00000	+\$18,000
				Public Relations 185-1791-52197-00000	+\$20,400
		Soft Match	185-1791-40849-00000	-\$43,430	Staff Salary in Kind 185-1791-51123-00000
				Benefits in Kind 185-1791-51840-00000	+\$13,478

Healthy Homes Production	KPHH	189-1791-40848-00000	-\$243,097	Office Supplies 189-1791-52060-00000	+\$1,211	
				Postage 189-1791-52063-00000	+\$1,000	
				Print/Copy 189-1791-52064-00000	+\$2,000	
				Prof Dev/ Training 189-1791-52130-00000	+\$7,417	
				PubRel/Info 189-1791-52197-00000	+\$253	
				Controllable Contract Services 189-1791-52285-00000	+\$41,932	
				Comp/Acq 189-1791-52403-00000	+\$1,336	
				Rehab Cost 189-1791-52584-00000	+\$187,302	
				Relocation 189-1791-52982-00000	+\$646	
PLHA	ADMIN	143-1702-40873-00000	-\$51,211	Controllable Contract Services 143-1702-52285-00000	+\$51,211	
	ADU/JADU	143-1791-40873-40101		-\$385,881	Controllable Contract Services 143-1791-52285-40101	+\$385,881
	1 st Time Home Buyer	143-1791-40873-00000		-\$23,388	Controllable Contract Services 143-1791-52980-00000	+\$23,388
CALHOME Reuse	First Time Homebuyer	257-6727-40485-00000	-\$88,729	First Time Homebuyer 257-6727-52268-00000	+\$86,729	

				Controllable Contract Services 257-6727-52285- 00000	+\$2,000
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PREVIOUS RELATED ACTION: On June 3, 2024, the City Council adopted the FY 2024-25 City Operating Budget.

PUBLIC NOTICING REQUIREMENTS: A combined Notice of Public Hearing and 30-Day Comment Period for the Amendment of the Consolidated Plan and the Annual Action Plan was published on January 31, 2025 in the Inland Valley Daily Bulletin (Attachment No. 3).

DISCUSSION: The City of Pomona currently receives Community Development Block (CDBG), Home Investment Partnerships Program (HOME), HOME- American Recovery Program (ARP), Emergency Solutions Grant (ESG), Healthy Homes Production Grant (HHPG) funds from the U.S. Department of Housing and Urban Development, and Permanent Local Housing Allocation (PLHA) and CalHome Reuse funds from the California Department of Housing and Community Development. At the close of (FY) 2023-24, various funding sources had unexpended fund balances, including CDBG, HOME-ARP, ESG HHPG, PLHA, and CalHome Reuse Program funds. Based on (FY) 2023-24 year-end expenditures and corresponding fund balances (unaudited), additional (FY) 2024-25 appropriations and revenue adjustments are requested. Unexpended funds will be used for eligible projects and activities under each funding source and currently administered by the City. At the same time, the City received program income from prior loan repayments, and new funding awards from HUD during the year will be appropriated in the current year. The new awards are:

Emergency Solutions Grant – Rapid Unsheltered Survivor Housing (ESG-RUSH)

On January 30, 2025, the City received a special allocation of \$1.0 million from the ESG Program Rapid Unsheltered Survivor Housing (RUSH). The allocation is in response to the President’s major disaster declaration dated January 8, 2025, for Wildfires and Straight-Line winds. The City will use these funds to address the housing and services needs of people experiencing homelessness or at risk of longer-term homelessness. Proposed activities are:

ESG-RUSH ACTIVITY	DESCRIPTION	FUNDING
Administration	For administration activities including reporting, monitoring, and coordination of activities	\$75,000
Homeless Prevention	For rental assistance; other financial assistance such as utility deposits and payments, security deposits and moving costs; and cost for services including case management, housing search and placement, and legal services	\$500,000
Emergency Shelters	For essential services and operations of emergency shelters. Services will	

- Family Stabilization Hub	include employment assistance and job training, outpatient health, legal and substance abuse treatment services. Shelter operations will cover food, furnishings, supplies, and hotel/motel vouchers.	\$212,500
- Hope for Home		\$212,500
	TOTAL	\$1,000,000

Lead Hazard Reduction Grant and Healthy Homes Supplement

Funding received from HUD-Office of Lead Hazard Control and Healthy Homes (OLHCHH) is \$4,947,433. The award will continue funding for the City’s Lead Education Control and Healthy Homes Program (LEAC+HH). The program helps contain lead-based paint hazards in homes built before 1978. It also addresses other housing-related hazards, including trips and falls, entry by intruders, electrocution, mold, and household chemical poisoning. The criteria to qualify are that household incomes cannot exceed 80% of the Los Angeles County Area Median Income (\$110,950 for a household size of 4), and the household must have a child aged 6 years and below or a pregnant woman. Lead-based paint hazards can be found in deteriorated paint surfaces on walls, cabinets, surfaces, window trims, casings, and doors.

Older Adult Home Modification Program

The City also received \$1,514,829 in OLHCHH funding for the Older Adult Home Modification Program. The program aims to enable low-income, elderly persons to remain in their homes through low-cost, low-barrier, and high-impact home modifications. Such modifications include installing ADA ramps, grab bars, stair railings, and toilet risers. These modifications reduce the risk of falling and improve the functional abilities of seniors, allowing them to remain in their homes or “age in place” rather than move to nursing homes or other assisted care facilities. Unlike the City’s other housing programs, licensed occupational therapists will conduct the home assessments. Funding assistance is \$5,000 per household. The grant will assist approximately 100 households.

COUNCIL PRIORITIES & GOALS: This supports the FY 2021-22 City Council Priority 1: Fiscal and Operational Responsibility – Goal C: Obtain additional grant funding and other revenues to help achieve City goals.

Prepared by:

Maria A Siacunco
 Housing Services Manager

ATTACHMENTS:

- Attachment No. 1 – Resolution No. 2025-16
- Attachment No. 2 – Resolution No. 2025-17
- Attachment No. 3 – Notice of Public Hearing