



City of Carson
2021-2022
Consolidated Annual Performance and
Evaluation Report (CAPER)

DRAFT FOR PUBLIC REVIEW

Community Development Department
701 East Carson Street
Carson, California 90745

CR-05 - Goals and Outcomes

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

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

Expected outcome for Homeowner Housing Rehabilitated was 25 units (all associated with the Neighborhood Pride Program). A Substantial Amendment that was approved in April reallocated some funding to this program, enabling 18 units to be rehabilitated. The target for the City's fair housing program was to serve 45 clients. Accomplishments for the year were 43 clients (partial year results; full year results are pending).

The adopted Action Plan provided for one capital improvement projects, a commercial loans and grants rogram for façade improvements to at lest one neighborhood-serving business.. The Substantial Amendment approved in April canceled that project and reallocated that funding to the Neighborhood Pride Program.

The City continued CDBG-CV funding (supplemental CDBG funding to prevent, prepare for, and respond to the coronavirus) to small local businesss suffering negative impacts as a result of the pandemic. Twelve additional businesses received this assistance during PY 2021.

Targets for the CDBG-funded public service programs were set at 2,540 clients. Preliminary ccomplishment data indicates 3,674 clients.

Recognizing homelessness to be a high priority item, the City set targets for the reduction of homelessness at 25 during PY 2021. The total of homeless in Carson (as measured by the Los Angeles Homeless Services Authority's annual point-in-time count) has fluctuated substantially over the past several years, but may be showing signs of stabilizing. While there was no CDBG funding for homeless services in the PY 2021 Annual Action Plan, the City continued its collaboration with the South Bay Cities Council of Governments and People Assisting the Homeless on a homeless outreach program, and continued working with the Los Angeles Homeless Services Authority and South Bay Coalition to End Homelessness. Results from LAHSA's January 2020 Greater Los Angeles Homeless Count showed 158 homeless persons in Carson, markedly down from the adjusted total of 326 in 2019 and 462 in 2018. (The 2020 total is actually comparable to the adjusted 2015 total of 157.) LAHSA did not conduct a 2021 homeless count due to the COVID-19 pandemic. A count was conducted by LAHSA in January of 2022, but according to LAHSA, results from that count are not expected to be made available until September at the earliest. As a participant in the Los Angeles County Homeless Initiative, the City obtained a planning grant from the County Homeless Initiative and secured the services of Shelter Partnership, Inc. to assist in developing a comprehensive plan to prevent and combat homelessness, which was presented to and adopted by the City Council in

July of 2018. Implementation has delayed by the pandemic.

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

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

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Expand Affordable Housing Options	Affordable Housing	CDBG: \$350,923	Homeowner Housing Rehabilitated	Household Housing Unit	65	28	43.08%	15	10	72.00%
Maintain and Promote Neighborhood Preservation	Non-Housing Community Development	CDBG: \$0	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	2000	0	0.00%	0	0	0.00%
Maintain and Promote Neighborhood Preservation	Non-Housing Community Development	CDBG: \$95,000	Facade treatment/business building rehabilitation	Business	3	0	0.00%	1	0	0.00%
Prevent/Prepare/Respond to the COVID-19 Pandemic*	Non-Housing Community Development	CDBG: \$0	Businesses assisted*	Businesses Assisted*	15	0	0.00%	0	0	0.00%

Promote Community Development Programs	Non-Housing Community Development	CDBG: \$37,500	Other	Other	225	128	56.88%	45	43	95.56%
Support Public Services	Non-Housing Community Development	CDBG: \$79,828	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	7500	7115	94.87%	2680	6741	137.09%

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

*The initial strategic plan called for 15 businesses to be assisted with CDBG funding. However, the City received subsequent allocations of CDBG-CV funding and assisted 12 businesses during PY 2021 with that resource.

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

High priority goals were: Expand affordable housing options; Maintain and promote neighborhood preservation; Support public services; and Promote community development programs. The goal for the Neighborhood Pride Program (owner-occupied housing rehabilitation) was 25 units, due to the limited initial funding. The Substantial Amendment approved in April reallocated additional funding to the program, and thus a total of 18 units were rehabilitated. The goal for the fair housing program (operated by the Housing Rights Center) was 45 clients. The preliminary total (only six months of results were available as of the time of the writing of this draft) was 43. Targets for the public service programs were 2,680 clients. The total for the year was 3,674.

Viewing homelessness as a high priority, the City set a target of reducing homelessness by 25. While there was no CDBG entitlement funding for homeless services in PY 2021, the City continued the joint homeless outreach program with the South Bay Cities Council of Governments and People Assisting the Homeless, and continued working with the Los Angeles Homeless Services Authority and South Bay Coalition to End Homelessness. The City did allocate a total of \$60,000 from its CDBG-CV allocation to a homeless services provider, Family Promise of the South Bay, which assisted nine families. Results from LAHSA’s 2020 Homeless Count saw Carson homelessness decline from 326 (the adjusted 2019 total) to 158. LAHSA did not conduct a 2010 homeless count due to the COVID-19 pandemic. LAHSA did conduct a 2022 homeless count in late

January, but results from that count were not available as of the writing of this draft.

CR-10 - Racial and Ethnic composition of families assisted

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

91.520(a)

	CDBG
White	1,723
Black or African American	381
Asian	307
American Indian or American Native	4
Native Hawaiian or Other Pacific Islander	356
Total	2,771
Hispanic	1,499
Not Hispanic	1,272

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

Narrative

Direct Benefit Activities: The City tracked demographics of the households directly benefiting from the CDBG grant programs, including race, ethnicity, family size, female heads of household (70 reported), and persons with a disability (5 reported). These direct benefit activities included housing rehabilitation loans, housing rehabilitation grants, and the public service programs. This information is used for reporting in IDIS and also (in the case of housing activities) for fair housing statistics.

The totals for race and ethnicity shown above do not correspond, and are at considerable variance from the proportions indicated by the city's most recent Census figures because some 943 beneficiaries elected to identify as "other" or various multi-racial categories rather than as one of the five indicated racial categories. This may have in turn resulted in an undercount of Hispanics (Latinos) among program beneficiaries. (While it is common, particularly in California, for Hispanic/Latino origin to be regarded as a separate and distinct racial identity, HUD considers Hispanic/Latino origin to be an ethnic category independent of race.)

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	782,188	TBD
Other	public - federal	1,152,051	TBD

Table 3 - Resources Made Available

TBD—Final numbers are to be determined following the completion of all drawdowns and reconciliations by the City's Finance Department.

Narrative

Figures entered in the Resources Made Available and Amount Expended During Program Year fields will be adjusted from default values. Figures shown in these fields will be based on the IDIS PR26 Financial Summary Report for CDBG and CDBG-CV (shown here as "Other"), respectively. For CDBG, the Resources Made Available figure comes from Part I, Line 08. The Part 1, Line 08 total consists of: Unexpended CDBG funds at the end of the previous program year of \$x,xxx,xxx.xx; the PY 2020 Entitlement Grant of \$782,188.00; and PY 2021 Program Income of \$xx,xxx.xx. The Amount Expended During Program Year figure is based on Part II, Line 15. For CDBG-CV, the Resources Made Available comes from Part I, Line 04, which consists of the CDBG-CV grant of \$1,152,051. The Amount Expended During Program Year comes from Part II, Line 08 (Total Expenditures).

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
CITY WIDE	100	100	See explanation below

Table 4 – Identify the geographic distribution and location of investments

Narrative

The projects initially planned for Eligible Census Tracts was Commercial Loans and Grants. The Substantial Amendment approved in April canceled that project and reallocated that funding to the Neighborhood Pride Program. The Citywide CDBG activities were the Neighborhood Pride Program (residential rehabilitation), the public service activities, and program administration.

Leveraging

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

Leveraging comes primarily from two sources: support from the City's General Fund, and from the Carson Housing Authority (CHA). It should be noted that the CHA was created in the wake of the 2012 statewide dissolution of local redevelopment agencies to carry out the remaining affordable housing development obligations of the former Carson Redevelopment Agency. Despite its name, the CHA does not own, operate, or manage any public housing within the city, as that role is carried out by the Los Angeles County Development Authority (LACDA).

Though no CDBG entitlement funding was allocated for homeless services, the City continued its collaborations with entities such as the Los Angeles Homeless Services Authority (the lead agency for the Los Angeles Continuum of Care), the South Bay Coalition to End Homelessness, and the South Bay Cities Council of Governments. SBCCOG entered into a contract with People Assisting the Homeless to provide a comprehensive program of homeless services within the SBCCOG service area. The City committed \$25,000 in CHA resources to the SBCCOG/PATH effort, and thus enabled this collaboration to leverage an additional \$18,000 from the United Way of Los Angeles' Home for Good program to augment these homeless services specifically in Carson. The collaboration between the City and PATH resulted in the continuation of one major homeless services effort, in which they were joined by a local faith-based entity, Calvary Chapel South Bay. The three sponsoring groups continued to conduct on a monthly basis a "Laundry Love" event, at which a local laundromat makes its facility available to the homeless. (That, among other activities, was placed on hiatus for the duration of the COVID-19 health emergency.) However, the City did allocate \$60,000 in CDBG-CV funding to a contract with a local non-profit homeless services provider, Family Promise of the South Bay.

CR-20 - Affordable Housing 91.520(b)

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

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	0	0
Number of Non-Homeless households to be provided affordable housing units	25	18
Number of Special-Needs households to be provided affordable housing units	0	0
Total	25	18

Table 5 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	0	10
Number of households supported through The Production of New Units	0	0
Number of households supported through Rehab of Existing Units	25	18
Number of households supported through Acquisition of Existing Units	0	0
Total	25	28

Table 6 – Number of Households Supported

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

The City has focused its CDBG resources on rehabilitation of existing units rather than the production of new units. The one-year goal for Rehab of Existing units was 15. A reduction in staff operating hours caused by the coronavirus pandemic hampered the start of Neighborhood Pride (residential rehabilitation) Program, but that program rebounded from its late start to rehabilitate 18 units. While the Annual Action Plan initially allocated no resources toward rental assistance, the City utilized a

portion of its CDBG-CV funding to institute an emergency rental assistance program, serving 10 households with total expenditures of \$65,983.

Discuss how these outcomes will impact future annual action plans.

We project that the Neighborhood Pride Program will exceed the goal for the the 2020-2024 Five-Year Consolidated Plan cycle. The City continues to seek new resources to supplement or augment existing programs. The City obtained HOME Investment Partnerships Program funding through the California Department of Housing and Community Development during PY 2017, but that grant has expired. Demand for the Neighborhood Pride Program remains strong.

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

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	3,094	0
Low-income	413	0
Moderate-income	95	0
Total	3,602	0

Table 7 – Number of Households Served

Narrative Information

The figures for CDBG Actual include the public service and fair housing programs as well as the housing rehabilitation and emergency rental assistance programs. In addition to the numbers shown above, there were a total of 132 participants who were above the low- and moderate-income level (131 in the Harbor Area Gang Alternatives Program, and one in the fair housing services program).

The City of Carson obtained HOME funding in PY 2017 through the California Department of Housing and Community Development (HCD), and would have continued serving residents through that resource in PY 2021, but, as noted above, that grant has expired.

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

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

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

In PY 2015, Los Angeles County launched a regional, multijurisdictional homeless initiative coordinated by the office of its Chief Executive Officer. This initiative focused on, among other things, ensuring that homeless individuals and families are effectively engaged, assessed, referred, and served by the multiplicity of jurisdictions and public and private service providers involved. The City of Carson continued as an active participant in the planning and strategizing efforts of the County Homeless Initiative during PY 2017 (including securing a \$50,000 grant from the County, which it used to develop a comprehensive plan on homelessness that was adopted by City Council in July 2018). Implementation of this homelessness plan is still being worked out (complicated by the current COVID-19 pandemic), but existing efforts have combined to effect a reduction in Carson homeless from 326 as measured by LAHSA's 2019 homeless count to 158 (as indicated by results from the 2020 count). LAHSA did not conduct a 2021 homeless count due to the COVID-19 pandemic, and results from the January 2022 count were not available as of the writing of this draft.

As a companion effort to the County Homeless Initiative, the South Bay Cities Council of Governments (SBCCOG), of which the City of Carson is a member, entered into a contract with People Assisting the Homeless (PATH), a network of agencies working together to combat and end homelessness throughout California, to provide a comprehensive program of homeless services within the SBCCOG service area (which coincides with Los Angeles County Service Planning Area 8). This program is based on a similar program PATH implemented in the Gateway Cities Council of Governments service area (San Gabriel Valley). In this program, PATH's services include: outreach services to homeless persons encountered on the streets; a South Bay Cities homeless telephone hotline; screenings and Coordinated Entry System assessments; case management; linkages to interim housing; housing location services; working with local landlords; and ongoing supportive services.

Addressing the emergency shelter and transitional housing needs of homeless persons

This is a shortcoming of which the City is well cognizant, in that at present there are no emergency shelter or transitional housing facilities located in the city itself. The City is exploring two options for addressing this shortcoming: a) arranging for providers of such facilities located in adjacent communities to serve the Carson homeless, or b) becoming a provider of such services itself. However, the City was not able to address this issue during PY 2021.

The Coordinated Entry System (CES) facilitates the coordination and management of resources and services through the crisis response system. CES allows users to efficiently and effectively connect

people to interventions that aim to rapidly resolve their housing crises. CES works to connect the highest need, most vulnerable persons in the community to available housing and supportive services equitably. Cumulative CES statistics for Carson from 7/1/2020 to 12/31/2020 as provided by LAHSA (the most recent data City staff could obtain) are as follows:

CES Assessments: Total persons 113, individuals 51, youth 7, families 55, veterans 4, persons ags 62+ 6

Types of Services Provided to Those Assessed: Interim Housing 4, Rapid Re-Housing 51, Street Outreach (Contacts) 17, Street Outreach (Engagements) 9, other (Non-Permanent) 43

Persons Placed into Permanent Housing: 39

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

Located just west of the city limits, in unincorporated Los Angeles County, is Harbor-UCLA Medical Center, part of the Los Angeles County Department of Health Services (DHS). As part of its contracted services with SBCCOG, PATH meets regularly with representatives of Harbor-UCLA to collaborate on issues such as discharge planning. Intergral to that process is a program DHS operates called Housing for Health (HFH), which includes facilities for recuperative care (provision of short-term housing with health services to homeless DHS patients who are recovering from acute illness or injury or have conditions that would be exacerbated by living on the street or in shelters). The closest such facility to Carson and to Harbor-UCLA is in South Los Angeles.

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

While as noted, the City allocated no entitlement funding for such activities in the PY 2021 Annual Action Plan, it continued its collaboration with other local entities that coordinate such services, such as the Los Angeles Homeless Services Authority and the South Bay Coalition to End Homelessness, along with its participation in the comprehensive program of homeless services in the South Bay Cities Council of Governments service area operated by PATH.

The City did utilize \$60,000 of its CDBG-CV allocation to enter into a contract with Family Promise of the South Bay to provide the following homelessness and homelessness prevention services:

- Move-in assistance, including but not limited to application fees, security deposits, first month's rent, and furniture;
- Shelter, transportation, and food expenses;
- Employment readiness, including but not limited to certification programs and educational requirements for employment growth;
- Financial literacy instruction and related educational materials;
- Short-term motel stays for gap shelter; and
- Case management services for homelessness prevention, diversion, housing navigation, placement, and retention.

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

Actions taken to address the needs of public housing

The City did not set any specific public housing goals in the 2020-2024 Five-Year Consolidated Plan. The City does not own, operate, or manage any public housing within its boundaries. That role in Carson is carried out by the Los Angeles County Development Authority (LACDA). (The Carson Housing Authority is an entity created in the wake of the statewide dissolution of local redevelopment agencies to carry out the remaining affordable housing development responsibilities of the former Carson Redevelopment Agency.)

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

The City does not own, operate, or manage any public housing within its boundaries. That role within Carson is carried out by the Los Angeles County Development Authority (LACDA).

Actions taken to provide assistance to troubled PHAs

Not applicable. The Los Angeles County Development Authority (LACDA) is not a troubled PHA.

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

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

One of the more significant barriers to (the development of) affordable housing in Carson is the availability of financial incentives and other mechanisms to facilitate the development of new affordable housing. Following the dissolution of the Carson Redevelopment Agency (which had at its disposal the powerful development tool of tax increment financing), the City of Carson created the Carson Housing Authority (CHA) to carry out the remaining affordable housing obligations of the now-defunct Redevelopment Agency. The CHA continues to actively seek opportunities to develop affordable housing. It has in its current portfolio four sites, comprising approximately 2.3 acres in total, which appear to be prime sites for the development of affordable housing. The CHA recently assisted in the completion of Carson Arts Colony, 46 units of affordable live-work housing at 21205 South Main Street and Veterans Village, a 51-unit project at the corner of Carson and Figueroa Streets.

In addition, the City's Planning Division has judiciously and strategically employed the use of density bonuses to promote and enhance the development of affordable housing.

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

Factors contributing to the presence of impoverished families among the city's population include unemployment or underemployment due to a generally low levels of education, lack of job skills training, minimum wage, lack of effective transportation, shortage of affordable child care preventing two wage-earner families or single parents from participating in the workforce, and lack of nearby affordable housing for lower-income households. To address the employability and job skills issues, the City is affiliated with the South Bay Workforce Investment Board (SBWIB), a local Workforce Innovation and Opportunity Act (WIOA) consortium consisting of several neighboring cities. Transportation issues are partially addressed by the City-operated Carson Circuit bus system, which coordinates its routes and services with other local public transportation providers serving the area with routes into and within Carson, such as the Los Angeles Metropolitan Transportation Authority (MTA or Metro), Long Beach Transit, Compton Renaissance Transit, Torrance Transit, and Gardena Municipal Bus Lines.

Increasingly diminishing budgetary resources poses an obstacle to addressing underserved needs. The City continues to provide funding support to a network of local non-profit human and social service providers through the CDBG public service allocation. However, while there have been year-to-year fluctuations, the trend for this resource has been downward over the longer timespan. The City had not supplemented the CDBG public service funding with an allocation of General Fund dollars for the previous five fiscal years (which correspond with the CDBG program years) due to budgetary constraints, but in PY 2021, supplemental General Fund dollars were allocated to the Boys and Girls Clubs of Carson

(\$11,572) and the Housing Rights Center (\$2,500).

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

The City realizes that lead-based paint poses a serious health hazard and therefore must be addressed. The City attempts to minimize the incidence of lead-based paint poisoning by implementing the following: ensuring that the home improvement programs initiated by the City or non-profit providers identify and eliminate lead-based paint hazards; conducting annual programs and distributing materials that educate residents on the health dangers of lead-based paint, and encouraging the screening of children for elevated blood levels; Including lead-based paint hazard reduction as an eligible activity in rehabilitation programs; reviewing current housing and rehabilitation cases to ensure that lead-based paint hazard reduction is incorporated; and promoting awareness and elimination of lead-based paint hazards among other housing providers, including local non-profit housing developers.

The City's efforts to conform to (24 CFR) Section 570.608 regarding the notification, inspection, testing, and abatement procedures concerning lead-based paint have included the engagement of a consultant to conduct lead hazard inspections/evaluations, paint testing, risk assessments, and final clearance inspections. All properties served by the City's housing rehabilitation programs undergo an initial lead hazard assessment, with subsequent actions to be determined according to the results of that assessment. This was the case for the 18 dwelling units served by the Neighborhood Pride Program during PY 2021.

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

The City's Economic Development Strategy contains goals, objectives for each goal, and action steps for each objective. Goals, objectives, and action steps are directly related towards accomplishing the Economic Development Strategy mission statement. These goals include: reducing poverty, creating new and affordable housing, developing and promoting services for at-risk populations, expanding job training, and providing public and social services.

These action steps are activities that are intended to increase the opportunities to raise family income, resulting in greater access to affordable housing and reduce the number of families overpaying for their housing. Increased family income also assists lower-income families meet the cost of child care and other services that otherwise would be out of reach for them. The City continues (primarily through the CDBG public service allocation) partnering with local organizations to provide a continuum of services addressing the full range of needs of low- and moderate-income families.

Along with the Economic Development Strategy, major components of the City's anti-poverty efforts include the mobilehome park space rent control program (a program that ensures the continued affordability of a substantial portion of the city's housing stock) and incentives to develop new affordable housing (spearheaded by the Carson Housing Authority). The Carson Housing Authority continues to entertain proposals from developers of affordable housing regarding financial assistance to

new projects, such as the previously-described recently completed Carson Arts Colony and Veterans Village projects.

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

The City of Carson's Community Development Department is the primary administrator for the activities described in this CAPER. It works with other City departments (e. g., Community Services, Code Enforcement, Public Works) to coordinate services to City residents, particularly seniors, the disabled, and persons of low-and moderate income.

The Community Development Department works in conjunction with external agencies such as the California Department of Housing and Community Development, the Housing Authority of the County of Los Angeles, and the Los Angeles County Department of Building and Safety (which provides building inspection services to the City on a contractual basis) to ensure quality housing for all city residents.

The issue of homelessness took on a greater emphasis for the City over the past five years. While there was no allocation of CDBG entitlement funding for this issue (though it did allocate CDBG-CV funding), the City took several steps toward enhancing the institutional structure that will hopefully result in increased funding commitments in subsequent years. It participated actively in the Los Angeles County Homeless Initiative, which provided a platform for the local jurisdictions to collaborate with each other and with the County in such areas as potentially committing local funding toward rapid re-housing, dedicating federal housing subsidies toward permanent supportive housing, ensuring that law enforcement and first responders effectively engage homeless families and individuals, and using land use policy to maximize the availability of affordable housing. The City also participated in a joint program of the South Bay Cities Council of Governments to coordinate such activities as outreach services, a regional homeless telephone hotline, screenings and coordinated entry system assessments, case management, linkages to interim housing, housing location services, working with local landlords, and ongoing supportive services. The City's internal Homelessness Working Group has resumed meeting on a regular (monthly) basis (with work deployments across departments having been disrupted by the COVID-19 pandemic, Working Group meetings had been placed on hold). The Assistant City Manager who had been coordinating the Working Group was recently promoted to City Manager, and while his replacement has taken over that role, the City Manager continues to be directly involved. The Working Group includes representatives from the City's Community Development, Community Services, Public Works, and Public Safety Departments, as well as the Los Angeles County Sheriff's Department (the contract provider of law enforcement services for the City of Carson).

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

As noted earlier, the Carson Housing Authority continues in its role of facilitating the development of affordable housing within the city, and has recently completed the Carson Arts Colony and Veterans Village projects.

The City allocated the full 15% of the allowable CDBG funds to a network of local social service agencies to assist with meeting the needs of its underserved low- and moderate-income population.

During PY 2021, the City continued its participation in efforts to combat homelessness led by the lead agency for the Los Angeles Continuum of Care (CoC), the Los Angeles Homeless Services Authority (LAHSA). The City also participated regularly in the monthly meetings of the South Bay Coalition to End Homelessness, the lead homeless collaborative for Los Angeles County Service Planning Area (SPA) 8, as well as the bi-monthly meetings of the South Bay Cities Council of Governments' Homeless Services Committee (covering the same geographical area).

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

The City commissioned a new Analysis of Impediments to Fair Housing Choice (AI) to correspond with the preparation of the 2020-2024 Five-Year Consolidated Plan. Recommendations from that AI that the City pursued during PY 2021 included:

- Review zoning for areas with restrictions to housing development, including minimum lot requirements; make appropriate amendments every year for the next five years. Record activities annually.
- Review development standards for accessible housing and inclusionary policies for accessible housing units; continue recommending appropriate amendments over the next five years. Record activities annually.
- Continue to use CDBG and HOME funds to fund housing rehabilitation for homeowner and rental housing options: 150 residential housing units over five years.
- Continue to promote fair housing education through annual or biannual workshops. Maintain records of activities annually.
- Ensure that fair housing materials are available in Spanish. Maintain records of activities annually.
- Promote annual outreach and education related to credit for prospective homebuyers. Maintain records of activities annually.
- Partner with community agencies to provide financial literacy classes to prospective homebuyers on an annual basis. Maintain records of activities annually.

To increase the knowledge throughout the community of the availability of fair housing services, the City currently provides a link to the fair housing services provider (the Housing Rights Center) on its website and uses the City website to advertise HRC's services, particularly its Fair Housing Walk-In Clinics (which are now being conducted virtually due to the COVID-19 pandemic). The City also distributes flyers at City Hall and at the Congresswoman Juanita Millender-McDonald Community Center regarding HRC's services and the Walk-In Clinics. Written materials regarding HRC's services (flyers, brochures, website announcements) are currently distributed in both English and Spanish.

CR-40 - Monitoring 91.220 and 91.230

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

The City utilizes data collected from public service subrecipients and housing rehabilitation contractors reported in HUD's Integrated Disbursement and Information System (IDIS) for monitoring purposes. Subrecipients submit monthly program and expenditure reports to City staff, which reviews and approves this information before authorizing the disbursement of any program funds. Review of these monthly program and expenditure reports is conducted to determine which programs will be subjected to on-site monitoring visits. The City contracts with a professional firm to conduct inspections of the housing rehabilitation projects in progress and at the conclusion of the projects prior to the approval of disbursement of funds.

Minority- and Women-Owned Business Outreach

The City does not discriminate against minority- and women-owned businesses in its bidding and contacting process, and has awarded contracts to several minority- and women-owned businesses in recent years. To conduct the inspections for the Neighborhood Pride housing rehabilitation program, as well as to provide technical assistance on CDBG administration, the City has contracted for at least ten years with MDG Associates, Inc., which is a minority-owned business concern. A number of minority- and women-owned contractors have been utilized in the Neighborhood Pride Program (most notably VV&G Construction, a firm that meets both criteria). Previously, the firm that assisted in the development of the 2015-2020 Five-Year Consolidated Plan is a minority-owned firm (The Ramsay Group).

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

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

On September 6, 2022, the City of Carson issued a public notice announcing the availability of the draft CAPER. That notice informed the public that the draft CAPER would be available for public review and comment from September 7, 2022 through September 22, 2022. That notice further advised the public that a public hearing on the draft CAPER would be conducted by City Council on September 20, 2022, and that the Community Development Department would be receiving written comments on the draft CAPER through September 26, 2022.

Public comments regarding the CAPER during this public review and comment period, at the above-referenced public hearing, or prior to the submission of the CAPER are pending.

CR-45 - CDBG 91.520(c)

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

The City had anticipated undertaking one commercial improvment project during PY 2021. The Substantial Amendment that was approved in April revised those plans and reallocated that funding to th Neighborhood Pride Program (residential rehabilitation).

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

No

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

Not applicable.

CR-45 - CDBG 91.520(c)

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

The City had anticipated undertaking one infrastructure project and one public facility project during PY 2020. The Substantial Amendment that was approved in April revised those plans and reallocated that funding to a different public facility project. Because of its late inception, that new public facility project was carried over to PY 2021.

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

No

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