

# **The 2020-2024 Consolidated Plan**

*July 1, 2020 - June 30, 2025*



# Executive Summary

## ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

### 1. Introduction

Every five years, the City is required by the U.S. Department of Housing and Urban Development (HUD) to prepare a five-year strategic plan, the Consolidated Plan, for the Community Development Block Grant (CDBG) and HOME Investment Partnerships (HOME) funds. The 2020-2024 Consolidated Plan covers the next five fiscal years from FY 2020-2021 to FY 2024-2025 (July 1, 2020 through June 30, 2025) and includes the first Annual Action Plan for FY 2020-2021. This document contains four key sections on needs assessment, market analysis, strategic plan, and the annual action plan. Each section covers information needed to address HUD regulations and follows a specific template prescribed by HUD.

The City started the preparation of this plan by conducting a community outreach process to collect public input on needs. The analysis performed throughout this plan is based on the collected data from the community outreach process, census and housing market data, and information on historic funding allocation trends. The Consolidated Plan identifies three high priority needs: 1) affordable housing, 2) homelessness, and 3) community development. The funding allocation strategies and goals were developed considering these high priority needs.

#### Geographic Area and Population

The City of Orange is situated in central Orange County, approximately 32 miles southeast of Los Angeles. The City's incorporated land area is 35 square miles, and its planning area is 37 square miles including two square miles of unincorporated land. The City is bordered by the cities of Anaheim, Villa Park, Garden Grove, Santa Ana, Tustin, and the unincorporated areas of County of Orange. The city's population is approximately 142,000.

#### Eligibility for CDBG and HOME Funds

The City receives CDBG and HOME funds from HUD annually. The City qualifies as an entitlement jurisdiction and the Community Development Departments serves as the grantee to administer CDBG and HOME funds in accordance with the pertaining statutory and regulatory requirements.

#### Purpose of the Five-Year Consolidated Plan and Annual Action Plan

The Consolidated Plan identifies housing and community needs, establishes priorities, and outlines a strategy to address the identified needs.

The City prepares an Annual Action Plan for each fiscal year of the five-year Consolidated Plan. The Annual Action Plan outlines specific projects and programs funded with CDBG and HOME funds consistent with the Consolidated Plan funding strategies and priorities.

The 2020-21 Annual Action Plan is the first Action Plan of the 2020-24 Consolidated Plan. The City will prepare and submit to HUD the remaining four Annual Action Plans in the next four years.

**2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview**

The objectives and outcomes identified in the Plan Needs Assessment include:

- Increase the supply of affordable housing through the development of affordable rental units.
- Continue to financially support homeless facilities for homeless population.
- Improve the quality of existing community facilities and infrastructure within low and moderate income neighborhoods.

**3. Evaluation of past performance**

In keeping with the priority needs of the 2015-2020 Consolidated Plan, the City allocated CDBG and HOME funds to eligible projects and programs benefitting low and moderate income households. The City allocated most of its CDBG funds to public facilities projects such as street improvement, senior center rehab work, and affordable housing projects. The following shows the funding allocation, targeted goals, and the accomplishments by priority needs category based on the 2015-2020 Consolidated Plan.

<b>2015-2020 Goal Name and Category</b>	<b>CDBG and HOME Funds</b>	<b>Goals (Persons Assisted)</b>	<b>2015-2018 Accomplishments</b>
Affordable Housing	\$1.5 million	1800	1,349
Homeless	\$61,000	30	12
Public Facilities	\$4.1 million	57,870	15,651 <sup>1</sup>
Public Services	\$845,000	231,800	230,698

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<sup>1</sup> The accomplishments for public facilities projects are for 2015 and 2016 program years only as the remaining 2017, 2018, and 2019 public facilities projects have not been completed to report the final accomplishment.

#### **4. Summary of citizen participation process and consultation process**

The City advertised the availability of CDBG and HOME funds, held two public workshops and three public meetings, solicited input from nonprofit agencies, and encouraged residents to participate in the preparation of the 2020-2024 Consolidated Plan and the 2020-2021 Annual Action Plan. Included in this process was the distribution of the needs assessment survey to the public and social service providers. Surveys were provided in both English and Spanish on the City's website, Facebook and Twitter accounts. The feedback received through this process was considered when setting program goals and priorities.

#### **5. Summary of public comments**

A needs assessment survey and public comments revealed a need for affordable rental housing, improvements to public facilities and the continued provision of public services.

#### **6. Summary of comments or views not accepted and the reasons for not accepting them**

All comments and views were accepted.

#### **7. Summary**

Every year the City receives CDBG and HOME funds from the U.S. Department of Housing and Urban Development (HUD) and allocates CDBG funds to eligible projects benefitting low and moderate income neighborhoods and households.

The City conducted public outreach according to its citizen participation plan by holding two public workshops at the public library and three public hearings as well as surveying the community. The following priority needs were identified based on the 84 responses to the City's online needs assessment survey and the input collected from the local nonprofits and other government agencies.

1. Affordable Rental Housing
2. Social services for low income families
3. Homeless shelters
4. Down payment assistance to low income households
5. Tenant based rental assistance
6. Street improvements

The City anticipated receiving the following funding amounts for Fiscal Year 2020-2021 under CDBG and HOME programs.

- CDBG Program - \$1.2 million
- HOME Program - \$431,000

The City generally allocates most of the CDBG funds to public facilities projects such as street improvement projects and architectural barrier removal projects. The City can only allocate up to 15% of its CDBG funds to public services. These public service funds are allocated to nonprofits and social services programs carried out by the Community Service Department and Police Department. The City uses up to 20% of its CDBG funds for planning and administration purposes. A portion of CDBG funds for administration is allocated to Fair Housing activities carried out by the Fair Housing Foundation.

The City receives a relatively small amount of HOME funds every year. It is challenging for the City to find an eligible affordable housing project that can use these HOME funds and meet the stringent HOME program requirements at the same time. The City plans to allocate its HOME funds to an affordable housing project (62 units) by Orange Housing Development Corporation who serves as a CHDO.

## The Process

### PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

**1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source**

The following are agencies/entities responsible for preparing the Consolidated Plan and those responsible for the administration of each grant program and funding source.

<b>Agency Role</b>	<b>Name</b>	<b>Department/Agency</b>
CDBG Administrator	ORANGE	Community Development Department
HOME Administrator	ORANGE	Community Development Department

**Table 1 – Responsible Agencies**

### **Narrative**

The Community Development Department is the lead agency for the development of the Consolidated Plan and administers CDBG and HOME programs. The City is not a recipient of the Emergency Solutions Grant (ESG) to directly fund homeless related projects. The City of Anaheim is the lead agency for the Housing Opportunities for People with AIDS (HOPWA) Program, and administers the Program for all jurisdictions in Orange County.

### **Consolidated Plan Public Contact Information**

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## **PR-10 Consultation – 91.100, 91.110, 91.200(b), 91.300(b), 91.215(I) and 91.315(I)**

### **1. Introduction**

The City advertised the availability of CDBG and HOME funds, solicited input from nonprofit organizations, and encouraged residents to participate in the development of the 2020-2024 Consolidated Plan and the 2020-2021 Annual Action Plan. The City also held two public workshops to educate the community and nonprofit entities about CDBG and HOME programs and related requirements as well as conducted a needs assessment survey to learn about community needs and gaps.

**Provide a concise 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)).**

The City is not a recipient of homeless-related grants and therefore not a participant of Continuum of Care. However, the City takes part in a regional effort lead by the County of Orange to address homelessness in Orange and surrounding jurisdictions. The City is home to a regional healthcare cluster including UC Irvine Medical Center, Children's Hospital of Orange County (CHOC), and St. Joseph Hospital of Orange. Nonprofits such as Illumination Foundation and Family Solution Collaborative provide housing services to homeless families released from CHOC hospital and other Orange County hospitals. If and when the City receives homeless grants that are eligible for housing services and case management services, they would consider allocating homeless funds to these groups.

**Describe 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 County of Orange is the lead agency for Continuum of Care for the entire county. The City supports the County’s efforts to develop effective programs to address the needs of homeless individuals including the 10-Year Plan to End Homelessness. The County has put together a Consolidated Plan, which identifies the Urban County of Orange’s overall housing and community development needs, and outlines a strategy to address those needs. The City supports the Orange County Housing Authority (OCHA's) applications for HUD/VASH funding for homeless veterans. Twenty eight (28) residents of the City currently participate in the HUD/VASH Program. In addition, the City has key homeless resources/services which include HomeAid’s Family Care Center operated by Mercy House and Mary’s Kitchen which feeds, clothes and provides services that support and enhance the quality of life for homeless individuals. The Commission to End Homelessness works in collaboration with County government, 34 city government agencies, the business sector, philanthropic organizations, community

organizations, faith-based organizations, health care, public safety and other interested stakeholders to promote an effective response to homelessness within Orange County.

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

The City of Orange is not a recipient of ESG funds.

**2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities**

Table 2 – Agencies, groups, organizations who participated

1	<b>Agency/Group/Organization</b>	Friendly Center, Inc.
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons
	<b>What section of the Plan was addressed by Consultation?</b>	Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Friendly Center participated in the public workshops and public hearing during the needs assessment process and completed needs assessment survey.
2	<b>Agency/Group/Organization</b>	Assistance League of Orange
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education
	<b>What section of the Plan was addressed by Consultation?</b>	Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Assistance League of Orange participated in the public workshops and public hearing during the needs assessment process and completed needs assessment survey.



3	<b>Agency/Group/Organization</b>	County of Orange
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Services-Health Health Agency Other government - County
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Anti-poverty Strategy
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Various County agencies (i.e, Housing Authorities, Office of Care Coordination, Social Services Agency, Health Care Agency, Community Resources, and Housing and Community Development) participated in the Needs Assessment Survey.

**Identify any Agency Types not consulted and provide rationale for not consulting**

The City consulted all known local agencies and organizations involved in activities that are relevant to the preparation of this Consolidated Plan.

**Other local/regional/state/federal planning efforts considered when preparing the Plan**

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Continuum of Care	County of Orange	Homelessness Strategy
Housing Element	City of Orange	Housing Affordability Policies and Programs

**Table 3 – Other local / regional / federal planning efforts**

**Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(l))**

The City worked with the Orange County Housing Authority (OCHA), the Orange County Office of Care Coordination, and the Orange County Social Services Agency during the preparation of the Consolidated Plan.

**Narrative (optional):**

**PR-15 Citizen Participation – 91.105, 91.115, 91.200(c) and 91.300(c)**

**1. Summary of citizen participation process/Efforts made to broaden citizen participation  
Summarize citizen participation process and how it impacted goal-setting**

The City advertised the availability of CDBG and HOME funds, held two public workshops (October 14 and October 22, 2019) at the public library, two public meetings (December 2, 2019 and April 8, 2020) before the CDBG program advisory body and a public hearing at the City Council on April 14, 2020. The City collected input from local nonprofit agencies, and encouraged residents to participate in the development of the 2020-2024 Consolidated Plan and FY 2020-21 Annual Action Plan. The City provided needs assessment survey in English and Spanish at various public and nonprofit service counters and on the City's website. The City considered the survey responses when setting program goals and priorities.

**Citizen Participation Outreach**

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Newspaper Ad	Non-targeted/broad community	Two staff member from the Library and Public Works department, two nonprofit staff, and one CDBG advisory member.	Comments were about the grant application process.	N/A	N/A

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Public Hearing	Non-targeted/broad community	Nonprofit applicants and City applicants attended.	Comments included past performance of programs and projects and continued need for programs and projects.	N/A	
3	Internet Outreach	Non-targeted/broad community	81 survey respondents participated.	Comments comprised of needs for affordable rental housing units, improvements to public facilities, and homeless shelters.	N/A	<a href="https://www.cityoforange.org/1903/Needs-Assessment-Survey">https://www.cityoforange.org/1903/Needs-Assessment-Survey</a>

**Table 4 – Citizen Participation Outreach**

# Needs Assessment

## NA-05 Overview

### Needs Assessment Overview

The City conducted needs assessment survey and held two public workshops and three public hearings to collect public input on community and housing needs. Based on the needs identified during the community outreach process, the City formulated priority needs, goals, and objectives for the Consolidated Plan. The City also used the American Community Survey 2018 (5-year estimates) as well as 2011-2015 Comprehensive Housing Affordability Strategy (CHAS) data to analyze the current housing market, demographics, and housing related issues.

## NA-10 Housing Needs Assessment - 24 CFR 91.205 (a,b,c)

### Summary of Housing Needs

The housing needs assessment uses data from the 2014-2018 American Community Survey (ACS) 5-year estimates as well as the 2011-2015 Comprehensive Housing Affordability Strategy (CHAS) data from HUD. The City's total population is currently 139,484, an increase of nearly 3% since 2010. Incidentally, the number of households has decreased slightly since 2010. The two senior household categories (62 years to 74 years and 75 years and older) combined is larger than the non-senior households. Moreover, senior households making less than 80% of the Area Median Income make up the largest group within senior household categories. From this data, we can infer that affordable senior rental housing is needed more for the community. The statistical data from the 2014-2018 ACS 5-year estimates on demographics, income, and housing reveals the following key information:

- Median household income is \$86,027.
- Median house price is \$635,500.
- Median monthly rent is \$1,735.
- More than half of the City's population are homeowners (57.4%).
- Almost one third of the City's population makes less than \$75,000.
- The poverty rate is 13%.

Demographics	Base Year: 2010	Most Recent Year: 2018	% Change
Population	136,416	139,873	3%
Households	43,267	42,969	-1%
Median Income	\$76,742	\$86,027	12%

Table 5 - Housing Needs Assessment Demographics

**Alternate Data Source Name:**

2014-2018 ACS 5-year estimates

**Data Source Comments:**

### Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	6,125	5,235	7,805	4,455	19,055
Small Family Households	1,985	1,740	3,305	2,335	10,905
Large Family Households	835	940	1,235	445	2,165
Household contains at least one person 62-74 years of age	745	970	1,735	1,115	3,770
Household contains at least one person age 75 or older	1,185	955	840	420	1,210

	<b>0-30% HAMFI</b>	<b>&gt;30-50% HAMFI</b>	<b>&gt;50-80% HAMFI</b>	<b>&gt;80-100% HAMFI</b>	<b>&gt;100% HAMFI</b>
Households with one or more children 6 years old or younger	1,334	1,055	1,400	770	1,724

**Table 6 - Total Households Table**

Data Source: 2011-2015 CHAS

## Housing Needs Summary Tables

### 1. Housing Problems (Households with one of the listed needs)

	Renter					Owner				
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>										
Substandard Housing - Lacking complete plumbing or kitchen facilities	55	35	45	20	155	0	4	10	30	44
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	495	190	200	150	1,035	35	0	35	60	130
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	440	660	745	65	1,910	50	85	85	70	290
Housing cost burden greater than 50% of income (and none of the above problems)	2,595	1,265	330	10	4,200	850	935	835	250	2,870



	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 30% of income (and none of the above problems)	145	800	1,455	360	2,760	245	210	1,295	745	2,495
Zero/negative Income (and none of the above problems)	325	0	0	0	325	265	0	0	0	265

**Table 7 – Housing Problems Table**

Data 2011-2015 CHAS

Source:

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
<b>NUMBER OF HOUSEHOLDS</b>										
Having 1 or more of four housing problems	3,580	2,145	1,320	240	7,285	935	1,025	965	410	3,335
Having none of four housing problems	445	1,105	2,600	1,670	5,820	575	960	2,920	2,135	6,590
Household has negative income, but none of the other housing problems	325	0	0	0	325	265	0	0	0	265

**Table 8 – Housing Problems 2**

Data 2011-2015 CHAS

Source:

### 3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	1,380	1,240	865	3,485	300	360	1,130	1,790
Large Related	700	620	410	1,730	110	230	205	545
Elderly	705	250	230	1,185	490	455	570	1,515
Other	925	755	720	2,400	260	180	290	730
Total need by income	3,710	2,865	2,225	8,800	1,160	1,225	2,195	4,580

**Table 9 – Cost Burden > 30%**

Data 2011-2015 CHAS  
Source:

### 4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	1,285	615	160	2,060	290	320	415	1,025
Large Related	550	130	15	695	110	165	30	305
Elderly	595	150	45	790	310	325	295	930
Other	910	535	120	1,565	205	170	100	475
Total need by income	3,340	1,430	340	5,110	915	980	840	2,735

**Table 10 – Cost Burden > 50%**

Data 2011-2015 CHAS  
Source:

### 5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	790	655	650	210	2,305	30	40	85	24	179
Multiple, unrelated family households	125	195	250	4	574	55	45	30	105	235

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Other, non-family households	20	0	50	0	70	0	0	0	0	0
Total need by income	935	850	950	214	2,949	85	85	115	129	414

**Table 11 – Crowding Information – 1/2**

Data Source: 2011-2015 CHAS

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
Households with Children Present	0	0	0	0	0	0	0	0

**Table 12 – Crowding Information – 2/2**

Data Source  
Comments:

**Describe the number and type of single person households in need of housing assistance.**

It is important to note that the “other” classification is mapped to “single-person household”. Based on Tables 9, 10, and 11, the data for “low-income or below” (i.e. – making less than 80% AMI) and “single-person households” under the categories for “cost burden greater than 30%”, “cost burden greater than 50%”, and “crowding” indicates the following observations. Based on this information, there is need for more affordable studios or 1-bedroom apartments for low income, single-person households.

1. The single-person households that are “low income or below” and “renters” make up one third of the total low-income household renters.
2. Cost burden greater than 30% - 2,400 single-person households with incomes less than 80% of AMI pay more than 30% of their income on rental housing expenses.
3. Cost burden greater than 50% - 1,565 single-person households with incomes less than 80% of AMI pay more than 50% of their income on rental housing expenses.
4. Crowding – 70 single-person renter households that are low income or below low income are living in crowded housing conditions.

**Estimate the number and type of families in need of housing assistance who are disabled or victims of domestic violence, dating violence, sexual assault and stalking.**

The City does not allocate funding to the Section 8 program operated by the Orange County Housing Authority. Therefore, the City does not have access to the data collected from the applicants through the Section 8 program to provide specific information on the number and types of families in need of Section 8 vouchers. Finally, the Orange County Housing Authority does not collect this type of information for families participating in the Section 8 program.

**What are the most common housing problems?**

The City faces a shortage of affordable rental housing for households that make less than 30% of the Area Median Income (AMI) as well as households who earn less than 50% of AMI. There are 6,125 households with incomes less than 30% AMI. These households make up 17% of the total households in Orange. While this is a relatively small percentage, these households as renters experience overcrowding. Most households face at least one type of housing problems.

**Are any populations/household types more affected than others by these problems?**

The special needs population including the elderly and disabled are susceptible to housing problems.

**Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance**

The City does not receive funds to address the needs of the homeless. However the City collaborates with other neighboring jurisdictions along with the County of Orange to develop and implement operational strategies in order to meet the needs of the homeless regionally. In the meantime, other nonprofits such as Illumination Foundation, Family Solutions Collaborative, and Mercy House operate in the City referring individuals or families at risk of becoming homeless to housing service providers who also offer case management services.

**If a jurisdiction provides estimates of the at-risk population(s), it should also include a description of the operational definition of the at-risk group and the methodology used to generate the estimates:**

Not Applicable.

**Specify particular housing characteristics that have been linked with instability and an increased risk of homelessness**

Expensive housing cost and unaffordability is one of the main reasons for instability and an increase in homelessness.

### **Discussion**

Refer to the sections above.

## NA-15 Disproportionately Greater Need: Housing Problems – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

### Introduction

The City’s primary racial or ethnic group is White including White Hispanics. Most Hispanic households earning up to 80% of the Area Median Income face one or more of four housing problems (i.e. - 1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than one person per room, and 4. Cost Burden greater than 30%)

White households under the same income category almost equally face similar housing issues. This observation is based on the following data on race and ethnicity, income levels, and housing problems. This suggests that the race or ethnicity factor has a relatively low significance compared to income factor when assessing housing affordability in Orange.

### 0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	4,910	630	590
White	2,210	295	485
Black / African American	65	0	15
Asian	510	225	85
American Indian, Alaska Native	15	0	0
Pacific Islander	10	0	0
Hispanic	1,940	100	0

**Table 13 - Disproportionally Greater Need 0 - 30% AMI**

Data Source: 2011-2015 CHAS

\*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

### 30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	4,180	1,055	0
White	1,710	720	0
Black / African American	80	10	0
Asian	255	225	0
American Indian, Alaska Native	10	0	0
Pacific Islander	0	0	0
Hispanic	2,070	100	0

**Table 14 - Disproportionally Greater Need 30 - 50% AMI**

Data Source: 2011-2015 CHAS

\*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

### 50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	5,030	2,780	0
White	2,520	1,560	0
Black / African American	35	50	0
Asian	390	245	0
American Indian, Alaska Native	4	15	0
Pacific Islander	10	0	0
Hispanic	2,020	855	0

**Table 15 - Disproportionally Greater Need 50 - 80% AMI**

Data Source: 2011-2015 CHAS

\*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

**80%-100% of Area Median Income**

<b>Housing Problems</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	1,755	2,700	0
White	945	1,730	0
Black / African American	10	20	0
Asian	240	210	0
American Indian, Alaska Native	0	10	0
Pacific Islander	0	0	0
Hispanic	535	695	0

**Table 16 - Disproportionally Greater Need 80 - 100% AMI**

Data Source: 2011-2015 CHAS

\*The four housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than one person per room,
4. Cost Burden greater than 30%

**Discussion**

When assessing racial or ethnic group that is impacted disproportionately, the 2011-2015 CHAS data reveals that both White (includes non-Hispanic) and Hispanic groups are equally impacted. It is important to note that Orange has a small Asian, African, American Indian and Pacific Islander population.



**NA-20 Disproportionately Greater Need: Severe Housing Problems – 91.205  
(b)(2)**

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

**Introduction**

While the City is predominately White and non-Hispanic (70%), severe housing problems are tightly linked to income levels. The extremely low and low income households face greater challenges in obtaining decent, affordable housing.

**0%-30% of Area Median Income**

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	4,515	1,020	590
White	1,935	570	485
Black / African American	45	19	15
Asian	455	280	85
American Indian, Alaska Native	10	4	0
Pacific Islander	10	0	0
Hispanic	1,905	135	0

**Table 17 – Severe Housing Problems 0 - 30% AMI**

Data Source: 2011-2015 CHAS

\*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

**30%-50% of Area Median Income**

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	3,170	2,065	0
White	1,290	1,145	0
Black / African American	70	20	0

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Asian	220	255	0
American Indian, Alaska Native	0	10	0
Pacific Islander	0	0	0
Hispanic	1,550	620	0

**Table 18 – Severe Housing Problems 30 - 50% AMI**

Data Source: 2011-2015 CHAS

\*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

### 50%-80% of Area Median Income

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	2,285	5,520	0
White	905	3,180	0
Black / African American	0	80	0
Asian	180	455	0
American Indian, Alaska Native	4	15	0
Pacific Islander	10	0	0
Hispanic	1,180	1,695	0

**Table 19 – Severe Housing Problems 50 - 80% AMI**

Data Source: 2011-2015 CHAS

\*The four severe housing problems are:

1. Lacks complete kitchen facilities, 2. Lacks complete plumbing facilities, 3. More than 1.5 persons per room, 4. Cost Burden over 50%

**80%-100% of Area Median Income**

<b>Severe Housing Problems*</b>	<b>Has one or more of four housing problems</b>	<b>Has none of the four housing problems</b>	<b>Household has no/negative income, but none of the other housing problems</b>
Jurisdiction as a whole	650	3,805	0
White	225	2,455	0
Black / African American	10	20	0
Asian	165	290	0
American Indian, Alaska Native	0	10	0
Pacific Islander	0	0	0
Hispanic	255	970	0

**Table 20 – Severe Housing Problems 80 - 100% AMI**

Data Source: 2011-2015 CHAS

\*The four severe housing problems are:

1. Lacks complete kitchen facilities,
2. Lacks complete plumbing facilities,
3. More than 1.5 persons per room,
4. Cost Burden over 50%

**Discussion**

Both Hispanic and White households earning less than 80% of Area Median Income (AMI) have a disproportionate percentage of severe housing problems. It is important to note that Orange has a small Asian, African, American Indian and Pacific Islander population.

## NA-25 Disproportionately Greater Need: Housing Cost Burdens – 91.205 (b)(2)

Assess the need of any racial or ethnic group that has disproportionately greater need in comparison to the needs of that category of need as a whole.

### Introduction:

The data reveals that White (includes non-Hispanic) households earning less than 30% of Area Median Income (AMI) are disproportionately in greater need of housing due to unaffordable housing costs. Only one fifth of the households earning less than 30% of AMI are Hispanics. For income levels between 30% to 50% AMI and more than 50% of AMI, the impact of housing costs burdens affects higher percentages of White households followed by Hispanic and Asian households.

### Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	24,685	8,995	8,410	595
White	15,295	4,820	4,200	485
Black / African American	185	110	115	15
Asian	3,625	725	860	85
American Indian, Alaska Native	40	34	14	0
Pacific Islander	55	10	10	0
Hispanic	5,225	3,145	2,985	4

**Table 21 – Greater Need: Housing Cost Burdens AMI**

Data Source: 2011-2015 CHAS

### Discussion:

Refer to the narrative above.

### **NA-30 Disproportionately Greater Need: Discussion – 91.205(b)(2)**

**Are there any Income categories in which a racial or ethnic group has disproportionately greater need than the needs of that income category as a whole?**

The housing needs data shows that both White and Hispanic at different income levels share similar housing needs. Additionally, the data reveals that households at lower income levels (i.e. - lower than 80% of AMI) have a greater need for decent and affordable housing.

**If they have needs not identified above, what are those needs?**

No other housing needs identified.

**Are any of those racial or ethnic groups located in specific areas or neighborhoods in your community?**

Orange has Hispanic neighborhoods including Central Orange (near Glassell Street and Katella Avenue), El Modena, and Olive (near Lincoln Avenue and Batavia Street).

## NA-35 Public Housing – 91.205(b)

### Introduction

The City is assisted by the Orange County Housing Authority (OCHA), which operates the Section 8 Rental Assistance and Housing Choice Voucher Program. There are no public housing projects owned by the City. Since the City does not allocate funding to the Section 8 or Housing Choice Voucher program, they do not have access to the data collected for Section 8 or Housing Choice Voucher program. The information shown in the following tables are collected from a federal PIC data source.

### Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project-based	Tenant-based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	0	0	10,825	0	10,418	187	207	10

Table 22 - Public Housing by Program Type

\*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Data Source: PIC (PIH Information Center)

### Characteristics of Residents

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project-based	Tenant-based	Veterans Affairs Supportive Housing	Family Unification Program	
Average Annual Income	0	0	0	16,476	0	16,470	17,239	15,594	
Average length of stay	0	0	0	8	0	8	0	4	
Average Household size	0	0	0	2	0	2	1	3	

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project-based	Tenant-based	Veterans Affairs Supportive Housing	Family Unification Program
# Homeless at admission	0	0	0	87	0	5	72	10
# of Elderly Program Participants (>62)	0	0	0	4,926	0	4,884	38	3
# of Disabled Families	0	0	0	2,163	0	2,075	64	14
# of Families requesting accessibility features	0	0	0	10,825	0	10,418	187	207
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 23 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

### Race of Residents

Race	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project-based	Tenant-based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	0	0	5,857	0	5,528	139	182	6
Black/African American	0	0	0	745	0	693	39	10	2
Asian	0	0	0	4,128	0	4,107	4	15	2

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
American Indian/Alaska Native	0	0	0	64	0	60	4	0	0
Pacific Islander	0	0	0	31	0	30	1	0	0
Other	0	0	0	0	0	0	0	0	0
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**Table 24 – Race of Public Housing Residents by Program Type**

Data Source: PIC (PIH Information Center)

### Ethnicity of Residents

Program Type									
Ethnicity	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	0	0	1,941	0	1,814	34	87	4
Not Hispanic	0	0	0	8,884	0	8,604	153	120	6
<b>*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition</b>									

**Table 25 – Ethnicity of Public Housing Residents by Program Type**

Data Source: PIC (PIH Information Center)

### Section 504 Needs Assessment: Describe the needs of public housing tenants and applicants on the waiting list for accessible units:

The City does not allocate funding to the Section 8 or Housing Choice Voucher program operated by the Orange County Housing Authority.

### Most immediate needs of residents of Public Housing and Housing Choice voucher holders

The City does not allocate funding to the Section 8 or Housing Choice Voucher program operated by the Orange County Housing Authority.



**How do these needs compare to the housing needs of the population at large**

The City does not allocate funding to the Section 8 or Housing Choice Voucher program operated by the Orange County Housing Authority.

**Discussion**

Refer to the sections above.

## **NA-40 Homeless Needs Assessment – 91.205(c)**

### **Introduction:**

The County of Orange released the “2019 Point-In-Time” report that contains statistical information about the homeless population countywide. This report shows that the City has a total of 341 homeless including individuals and families. 29 out of the 341 homeless are seniors. 16 out of 341 are veterans. Factors contributing to these figures include loss of income, history of residential instability, mental and physical disabilities, substance addiction, and unaffordable housing costs. Local nonprofits such as Mercy House, Illumination Foundation, HomeAid, Family Solutions Collaborative, and HOME Inc. offer housing navigation and case management services to this population. While the City does not receive homeless related grants from HUD, they support the efforts of these organizations and the County of Orange’s Continuum of Care strategies to address homelessness.

**If data is not available for the categories "number of persons becoming and exiting homelessness each year," and "number of days that persons experience homelessness," describe these categories for each homeless population type (including chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth):**

The City is not a recipient of homeless related grants.

**Nature and Extent of Homelessness: (Optional)**

<b>Race:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
White	0	0
Black or African American	0	0
Asian	0	0
American Indian or Alaska Native	0	0
Pacific Islander	0	0
<b>Ethnicity:</b>	<b>Sheltered:</b>	<b>Unsheltered (optional)</b>
Hispanic	0	0
Not Hispanic	0	0

Data Source  
Comments:

**Estimate the number and type of families in need of housing assistance for families with children and the families of veterans.**

The City has 158 homeless families based on the “2019 Point-In-Time” report from the County of Orange. 29 of these families are unsheltered and 129 homeless families are sheltered. The City has 16 homeless veterans. 14 homeless veterans are unsheltered and 2 homeless veterans are sheltered.

**Describe the Nature and Extent of Homelessness by Racial and Ethnic Group.**

The “2019 Point-In-Time” report by the County of Orange reveals that the White population largely experience homelessness. Demographically speaking, the City is 70% White residents including non-Hispanic.

**Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.**

The “2019 Point-In-Time” report counted a total of 341 homeless for the City of Orange. Out of this total, 193 are unsheltered and 148 are sheltered.

**Discussion:**

Refer to the sections above.

## **NA-45 Non-Homeless Special Needs Assessment - 91.205 (b,d)**

### **Introduction:**

According to the 2014-2018 American Community Survey (ACS) 5-year estimates, 12% of the City's total population is 65 years and older (senior). While this is not a significant number, the City encourages and supports affordable housing development projects for seniors including low income seniors. Orange Senior Housing, a nonprofit housing developer, is working with the City to develop 75 housing units for low income seniors. Moreover, the Orange Housing Development Corporation (OHDC) and C&C Development Inc. manage and operate a number of senior housing projects to address the housing needs for the elderly.

### **Describe the characteristics of special needs populations in your community:**

The special needs populations (frail, disabled elderly and persons with HIV/AIDS) are in need of affordable housing and quality health care.

### **What are the housing and supportive service needs of these populations and how are these needs determined?**

The Orange County Housing Authority (OCHA) administers Section 8 Rental Assistance/Housing Choice Voucher Program for Orange and provides housing to seniors seeking Section 8 housing units.

Health services are available to senior households through the Senior Health Outreach Prevention Program administered by the County of Orange Health Care Agency. This program provides community outreach and home visitation for low income seniors. The Orange Senior Center provides activities, meals, services, and referrals for seniors. Sunrise Senior Living is working with the City to develop an assisted living (62 beds) facility for seniors to provide senior care services including memory care.

### **Discuss the size and characteristics of the population with HIV/AIDS and their families within the Eligible Metropolitan Statistical Area:**

The City does not receive HOPWA funds to address the housing needs for persons with HIV/AIDS.

### **Discussion:**

Refer to the discussions above.

## **NA-50 Non-Housing Community Development Needs – 91.215 (f)**

### **Describe the jurisdiction’s need for Public Facilities:**

The City continuously needs funding to improve its park system, recreational facilities, and public streets. The City is in the process of updating its master plan for parks and trails. The majority of these parks are located within low income neighborhoods and used by these residents. While the City has not allocated CDBG funds in the past to improve the parks and its amenities, the City will consider earmarking CDBG funds to those parks and facilities that are located within CDBG eligible areas and are in need of improvements. The Public Works Department uses CDBG funds to perform street improvements and ADA improvements in areas that are predominately low and moderate income.

### **How were these needs determined?**

Based on the needs assessment survey and consultation with the Public Works Department and the Community Services Department, the City identified street improvement and ADA improvement projects eligible for CDBG funds.

### **Describe the jurisdiction’s need for Public Improvements:**

The City has deteriorating public streets, sewer, and storm drain infrastructure within low income neighborhoods that need to be repaired or replaced.

### **How were these needs determined?**

The needs were determined based on the needs assessment survey and consultation with the Public Works Department.

### **Describe the jurisdiction’s need for Public Services:**

The City has a need for youth services, senior services, and homeless services. Friendly Center and the Assistance League of Orange have been actively providing social services to the City’s vulnerable population by providing food to the needy and school uniforms and supplies to low income children. The City recognized the need for this kind of public services by allocating CDBG funds to these programs. Furthermore, the Community Services Department and Police Department receive CDBG funds under public services category to provide after school programs to low income students and to monitor low income neighborhoods for public safety.

### **How were these needs determined?**

The needs were determined based on the needs assessment survey and consultation with local nonprofits, the Community Services Department and the Police Department.



# Housing Market Analysis

## MA-05 Overview

### Housing Market Analysis Overview:

Overall, there is a high demand for affordable housing within the City. This is based on a long waiting list for affordable housing units that is maintained by the County of Orange Housing Authority and the City's local affordable housing provider, Orange Housing Development Corporation. The 2014-2018 American Community Survey (ACS) 5-year estimates for the City shows: 1) median home price is \$635,500, 2) median rent is \$1,735, and 3) median income is \$86,000. While some low income households may afford median rent, most cannot afford the median home price. At the same time, local, state and federal funding for affordable housing are dwindling while labor, construction material, and land cost rise. The land use regulatory and other federal requirements exasperate this tight housing market by discouraging the development of affordable housing units. Affordable housing developers face challenges in proposing affordable housing projects with sound financing structure while meeting all of the regulatory requirements. The City continues to seek opportunities to partner with affordable housing developers to build affordable units for low income households. The latest California State Housing Package and additional funding for affordable housing will impact the local housing market. The new State housing-related legislatives intend to promote and encourage housing development to address housing shortages in California.

## MA-10 Number of Housing Units – 91.210(a)&(b)(2)

### Introduction

According to the 2014-2018 ACS 5-year estimates, the total number of housing units is 44,575. The majority of these units are detached single family houses. Most 1 to 2 bedroom housing units are rentals. Rental units make up 80% of the total housing units. The average household size for both rental and owner-occupied housing units is 3. Due to costly housing market throughout California including Orange, affordable rental housing units are in great demand.

### All residential properties by number of units

Property Type	Number	%
1-unit detached structure	24,918	56%
1-unit, attached structure	4,145	9%
2-4 units	5,305	12%
5-19 units	3,789	9%
20 or more units	5,304	12%
Mobile Home, boat, RV, van, etc	1,114	2%
<b>Total</b>	<b>44,575</b>	<b>100%</b>

Table 26 – Residential Properties by Unit Number

Alternate Data Source Name:

2014-2018 ACS 5-year estimates

Data Source Comments:

### Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	140	0%	1,441	8%
1 bedroom	807	3%	8,803	49%
2 bedrooms	16,236	66%	18,905	104%
3 or more bedrooms	32,401	131%	6,916	38%
<b>Total</b>	<b>49,584</b>	<b>200%</b>	<b>36,065</b>	<b>199%</b>

Table 27 – Unit Size by Tenure

Alternate Data Source Name:

2014-2018 ACS 5-year estimates

Data Source Comments:

Describe the number and targeting (income level/type of family served) of units assisted with federal, state, and local programs.



In the past 10 years, the City allocated HOME funds as well as former redevelopment funds to two affordable housing projects (Serrano Woods in 2013 and Lemon Grove in 2017) that resulted in 145 housing units targeted to low income families. The City is working with Orange Senior Housing to develop 75 affordable housing units for seniors and continues to encourage and support affordable housing projects as they come in.

**Provide an assessment of units expected to be lost from the affordable housing inventory for any reason, such as expiration of Section 8 contracts.**

Generally, the City has a long term affordability period of 55 years in place for most of its affordable housing project. A number of these projects have an affordability term in perpetuity that goes with the conditional land use permit. In the short horizon, only one project (Adams Triplex I) will end its affordability period in 2027. This project consist of 3 affordable housing units.

**Does the availability of housing units meet the needs of the population?**

Overall, California including the City of Orange is facing a housing shortage across all income levels. Orange is updating its Housing Element and needs to provide 3,900 units for different income categories for the next eight years.

**Describe the need for specific types of housing:**

There is a need for multifamily housing units that are affordable to low, very low and extremely low income households. The growing homeless situation in Orange County also gives rise for permanent supportive housing and single room occupancy (SRO) units.

**Discussion**

Refer to the above sections.

## MA-15 Housing Market Analysis: Cost of Housing - 91.210(a)

### Introduction

The housing market has grown since 2010. Continued population growth along with limited housing supply results in strong demand for housing. According to the 2014-2018 American Community Survey (ACS) 5-year estimates, the median sales price is \$635,500 and the median rent is \$1,735. The median sales price in Orange is three times the median sales price in the United States (\$217,000). While a strong housing market is good for the economy, households with higher incomes can afford rising housing costs. However, due to unaffordable rents, many households at lower income levels are at risk of becoming homeless. Many families live in overcrowded housing conditions or pay more than 30% of their income towards housing costs.

### Cost of Housing

	Base Year: 2010	Most Recent Year: 2018	% Change
Median Home Value	598,000	635,500	6%
Median Contract Rent	1,385	1,735	25%

Table 28 – Cost of Housing

**Alternate Data Source Name:**

2014-2018 ACS 5-year estimates

**Data Source Comments:**

Rent Paid	Number	%
Less than \$500	696	6.6%
\$500-999	1,124	9.2%
\$1,000-1,499	4,211	38.5%
\$1,500-1,999	6,120	30.8%
\$2,000 or more	5,691	14.9%
<b>Total</b>	<b>17,842</b>	<b>100.0%</b>

Table 29 - Rent Paid

**Alternate Data Source Name:**

2014-2018 ACS 5-year estimates

**Data Source Comments:**

### Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	510	No Data
50% HAMFI	1,560	495
80% HAMFI	9,180	1,580

<b>% Units affordable to Households earning</b>	<b>Renter</b>	<b>Owner</b>
100% HAMFI	No Data	2,835
<b>Total</b>	<b>11,250</b>	<b>4,910</b>

**Table 30 – Housing Affordability**

Data Source: 2011-2015 CHAS

## Monthly Rent

<b>Monthly Rent (\$)</b>	<b>Efficiency (no bedroom)</b>	<b>1 Bedroom</b>	<b>2 Bedroom</b>	<b>3 Bedroom</b>	<b>4 Bedroom</b>
Fair Market Rent	1,415	1,632	2,037	2,862	3,304
High HOME Rent	1,331	1,428	1,714	1,972	2,180
Low HOME Rent	1,038	1,113	1,336	1,543	1,721

**Table 31 – Monthly Rent**

Data Source Comments: The 2019 HOME Program Rents for Santa Ana-Anaheim-Irvine, CA HUD Metro

## Is there sufficient housing for households at all income levels?

The City has almost 970 housing units that are affordable to low and very low income households. There are limited transitional and permanent supportive housing for the homeless population. The City has projects in the pipeline for transitional and permanent supporting housing. Furthermore, Orange is required to update its Housing Element and is mandated by the State to accommodate 3,900 housing units across different income levels.

## How is affordability of housing likely to change considering changes to home values and/or rents?

Housing affordability depends on the housing market and rising housing prices makes affordability less available. Affordable housing units that are greatly subsidized and have a long term affordability period (i.e. - 55 years or in perpetuity) can remain affordable in a strong housing market.

## How do HOME rents / Fair Market Rent compare to Area Median Rent? How might this impact your strategy to produce or preserve affordable housing?

The median rent is \$1,735 according to the 2014-2018 ACS 5-year estimates. HOME rents are significantly lower than the median rent and Fair Market Rent is slightly lower than the median rent. HOME-assisted units are subject to HOME rents when the City allocates HOME funds to housing projects. This helps with the preservation and creation of affordable housing units

## Discussion

See the sections above.

## MA-20 Housing Market Analysis: Condition of Housing – 91.210(a)

### Introduction

Housing conditions include four main conditions that are 1) lack of complete kitchen facility, 2) lack of complete plumbing facility, 3) more than 1 person per room, and 4) housing cost of more than 30%. The data from the 2014-2018 ACS 5-year estimates shows that more renters than owners experienced at least one of the four housing conditions in Orange. However, the number of households experiencing more than 2 housing conditions is relatively low for Orange. The City proactively addresses any Code Enforcement matters within its residential neighborhoods. For this reason, the number of structurally related housing conditions is not significant. The conditions for overcrowding is generally not regulated by the City as is the housing costs.

### Definitions

The City follows the State Uniform Housing Code to determine if housing units meet the minimum standards. The Code Enforcement department issues notices to housing units that are in violation of City ordinances. While the City does not operate a home repair program, they encourage residents to seek out services and programs offered by Habitat for Humanity or the County of Orange to help rectify these issues.

### Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	7,891	32%	8,626	49%
With two selected Conditions	114	0%	1,630	9%
With three selected Conditions	0	0%	32	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	16,674	67%	8,002	45%
<b>Total</b>	<b>24,679</b>	<b>99%</b>	<b>18,290</b>	<b>103%</b>

Table 32 - Condition of Units

Alternate Data Source Name:

2014-2018 ACS 5-year estimates

Data Source Comments:

### Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	1,955	8%	1,725	10%
1980-1999	6,405	26%	3,305	19%
1950-1979	15,195	61%	10,780	61%

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Before 1950	1,350	5%	1,975	11%
<b>Total</b>	<b>24,905</b>	<b>100%</b>	<b>17,785</b>	<b>101%</b>

**Table 33 – Year Unit Built**

Data Source: 2011-2015 CHAS

### Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	16,545	66%	12,755	72%
Housing Units build before 1980 with children present	2,155	9%	1,315	7%

**Table 34 – Risk of Lead-Based Paint**

Data Source: 2011-2015 ACS (Total Units) 2011-2015 CHAS (Units with Children present)

### Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	0	0	1,625
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

**Table 35 - Vacant Units**

Data Source: 2013-2017 ACS 5-year Estimates

### Need for Owner and Rental Rehabilitation

Most houses in Orange were built from 1950 to 1979. A number of houses were built in the 1990's and 2000's. Orange also has a large number of historic houses located in its historic Old Towne district. Older homes need ongoing repair and rehabilitation for both renters and owners. The City will consider allocating its HOME or CDBG funds to a minor home repair program when it receives an application for such a program. The City recognizes the need for a home repair program for low income households.

### Estimated Number of Housing Units Occupied by Low or Moderate Income Families with LBP Hazards

Only 7% to 9% of total houses in Orange were built before 1980 where families with children live. This is a relatively small percentage. Most likely these housing units are occupied by low or moderate income households because many are inexpensive to own or rent. The Orange County Health Care Agency

operates the “Childhood Lead Poisoning Prevention” program for the entire county. This agency receives reports of lead-based paint poisoning from the State and provides case management services as well as educational programs to families affected by lead poisoning.

### **Discussion**

Based on 2019 housing data estimates from the California Department of Finance, the City has a total of 46,054 housing units in which 1,771 housing units are vacant.

## MA-25 Public and Assisted Housing – 91.210(b)

### Introduction

The Orange County Housing Authority operates the Section 8 program for the City. Since the City does not allocate funding to this program, they do not have access to data collected through the Section 8 program. The data shown inside the table below comes from a federal data source called PIH Information Center. The City does not have access to this data source and therefore unable to provide detailed information on this statistical data. Finally, the City does not own or operate public housing.

### Totals Number of Units

	Certificate	Mod-Rehab	Public Housing	Program Type					
				Total	Project -based	Tenant -based	Vouchers		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available				9,925			879	1,669	0
# of accessible units									

\*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition

Table 36 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

### Describe the supply of public housing developments:

The City does not operate or develop public housing units.

### Describe the number and physical condition of public housing units in the jurisdiction, including those that are participating in an approved Public Housing Agency Plan:

The City does not operate or develop public housing units.

**Public Housing Condition**

Public Housing Development	Average Inspection Score

**Table 37 - Public Housing Condition**

**Describe the restoration and revitalization needs of public housing units in the jurisdiction:**

The City does not operate or own public housing units.

**Describe the public housing agency's strategy for improving the living environment of low- and moderate-income families residing in public housing:**

The City does not operate or own public housing units.

**Discussion:**

The City does not operate or own public housing units.



## MA-30 Homeless Facilities and Services – 91.210(c)

### Introduction

The City participates in the County’s regional Continuum of Care strategy. This approach is based on the understanding that homelessness is caused by a variety of unmet needs. A comprehensive system of services and homeless prevention activities as well as shelter and permanent supportive housing is necessary to help homeless individuals and families regain self-sufficiency.

The newly released “2019 Point-In-Time” report by Orange County shows that the City has a total of 341 homeless including individuals and families. While the City does not receive homeless-related grant funding, they work with local nonprofits such as Mercy House and the County of Orange to address gaps in homeless facilities and services. The Family Care Center operated by Mercy House provides temporary shelters and beds and assists 10-15 families a day. The City has transitional housing and permanent supportive housing projects in the pipeline to address the growing housing and case management needs of the homeless population. The City collaborates with the County of Orange and other cities in the North Orange County Service Planning Area by allocating local and state funds to build and operate two navigation centers in Buena Park and Placentia that will provide services to the homeless.

### Facilities and Housing Targeted to Homeless Households

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	71	0	101	0	0
Households with Only Adults	0	0	0	0	0
Chronically Homeless Households	0	0	0	0	0
Veterans	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0

**Table 38 - Facilities and Housing Targeted to Homeless Households**

**Data Source**

Data source is the County of Orange "2019 Point-In-Time" Report.

**Comments:**

**Describe mainstream services, such as health, mental health, and employment services to the extent those services are used to complement services targeted to homeless persons**

The City has allocated CDBG funds to nonprofit organizations that provide supportive services such as food distribution for the homeless.

One such service provider is Mary's Kitchen, a private non-profit corporation. Through an agreement with the City, Mary's Kitchen provides nutritious meals, clothing, laundry services, and mobile health care services to homeless and Low Income persons. The program is administered by a group of 100 volunteers and serves from 100 to 200 persons daily.

**List and describe services and facilities that meet the needs of homeless persons, particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth. If the services and facilities are listed on screen SP-40 Institutional Delivery Structure or screen MA-35 Special Needs Facilities and Services, describe how these facilities and services specifically address the needs of these populations.**

Below is a list of emergency shelters and transitional housing facilities in Orange.

- Emergency Shelter - Casa Teresa and Family Care Center
- Transitional Housing - Casa Teresa and Orange County Rescue Mission

## **MA-35 Special Needs Facilities and Services – 91.210(d)**

### **Introduction**

The City does not have the resources to provide case management services as well as the facilities to house the special needs population. However, the County of Orange has various agencies including the Office of Care Coordination, the Social Services Agency, and the Housing Authority that are equipped to provide social and housing services to the special needs population. The City gets involved from a land use aspect when a facility is proposed to be built within their jurisdiction.

### **Including the elderly, frail elderly, persons with disabilities (mental, physical, developmental), persons with alcohol or other drug addictions, persons with HIV/AIDS and their families, public housing residents and any other categories the jurisdiction may specify, and describe their supportive housing needs**

The special needs populations (frail, disabled elderly and persons with HIV/AIDS) are in need of affordable housing and quality health care. The City will consider allocating CDBG funds if and when they receive grant applications for programs targeting the special needs population. Regarding housing, the City continues to support affordable housing projects for the elderly, frail elderly, and persons with disabilities. Currently, the City is processing land use permits for an affordable senior housing project (Katella Terrace) and an assisted facility by Sunrise Senior Living to provide care to elderly with dementia.

### **Describe programs for ensuring that persons returning from mental and physical health institutions receive appropriate supportive housing**

The Orange County Housing Authority (OCHA) administers the Section 8 Rental Assistance/Housing Choice Voucher Program for Orange and provides housing to seniors seeking Section 8 housing units.

Health services are available to senior households through the Senior Health Outreach Prevention Program administered by the County of Orange Health Care Agency. This program provides community outreach and home visitations for low income seniors. The Orange Senior Center provides activities, meals, services, and referrals. Sunrise Senior Living is working with the City to develop an assisted living (62 beds) facility for seniors to provide care services including memory care.

### **Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. 91.315(e)**

While the City supports any projects or programs targeting the special needs population, the City did not receive any applications for 2020 CDBG or HOME funds for housing and supportive services for this population.

**For entitlement/consortia grantees: Specify the activities that the jurisdiction plans to undertake during the next year to address the housing and supportive services needs identified in accordance with 91.215(e) with respect to persons who are not homeless but have other special needs. Link to one-year goals. (91.220(2))**

While the City supports projects or programs targeting special needs groups, they did not receive any applications for 2020 CDBG or HOME funds for housing and supportive services for this population.

## **MA-40 Barriers to Affordable Housing – 91.210(e)**

### **Negative Effects of Public Policies on Affordable Housing and Residential Investment**

Due to a housing crisis in California, the State has passed new housing legislatives and provided funding to help cities prepare and plan for housing and land use policies to streamline housing development projects. The City has incorporated new legislations on accessory dwelling units that makes it less stringent for homeowners or property managers to build accessory dwelling units. In the meantime, the City is in the process of updating its Housing Element. Through a regional allocation process, the City is required to build 3,900 housing units over the next eight years. Moreover, it is revisiting its policies and programs to address housing shortages. However, due to scarce land and high development costs, it will be a challenging task to identify land suitable for residential development particularly for low and very low income households. Most affordable housing projects in the City face public opposition during the review process even when the City approves such projects. Finally, the City offers a density bonus program and waivers and concessions in development standards (as long as it is not in violation of the building code) to encourage high density residential development projects.

## MA-45 Non-Housing Community Development Assets – 91.215 (f)

### Introduction

The data analysis performed for this section uses the following data sources from the Census Bureau. It is important to note that the data for the “Business Activity” table is for Orange County as this data was not available at the city level (data used on the “Median Earnings for the Past 12 Months” table reflects the national median earnings and not the citywide median earnings as the citywide data did not exist).

1. 2013-2017 ACS 5-year estimates - “Business Activity-Workers” and “Educational Attainment by Age” Tables
2. 2018 Longitudinal Employer-Household Dynamics - “Business Activity-Jobs”
3. 2014-2018 ACS 5-year estimates - “Labor Force”, “Occupations by Sectors”, “Travel Time”, “Educational Attainment by Employment Status”, and “Median Earnings for the Past 12 Months”

### Economic Development Market Analysis

The needs assessment process did not identify economic development as a high priority. The City has not allocated CDBG funds to economic development projects for the past 5 years. Overall, the economy at the national and local levels is strong given the economic indicators such as low inflation and unemployment rates. Within Orange County, the entertainment, education, health care, and manufacturing business sectors created most of the jobs and hired more workforce compared to other sectors. For all business sectors, the number of jobs created is higher than the number of actual workers. This translates to a stronger job market within Orange County.

### Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	8,260	10,372	1	0	-1
Arts, Entertainment, Accommodations	171,494	915,383	11	14	3

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Construction	87,980	462,525	6	7	1
Education and Health Care Services	297,422	1,251,571	19	19	0
Finance, Insurance, and Real Estate	134,229	513,152	9	8	-1
Information	32,343	119,783	2	2	-0
Manufacturing	200,724	650,114	13	10	-3
Other Services	86,136	119,553	6	2	-4
Professional, Scientific, Management Services	224,025	1,347,421	14	20	6
Public Administration	42,826	156,921	3	2	-1
Retail Trade	166,886	630,862	11	9	-2
Transportation and Warehousing	52,736	109,398	3	2	-1
Wholesale Trade	55,936	355,971	4	5	1
Total	1,560,997	6,643,026	--	--	--

**Table 39 - Business Activity**

**Data Source:** 2013-2017 ACS 5-year Estimates (Workers), 2018 Longitudinal Employer-Household Dynamics (Jobs)

## Labor Force

Total Population in the Civilian Labor Force	113,270
Civilian Employed Population 16 years and over	72,493
Unemployment Rate	5.3%
Unemployment Rate for Ages 16-24	14%
Unemployment Rate for Ages 25-65	4%

**Table 40 - Labor Force**

Data Source: 2014-2018 ACS 5-Year Estimates

Occupations by Sector	Number of People
Management, business and financial	28,712
Farming, fisheries and forestry occupations	372
Service	11,123
Sales and office	17,241
Construction, extraction, maintenance and repair	5,562
Production, transportation and material moving	6,952

**Table 41 – Occupations by Sector**

Data Source: 2014-2018 ACS 5-Year Estimates

## Travel Time

Travel Time	Number	Percentage
< 30 Minutes	38,799	60%
30-59 Minutes	21,143	33%
60 or More Minutes	4,780	7%
<b>Total</b>	<b>64,722</b>	<b>100%</b>

**Table 42 - Travel Time**

Data Source: 2014-2018 ACS 5-Year Estimates

## Education:

### Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	6,641	203	3,689
High school graduate (includes equivalency)	9,341	505	4,119



Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Some college or Associate's degree	17,009	412	8,881
Bachelor's degree or higher	23,657	996	3,620

**Table 43 - Educational Attainment by Employment Status**

Data Source: 2014-2018 ACS 5-Year Estimates – Population 25 to 64 years

### Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	290	1,128	1,851	2,947	1,527
9th to 12th grade, no diploma	1,445	1,735	1,395	2,791	1,128
High school graduate, GED, or alternative	4,390	4,114	3,855	6,531	3,696
Some college, no degree	8,871	4,870	3,793	8,845	3,341
Associate's degree	766	1,517	1,201	2,788	1,595
Bachelor's degree	1,358	6,331	4,503	7,718	2,680
Graduate or professional degree	12	2,049	2,215	3,790	2,384

**Table 44 - Educational Attainment by Age**

Data Source: 2013-2017 ACS 5-year Estimates

### Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	26,856
High school graduate (includes equivalency)	36,236
Some college or Associate's degree	44,020
Bachelor's degree	65,803
Graduate or professional degree	90,475

**Table 45 – Median Earnings in the Past 12 Months**

Data Source: 2014-2018 ACS 5-year Estimates – United States

**Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?**

Due to lack of granular data from the Census Bureau for the City, the data under this Business Activity table represents the County of Orange. Within the County, major employment sectors are arts and entertainment, education, health care, and manufacturing. The City's major employers are health care and educational industries as well as financial and retail industries.

**Describe the workforce and infrastructure needs of the business community:**

Overall, the City has a strong and vibrant business community. Retail and food services are increasingly growing within the historic old town as the economy continues to remain strong. Health care and education sectors may experience gaps in highly skilled workforce due to a strong job market. Based on the “Travel Time” data, more than half of commuters travel less than 30 minutes to their jobs. This indicates that City residents live relatively near their employers. In terms of infrastructure, the City continues to allocate a big chunk of CDBG funds for street improvements within low and moderate income neighborhoods.

**Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.**

The City is anticipating to receive several major housing development projects. Additional housing units will create more job opportunities in retail and service sectors as well as in financial and business markets. While the City does not have a workforce development team and does not allocate its CDBG funds to economic development projects, the Orange County’s Community Investment Division has the resources and capacity to provide these programs.

**How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?**

Orange County One-Stop Centers provide employment and training services to Orange residents. This includes on-site interview with local employers and job search workshops. Local universities and community colleges also offer continuing education programs in technology, finance, and hospitality to prepare the current workforce for job opportunities in Orange.

**Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.**

The City has not allocated CDBG funds for economic development activities. However, the Orange County Development Board oversees the County’s workforce development activities by establishing One-Stop Career Centers that offer training programs. Universities and community colleges offer continuing education programs in technology, finance, and health care that are available to current workforce.

**Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?**

The City does not participate in a Comprehensive Economic Development Strategy. Orange primarily allocates CDBG funds to public services and improvements to public facilities. The needs assessment survey indicated economic development as a low priority.

**If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.**

The City does not undertake any economic development initiatives related to the Consolidated Plan. However, Orange County Business Council is an active organization that partners with businesses, government, and academia to promote economic development in Orange County. They research economic indicators and publish a number of reports including workforce indicators report and community indicators report. The City's Economic Development Manager is tasked with interfacing with the local businesses in Orange to address any issues related to land use, waste collection systems, and signage.

### **Discussion**

Refer to the sections above.

## **MA-50 Needs and Market Analysis Discussion**

**Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")**

The City does not have specific geographic areas with a concentration of households that have multiple housing problems, nor does it have a definition for "concentration".

**Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")**

The City of Orange has few predominately Hispanic neighborhoods. These geographic areas include Central Orange (near Glassell Street and Katella Avenue), El Modena, and Olive (near Lincoln Avenue and Batavia Street). These neighborhoods have older housing units that make these areas less expensive for low income residents.

**What are the characteristics of the market in these areas/neighborhoods?**

While these areas may have more affordable housing and a different mix of retail businesses, they do not differ significantly from the rest of the city.

**Are there any community assets in these areas/neighborhoods?**

These areas are in close proximity to parks, libraries, and schools. These community assets promote social equity for these neighborhoods.

**Are there other strategic opportunities in any of these areas?**

Any strategic opportunities would include the redevelopment of existing properties and the repair and upgrade of existing infrastructure.

**MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households - 91.210(a)(4), 91.310(a)(2)**

**Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.**

There is an ongoing need for broadband wiring and internet connections serving low and moderate income households. Service providers such as AT&T, Cox, and Verizon have broadband and internet services in the city and can provide affordable rates to these households.

**Describe the need for increased competition by having more than one broadband Internet service provider serve the jurisdiction.**

A number of broadband and internet service providers operate in the city. This helps with increased competition in pricing and types of services offered to low income neighborhoods.

## **MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)**

### **Describe the jurisdiction's increased natural hazard risks associated with climate change.**

Climate change related impacts including severe droughts and high temperatures have resulted in increased wildfire risks. Orange abuts open spaces, canyons, and trails on its easterly side that have been subject to brush fires in the past. The City is in the process of updating its Safety Element to include mitigation measures and prevention to address these recent wildfires.

### **Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.**

The areas of the City that are vulnerable to wildfires are located on the eastern part of the city and do not include low and moderate income neighborhoods.

# Strategic Plan

## SP-05 Overview

### Strategic Plan Overview

The City developed its strategic plan based on high priority community needs identified during the community outreach process. The City conducted a needs assessment survey, held two public workshops, and scheduled three public hearings before the CDBG Program Advisory Body and the City Council to gain public input on community needs. The public consisted of representatives from two nonprofit groups and various City departments who generally submit grant applications. The data collected from 80 survey respondents revealed high priority needs for affordable rental housing, homeless shelters and transitional housing, and public services. It is important to note that the survey data comes from a relatively small number of the City's population. For this reason, the strategic plan for CDBG and HOME funds is not only based on the survey data but also on grant applications for projects received in the past. For example, while affordable rental housing is a high priority need, the City has not received affordable rental housing proposals for either CDBG or HOME funds for 3 years. Both the survey data and historic funding allocations guide the City to follow a strategic funding allocation plan that will result in a greater benefit to the community while meeting the regulatory and statutory requirements.

## **SP-10 Geographic Priorities – 91.215 (a)(1)**

### **Geographic Area**

#### **Table 46 - Geographic Priority Areas**

### **General Allocation Priorities**

Describe the basis for allocating investments geographically within the jurisdiction (or within the EMSA for HOPWA)

The City allocates CDBG and HOME funds to projects or programs located in CDBG-eligible areas. These areas are determined based on the census tracts and block groups published by HUD that have more than 51% of low and moderate income households. Moreover, the City allocated CDBG funding to programs that provide direct benefit to low and moderate income households regardless of where they reside in the City.



## SP-25 Priority Needs - 91.215(a)(2)

### Priority Needs

Table 47 – Priority Needs Summary

1	<b>Priority Need Name</b>	Affordable Housing
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Families with Children Individuals Families with Children
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Affordable Housing
	<b>Description</b>	Data collected from the needs assessment survey indicated affordable housing as a high priority need.
	<b>Basis for Relative Priority</b>	
	2	<b>Priority Need Name</b>
<b>Priority Level</b>		High
<b>Population</b>		Extremely Low Families with Children Elderly Chronic Homelessness Individuals Families with Children
<b>Geographic Areas Affected</b>		
<b>Associated Goals</b>		Homelessness
<b>Description</b>		Homelessness is a high priority need based on the needs assessment survey.
<b>Basis for Relative Priority</b>		

<b>3</b>	<b>Priority Need Name</b>	Community Development
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Families with Children Elderly
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Community Development
	<b>Description</b>	Public services and public facilities improvement is a high priority need based on the comments received during the community outreach process.
	<b>Basis for Relative Priority</b>	

**Narrative (Optional)**

Priority needs are based on input collected from the community outreach process and the types of project proposals submitted for CDBG and HOME funds. The 2020-2024 Consolidated Plan and FY 2020-2021 Action Plan identifying housing, homelessness and community development projects as high priority needs to be pursued in order to provide affordable housing as well as community services and public facility improvements for low and moderate income residents.

## SP-30 Influence of Market Conditions – 91.215 (b)

### Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	The City does not use its HOME funds for the TBRA program.
TBRA for Non-Homeless Special Needs	The City does not use its HOME funds towards the TBRA program.
New Unit Production	The housing unit production depends on land costs, labor costs, and construction material costs as well as demand for housing.
Rehabilitation	The rehabilitations of housing units depends on contractor costs and material costs.
Acquisition, including preservation	The acquisition and preservation depends on land costs and demand for housing.

**Table 48 – Influence of Market Conditions**

**SP-35 Anticipated Resources - 91.215(a)(4), 91.220(c)(1,2)**

**Introduction**

The City annually receives CDBG and HOME funds that are earmarked for community-based projects. The City is working with a local affordable housing developer (Orange Housing Development Corporation) to allocate HOME funds for an affordable housing project in the pipeline. With the new State housing legislatives and funds, the City is making every effort to promote the creation and preservation of affordable housing units. In the past, the City used its HOME funds as well as its former redevelopment funds to subsidize affordable housing projects. With new State funds, the City continues to encourage and support affordable housing projects and over the next five years, will receive State funding that will be used for transitional and permanent supportive housing projects.

**Anticipated Resources**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Housing Public Improvements Public Services	1,200,000	0	0	1,200,000	4,800,000	The City allocates CDBG funds to public services and public facilities projects.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	430,000	0	0	430,000	1,720,000	The City allocates HOME funds to affordable housing projects.

Table 49 - Anticipated Resources

**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 City uses former redevelopment funds with HOME funds to comply with the match requirement under the HOME program. The City plans to use Housing Trust Funds from the County of Orange and the SB 2 funds from State along with HOME funds for affordable housing projects. While there is no match requirement under the CDBG program, the City gives priority to projects or programs that leverage CDBG funds with other local and state funds.

**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

The City does not own land or property that could be used to address the needs in this plan.

**Discussion**

Refer to the above sections.

**SP-40 Institutional Delivery Structure – 91.215(k)**

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
City of Orange	Government	Non-homeless special needs neighborhood improvements public facilities public services	
ORANGE COUNTY HOUSING AUTHORITY	Government	Rental	
ORANGE HOUSING DEVELOPMENT CORPORATION	CHDO	Rental	
Fair Housing Foundation	Non-profit organizations	public services	

**Table 50 - Institutional Delivery Structure**

**Assess of Strengths and Gaps in the Institutional Delivery System**

The City partners with Orange County Housing Authority for the Section 8 program to provide rental assistance. The City allocates CDBG funds to nonprofit groups to provide public services to the low income communities. And finally, the City collaborates with the Orange Housing Development Corporation who is a Community Housing Development Organization (CHDO) to develop rental housing units for low and very low income households. The City is receptive to collaboration with nonprofit groups, other local agencies, and affordable housing developers to help achieve community and housing goals and objectives consistent with the 2020-2024 Consolidated Plan.

**Availability of services targeted to homeless persons and persons with HIV and mainstream services**

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
<b>Homelessness Prevention Services</b>			
Counseling/Advocacy			
Legal Assistance			
Mortgage Assistance			
Rental Assistance			
Utilities Assistance			

<b>Street Outreach Services</b>			
Law Enforcement			
Mobile Clinics			
Other Street Outreach Services			
<b>Supportive Services</b>			
Alcohol & Drug Abuse			
Child Care			
Education			
Employment and Employment Training			
Healthcare			
HIV/AIDS			
Life Skills			
Mental Health Counseling			
Transportation			
<b>Other</b>			

**Table 51 - Homeless Prevention Services Summary**

**Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)**

The City does not receive homeless-related grants or HOPWA grants.

**Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above**

While the City does not receive homeless-related grants, they collaborate with the County of Orange and other local agencies to address issues on homelessness and special needs residents at a regional level.

**Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs**

The City proactively participates in an effort and coordination to carry out priority needs (i.e. - housing, homelessness, and community development) and works closely with other local agencies to further the goals and objectives of the 2020-2024 Consolidated Plan.



## SP-45 Goals Summary – 91.215(a)(4)

### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable Housing	2020	2024	Affordable Housing		Affordable Housing		Rental units constructed: 150 Household Housing Unit
2	Homelessness	2020	2024	Homeless		Homelessness		Housing for Homeless added: 40 Household Housing Unit
3	Community Development	2020	2024	Non-Housing Community Development		Community Development		Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 15000 Persons Assisted  Public service activities other than Low/Moderate Income Housing Benefit: 50000 Persons Assisted

Table 52 – Goals Summary

### Goal Descriptions

1	<b>Goal Name</b>	Affordable Housing
	<b>Goal Description</b>	Provide affordable housing to extremely low, low, and moderate income households.

<b>2</b>	<b>Goal Name</b>	Homelessness
	<b>Goal Description</b>	Addressing homelessness by providing housing units to homeless families.
<b>3</b>	<b>Goal Name</b>	Community Development
	<b>Goal Description</b>	Provide public services to low income population and improve public facilities within low income neighborhoods.

**Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)**

The City intends to allocate HOME funds to affordable housing projects during the next five years. Below are the estimated number of households benefitting from these affordable housing projects.

1. Extremely low-income households - 50
2. Low-income households - 50
3. Moderate-income households - 50

**SP-50 Public Housing Accessibility and Involvement – 91.215(c)**

**Need to Increase the Number of Accessible Units (if Required by a Section 504 Voluntary Compliance Agreement)**

Not applicable because the City does not operate a public housing facility.

**Activities to Increase Resident Involvements**

Not applicable because the City does not operate a public housing facility.

**Is the public housing agency designated as troubled under 24 CFR part 902?**

**Plan to remove the ‘troubled’ designation**

Not applicable because the City does not operate a public housing facility.

## **SP-55 Barriers to affordable housing – 91.215(h)**

### **Barriers to Affordable Housing**

Due to a housing crisis in California, the State has passed new housing related legislatives and provided funding to help cities prepare and plan for housing and land use policies to streamline housing development projects. The City has incorporated new legislations on accessory dwelling units that makes the process less stringent. In the meantime, the City is in the process of updating its Housing Element. Through a regional allocation process, the City is required to build 3,900 housing units over the next eight years and revisit its policies and programs to address housing shortages. However, due to scarce land and the cost of development, it will be a challenging task to identify land suitable for residential development particularly for low and very low income households. Most affordable housing projects in the city face public opposition during the public review process even when these projects receive approval. But the City supports and encourages housing development project despite these opposition and offers density bonus program, waivers and concessions in development standards (as long as it is not in violation of the building code).

### **Strategy to Remove or Ameliorate the Barriers to Affordable Housing**

The City continues to seek out funding from the State or federal in order to provide financial assistance for affordable housing projects. Moreover, the City offers density bonus, waivers and concessions for development standards, and deferred impact fees to incentivize residential developers. Finally, the City is preparing a land use ordinance and specific plans to streamline the entitlement process and promote housing production.

## **SP-60 Homelessness Strategy – 91.215(d)**

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

The City is not a recipient of homeless related grants, but do collaborate with the County of Orange to address homelessness.

### **Addressing the emergency and transitional housing needs of homeless persons**

The newly released “2019 Point-In-Time” report by Orange County shows that the City has a total of 341 homeless including individuals and families. While the City does not receive homeless-related grant funding, they do work with local nonprofits such as Mercy House and the County of Orange to address gaps in homeless facilities and services. The Family Care Center operated by Mercy House provides temporary shelters and beds and assists 10-15 families a day. The City has transitional housing and permanent supportive housing projects in the pipeline to address the growing housing and case management needs of the homeless population.

### **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.**

The City is not a recipient of homeless related grants, but do collaborate with the County of Orange to address homelessness.

### **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**

The City is not a recipient of homeless related grants, but do collaborate with the County of Orange to address homelessness.

## **SP-65 Lead based paint Hazards – 91.215(i)**

### **Actions to address LBP hazards and increase access to housing without LBP hazards**

The County of Orange Health Care Agency ensures that residents receive information about the risks of Lead Based Paint (LBP) hazards and the services available to those who have been exposed.

### **How are the actions listed above related to the extent of lead poisoning and hazards?**

An estimated 7% to 9% of homes in Orange were built before 1980 where families with children live. The Orange County Health Care Agency operates the “Childhood Lead Poisoning Prevention” program for the entire county. This agency receives reports from the State and provides case management services as well as educational programs to families affected by lead poisoning.

### **How are the actions listed above integrated into housing policies and procedures?**

The City will provide informational brochures on Lead Based Paint hazards to residents participating in housing programs. Currently, due to limited federal funding, the City does not operate housing related programs such as a minor home repair program or a down payment assistance program.

## **SP-70 Anti-Poverty Strategy – 91.215(j)**

### **Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families**

The City identified homelessness as a priority need during the community outreach process. While the City is not a recipient of homeless related grants, they do collaborate with other local agencies at a regional level to address this issue. Moreover, the City continues to support programs and projects that benefit families at poverty level by allocating its CDBG and HOME funds.

### **How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan**

The City encourages affordable housing projects by offering incentives such as density bonus and waivers in development standards. Additionally, the City collaborates with local affordable housing developers to provide housing to very low and low income households.

## **SP-80 Monitoring – 91.230**

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

The City monitors CDBG and HOME funded projects by first evaluating whether a subrecipient of CDBG fund is at risk of noncompliance using a risk assessment process and then performing onsite monitoring of the subrecipients to correct any noncompliance issues. The City's monitoring procedures include the following steps.

1. Assessing the risk threshold of CDBG funded programs using risk factors such as high organizational turnover or slow expenditure rate.
2. Evaluating quarterly performance reports of CDBG funded projects to ensure projects are meeting beneficiary goals as well as timely expenditure of funds.
3. Collecting and evaluating certified annual report of HOME funded projects.
4. Reviewing tenant income certification of HOME funded projects.



## Expected Resources

### AP-15 Expected Resources – 91.220(c)(1,2)

#### Introduction

The City annually receives CDBG and HOME funds that are earmarked for community-based projects. While affordable housing is a high priority need, the City has not received viable applications for affordable housing projects to allocate CDBG and HOME funds. With new State housing legislatives and funds, the City is making every effort to promote the creation and preservation of affordable housing units. In the past, the City used its HOME funds as well as its former redevelopment funds to subsidize affordable housing projects. Over the next five years, the City will receive State funding that will be used for transitional and permanent supportive housing projects.

#### Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Housing Public Improvements Public Services	1,200,000	0	0	1,200,000	4,800,000	The City allocates CDBG funds to public services and public facilities projects.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	430,000	0	0	430,000	1,720,000	The City allocates HOME funds to affordable housing projects.

Table 53 - Expected Resources – Priority Table

**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 City uses former redevelopment funds with HOME funds to comply with the match requirement under the HOME program. The City plans to use Housing Trust Funds from the County of Orange and SB 2 funds from the State along with HOME funds for affordable housing projects. While there is no match requirement under the CDBG program, the City gives priority to projects and programs that leverage CDBG funds with other local and state funds.

**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

The City does not own land or property that could be used to address the needs in this plan.

**Discussion**

Refer to the above sections.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Affordable Housing	2020	2024	Affordable Housing				Rental units constructed: 0 Household Housing Unit
2	Homelessness	2020	2024	Homeless				Housing for Homeless added: 0 Household Housing Unit
3	Community Development	2020	2024	Non-Housing Community Development			CDBG: \$1,200,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 3000 Persons Assisted Public service activities other than Low/Moderate Income Housing Benefit: 10000 Persons Assisted

Table 54 – Goals Summary

#### Goal Descriptions

<b>1</b>	<b>Goal Name</b>	Affordable Housing
	<b>Goal Description</b>	Providing affordable rental housing units.

<b>2</b>	<b>Goal Name</b>	Homelessness
	<b>Goal Description</b>	Providing housing for homeless population.
<b>3</b>	<b>Goal Name</b>	Community Development
	<b>Goal Description</b>	Providing public services and public facilities improvement for low income neighborhoods.

# Projects

## AP-35 Projects – 91.220(d)

### Introduction

The FY 2020-2021 Action Plan identifies housing and community development projects as high priority needs. The City will allocate the CDBG funds to public facilities projects including street improvement and library accessibility improvements as well as to public services programs such as “After School Programs” for low-income youth. These projects funded under the CDBG program will address the needs of low and moderate income residents.

### Projects

#	Project Name
1	CDBG Program Administration
2	Fair Housing Program
3	ADA Wheelchair Access Ramps
4	Hoover Street Improvement
5	Library Accessibility Improvement
6	After-School Community Program
7	Bike Team Program
8	Assistance League of Orange-Operation School Bell
9	Friendly Center, Inc.-Community Food Orange

Table 55 – Project Information

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

The City allocates CDBG funds to activities that address priorities of the 2020-2024 Consolidated Plan and comply with CDBG regulations. The City and the CDBG Program Committee consider funding requests from nonprofit agencies based upon the proposed benefit to low and moderate income residents, the agencies’ demonstrated capacity to carry out the proposed activities, the financial feasibility of the proposed activities, and the amount of funding available.

The primary obstacle to addressing unmet needs is the limited amount of funding available.

## AP-38 Project Summary

### Project Summary Information

1	<b>Project Name</b>	CDBG Program Administration
	<b>Target Area</b>	Not Applicable
	<b>Goals Supported</b>	Not Applicable
	<b>Needs Addressed</b>	Not Applicable
	<b>Funding</b>	\$215,478 in CDBG
	<b>Description</b>	Administration of the CDBG program
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Not Applicable
	<b>Location Description</b>	Not Applicable
	<b>Planned Activities</b>	Administration of the CDBG program
2	<b>Project Name</b>	Fair Housing Program
	<b>Target Area</b>	Not Applicable
	<b>Goals Supported</b>	Affordable Housing
	<b>Needs Addressed</b>	Fair Housing Activities
	<b>Funding</b>	\$24,522 in CDBG
	<b>Description</b>	Fair Housing Program by Fair Housing Foundation.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	150
	<b>Location Description</b>	Not Applicable
	<b>Planned Activities</b>	Fair Housing Activities
3	<b>Project Name</b>	ADA Wheelchair Access Ramps
	<b>Target Area</b>	CDBG-Eligible Area
	<b>Goals Supported</b>	Community Development

	<b>Needs Addressed</b>	Accessibility
	<b>Funding</b>	\$104,059 in CDBG
	<b>Description</b>	ADA improvements
	<b>Target Date</b>	12/31/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	TBD
	<b>Location Description</b>	TBD
	<b>Planned Activities</b>	Accessibility Improvement
<b>4</b>	<b>Project Name</b>	Hoover Street Improvement
	<b>Target Area</b>	CDBG-Eligible Areas
	<b>Goals Supported</b>	Community Development
	<b>Needs Addressed</b>	Accessibility
	<b>Funding</b>	\$611,830
	<b>Description</b>	Street Improvement
	<b>Target Date</b>	12/31/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	730
	<b>Location Description</b>	Hoover Street Neighborhood
	<b>Planned Activities</b>	Street Improvement
<b>5</b>	<b>Project Name</b>	Library Accessibility Improvement
	<b>Target Area</b>	CDBG-Eligible Area
	<b>Goals Supported</b>	Community Development
	<b>Needs Addressed</b>	Accessibility
	<b>Funding</b>	\$65,000
	<b>Description</b>	ADA accessibility to bathrooms
	<b>Target Date</b>	12/31/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	19,249



	<b>Location Description</b>	Main Library, Taft Library, and El Modena Library
	<b>Planned Activities</b>	Improve ADA accessibility to bathrooms
<b>6</b>	<b>Project Name</b>	After-School Community Program
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Community Development
	<b>Needs Addressed</b>	Social programs for low income students
	<b>Funding</b>	\$43,170
	<b>Description</b>	Providing After School Program to low income students
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	270
	<b>Location Description</b>	El Camino and Grijalva Parks
	<b>Planned Activities</b>	After-school recreation program with homework assistance
<b>7</b>	<b>Project Name</b>	Bike Team Program
	<b>Target Area</b>	CDBG-Eligible Area
	<b>Goals Supported</b>	Community Development
	<b>Needs Addressed</b>	Public safety within low-income neighborhoods
	<b>Funding</b>	\$100,000
	<b>Description</b>	Bike Patrol Program
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	47,260
	<b>Location Description</b>	CDBG-eligible areas
	<b>Planned Activities</b>	Promote community awareness and pride via community interactions and educational meetings

<b>8</b>	<b>Project Name</b>	Assistance League of Orange-Operation School Bell
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Community Development
	<b>Needs Addressed</b>	Social programs for low income students
	<b>Funding</b>	\$18,000
	<b>Description</b>	Operations School Bell provides clothes and hygiene kits for children from low income areas.
	<b>Target Date</b>	6/30/2021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	255
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	Provide clothes and hygiene kits to low income children
<b>9</b>	<b>Project Name</b>	Friendly Center, Inc.-Community Food Orange
	<b>Target Area</b>	Citywide
	<b>Goals Supported</b>	Community Development
	<b>Needs Addressed</b>	Social Programs
	<b>Funding</b>	\$18,000
	<b>Description</b>	Community Food Orange
	<b>Target Date</b>	6/30/021
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	500
	<b>Location Description</b>	Citywide
	<b>Planned Activities</b>	Providing food to low-income residents

## **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**

The City selected projects for funding that benefit low and moderate income neighborhoods. Activities that provide direct/individual benefits will also be offered on a citywide basis to low and moderate income households.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
Low and Moderate Income Areas	<b>100%</b>

**Table 56 - Geographic Distribution**

### **Rationale for the priorities for allocating investments geographically**

Funds are targeted to meet the National Objective of benefitting low and moderate income persons.

### **Discussion**

The City allocates its CDBG funds to public facilities projects such as street improvements and accessibility improvements for the libraries as well as to public services that benefit low and moderate income persons.

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

During the needs assessment process, the City identified affordable housing as a priority. The City takes every opportunity to allocate CDBG and HOME funds to affordable housing projects. To this date, the City has not received any applications for affordable housing projects to allocate its CDBG and HOME funds. However, the City collaborates with Orange County Housing Authority to continue providing Section 8 Rental Assistance/Housing Choice Vouchers to low income households.

<b>One Year Goals for the Number of Households to be Supported</b>	
Homeless	0
Non-Homeless	400
Special-Needs	0
Total	400

**Table 57 - One Year Goals for Affordable Housing by Support Requirement**

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	0
Acquisition of Existing Units	0
Total	0

**Table 58 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

See the previous section for discussion.

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

There is no public housing in the City of Orange.

### **Actions planned during the next year to address the needs to public housing**

Not Applicable

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

Not Applicable

### **If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance**

Not Applicable

### **Discussion**

Not Applicable

## **AP-65 Homeless and Other Special Needs Activities – 91.220(i)**

### **Introduction**

The City identified unmet needs for homeless and the special needs population during the preparation of the 2020-2024 Consolidated Plan. The City would select projects for CDBG and HOME funding that benefit the homeless population. However, they have not received any qualified application that provide direct benefit to the homeless population. Moreover, the City is not a recipient of homeless related funds. Finally, the City takes every opportunity to collaborate with other local agencies to address any homeless related issues.

### **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**

While the City does not receive Emergency Solutions Grant (ESG) funds, it supports the County of Orange Continuum of Care strategies to address homelessness. Moreover, it gives priority and allocates CDBG funds to projects benefiting the homeless population whenever it receives applications for CDBG funds.

#### **Addressing the emergency shelter and transitional housing needs of homeless persons**

The City continues to support projects related to homelessness by allocating CDBG funds to these projects.

#### **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**

The City collaborates with Orange County Housing Authority to provide Section 8 rental assistance to homeless families. It is also working on its Regional Housing Needs Assessment (RHNA) allocations mandate by supporting projects that create permanent housing for the homeless population (extremely low and very low income).

The City supports OCHA's applications for Continuum of Care Program Permanent Supportive Housing Program projects. Currently, 39 households are residing in Orange with certificates for this program.

The City also supports OCHA's applications for the Housing and Urban Development-Veterans Affairs Supportive Housing (HUD-VASH) Program vouchers, which combines rental assistance with case management and clinical services for homeless veterans. The VA Medical Center in Long Beach screens and selects veterans for participation in the Program, and refers qualified veterans to OCHA, which administers the housing component of the Program. Currently, 31 Orange households are participating in the HUD-VASH Program.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: 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); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs**

The City supports OCHA's applications for the Rental Assistance for Non-Elderly Persons with Disabilities (NED) Program, which provides incremental Section 8 vouchers. The goal of the Program is to enable Non-Elderly, Disabled households to transition from health care institutions or skilled nursing care to independent living with appropriate services.

The City also supports OCHA's applications for the Family Unification Program (FUP), which provides Section 8 Rental Assistance to eligible families whose lack of adequate housing is a primary factor in the separation or threat of imminent separation of children from their families. The Program also provides vouchers for up to 18 months to emancipated youth (18 to 21 year old children that left foster care at age 16 or older and lack adequate housing). The Orange County Social Services Agency refers potential FUP participants to OCHA, which administers the housing component of the Program.

## **Discussion**

The City supports nonprofit applications for Continuum of Care funds to provide services and housing to the homeless. It also seeks to provide CDBG funds to nonprofit agencies that serve the homeless. The Orange Police Department has a Homeless Engagement Assistance and Resource Team (HEART) to reach out to the homeless and connect them with these services. Officers work with both the Orange County Mental Health Department and the Centralized Assessment Team to address homeless issues and find long term solutions.

## **AP-75 Barriers to affordable housing – 91.220(j)**

### **Introduction:**

The City has limited vacant land for residential development. Considering the high cost of land, it is challenging to develop affordable housing projects that are financially feasible. Furthermore, the City's historic downtown area has its own zoning regulations and requirements that provide further barriers to development of affordable housing projects. While the City recognizes the importance of providing affordable housing to low and moderate income residents, and allocates HOME funds and local funds to affordable housing projects to the extent possible.

### **Actions it planned 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**

The City grants regulatory incentives and concessions to housing developers through its discretionary process. Concessions such as increased density (Density Bonus Ordinance) may be granted for a project when it includes a certain number of long-term affordable housing units.

### **Discussion:**

See the previous sections for discussion.



## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

The City will undertake a variety of activities aimed at addressing the needs of households at low and moderate income levels. It allocated CDBG funds to the Fair Housing Foundation to carry out Fair Housing activities, resolve any issues regarding Fair Housing, and hold workshops for tenants and landlords. Additionally, the City is preparing land use planning documents and ordinances using State SB 2 funds to streamline the entitlement process and encourage affordable housing development projects. Finally, the City is updating the Housing Element and will identify parcels suitable for housing development opportunities as well as developing policies and programs to support the development of affordable housing units for extremely low and low income households.

### **Actions planned to address obstacles to meeting underserved needs**

The City supports services and projects aimed at addressing homelessness, social services, and housing affordability. It collaborates with Orange County Housing Authority to provide Section 8 rental assistance to low income families. Furthermore, the City allocates CDBG funds to public services projects benefitting low and moderate income households. The allocation of CDBG and HOME funds is based on high priority unmet needs that were discovered during the needs assessment process of the 2020-2024 Consolidated Plan.

### **Actions planned to foster and maintain affordable housing**

The City has instituted a long term affordability period of 55 years for most of the affordable housing projects. A large number of housing projects are affordable in perpetuity because of the City's Density Bonus Ordinance. The City continually supports the preservation and development of affordable housing to maintain and increase housing supply.

### **Actions planned to reduce lead-based paint hazards**

Given limited CDBG funds, the City does not directly fund lead-based paint evaluation and reduction. It does support the County of Orange efforts to reduce lead-based paint hazards. If funding is available in the future, the City and the County plan to intensify their efforts to reduce the risk of lead poisoning for young, low income children that reside in El Modena (a lower income neighborhood).

### **Actions planned to reduce the number of poverty-level families**

Per Section 3 HUD Act of 1968, the City will encourage that jobs generated through CDBG funded construction projects be advertised to low income residents where the construction project is located. Moreover, the City collaborates with Orange County Housing Authority (OCHA) to provide Section 8 Rental Assistance/Housing Choice Voucher Program for low income residents. The Family Self-

Sufficiency (FSS), that is part of the Section 8 program, uses a step-by-step process that helps Section 8 participants identify and reach career goals, overcome impediments to success, locate needed resources and support services, and develop confidence. FSS advisors provide guidance and referrals to participants for services including child-care, job training and placement, education, transportation, and medical assistance. Finally, the City supports applications for CDBG funds for job training and placement for youth and adults.

### **Actions planned to develop institutional structure**

The City's Community Development Department includes the following Divisions: Building, Code Enforcement, Planning, and Housing. This enables the City to effectively coordinate its housing activities. The Planning Division performs functions that directly affect the development and rehabilitation of housing including preparation of the State-mandated Housing Element. The Planning Division also oversees the permit process, regulates development and conducts compliance with zoning and building codes, and administers the Density Bonus Program.

The Housing Division administers the CDBG and HOME programs and is responsible for updating the Consolidated Plan every five years, preparing Annual Action Plans, and the Consolidated Annual Performance and Evaluation Report (CAPER). This Division works with various City departments that carry out CDBG-funded projects.

The City also works with Orange Housing Development Corporation (OHDC) and other developers to develop or rehab affordable housing projects. OHDC has provided attractive, affordable housing for low and moderate income households. The City encourages nonprofit agencies to apply for CDBG funds for programs that primarily benefit low and moderate income residents.

### **Actions planned to enhance coordination between public and private housing and social service agencies**

The City will continue to work with public and private agencies to coordinate the delivery of housing and related services. City staff sits on the Orange County Housing Authority Advisory Committee to provide input on housing issues that affect the community. Moreover, a City Council member sits on the Housing and Community Development Commission representing the 3rd District County Supervisor Board. The City also maintains close relationship with nonprofit organizations that provide social services to the community.

### **Discussion:**

See the previous sections for discussion.

## Program Specific Requirements

### AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

#### Introduction:

The City targets all of its CDBG funds to activities that benefit persons of low and moderate Income, and calculates minimum overall benefit on an annual basis. The City of Orange meets the minimum overall benefit for FY 2020-2021, which is the period covered by the Action Plan.

The City does not use its HOME funds for homebuyer activities or to refinance existing debt on multifamily housing projects.

#### Community Development Block Grant Program (CDBG)

##### Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

- |  |          |
|--|----------|
| 1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed  | 0        |
| 2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan. | 0        |
| 3. The amount of surplus funds from urban renewal settlements  | 0        |
| 4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan   | 0        |
| 5. The amount of income from float-funded activities   | 0        |
| <b>Total Program Income:</b>   | <b>0</b> |

#### Other CDBG Requirements

- |   |         |
|---|---------|
| 1. The amount of urgent need activities   | 0       |
| <code>&lt;TYPE=[text] REPORT_GUID=[A698417B4C924AE0218B42865313DACF] DELETE_TABLE_IF_EMPTY=[YES]&gt;</code>   |         |
| 2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan. | 100.00% |

**HOME Investment Partnership Program (HOME)**  
**Reference 24 CFR 91.220(l)(2)**

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

The City uses “Low and Moderate Income Housing Asset” funds to leverage its HOME funds. However, this funding source is limited. The City will consider other funding sources such as federal and state tax credits in conjunction with HOME funds to finance affordable housing projects.

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:

The City does not use HOME funds for homebuyer activities.

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:

The City allocates HOME funds for affordable rental housing development projects. These projects typically have long affordability period (think: 55 years or in perpetuity). The City does not own or operate affordable rental housing projects and is not in a position to purchase or resale affordable rental housing units.

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 use HOME funds to refinance existing debt on multifamily housing projects.

See previous sections for discussion.

## Appendix - Alternate/Local Data Sources

<b>1</b>	<b>Data Source Name</b> 2014-2018 ACS 5-year estimates
	<b>List the name of the organization or individual who originated the data set.</b> The U.S. Census Bureau
	<b>Provide a brief summary of the data set.</b> The U.S. Census Bureau released new 5-year estimates from the 2014-2018 American Community Survey (ACS).
	<b>What was the purpose for developing this data set?</b> The American Community Survey (ACS) helps local officials, community leaders, and businesses understand the changes taking place in their communities. It is the premier source for detailed population and housing information about our nation.
	<b>Provide the year (and optionally month, or month and day) for when the data was collected.</b> December 19, 2019
	<b>Briefly describe the methodology for the data collection.</b> The American Community Survey (ACS) helps local officials, community leaders, and businesses understand the changes taking place in their communities. It is the premier source for detailed population and housing information about our nation.
	<b>Describe the total population from which the sample was taken.</b> The American Community Survey (ACS) helps local officials, community leaders, and businesses understand the changes taking place in their communities. It is the premier source for detailed population and housing information about our nation.

	<p><b>Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed.</b></p> <p>The American Community Survey (ACS) helps local officials, community leaders, and businesses understand the changes taking place in their communities. It is the premier source for detailed population and housing information about our nation.</p>
2	<p><b>Data Source Name</b></p> <p>2012-2016 CHAS</p> <p><b>List the name of the organization or individual who originated the data set.</b></p> <p>HUD</p> <p><b>Provide a brief summary of the data set.</b></p> <p>On August 5, 2019 HUD released updated CHAS data for the 2012-2016 period.</p> <p><b>What was the purpose for developing this data set?</b></p> <p>The U.S. Department of Housing and Urban Development (HUD) receives custom tabulations of American Community Survey (ACS) data from the U.S. Census Bureau. These data, known as the "CHAS" data (Comprehensive Housing Affordability Strategy), demonstrate the extent of housing problems and housing needs, particularly for low income households. The CHAS data are used by local governments to plan how to spend HUD funds, and may also be used by HUD to distribute grant funds.</p> <p><b>Provide the year (and optionally month, or month and day) for when the data was collected.</b></p> <p>August 5, 2019</p> <p><b>Briefly describe the methodology for the data collection.</b></p> <p>The U.S. Department of Housing and Urban Development (HUD) receives custom tabulations of American Community Survey (ACS) data from the U.S. Census Bureau. These data, known as the "CHAS" data (Comprehensive Housing Affordability Strategy), demonstrate the extent of housing problems and housing needs, particularly for low income households.</p> <p><b>Describe the total population from which the sample was taken.</b></p> <p>The U.S. Department of Housing and Urban Development (HUD) receives custom tabulations of American Community Survey (ACS) data from the U.S. Census Bureau. These data, known as the "CHAS" data (Comprehensive Housing Affordability Strategy), demonstrate the extent of housing problems and housing needs, particularly for low income households.</p>

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