					§3	302(c)(4)	Plan								Rev. 5/7/
§302(c)(4)(A) Describe the man The City of Carson would like to expeincing or are at risk of home first time homebuyers purchase	amend the elessness to	plan to prov r 2019 and	ide funding 2020. The	g for the tw city would	eligible acti o activities like to utiliz	vities. : Preservations the remains	on and Ref								eholds who
§302(c)(4)(B) Provide a descrip (AMI).	tion of the w	ay the Loca	governme	ent will pric	oritize inves	tments that	ncrease the	supply of	housing for he	ouseh	olds with in	comes at or	below 60 p	percent of Area	Median Inco
Due to the current housing mark between the two activities. Hous rehabilitation program supported expense repairs, such as roofs, interum housing the funds will be administer the funding allocation	ing Rehabili d by CDBG fo windows, plu e allocated to	tation and p unds, but th umbing, etc.	reservation e current of The City of	n and pers demand far of Carson is	ervation are exceeds the currently	e key prioriti ne the availa experiencing	es for the C ble funding a mobile h	ity, as (90% allocation, ome park of	%) of city's hou The PLHA fui closure, in whi	using s nding ich sei	stock is 40 y will assist to veral mobil	ears or old suppleme es home ov	e. The city nt the dema ners will be	has an existing and and the con a displaced and	owner-occu plete the hi in need of
§302(c)(4)(C) Provide a descript	tion of how th	he Plan is c	onsistent v	vith the pro	grams set t	forth in the L	ocal Gover	nment's Ho	ousing Elemen	nt.					
The addresses the goals in the spectrum of the community, with special needs, including lower-in a special needs.  A §301(a)(1) The predevelopment,	a particulat ncome house ctivities De	emphasis o eholds, large	on Multi-fan e families, ities Detal	nily housin single pare	g and deve ent househo ake a Sele	lopment standids, disable	ndards that d person, th ormula Allo	facilitate he ne elderly, a	ousing production of person expenses of the person expenses of the person expenses of the person of	ction; a operier	nd promote icing home! t under Eli	and prese essness.	ve housing	opportunities f	or perons w
income households, including ne	cessary Ope	erating subs	sidies.												
§301(a)(2) The predevelopment, growing workforce earning up to	120 percent	nt, acquisition of AMI, or	on, rehabili 150 percer	itation, and it of AMI in	preservati high-cost a	on of Afforda areas. ADUs	able rental a shall be av	and owners railable for	ship housing, i occupancy fo	includi r a teri	ng Accesso n of no less	ry Dwelling than 30 da	Units (ADL ıys.	Js), that meets t	the needs o
§302(c)(4)(E)(i) Provide a detaile Ownership Housing Activity.	ed and comp	olete descrip	otion of hov	w allocated	l funds will	be used for	each propo	sed Afforda	able Rental an	- 1	Percentage occupied W			Affordable Owi	ner- <b>50</b>
Complete the table below for ea one level of Area Median Income one time (to avoid double counting	, please list														
Funding Allocation Year	2019	2020													
Type of Affordable Housing Activity	Ownership: Preservatio n	Ownership : Preservati on									en e				
§302(c)(4)(E)(ii) Area Median Income Level Served	120%	120%													TOTAL
§302(c)(4)(E)(ii) Unmet share of the RHNA at AMI Level Note: complete for year 2019 & 2020 only	181	181													362
§302(c)(4)(E)(i) Percentage of Funds Allocated for Each Affordable Housing Activity	50%	50%													
§302(c)(4)(E)(ii) Projected Number of Households Served	10	10													20

	<del></del>		<b>*</b>						***************************************						
§302(c)(4)(E)(iv) Period of Affordability for the Proposed Activity (55 years required for rental housing projects)	N/A	N/A													
§302(c)(4)(E)(iii) A description of	of major step	s/actions a	nd a propos	ed schedul	e for the im	plementation	on and comp	letion of ea	ch Affordab	ole Rental a	and Owners	hip Housing	project.		
							and an analysis of the second								
§301(a)(3) Matching portions of §301(a)(4) Matching portions of							set Fund pu	rsuant to su	bdivision (c	d) of HSC 5	Section 341	<sup>7</sup> 6.			
§301(a)(5) Capitalized Reserves §301(a)(6) Assisting persons wh people to obtain and retain hous housing.	for Services o are experi- ing, operatin	connected encing or A g and capi	d to the pres at risk of hor tal costs for	servation an nelessness navigation	d creation including, centers an	of new perr but not limi d emergenc	nanent supp ted to, provi sy shelters, a	ortive hous ding rapid r and the new	ing. ehousing, r	ental assis	tance, supp	ortive/case	manageme of perman	nt services ent and trar	that allow esitional
§302(c)(4)(E)(i) Provide a detaile The city has implemented a rent has instituted a Standard Manag eligibility criteria. Each applicant along with the request for funds f	al relief fund ement Policy t that meets	program for to provide the 30% a	or the purpo monthly re nd below in	se of displa ental assista come criteri	cement of r ance for rep a will be el	mobile home placement h eigible to re	e park owne ousing for cieved sub	ers due to pa a period no	less than si	ix months.	The program	n will be ad	ministered I	by city staff	for intake and
Complete the table below for each the Activity as many times as need	ch proposed eded to capti	Activity to bure all of th	be funded w	rith 2019-20 s that will be	23 PLHA a	allocations. I but only sh	f a single A	ctivity will be	e assisting l nnual fundir	householding allocate	s at more the	an one leve vity one tim	l of Area M e (to avoid	edian Incom double cour	ne, please list nting).
Funding Allocation Year	2019	2020													
Type of Activity for Persons Experiencing or At Risk of Homelessness	Rental Assistance (term of six months)	Rental Assistance (term of six months)													
§302(c)(4)(E)(i) Percentage of Funds Allocated for the Proposed Activity	50.00%	50.00%													
§302(c)(4)(E)(ii) Area Median ncome Level Served	30%	30%													TOTAL
302(c)(4)(E)(ii) Unmet share of he RHNA at AMI Level Note: complete for year 2019 & 2020 only	190(2019 (igure)	190										22			190
;302(c)(4)(E)(ii) Projected Number of Households Served	30	30													60
(302(c)(4)(E)(iv) Period of Affordability for the Proposed Activity (55 years required for ental housing projects)	TBD	TBD													
302(c)(4)(E)(iii) A description of						blementation	and compl	etion of the	Activity.						
301(a)(7) Accessibility modificati 301(a)(8) Efforts to acquire and	rehabilitate	foreclosed	or vacant h	omes and a	partments.									ing keranggar Mga Penggar	
301(a)(9) Homeownership oppo 302(c)(4)(E)(i) Provide a detailed							e proposed	Activity.			entage of Fu pied Workfo			dable Owne	o%

The city formerly had a down-payment assistance program and will use that program template for a starting point to initiate the new FTHB program assistance to income-qualifying households twowards the purchase of a home within the City of Carson. The program guidelines and loan documents will be presented to council upon approval from HCD to re-allocated funds in the amount of \$1,429,030 for 2021,2022, and 2023.

Complete the table below for each proposed Activity to be funded with 2019-2023 PLHA allocations. If a single Activity will be assisting households at more than one level of Area Median Income, please list the Activity as many times as needed to capture all of the AMI levels that will be assisted, but only show the percentage of annual funding allocated to the Activity one time (to avoid double counting).

2021	2022	2023												
Home Buyer Assistance	Home Buyer Assistance	Home Buyer Assistance												
100.00%	100.00%	100.00%												
150%	150%	150%												TOTAL
														0
15	15	15												45
45yrs	45yrs	45yrs								2				
	Home Buyer Assistance  100.00%  150%	Home Buyer Assistance  100.00% 100.00%  150% 150%  15 15  45yrs 45yrs	Home Buyer   Home Buyer   Assistance   Home Buyer   Home Buyer   Home Buyer   Home Buyer   Assistance   Home Buyer   Hom	Home Buyer   Home Buyer   Assistance	Home Buyer   Home Buyer   Assistance   Home Buyer   Hom	Home Buyer Assistance Buyer Buyer Assistance Buyer Buyer Assistance Buyer Buy	Home Buyer   Assistance   Home Buyer   Assistance	Home Buyer Assistance Buyer Assistance   100.00%   100.00%   100.00%   150%   1	Home Buyer Assistance Buyer Assistance Super Super Assistance Super Super Assistance Super Super Assistance Super Assistance Super Supe	Home Buyer Assistance Buyer Assistance Super Supe	Home Buyer Assistance Assistance   Home Buyer Assistan	Home Buyer Assistance Assistance   Home Buyer Assistan	Home Buyer Assistance Assistance   Home Buyer Assistan	Home Buyer Assistance Suyer Assistance   Home Buyer As

§302(c)(4)(E)(iii) A description of major steps/actions and a proposed schedule for the implementation and completion of the Activity. The city will implement the necessary processes and procedures to proceed with application to administer the FTHB program.

\$301(a)(10) Fiscal incentives made by a county to a city within the county to incentivize approval of one or more affordable housing Projects, or matching funds invested by a county in an affordable housing development Project in a city within the county, provided that the city has made an equal or greater investment in the Project. The county fiscal incentives shall be in the form of a grant or low-interest loan to an affordable housing Project. Matching funds investments by both the county and the city also shall be a grant or low-interest deferred loan to the affordable housing Project.