

2021-2022 ANNUAL ACTION PLAN

CITY OF CHINO HILLS

May 2021

2021-2022 ANNUAL ACTION PLAN

For July 1, 2021 – June 30, 2022 Program Year

CITY OF CHINO HILLS, CALIFORNIA

Community Services Department

MAY 2021

Prepared for the City of Chino Hills by
Mosaic Community Planning, LLC



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EXECUTIVE SUMMARY

AP-05 Executive Summary - 91.200(c), 91.220(b)

1. Introduction

This one-year Action Plan (the “Plan”) proposes projects and activities to meet the priorities described in the strategic plan section of the 2020-2024 Consolidated Plan. It describes eligible programs, projects, and activities to be undertaken with anticipated funds made available in fiscal 2021-2022 and their relationship to the housing, homelessness, and community and economic development needs identified in the Consolidated Plan.

The total funds available for fiscal 2021-2022 is \$468,170 in CDBG funds. All of the allocation priorities (projected use of funds) can be tied back to the Consolidated Plan priorities and housing and community development needs assessment outlined in the Consolidated Plan. The general priority categories of affordable housing, public facilities and infrastructure, public services, and fair housing and goals related to each are addressed in the various activities to be undertaken. These activities are further described in this Action Plan, including estimates of the number and type of families that will benefit from the proposed activities.

The Action Plan provides information related to the proposed geographic distribution of investment. It includes a general description of homeless and other community development needs activities to be undertaken and other actions to address obstacles to meet underserved needs and reduce poverty. This plan can also be found at the City’s Web site at www.chinohills.org.

2. Summary of the objectives and outcomes identified in the Plan

Priority needs identified in the Consolidated Plan were developed based on citizen participation and stakeholder consultation, and analysis of the city’s top housing, homeless, special needs populations, and non-housing community development needs.

Maintain and Expand Housing Affordability

Expand the availability of affordable for-sale and rental housing, maintain existing housing stock through housing rehabilitation, and support homeownership opportunities

Improve Public Facilities and Infrastructure

Improve public facilities and infrastructure to benefit low- and moderate-income households, homeless individuals and families, or other non-homeless special needs groups, including ADA improvements

Public Services

Provide public services to low- and moderate-income individuals and households and provide housing / services to individuals and families who are experiencing homelessness or have other non-homeless special needs

Promote Fair Housing

Provide assistance to eligible households, with a focus on people with limited English proficiency, which may include but not be limited to:

- Foreclosure prevention.
- Consumer education and awareness around predatory lending fraudulent mortgages, and other housing scams.
- Pre- and post-home purchase counseling for income-eligible households.
- Fair housing education services to help residents, community organizations, and housing providers understand fair housing rights and responsibilities.

Administration and Planning

Administration and planning for the City's CDBG Program

Based on these priority needs, the City's 2021-2022 goals and related outcomes include:

- **Public Facilities and Infrastructure:** Improve public facilities and infrastructure to benefit low- and moderate-income households, homeless individuals and families, or other non-homeless special needs groups, including ADA improvements (Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 4,000 Persons assisted)
- **Public Services:** Provide public services to low- and moderate-income individuals and households and provide housing/ services to individuals and families who are experiencing homelessness or have other non-homeless special needs (Public Service activities other than low/moderate income housing Benefit: 250 Persons Assisted)
- **Maintain and Expand Housing Affordability:** Maintain existing housing stock through housing rehabilitation (Housing Rehabilitated: 5 Household Housing Units)
- **Administration:** Administration and planning for the City's CDBG Program (Other Benefit: 20 Persons Assisted)

3. Evaluation of past performance

Each year, the City of Chino Hills reports its progress in meeting the City's five-year and annual goals by preparing a Consolidated Annual Performance Evaluation Report (CAPER). The CAPER is submitted to HUD within 90 days after the City's program year concludes. Copies of recent CAPERs are available for review at the City of Chino Hills Community Services Department or online at: <https://www.chinohills.org/1231/CDBG>

The City's 2019-2020 CAPER notes the following progress in these areas of investment:

Public Service Programs

- Literacy Program (Chino Hills Library) - The Chino Hills Library Literacy Program assisted 78 residents.
- Domestic Violence (House of Ruth) - House of Ruth was able to assist 18 residents.
- Tenant and Landlord Mediation Services (Inland Fair Housing and Mediation Board) - Inland Fair Housing and Mediation Board assisted 106 residents with issues regarding rights & responsibilities, evictions, repairs, security deposits, neighbor disputes, and rent increases.
- Food Bank (Chino Neighborhood House) – Chino Neighborhood House was able to assist 85 households with groceries.
- Recreational Activities for Intellectually Disabled Individuals (Special Olympics) – This program was cancelled due to the COVID-19 pandemic. Activities were to take place during the fourth quarter of the 2019-2020 program year.

Fair Housing

- Inland Fair Housing and Mediation Board (IFHMB) assisted 15 Chino Hills residents with fair housing issues. The cases involved discrimination based on race (2), familial status (7), and disability (6). A workshop was planned for May but was suspended due to the COVID-19 pandemic. Currently, they have transitioned to offering remote workshops. IFHMB conducted community outreach by submitting cable releases regarding discrimination based on familial status, race, disability, marital status, and national origin. They issued a total of 23 cable releases with topics related to tester recruitment, fair housing, race and familial status, sex, and national origin.

Home Improvement Program

- During the FY 2019-2020 program year, the City was able to assist five residents make improvements to their homes.

Los Serranos Infrastructure Improvements

During the 2019-2020 Program Year, two phases of the Los Serranos Infrastructure Project were able to be completed.

- Pipeline Avenue Pavement Rehabilitation Project (ST200009) – At the December 10, 2019 council meeting, Council approved the plans and specifications for the construction of the project. The project's scope of work included grinding and overlaying the AC roadway, installation of ADA ramps, striping, adjustment of water valves and sewer manholes on Pipeline Avenue between Valle Vista Drive and Bayberry Drive. At the February 25, 2020 council meeting the contract was awarded to Hardy and Harper Inc.
- Safe Routes to School (West) Project – On August 13, 2019, City Council awarded a construction contract to Roadway Engineering and Contracting, Inc. This contract was for the reconstruction,

including new asphalt pavement, new concrete curb and gutter, concrete sidewalk, retaining walls, concrete driveways and new streetlights. The affected streets were Gird Avenue between Pipeline Avenue and Del Norte Avenue, Lugo Avenue between Pipeline Avenue and Del Norte Avenue and El Molino Boulevard between Pipeline Avenue and Montecito Drive. Construction began on September 12, 2019 and was completed in March 2020.

During the last quarter of the program year most agencies were affected in some way by the shut down and/or remote-only services allowed due to the COVID-19 pandemic. The Literacy Program, Special Olympics, and Fair Housing projects were all affected in some way or another due to COVID-19 pandemic. Programs were either suspended, cancelled, or put on hold until the program could be adapted to virtual operations. While other programs such as the House of Ruth, and Chino Neighborhood House saw an increase in demand and had to quickly adapt operations to be able to provide services in a safe manner.

The City will continue to work on these goals as part of the 2021-2022 Action Plan.

4. Summary of citizen participation process and consultation process

On December 12, 2020 and January 2, 2021, the City published a notice of funding availability in the Chino Hills Champion. Applications were mailed to 37 service providers and were due on January 19, 2021. The City also posted the notice on the City's website. Due to COVID-19 and public health precautions, the City did not hold a technical assistance workshop but instead made a PowerPoint presentation available on the City's website to provide applicants additional guidance; staff was available for one-on-one appointments.

On February 13, 2021, a public notice was published regarding the City Council meeting and public hearing held on February 23, 2021. The City received 6 applications totaling \$137,000 in funding requests.

5. Summary of public comments

Comments or responses relevant to the 2021-2022 Annual Action will be included here after the close of the Public Comment Period.

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

Any comments not accepted by the City will be included here after the close of the Public Comment Period.

7. Summary

This Action Plan identifies the community's affordable housing, homeless, community development, and economic development needs, as well as outlines planned projects and activities to address them during the 2021-2022 program year. The city will use its CDBG funding to leverage other public and private investment in order to address its goals and priorities.

PR-05 Lead & Responsible Agencies - 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

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

TABLE 1– RESPONSIBLE AGENCIES

Agency Role	Name	Department/Agency
Lead Agency	City of Chino Hills	Community Services Department
CDBG Administrator	City of Chino Hills	Community Services Department

Narrative

The Chino Hills Community Services Department administers the City’s Community Development Block Grant (CDBG) program.

Consolidated Plan Public Contact Information

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AP-10 Consultation - 91.100, 91.200(b), 91.215(I)

1. Introduction

The City of Chino Hills conducted a variety of public outreach to garner input from city staff, government agencies, nonprofit agencies, affordable housing developers, local service providers, and county residents in preparing the 2020-2024 Consolidated Plan, of which this Action Plan is a part.

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 works closely with public and private sector providers to ensure delivery of services to residents and to promote interagency communication and planning. The City has representatives on many non-profit agency boards and/or advisory committees and works with various housing, health, mental health, and service agencies to gather data and identify gaps in services.

In the preparation of the Annual Action Plan (AAP), the City has consulted with public and private departments and agencies and social service and non-profit organizations to understand the community's needs and available resources. The City met with several department representatives to provide information about the AAP and its processes. Department staff provided input on how CDBG resources could be used and leveraged to provide services. Specific organizations engaged and consulted in developing this Annual Action Plan and determining projects and funding amounts include the following:

- *Chino Neighborhood House*
- *Heart2Serve*
- *Project Chela*
- *City of Chino Human Services Department*
- *City of Chino Hills Public Works Department*

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 City of Chino Hills falls within the San Bernardino City and County Continuum of Care (CoC). The San Bernardino County Homeless Partnership, which was formed to provide a more focused approach to issues of homelessness within the County, manages the CoC. The San Bernardino County Homeless Partnership was formed in 2007 to administer federal grants and lead the County's coordinated strategy on homelessness. It provides leadership in creating a comprehensive countywide network of service delivery to the homeless and near homeless families and individuals through facilitating better

communication, planning, coordination, and cooperation among all entities that provide services and/or resources for the relief of homelessness in San Bernardino County.

While the City of Chino Hills does not receive ESG funding, organizations that meet the needs of homeless populations within the City receive CDBG funding, including Chino Neighborhood House and House of Ruth.

For the Consolidated Plan that guides the annual action planning, the City consulted with representatives from Heart 2 Serve, Chino Neighborhood House, Pomona Valley Habitat for Humanity, the Chino Valley Unified School District, and the City of Chino Human Services Department to better understand the needs of the clients they serve.

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 Chino Hills is part of the San Bernardino City and County CoC. As such, the City of Chino Hills is represented by the County in the decision making for ESG and other homelessness funds and helps to oversee the management of those funds, including developing performance standards, monitoring, evaluating outcomes, and administering HMIS. As a member of the County's HOME Consortium, the City of Chino Hills works together with San Bernardino County in the preparation of the County's Consolidated Plan and Annual Action Plans, processes that further inform the local allocation of ESG funds within the area.

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

Several public entities provided input during the development of the 2020-2025 Consolidated Plan (which includes this Second Year Annual Action Plan), including the City of Chino Hills Community Services Department, the City of Chino Hills Community Development Department, the Chino Valley Unified School District, the City of Chino Housing Division, the City of Chino Human Services Department, and San Bernardino County.

Housing and social service organizations who participated in the plan's development include the Inland Fair Housing and Mediation Board, the Inland Regional Center, Heart 2 Serve, Pomona Valley Habitat for Humanity, and Chino Neighborhood House.

A full list of agencies, groups, and organizations that participated in the needs assessment process for the City's 2020-2025 Five-Year Consolidated Plan are shown in the table on the following pages. In addition to the agencies and organizations listed, others may have participated in the Consolidated Plan's online survey, which was anonymous.

TABLE 2– AGENCIES, GROUPS, ORGANIZATIONS WHO PARTICIPATED

	Agency/Group/Organization Name	Type	Section of Plan Addressed	Consultation Method
1	City of Chino Hills Community Development Department	<ul style="list-style-type: none"> • Other government – local 	<ul style="list-style-type: none"> • Housing need assessment • Market analysis • Non-housing community development strategy 	<ul style="list-style-type: none"> • Stakeholder interview
2	Inland Fair Housing and Mediation Board	<ul style="list-style-type: none"> • Services – fair housing • Other – legal services 	<ul style="list-style-type: none"> • Housing need assessment 	<ul style="list-style-type: none"> • Stakeholder interview
3	City of Chino Housing Division	<ul style="list-style-type: none"> • Other government – local 	<ul style="list-style-type: none"> • Market analysis • Housing need assessment • Non-housing community development strategy 	<ul style="list-style-type: none"> • Stakeholder interview
4	City of Chino Human Services Department	<ul style="list-style-type: none"> • Other government – local 	<ul style="list-style-type: none"> • Housing need assessment • Non-housing community development strategy 	<ul style="list-style-type: none"> • Stakeholder interview
5	City of Chino Hills City Manager’s Office	<ul style="list-style-type: none"> • Other government-local 	<ul style="list-style-type: none"> • Other-Hazard mitigation 	<ul style="list-style-type: none"> • Stakeholder interview
6	Inland Regional Center	<ul style="list-style-type: none"> • Services – people with disabilities, health 	<ul style="list-style-type: none"> • Housing need assessment • Non-homeless special needs • Non-housing community development strategy 	<ul style="list-style-type: none"> • Stakeholder interview
7	Heart2Serve	<ul style="list-style-type: none"> • Services – homeless • Housing 	<ul style="list-style-type: none"> • Housing need assessment • Homeless needs • Non-housing community development strategy 	<ul style="list-style-type: none"> • Community Meeting • Stakeholder Interview
8	Pomona Valley Habitat for Humanity	<ul style="list-style-type: none"> • Housing 	<ul style="list-style-type: none"> • Market analysis • Housing need assessment • Non-housing community development strategy 	<ul style="list-style-type: none"> • Stakeholder interview
9	Jamboree Housing Corp.	<ul style="list-style-type: none"> • Housing 	<ul style="list-style-type: none"> • Market analysis • Housing need assessment 	<ul style="list-style-type: none"> • Stakeholder interview
10	Housing Authority of the County of San Bernardino	<ul style="list-style-type: none"> • PHA 	<ul style="list-style-type: none"> • Other-broadband 	<ul style="list-style-type: none"> • Stakeholder interview

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

Efforts were made to consult as broad a group of community stakeholders in the City of Chino Hills as possible. No agency types were excluded from participation.

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

Several local planning documents provided important background, context, or data used by the planning team to assess needs in the county. These resources are listed in the following table.

TABLE 3– OTHER LOCAL / REGIONAL / FEDERAL PLANNING EFFORTS

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
<p>Chino Hills General Plan (2015)</p>	<p>City of Chino Hills</p>	<p>Goals that overlap with the goals of this plan include:</p> <p>Plan for the city’s State-mandated allocation of housing units under the Regional Housing Needs Assessment.</p> <p>Support healthy living.</p> <p>Plan for the maintenance of its open space resources.</p> <p>Continue to provide ample trails, parks, sports fields, and community facilities for enjoyment by the public.</p> <p>Continue to provide a high level of public services.</p> <p><i>Housing Element Goals:</i></p> <p>Provide a range of housing types while maintaining the city's overall low-density character</p> <p>Maintain and enhance the quality of existing residential neighborhoods</p> <p>Provide support services to meet the housing needs of the city's residents</p> <p>Promote and encourage housing opportunities for all economic segments of the community, regardless of age, sex, ethnic background, physical condition or family size</p>
<p>San Bernardino Countywide Vision</p>	<p>San Bernardino County</p>	<p>Addressing the social and economic needs of families that impact educational success.</p> <p>Educating and training the workforce for existing local career opportunities and attract new high-demand jobs to the area.</p> <p>Working in partnership with the business and educational communities to improve the housing-job balance in order to reduce commuter demand on highway capacity and improve quality of life</p>

**Community Vital Signs
Community
Transformation Plan
(2015-2020)**

San Bernardino County

Increase access to safe and affordable housing for all residents.

Increase access to behavioral health services.

Decrease the number of homeless individuals.

Decrease the percentage of residents who spend more than 30% of income on housing.

**County General Plan
(2019 Draft)**

San Bernardino County

We encourage the production and location of a range of housing types, densities, and affordability levels in a manner that recognizes the unique characteristics, issues, and opportunities for each community.

We encourage energy-conservation techniques and upgrades in both the construction and rehabilitation of residential units that will reduce the life-cycle costs of housing.

We support the provision of adequate and fiscally sustainable public services, infrastructure, open space, nonmotorized transportation routes, and public safety for neighborhoods in the unincorporated area.

We encourage the rehabilitation, repair, and improvement of single-family, multiple family housing, and mobile homes and, if needed, the demolition of substandard housing through available loan and grant programs.

We preserve publicly assisted and multiple-family housing units that are at risk of converting from lower income affordability to market rents due to the completion of affordability covenants or funding contracts.

We further fair housing opportunities by prohibiting discrimination in the housing market; providing education, support, and enforcement services to address discriminatory practices; and removing potential impediments to equal housing opportunity.

We address homelessness by coordinating a comprehensive countywide network of service delivery and by focusing on transitional and permanent supportive housing for the homeless, including the chronically homeless and near-homeless families and individuals.

We collaborate with other public agencies, not-for-profit organizations, community groups, and private developers to improve the physical and built environment in which

<p>Department of Public Health Strategic Plan (2015-2020)</p>	<p>San Bernardino County Department of Public Health</p>	<p>people live. We do so by improving such things as walkability, bicycle infrastructure, transit facilities, universal design, safe routes to school, indoor and outdoor air quality, gardens, green space and open space, and access to parks and recreation amenities.</p> <p>Improve access to healthy foods</p> <p>Improve access to open space, parks, trails and recreation</p> <p>Expand scope of services to ensure availability</p> <p>Improve the availability, use, quality and integration of health services</p>
<p>San Bernardino County Regional Greenhouse Gas Reduction Plan (2014)</p>	<p>San Bernardino County</p>	<p>Energy efficiency and water conservation improvements to existing facilities</p> <p>Development of a regional bicycle network and local bicycle and pedestrian networks.</p>

AP-12 Participation - 91.401, 91.105, 91.200(c)

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

On December 12, 2020 and January 2, 2021, the City published a notice of funding availability in the Chino Hills Champion. Applications were mailed to 37 service providers and were due on January 19, 2021. The City also posted the notice on the City's website. Due to COVID-19 and public health precautions, the City did not hold a technical assistance workshop but instead made a PowerPoint presentation available on the City's website to provide applicants additional guidance; staff was available for one-on-one appointments.

On February 13, 2021, a public notice was published regarding the City Council meeting and public hearing held on February 23, 2021. The City received 6 applications totaling \$137,000 in funding requests.

Citizen Participation Outreach

TABLE 4 – 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
1	Newspaper Ad (February 13, 2021)	<ul style="list-style-type: none"> • Non-targeted/broad community 	N/A	N/A	N/A
2	Internet Outreach (February 13, 2021)	<ul style="list-style-type: none"> • Non-targeted/broad community 	N/A	N/A	N/A
3	Public Hearing (February 23, 2021)	<ul style="list-style-type: none"> • Non-targeted/broad community 	N/A	No comments were received	N/A
4	Newspaper Ad	<ul style="list-style-type: none"> • Non-targeted/broad community 	TBD	TBD	TBD
5	Internet Outreach	<ul style="list-style-type: none"> • Non-targeted/broad community 	TBD	TBD	TBD
6	Public Comment Period	<ul style="list-style-type: none"> • Non-targeted/broad community 	TBD	TBD	TBD
7	Public Hearing	<ul style="list-style-type: none"> • Non-targeted/broad community 	TBD	TBD	TBD

EXPECTED RESOURCES

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

Chino Hills will have \$468,170 in CDBG funds available for the 2021-2022 program year.

Anticipated Resources

TABLE 5 - EXPECTED RESOURCES – PRIORITY TABLE

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 Economic Development Housing Public Improvements Public Services	\$449,286	0	\$18,884	\$468,170	\$996,973	Anticipated funding will include Entitlement grant funds, program income, and prior year 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 CDBG program does not have a matching requirement, however, the City does add local funds (including unexpended CDBG funds from prior years) to further support the organizations and individuals receiving CDBG funding.

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

The City of Chino Hills does not anticipate using publicly owned land or property to address the needs identified in this plan.

ANNUAL GOALS AND OBJECTIVES

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

TABLE 2 – GOALS SUMMARY

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Improve Public Facilities and Infrastructure	7/1/21	6/30/22	Infrastructure	Los Serranos	Public Improvements	\$292,195	<ul style="list-style-type: none"> Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 4,000 persons assisted
2	Public Services	7/1/21	6/30/22	Public Service	Citywide	Support Services	\$62,535	<ul style="list-style-type: none"> Public Service activities other than low/moderate income housing Benefit: 250 Persons Assisted
3	Maintain and Expand Housing Affordability	7/1/21	6/30/22	Housing	Citywide	Neighborhood Preservation	\$25,000	<ul style="list-style-type: none"> Housing Rehabilitated: 5 Units
4	Administration	7/1/21	6/30/22	Administration	Citywide	Administration	\$88,440	<ul style="list-style-type: none"> Other Benefit: 20 persons Assisted

Goal Descriptions

Sort Order	Goal Name	Description
1	Improve Public Facilities and Infrastructure	Improve public facilities and infrastructure to benefit low- and moderate-income households, homeless individuals and families, or other non-homeless special needs groups, including ADA improvements.
2	Public Services	Provide public services to low- and moderate-income individuals and households and provide housing/ services to individuals and families who are experiencing homelessness or have other non-homeless special needs
3	Maintain and Expand Housing Affordability	Maintain existing housing stock through housing rehabilitation, and plan for new affordable housing sites as required by the 6 th Cycle Housing Element process.
4	Administration	Administration and planning for the City's CDBG Program

AP-35 Projects - 91.420, 91.220(d)

Introduction

TABLE 3 – PROJECT INFORMATION

#	Project Name
1	Literacy Services (S.B. County Library)
2	Domestic Violence Services (House of Ruth)
3	Landlord/Tenant Mediation Services (Inland Fair Housing & Mediation Board)
4	Food Bank (Chino Neighborhood House)
5	Housing, Recovery, & Employment Services (Heart2Serve)
6	Wellness Program (Project Chela)
7	Los Serranos Infrastructure Project
8	Home Improvement Project
9	Administration

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

Results of the community participation process and input received from stakeholder during development of this Annual Action Plan indicated strong support for continued use of CDBG funds for public infrastructure in the Los Serranos neighborhood and housing rehabilitation. The community also supports continued supportive services for low- and moderate-income households, including domestic violence services, fair housing services, and support for the food bank. The City has maintained a broad priority of public services, public facility improvements, and housing rehabilitation.

AP-38 Project Summary

Project Summary Information

1	Project Name	Literacy Services (San Bernardino County Library)
	Target Area	Citywide
	Goals Supported	Public Services
	Needs Addressed	Public Services
	Funding	CDBG: \$11,000
	Description	This program provides literary services to low income and illiterate adults in Chino Hills.
	Target Date	6/30/2022
	Estimate the number and type of persons that will benefit from the proposed activity	Public service activity other than low/moderate income housing benefit: 26 persons assisted
	Location Description	San Bernardino County Library, Chino Hills Branch
	Planned Activities	Literacy services
2	Project Name	Domestic Violence Services (House of Ruth)
	Target Area	Citywide
	Goals Supported	Public Services
	Needs Addressed	Public Services
	Funding	CDBG: \$15,000
	Description	This program provides shelter, counseling, referrals, and information to battered women and their children.
	Target Date	06/30/2022

	Estimate the number and type of persons that will benefit from the proposed activity	Public service activity other than low/moderate income housing benefit: 40 persons assisted Homelessness prevention: 40 persons at risk of homelessness assisted
	Location Description	Citywide
	Planned Activities	Shelter, counseling, referrals, and information to battered women and their children
3	Project Name	Landlord/Tenant Mediation Services (Inland Fair Housing & Mediation Board)
	Target Area	Citywide
	Goals Supported	Public Services
	Needs Addressed	Public Services
	Funding	CDBG: \$7,000
	Description	Funds will be used to provide fair housing services.
	Target Date	06/30/2022
	Estimate the number and type of persons that will benefit from the proposed activity	Public service activity other than low/moderate income housing benefit: 24 persons assisted
	Location Description	Citywide
	Planned Activities	Landlord/tenant mediation services
4	Project Name	Food Bank (Chino Neighborhood House)
	Target Area	Citywide
	Goals Supported	Public Services
	Needs Addressed	Public Services
	Funding	CDBG: \$12,535

	Description	This program will provide food provisions and clothing to low income families in Chino Hills.
	Target Date	06/30/2022
	Estimate the number and type of persons that will benefit from the proposed activity	Public service activity other than low/moderate income housing benefit: 100 persons assisted
	Location Description	Citywide
	Planned Activities	Food and clothing bank
5	Project Name	Housing, Recovery, & Employment Services (Heart2Serve)
	Target Area	Citywide
	Goals Supported	Public Services
	Needs Addressed	Public Services
	Funding	CDBG: \$12,000
	Description	This program offers a two year program focused on 10 categories of an individual's needs including housing, employment, recovery, transportation, and legal assistance. They will provide assistance at a new men's housing location to displaced individuals.
	Target Date	6/30/2022
	Estimate the number and type of persons that will benefit from the proposed activity	Public service activity other than low/moderate income housing benefit: 3 persons assisted
	Location Description	Citywide
	Planned Activities	Housing, employment, recovery, transportation, and legal assistance

6	Project Name	Wellness Program (Project Chela)
	Target Area	Citywide
	Goals Supported	Public Services
	Needs Addressed	Public Services
	Funding	CDBG: \$5,000
	Description	This program will offer families with disabled children group sessions using alternative therapies such as art, equine, puppetry, yoga, and parent empowerment.
	Target Date	6/30/2022
	Estimate the number and type of persons that will benefit from the proposed activity	Public service activity other than low/moderate income housing benefit: 57 persons assisted
	Location Description	Citywide
	Planned Activities	Group therapy for families with disabled children
7	Project Name	Los Serranos Infrastructure Project
	Target Area	Los Serranos
	Goals Supported	Improve Public Facilities and Infrastructure
	Needs Addressed	Public Facilities, Facility Improvements, and Public Infrastructure
	Funding	CDBG: \$292,195
	Description	Los Serranos Neighborhood ADA Compliance Projects. The City is committed to addressing the needs of the disabled community. Proposed construction in the Los Serranos Neighborhood will provide sidewalks, ADA accessible ramps, curbs/gutters, and street lights.
	Target Date	06/30/2022
	Estimate the number and type of persons that will benefit from the proposed activity	Public facility or infrastructure activities other than low/moderate income housing benefit: 4,000 persons assisted

	Location Description	Los Serranos
	Planned Activities	ADA accessible ramps, curbs/gutters, and street lights
8	Project Name	Home Improvement Project
	Target Area	Citywide
	Goals Supported	Maintain and Expand Affordable Housing
	Needs Addressed	Housing Rehabilitation
	Funding	CDBG: \$25,000
	Description	This program offers grants up to \$5,000 to qualifying low- and moderate- income households to rehabilitate their property, address code violations and/or safety issues.
	Target Date	06/30/2022
	Estimate the number and type of persons that will benefit from the proposed activity	Rental units rehabilitated: 5 units affordable to low- and moderate-income households
	Location Description	Citywide
	Planned Activities	Homeowner housing rehabilitation grants for low- and moderate-income households
9	Project Name	Administration
	Target Area	Citywide
	Goals Supported	Administration
	Needs Addressed	Administration

Funding	CDBG: \$88,440
Description	This project provides personnel and operating costs as they relate to CDBG program administration.
Target Date	06/30/2022
Estimate the number and type of persons that will benefit from the proposed activity	Public service activity other than low/moderate income housing benefit: 20 persons assisted with fair housing education and outreach
Location Description	City of Chino Hills Community Services Department
Planned Activities	Personnel and operating costs as they relate to CDBG program administration and fair housing activities costs

AP-50 Geographic Distribution - 91.420, 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 geographic distribution of funding is predicated somewhat on the nature of the activity to be funded. It is the City's intent to fund activities in areas of greatest need and where low-income residents and those with other special needs will most benefit.

To create substantive neighborhood improvements and stimulate additional, unassisted improvement efforts, the City expects to make its most focused CDBG investments in Los Serranos Boulevard infrastructure projects. As the oldest part of the City, Los Serranos it is most in need of improvements.

The Home Improvement Grant Program is a citywide program through HUD's CDBG funding that allows eligible homeowners to get grant assistance to revitalize their properties and, therefore, their neighborhoods as well.

Geographic Distribution

TABLE 4 - GEOGRAPHIC DISTRIBUTION

Target Area	Percentage of Funds
Citywide	100%

Rationale for the priorities for allocating investments geographically

The City's allocation priorities are guided by significant public input received from survey respondents, stakeholder interview participants, and public meeting attendees during the Consolidated Plan process. Based on the public participation and review of data and reports, the City plans to use a need-based strategy, rather than a place-based strategy, to select projects. Most CDBG-funded programs and services will be offered citywide, targeting certain population groups with need for the services, rather than certain geographic locations.

Projects that are place-based, such as curb, ramp, and sidewalk improvements, are identified based on the age of existing infrastructure, health and safety conditions (e.g. ADA compliance), and stakeholder consultation.

AP-75 Barriers to affordable housing -91.420, 91.220(j)

Introduction

Chino Hills has a limited supply of affordable housing due to factors including local zoning policies, community opposition, and steep topography which constrains land availability. The City last completed an Analysis of Impediments in 2021 in conjunction with the 2020-2024 Consolidated Plan. That analysis included a resident survey that garnered 418 responses. While fewer than a quarter of survey respondents believed housing discrimination to be an issue in Chino Hills, 45% acknowledged that residents are being displaced due to rising housing costs and 38% cited community opposition to affordable housing as a barrier to fair housing for city residents. Public sentiments shared in community meetings further underscore a NIMBY (“not in my backyard”) attitude toward affordable housing in the area. Neighbors opposed to an affordable housing development in their community have opportunities through the zoning and design review process to organize and discourage officials from approving the plans. Even the threat of such action can keep away otherwise willing developers.

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 recently adopted an ADU ordinance consistent with the changes in state law and also been engaged in the 6th cycle RHNA process that will require the City to accommodate an expected substantial number of new housing units. City staff has held public discussion with the Planning Commission on possible strategies to address these upcoming obligations. Upon receipt of its final 6th cycle allocation, the City will hold public workshops to assess and develop strategies to meet its RHNA requirements. Options that will be considered will include rezoning, upzoning and other code changes to encourage development of affordable housing.

In addition to the ADU ordinance and the planning toward the RHNA requirements, the City’s 2020 Analysis of Impediments recommended two additional strategies to address barriers to affordable housing:

- Develop and deliver community education around the concept of affordable housing and its cultural and economic value to the community.
- Market the education program and available speakers to community groups such as neighborhood/homeowners’ associations, Rotary and other similar clubs, and associations of Realtors, homebuilders, and lenders.

Discussion

Demographic differences between Chino Hills and its less affluent neighbors in the Inland Empire suggest that the City’s resistance to affordable housing, while perhaps not intentional, presents a de facto barrier for Black and Hispanic residents of the region who may disproportionately face affordability challenges.

Community education around the value of affordable housing for the City’s line cooks, waiters, baristas, professional caregivers, artists, shop clerks, students, and other essential but low-wage workers could be helpful in eroding local opposition.

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

This section details the City of Chino Hills's actions planned to ensure safe and affordable housing for its residents, along with plans to meet underserved needs, reduce poverty, develop institutional structure, and enhance coordination between public and private sector housing and community development agencies.

Actions planned to address obstacles to meeting underserved needs

The City will work with its community partners to assist low- and moderate-income residents in accessing public services including literacy services, domestic violence services, food and clothing assistance, and fair housing counseling. The City will also provide public infrastructure in the Los Serranos neighborhood and grants for housing rehabilitation.

Actions planned to foster and maintain affordable housing

In an effort to maintain the current affordable housing stock, the City of Chino Hills will continue to provide funding for home rehabilitation assistance through the Home Improvement Grant Program, which provides grants of up to \$5,000 per household. In addition to specific programs designed to foster and maintain affordable housing, the City will review its zoning ordinances for prospective barriers to affordable housing development and make amendments as needed.

Actions planned to reduce lead-based paint hazards

An important initiative emanating from HUD in the last decade is the reduction of lead-based paint hazards, and many jurisdictions around the country have focused on reaching this goal. The federal Residential Lead-Based Paint Hazard Reduction Act of 1992 (Title X of the Housing and Community Development Act of 1992) amends the Lead-Based Paint Poisoning Prevention Act of 1971, which is the law covering lead-based paint in federally funded housing. These laws and subsequent regulations issued by the U.S. Department of Housing and Urban Development (24 CFR part 35) protect young children from lead-based paint hazards in housing that is financially assisted or being sold by the federal government.

In property rehabilitation projects involving the City of Chino Hills, the City will assess whether lead-based paint might be present and, if so, follow the guidelines set forth in the Residential Lead-Based Paint Hazard Reduction Act of 1992.

The City of Chino Hills is committed to testing and abating lead in all pre-1978 housing units assisted with federal grant funds in any of the housing programs it implements.

Actions planned to reduce the number of poverty-level families

The City of Chino Hills's anti-poverty strategy focuses on helping all low-income households improve their economic status and remain above poverty levels. This may include, but is not limited to literacy services,

job training, housing and employment navigation, substance abuse recovery, healthcare, food and clothing, and transportation. Current programs to reduce poverty through access to education and jobs are provided by the San Bernardino County Workforce Development Board, as well as through the City's nonprofit grantees. Emergency assistance is also provided by several nonprofit housing and service agencies in the city. Additionally, the City of Chino Hills's housing programs and activities that support development of affordable housing inherently address poverty by creating housing opportunities for low-income households. Without these housing opportunities, many low-income households would not be able to afford housing rehabilitation costs or to purchase a home.

Actions planned to develop institutional structure

The unmet needs of housing affordable to low- and moderate-income residents and social services for individuals and families experiencing or at risk of homelessness present an opportunity for the city to connect with organizations, affordable housing developers, and agencies working in these areas in Chino Hills and the surrounding region. The City will also continue to work within existing partnerships and coalitions, such as the San Bernardino County Homeless Partnership, to work toward meeting local housing and service needs. The City of Chino Hills will continue to work closely with state and local agencies and governments, nonprofit organizations, and other service providers to coordinate delivery of services to Chino Hills residents. The City has representatives on many nonprofit boards and advisory committees, and the Community Services Department will continue to consult with various housing, social service, elderly and disability resource agencies to gather data and identify service gaps.

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

The City of Chino Hills will continue to be an active participant in the San Bernardino County Homeless Partnership. The Continuum of Care brings together nonprofit, government, and business leaders to provide a shared approach to goals of ending homelessness. Membership includes emergency, transitional, and permanent housing providers; nonprofit social service organizations, and government agencies.

PROGRAM SPECIFIC REQUIREMENTS

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

In AP-90, the City of Chino Hills provides information that is required by specific regulations governing the Community Development Block Grant (CDBG) Program. Projects planned with CDBG funds expected to be available during the year are identified in the Projects Table. The City estimates that, for the 2021-2022 program year, 100% of all CDBG funds will be used for activities that benefit low- and moderate-income persons, an amount which exceeds the 75% minimum requirement for these funds.

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
Total Program Income	\$0

Other CDBG Requirements

1. The amount of urgent need activities	\$0
2a. 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%
2b. Specify the years covered that include this Annual Action Plan.	2021-2022 Program Year