

FY 2015-2019

# CITY OF HAYWARD CONSOLIDATED PLAN



CITY OF  
**HAYWARD**

HEART OF THE BAY

## TABLE OF CONTENTS

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Executive Summary.....	5
ES-05 Executive Summary - 91.200(c), 91.220(b).....	5
The Process .....	10
PR-05 Lead & Responsible Agencies - 91.200(b) .....	10
PR-10 Consultation - 91.100, 91.200(b), 91.215(l) .....	12
PR-15 Citizen Participation - 91.401, 91.105, 91.200(c) .....	19
Needs Assessment .....	25
NA-05 Overview .....	25
NA-10 Housing Needs Assessment - 24 CFR 91.405, 24 CFR 91.205 (a,b,c) .....	26
NA-15 Disproportionately Greater Need: Housing Problems - 91.405, 91.205 (b)(2).....	33
NA-20 Disproportionately Greater Need: Severe Housing Problems - 91.405, 91.205 (b)(2).....	36
NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.405, 91.205 (b)(2).....	39
NA-30 Disproportionately Greater Need: Discussion - 91.205 (b)(2) .....	40
NA-35 Public Housing - 91.405, 91.205 (b) .....	41
NA-40 Homeless Needs Assessment - 91.405, 91.205 (c) .....	44
NA-45 Non-Homeless Special Needs Assessment - 91.405, 91.205 (b,d).....	47
NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f).....	48
Housing Market Analysis.....	49
MA-05 Overview .....	49
MA-10 Housing Market Analysis: Number of Housing Units - 91.410, 91.210(a)&(b)(2).....	50
MA-15 Housing Market Analysis: Cost of Housing - 91.410, 91.210(a).....	51
MA-20 Housing Market Analysis: Condition of Housing - 91.410, 91.210(a) .....	52

MA-25 Public And Assisted Housing - 91.410, 91.210(b).....	54
MA-30 Homeless Facilities and Services - 91.410, 91.210(c).....	56
MA-35 Special Needs Facilities and Services - 91.410, 91.210(d).....	58
MA-40 Barriers to Affordable Housing - 91.410, 91.210(e).....	59
MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f).....	60
MA-50 Needs and Market Analysis Discussion.....	64
Strategic Plan .....	65
SP-05 Overview .....	65
SP-10 Geographic Priorities - 91.415, 91.215(a)(1) .....	66
SP-25 Priority Needs - 91.415, 91.215(a)(2) .....	71
SP-30 Influence of Market Conditions - 91.415, 91.215(b) .....	81
SP-50 Public Housing Accessibility and Involvement - 91.415, 91.215(c).....	97
SP-55 Strategic Plan Barriers to Affordable Housing - 91.415, 91.215(h).....	98
SP-60 Homelessness Strategy - 91.415, 91.215(d) .....	100
SP-65 Lead-based Paint Hazards - 91.415, 91.215(i) .....	103
Anti-Poverty Strategy - 91.415, 91.215(j) .....	105
SP-80 Monitoring - 91.230 .....	106
Expected Resources .....	107
AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2) .....	107
Annual Goals and Objectives .....	111
AP-35 Projects - 91.420, 91.220(d) .....	117
AP-38 Project Summary .....	119
AP-50 Geographic Distribution - 91.420, 91.220(f) .....	131
Affordable Housing .....	132
AP-55 Affordable Housing - 91.420, 91.220(g) .....	132
AP-60 Public Housing - 91.420, 91.220(h) .....	133

AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i) ..... 134

AP-75 Barriers to affordable housing - 91.420, 91.220(j) ..... 136

AP-85 Other Actions - 91.420, 91.220(k) ..... 138

Program Specific Requirements..... 140

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# Executive Summary

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

### 1. Introduction

The Community Development Consolidated Plan is submitted pursuant to a U. S. Department of Housing and Urban Development (HUD) rule (24 CFR Part 91, 1/5/95) as a single submission covering the planning and application aspects of HUD's Community Development Block Grant (CDBG), Emergency Solutions Grant (ESG), HOME Investment Partnership (HOME) and Housing Opportunities for Persons with AIDS (HOPWA) formula programs.

The purpose of the local 2015-19 Consolidated Plan is to describe priorities and goals that the City of Hayward will undertake in conjunction with HUD programs and funded with Federal Fiscal Year 2015 (FY15) through Federal Fiscal Year 2019 dollars.

The City of Hayward is a member of the Alameda County HOME Consortium. The Alameda County Housing and Community Development (HCD), serves as lead agency for the HOME Consortium, and coordinates the development of the Consortium's Five Year Consolidated Plan which presents Countywide information and information specific to each of the eight participating jurisdictions. The Consortium is also the entity through which the U.S. Department of Housing and Urban Development (HUD) allocates HOME funds on behalf of the participating jurisdictions, Community Development Block Grant (CDBG) funds originate from HUD and are allocated annually and directly to each of the entitlement jurisdictions, including the City of Hayward.

The priorities and performance measures identified in the Consolidated Plan represent those of the Consortium as a whole. These priorities are nationwide areas of emphasis that HUD has instructed jurisdictions to address. Likewise, HUD has instructed the jurisdictions to denote priorities as "high" based guaranteed funding or priorities "low" if resources have not been dedicated for implementation.

Alameda County Housing and Community Development Department (HCD) of the Alameda County Community Development Agency is the lead agency for the Alameda County HOME Consortium, which includes the cities of Alameda, Fremont, Hayward, Livermore, Pleasanton, San Leandro, and Union City, and the Urban County, which includes the cities of Albany, Dublin, Emeryville, Newark, and Piedmont, and the unincorporated areas of the County. HCD, is also the lead agency for the Urban County.

The HOME Consortium (referred to as the Consortium in this document) has adopted a five-year consolidated planning cycle starting July 1, 2015 through June 30, 2020 and has produced this Action Plan for the first year of that cycle (July 1, 2015 – June 30, 2016) (FY15). This Consolidated Plan and Action Plan have been prepared for all jurisdictions in the Consortium. HCD coordinated the process with the assistance of community development and planning staff from each of the Consortium's jurisdictions.

The Consolidated Plan and Action Plan are important documents for the HOME Consortium. Built on interagency coordination, consultation, and public participation, the Consolidated Plan and Action Plan focus attention on housing and community development needs and the resources available to meet these needs.

Lastly, each jurisdiction within the Everyone Home Consortium provides additions to the Consolidated Plan to reflect local needs. Local needs are determined through citizen input. Outreach was performed through the use of surveys, consultations, and public meetings.

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

The HOME Consortium's Five-Year Strategic Plan the following priorities:

### PRIORITY HOUSING NEEDS –

- **Increase the availability of affordable rental housing for extremely low (30%), very low (50%) and low (80%) income households**  
*Objective:* Promote the production of affordable rental housing by supporting the acquisition, rehabilitation and new construction of units.
- **Preserve existing affordable rental and ownership housing for households at or below 80% of AMI –**  
*Objectives:*
  - A) Provide assistance to low and moderate income homeowners in order to maintain and preserve their housing stock.
  - B) Use all resources available to promote the preservation of existing rental housing stock occupied by low and moderate income households and promote its affordability.
- **Assist low and moderate income first time homebuyers -**  
*Objective:* Provide assistance to, and increase affordability of, homeownership of first time low/mod homebuyers.
- **4.Reduce housing discrimination.**  
*Objective:* Reduce housing discrimination through provision of fair housing and landlord/tenant services.

### PRIORITY HOMELESS NEEDS –

- **By December 2020, end homelessness as a chronic and on-going condition for any household in our community**  
*Objectives:*
  - A) Use resources to rapidly re-house households.
  - B) Reduce by 50% the amount of time spent living in places not fit for human habitation and/or transitional housing or shelter before returning to permanent housing.
  - C) Increase the rate at which people exit homelessness to permanent housing to 65%.
  - D) Prevent 10% of people requesting shelter from needing shelter by resolving crisis to enable household to keep permanent housing.
  - E) Create three Regional Housing Resource Centers.

### PRIORITY SUPPORTIVE HOUSING NEEDS –

- **Increase the availability of service-enriched housing for persons with special needs**  
*Objective:* Promote the production of affordable housing, especially permanent housing with supportive services by supporting the acquisition and rehabilitation and new construction of units by developers.

## COMMUNITY DEVELOPMENT NEEDS –

- **Senior facilities and services –**  
*Objective:* Evaluate funding applications for senior services and/or facilities on the basis of low income and moderate income senior needs in the particular jurisdiction and promote provision of these services and/or facilities to the extent feasible.
- **Park and recreations facilities –**  
*Objective:* Support the expansion of existing and/or new development of park and recreation facilities to the extent feasible.
- **Neighborhood facilities –**  
*Objective:* Support the expansion and/or upgrade of existing or new development of neighborhood facilities to the extent feasible.
- **Childcare facilities and services –**  
*Objective:* Support the expansion of existing or new development of childcare facilities and/or services to the extent feasible.
- **Crime reduction –**  
*Objective:* Support crime awareness activities and/or services to the extent feasible.
- **Accessibility needs –**  
*Objective:* Support the provision of accessibility improvements to the extent feasible.
- **infrastructure improvements –**  
*Objective:* Support provision of infrastructure improvements to the extent feasible.
- **Public facilities –**  
*Objective:* Support expansion or improvement of public facilities to the extent feasible.
- **Public service –**  
*Objective:* Support critical public service activities to the extent feasible.
- **Economic development –**  
*Objective:* Support expansion and creation of economic development opportunities to the extent feasible.

### 3. Evaluation of past performance

An evaluation of FY13 activities was developed for public comment in September 2014. Accomplishments for FY13 activities were included in the FY13 CAPER that was released for public comment in early September 2014. Please refer to prior year CAPERs for an evaluation of past performance. The CAPER for FY14/15 will be completed in September 2015.

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

Community participation is a very important part of the Consolidated Plan and Action Plan development process. A pre-draft public hearing on the Action Plan took place on January 13, 2015 at the Alameda County Housing and Community Development Advisory Committee's (HCDAC) meeting to present an overview of the Consolidated Plan, and review and solicit input on the housing and community development needs in the HOME Consortium. The HCDAC is composed of citizens who have been appointed by members of the Alameda County Board of Supervisors, live in the County and have an interest in community development. The meeting was held in the evening to allow working people to attend and participate. No comments were received at this meeting.

The 30-day public comment period for the Consolidated Plan required by HUD, will take place from April 9, 2015 through May 8, 2015. A public hearing will be held on April 16, 2015 to take comments on the draft HOME Consortium Consolidated Plan. This meeting will be held at the County's Community and Housing Development office in Hayward. Public Notices are placed in all Bay Area Newspaper Group (BANG) newspapers in Alameda County (Alameda Times Star, Oakland Tribune, Hayward Daily Review, Fremont Argus and the Tri-Valley Herald). The notice includes provisions for how the disabled can access the meeting along with a detailed description of what is included in the Consolidated Plan. The Urban County's Citizen's Action Participation Plan does not include requirements for printing notices in non-English speaking newspapers; however, several jurisdictions (Hayward and Fremont) do publish the notices for their meeting in Spanish language papers. At the public hearing, the hearing is listed and noticed as a hearing in the agenda.

The draft Consolidated Plan will be distributed to all cities and main library branches in Alameda County, HUD, and any interested citizens, organizations, or agencies. Once the Consolidated Plan is adopted, it will be made available along with any substantial amendments (if necessary) and the annual performance reports made to the general public. Distribution will be the same as mentioned above as well as any requests made to HCD for a copy of the Consolidated Plan. Materials will also be made available in alternate formats upon request.

In addition, a survey was sent out to all of the cities to distribute to interested parties. 143 people participated in the survey. Responses were received from people who live or work in the cities of Alameda, Albany, Berkeley, Fremont, Hayward, Livermore, Oakland and San Leandro. Throughout the Consortium, most respondents indicated that homeless persons and lower income families had the highest level of need in the community. There is a significant need for housing and services for homeless individuals; emergency shelters for families and permanent, supportive and affordable housing are needed for homeless persons. Outreach for people living on the streets and in encampments is considered the service most needed to address the needs of homeless persons. Additionally, lower income families are also considered to have a high level of need for services in the community, and the services most needed are (1 information and referral to services, (2 crisis intervention services and (3 food and hunger-related services.

Hayward specific outreach was conducted through the use of Hayward's Citizen Participation guidelines. Four public meetings were held on the third Wednesday of each month from December 2014 through March 2015. Public Notices for the Public Hearings Scheduled April 15 and April 21, 2015 were posted in English and Spanish on the City Website, in the Daily Review, at the Main and Weekes Library Branch, and in front of Hayward City Hall.

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

One comment has been received. Ruby's Place, the Domestic Violence Shelter in Hayward, staff have indicated there is a high need for affordable housing and supportive permanent housing and they would like the opportunity to partner with the City for this purpose.

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

Not applicable.

**7. Summary**

Not applicable.

## The Process

### PR-05 Lead & Responsible Agencies - 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 the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Agency Role	Name	Department/Agency
Lead Agency	HAYWARD	
CDBG Administrator	HAYWARD	Department of Library and Community Services
HOME Administrator	HAYWARD	Department of Housing and Community Development

**Table 1 – Responsible Agencies**

#### Narrative

The City of Hayward’s Library and Community Services Department (CSD) is the lead group for the preparation, implementation and evaluation of the Consolidated Plan and related documents and processes. CSD coordinates with the City’s housing and community development programs and activities including current and advance planning, building plan check and inspection services, community preservation, economic development, affordable housing, the Community Development Block Grant (CDBG) program, and redevelopment. In addition, CSD actively coordinates with Public Works, Fire and Police. The City also works with many county agencies to coordinate the delivery of needed services to the community. A description of the various partner agencies that work with the City is provided under the heading “Institutional Structure” in this report.

The City augments all of its efforts to assist lower-income residents by supporting a variety of nonprofit public service organizations with grants from the City's General Fund (Social Services) and CDBG funds; which are administered by CSD. The allocation of both CDBG and Social Services funding follows a formalized process that includes input from City staff, citizen advisory commissions and public comment. The application process provides extensive information and technical assistance to help prospective applicants. Both CDBG and Social Services funds are allocated on an annual basis through a process that complies with HUD citizen-participation requirements and includes public hearings.

The City encourages the coordination of activities among the various housing and social service providers that serve Hayward residents. The City’s CDBG and Social Services program application processes promote collaboration and coordination by service agencies in order to reduce service duplication and maximize the use of public resources available to fund these types of programs. Agencies and organizations applying for City funding must demonstrate how their proposed program or project differs from and/or complements existing activities and services, as well as how the applicant will collaborate and coordinate its efforts with other providers.

The Consolidated Plan integrates information gathered from a variety of planning activities, including: the Economic Development and Housing Elements, a Community Needs Analysis, staff research on housing and community development issues, workshops conducted by the City with local service organizations, information gathered from annual funding applications, and regular public hearings conducted by Alameda County Housing and Community Development.

The Consolidated Plan process concluded in April 2015 with a work session held by City Council to discuss the Plan, followed two weeks later with a public hearing before the City Council to consider its adoption. The meetings held by the City are in addition to the citizen participation process conducted by Alameda County as the lead agency for the County's HOME Consortium.

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

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## **PR-10 Consultation - 91.100, 91.200(b), 91.215(I)**

### **1. Introduction**

In December 2006, City Council adopted the Alameda Countywide Homeless and Special Needs Housing Plan, also known as the EveryOne Home Plan. This is a long-term special needs housing plan which seeks to address the housing-related needs of persons with serious mental illness, those living with HIV/AIDS, and those who are homeless. The EveryOne Home Plan reflects an increased recognition among healthcare and services agencies throughout Alameda County that affordable housing is crucial to the achievement of public and mental health program outcomes. Without stable, decent, and affordable housing efforts to promote public and mental health among low income populations in the County are compromised. In January 2008, EveryOne Home became a community based organization and the official Alameda Countywide Continuum of Care, with governmental entities collectively funding operations and serving on its strategic Leadership Board.

The FY15-FY19 Consolidated Plan was prepared through consultation with other public and private entities. The HOME Consortium Technical Advisory Committee, composed of staff from all jurisdictions in the HOME Consortium, met bi-monthly to provide policy input into the Action Plan planning process. The Alameda County Healthy Homes Department provided valuable information on the number of households at risk of lead poisoning, and the programs currently operating or planned to mitigate lead-based paint hazards. The three public housing authorities operating in the HOME Consortium (City of Alameda, City of Livermore, and Alameda County) were consulted to obtain current data on Public Housing and Section 8 housing needs, public housing improvements, and other activities.

### **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)).**

Alameda County has a history of collaborative efforts focused at the consumer or provider level; the EveryOne Home Plan also looks at coordination at the systems level. The creation of this integrated, regional response offers a number of measureable, outcome-oriented alternatives, including:

1. Increased efficiency and effectiveness of local and regional housing and supportive service programs through sharing of information, planning, clients, resources, and responsibility across the multiple systems that must work together to address common issues.
2. More coordination of government and philanthropic funding. National research has demonstrated that an integrated approach to long-term homelessness can significantly reduce overall expenditures. An example of the collaborative efforts undergone in Alameda County was the Homelessness Prevention and Rapid Re-Housing Program (HPRP) county-wide collaborative.
3. Increased local capacity to attract competitive grants from federal, state and philanthropic sources that can augment existing housing and service systems and support the replication of emerging promising practice models.

4. Increased public interest and support for creative solutions to homelessness, excitement about and involvement in regional efforts, and willingness to support the creation of a new local or regional revenue stream. For more detailed information please refer to the Alameda County EveryOne Home Plan at [www.everyonehome.org](http://www.everyonehome.org).

**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**

Stakeholders in Alameda County have been assessing the needs of persons experiencing homelessness and working to improve our response across the county since the founding of Alameda County-wide Homeless Continuum of Care Council in 1997. The collaboration includes cities and Alameda County government agencies representing three separate care systems — homeless services, HIV/AIDS services and mental health services — that share overlapping client populations. Alameda Countywide Homeless and Special Needs Housing Plan, now known as the EveryOne Home plan, helped to form EveryOne Home into a community based organization to implement the Plan and now serves as the County's Continuum of Care.

EveryOne Home coordinates local efforts to address homelessness, seeks to maintain the existing service capacity, build new partnerships that generate greater resources for the continuum of housing, services, and employment, and establish inter-jurisdictional cooperation. EveryOne Home leverages substantial federal, state, and local resources for homeless housing and services, standardize data collection, and facilitate a year-round process of collaboration. EveryOne Home includes representation from HOME Consortium jurisdictions and CDBG entitlement jurisdictions in the County, service providers and advocates, homeless or formerly homeless persons, representatives of the faith community, business representatives, and education and health care professionals. EveryOne Home receives administrative funding through Alameda County's General Fund as well as contributions from each of Alameda County's jurisdictions.

**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 not an entitlement Emergency Solutions Grant (ESG) grantee, and but is a FY 14-15 sub-recipient of competitive State ESG funds. The City works in collaboration with the local CoC to determine the need for local funds and offers Certifications of Local Need for ESG applicants within City limits. The City consults with the Continuum of Care develop performance standards and evaluate the outcomes of projects and activities funded with CDBG in alignment with ESG goals. The City of Hayward utilizes the Alameda County Priority Home Partnership ESG Policies and Procedures Manual, which covers policies and procedures for all ESG recipients and sub-recipients operating programs within Alameda County. Alameda County Housing and Community Development Department through HMIS and leadership of the EveryOne Home Performance Management Committee supports the EveryOne Home initiative to establish system wide outcomes and to evaluate effectiveness of programs against those outcomes. These outcomes include shortening the period of time homeless and reducing the recidivism rates for homeless people. Consultation with EveryOne Home, the Alameda Countywide Continuum of Care, on the use of Emergency Solutions Grant (ESG) funds, began in early 2012, when representatives from the City of Berkeley, the City of Oakland, Alameda County Housing and Community Development Department (Urban County grantee), and EveryOne Home worked together to implement the new ESG requirements in a way that would be consistent county-wide and would continue a collaboration which

began in 2009 with American Recovery and Reinvestment Act (ARRA) Homelessness Prevention and Rapid Re-housing (HPRP) funds. This collaboration resulted in the creation of Priority Home Partnership (PHP), which was a single county-wide program to implement HPRP. EveryOne Home held a community-wide meeting at which additional consultation and public input into the use of ESG funds was solicited. A series of meetings with EveryOne Home and the ESG grantees continues through the year and a coordinated ESG program was established and began implementation in early 2013. This coordinated program will use this same structure for FY15-FY19 ESG funding.

**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**

<b>1</b>	<b>Agency/Group/Organization</b>	ALAMEDA COUNTY HOUSING and COMMUNITY DEVELOPMENT DEPARTMENT
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Other government - County Other government - Local Regional organization Planning organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Lead-based Paint Strategy Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Economic Development Market Analysis
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	On site visits and meetings. Anticipated improved coordination of financial resources and alignment of goals. Improved understanding of Housing needs and overall needs of county as a whole

2	<b>Agency/Group/Organization</b>	EveryOne Home
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing Services - Victims Publicly Funded Institution/System of Care Regional organization Planning organization
	<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
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	On site meetings. Anticipated improved coordination of financial resources and alignment of goals. Improved understanding of homelessness issues and resources across Alameda County
3	<b>Agency/Group/Organization</b>	COMMUNITY RESOURCES FOR INDEPENDENT LIVING
	<b>Agency/Group/Organization Type</b>	Services-Elderly Persons Services-Persons with Disabilities
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs

	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	On site meetings. Anticipated improved coordination of financial resources and alignment of goals. Improved understanding of issues and immediate needs of individuals living with disabilities
4	<b>Agency/Group/Organization</b>	Abode Services
	<b>Agency/Group/Organization Type</b>	Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	On site visits and meetings. Anticipated improved coordination of financial resources and alignment of goals. Improved understanding of issues and immediate needs of chronically homeless individuals
5	<b>Agency/Group/Organization</b>	Family Emergency Shelter Coalition (FESCO)
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Families with children
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	On site visits and meetings. Anticipated improved coordination of financial resources and alignment of goals. Improved understanding of issues and immediate needs of homeless families with children
6	<b>Agency/Group/Organization</b>	Ruby's Place
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homelessness Strategy Homeless Needs - Families with children
	<b>How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Anticipated improved coordination of financial resources and alignment of goals. Improved understanding of issues and immediate needs domestic violence victims and homeless families

7	<b>Agency/Group/Organization</b>	City of Hayward
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Non-Homeless Special Needs Economic Development 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>	Economic Development Program - Anticipated improved coordination of financial resources and alignment of goals. Improved understanding of issues and immediate needs of the business community.  Family Education Program - Anticipated improved coordination of financial resources and alignment of goals towards full adult literacy and educational opportunities for the youth of Hayward

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

N/A

**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	EveryOne Home	Coordinated Effort to meet goals
Housing Element	City of Hayward	Coordinated Effort to meet goals
General Plan	City of Hayward	Coordinated Effort to meet goals

**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(I))**

City staff met with participating agencies within the Everyone Home Consortium, staff from the County of Alameda, participated in Hunger and Homelessness meeting groups which included staff from

previous State Majority Leader Ellen Corbert and Assemblyman Bill Quirk, as well as consultations with HUD.

**Narrative**

## PR-15 Citizen 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

The City's updated (April 2015) Citizen Participation Plan is attached as Appendix A and provides details regarding the annual CDBG and Social Services funding process. English and Spanish notices appeared in *The Daily Review* publicizing the April 21, 2015 public hearing before the City Council and inviting comments through the April 8 – May 9, 2015 period. No comments were received.

The information provided is over and above the citizen participation outreach provided through Alameda County and the Everyone Home Consortium.

### 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	Minorities  Non-English Speaking - Specify other language: Spanish  Persons with disabilities  Non-targeted/broad community  Residents of Public and Assisted Housing	Public Notice regarding Public Hearing scheduled April 21, 2015	None		

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	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	April 21, 2015 - Public Hearing	TBD		
3	Newspaper Ad	<p>Minorities</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p>	Public Notice - Regarding Public Hearing and Public Meeting April 15, 2015	None		

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)
4	Public Hearing	Minorities  Persons with disabilities  Non-targeted/broad community	Public Meeting & Public Hearing	TBD		
5	Public Meeting	Non-targeted/broad community	Community Services Commission Meeting - Discussion of Consolidated Plan Priorities, Goals and Objectives - attended by 14 commissioners and four interested parties.	Comments were received from Vera Ciammetti, Executive Director of Ruby's Place. Ms. Ciammetti indicated that there is a great need for more affordable housing and that Ruby's Place was committed to working with the City to provide that housing stock.		

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)
6	Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Public Meeting February 18, 2015 - Attended by 9 commissioners, one council member, 4 staff, and 15 interested parties.	None.	There were ten comments not accepted into the Consolidated Plan because they were directly related to the current funding applications, by applicants requesting the Commission change their funding recommendations.	

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)
7	Public Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Public Meetings were held through the Citizen Participation forum, where the Consolidated Plan was listed on the agenda for public input on December 17, 2014 and January 21, 2015. Meetings were attended by commissioners, staff and interested parties.	No comments were received regarding the consolidated plan.		

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)
8	Internet Outreach	Minorities Non-English Speaking - Specify other language: Spanish Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	Information was provided in English and Spanish regarding the public hearings for the consolidated plan	No comments were received.		

**Table 4 – Citizen Participation Outreach**

# Needs Assessment

## NA-05 Overview

### Needs Assessment Overview

The goals and priorities in the plan were developed in coordination with the Everyone Home Consortium and reflect the region wide goals of that entity. City of Hayward specific goals also consulted the Community Services Commission, applicant agencies, consultations with applicant agencies, governmental stakeholders, and the Everyone Home Consortium. Recent surveys and public outreach confirms that the findings of the 2015 Needs Assessment continue to be priorities for the City of Hayward and the heart of the bay. Homelessness has become a greater priority in the past five years, with an increase in need for permanent supportive housing and rapid rehousing. Alameda County Housing and Community Development Department through HMIS and the Everyone Home Consortium is supportive of the groups priorities, objectives, and goals. The primary goal is to shorten the period of homelessness for individuals and reduce the recidivism rates for homeless people.

On January 8, 2015, a survey was sent out to all the jurisdictions in the Consortium as well as various stakeholders. HCD received 143 responses to the survey. Responses were received from the cities of Alameda, Albany, Berkeley, Fremont, Hayward, Livermore, Oakland and San Leandro.

The responses from Hayward came from interested residents (10), a public agency or department (5), service providers (4), advocates (4), public officials (4), affordable housing providers (2) and family members or caregivers of homeless consumers (1). Additionally, responses came from domestic violence services, a Community Services Commissioner, a CSC Commissioner and a Masters in Social Work intern for the City of Hayward. Some respondents had multiple roles.

The respondents feel that the groups with the highest levels of need in Hayward are lower income families and persons are imminent risk of homelessness. The kind of housing most needed to address homeless persons' needs is emergency shelters for families. The service most needed to address homeless persons' needs is outreach for people living on the streets and in encampments. The most significant barriers to homeless persons accessing housing and services in Hayward are lack of resources or capacity and a lack of affordable housing in the community.

In terms of housing for persons with special needs, housing for the frail elderly is the priority for the majority of Hayward respondents. Rehabilitation assistance to existing housing developments is the priority for affordable rental housing. New construction of below market rate homes is Hayward's homeownership priority for lower income persons and homeowners. High rents and increases in rental rates are the highest priority fair housing issues in Hayward.

Lower income persons and families are the group of people most in need of services in Hayward. They are most in need of information and referral to services, crisis intervention services and food- and hunger-related services.

The economic development activities most needed in Hayward are job training with placement services. The public facility most needed is a youth center. The public infrastructure improvements most needed in Hayward are street improvements. The preservation activities that Hayward respondents believe are most important are renovation of closed buildings.

## NA-10 Housing Needs Assessment - 24 CFR 91.405, 24 CFR 91.205 (a,b,c)

### Summary of Housing Needs

Each “needs” section provides an analysis of the needs of low-income Hayward residents as related to housing, homelessness and community development. Each section lists priorities which address needs. Although the word "priorities" is used in the CP, these priorities are not placed in a sequence that indicates their relative importance to the City of Hayward. The sequence used in the CP was developed by Alameda County and is used by every city that is part of the HOME Consortium for consistency. Specific objectives are also presented which describe actions to implement the priorities. These priorities and objectives provide a foundation for the specific activities conducted each year and described in the annual Action Plan.

- Needs are identified as:
- Affordable Housing
- Supportive Housing
- Small families make up 39.5% of low income Hayward Housing.

Large Families 46.4%, Elderly 60.5% and other is 51.4% of low income Hayward Housing.

Demographics	Base Year: 2000	Most Recent Year: 2014	% Change
Population	140,030	151,037	8%
Households	44,804	46,064	3%
Median Income	\$54,712.00	\$94,300.00	72%

Table 5 - Housing Needs Assessment Demographics

Data Source Comments:

### Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households *	0	0	0	0	
Small Family Households *	0	0	0	0	
Large Family Households *	0	0	0	0	
Household contains at least one person 62-74 years of age	0	0	0	0	
Household contains at least one person age 75 or older	0	0	0	0	
Households with one or more children 6 years old or younger *	0	0	0	0	

\* the highest income category for these family types is >80% HAMFI

Table 6 - Total Households Table

**Data Source Comments:**

## 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	414	0	0	0	414	119	0	0	0	119
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	3,187	0	0	0	3,187	1,836	0	0	0	1,836
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	0	0	0	0	0	0	0	0	0	0
Housing cost burden greater than 50% of income (and none of the above problems)	0	0	0	0	0	0	0	0	0	0
Housing cost burden greater than 30% of income (and none of the above problems)	0	0	0	0	0	0	0	0	0	0

	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
Zero/negative Income (and none of the above problems)	0	0	0	0	0	0	0	0	0	0

**Table 7 – Housing Problems Table**

Data Source

Comments: figures were not broken down by income.

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	0	0	0	0	0	0	0	0	0	0
Having none of four housing problems	0	0	0	0	0	0	0	0	0	0
Household has negative income, but none of the other housing problems	0	0	0	0	0	0	0	0	0	0

**Table 8 – Housing Problems 2**

Data Source

Comments:

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
<b>NUMBER OF HOUSEHOLDS</b>								
Small Related	0	0	0	0	0	0	0	0
Large Related	0	0	0	0	0	0	0	0
Elderly	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0
Total need by income	0	0	0	0	0	0	0	0

**Table 9 – Cost Burden > 30%**

Data Source  
Comments:

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
<b>NUMBER OF HOUSEHOLDS</b>								
Small Related	0	0	0	0	0	0	0	0
Large Related	0	0	0	0	0	0	0	0
Elderly	0	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0	0
Total need by income	0	0	0	0	0	0	0	0

Table 10 – Cost Burden > 50%

Data Source  
Comments:

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
<b>NUMBER OF HOUSEHOLDS</b>										
Single family households	0	0	0	0	0	0	0	0	0	0
Multiple, unrelated family households	0	0	0	0	0	0	0	0	0	0
Other, non-family households	0	0	0	0	0	0	0	0	0	0
Total need by income	0	0	0	0	0	0	0	0	0	0

Table 11 – Crowding Information - 1/2

Data Source  
Comments:

	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.**

Subsidized rental housing continues to be needed throughout the consortium. Hayward has no public housing complexes, and only has 2165 subsidized housing units out of a total of 28,139 units, with an approximate provision of 5.7% of units within Hayward being subsidized.

**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 currently partners with service providers who supply shelter for persons who have suffered domestic violence, additional service providers work with those families in need of assistance for rapid rehousing, temporary housing and shelter.

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

There is an increasing trend for landlords to raise the rent (specifically in cities that do not have any rent control like Hayward and Livermore). Consultation has indicated they have seen increases upwards of \$200 when the lease renewal comes up. Homes are being foreclosed on; the renters are facing homelessness because there are no affordable rental units available.

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

Households most affected by cost burden were African Americans and Hispanics, with 55.1 percent and 54.6 percent respectively.

**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**

Many of the families served through Abode Services are seeking affordable housing, rental assistance in arrears or RRH subsidy for security deposit and first month. These participants are coming from a higher level of need and are in some cases at extreme poverty level. These families are potentially living off CalWorks Cash Aid, Snap (food stamps), WIC, SSI or SSDI, and other subsidized programming to sustain the household as well as working with SSA for the work program to find sustainable employment to enhance the housing financial need. The families we see coming into the shelter or at risk are ones that are not living in subsidized housing and are in market rate and with the housing issues have pushed many of these participants a day away from homelessness. Participants that come into shelters are served by a service coordinator that provides weekly case management, resources and referrals, and other general needs to provide the family support. Abode Services Job readiness program provides families assistance with cover letter, resume, job interviewing techniques, and other employable skills. Families are also given the opportunity to join our Alameda County Linkages or CalWorks Rapid Rehousing programs that provides families a housing subsidy of rental assistance which in turns provides families the opportunity to save money (budgeting) to take over the full subsidy of rental when its time.

**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:**

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

The biggest concern is the increase in rent. The needs analysis for this objective demonstrates that home ownership provides benefits for both the home owner and the community. However, the high cost of ownership housing and the difficulty many low-income families have in saving for down payment and other home buying expenses make ownership virtually impossible at present. The following objectives address these needs through educating potential home buyers and providing strategic financial assistance.

**Discussion**

The needs analysis for this priority indicates that more than 40 percent of very low-income renter households spend more than 50 percent of their income on housing expenses. The following objectives seek to address the high cost of rental housing in Hayward.

*Objective 1:* Support the availability of affordable rental housing, including “opt-out” projects[1], in response to requests for gap financing to acquire and rehabilitate existing units, where an appropriate percentage have affordability restrictions. Any development that may occur pursuant to these policies, must also conform to the City’s Design Guidelines.

*Objective 2:* Reduce discrimination against Section 8 Voucher holders by requiring property managers not to discriminate against Section 8 households in the City’s Mortgage Bond-financed developments when those households meet credit standards and have good references from previous landlords.

**NA-15 Disproportionately Greater Need: Housing Problems - 91.405, 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**

**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	0	0	0
White	0	0	0
Black / African American	0	0	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	0	0

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

Data Source: 2007-2011 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	0	0	0
White	0	0	0
Black / African American	0	0	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	0	0

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

Data Source: 2007-2011 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	0	0	0
White	0	0	0
Black / African American	0	0	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	0	0

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

Data Source: 2007-2011 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**

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	0	0	0
White	0	0	0
Black / African American	0	0	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	0	0

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

Data Source: 2007-2011 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**

## NA-20 Disproportionately Greater Need: Severe Housing Problems - 91.405, 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

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

Severe 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	0	0	0
White	0	0	0
Black / African American	0	0	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	0	0

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

Data Source: 2007-2011 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

Severe 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	0	0	0
White	0	0	0
Black / African American	0	0	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	0	0

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

Data Source: 2007-2011 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	0	0	0
White	0	0	0
Black / African American	0	0	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	0	0

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

Data Source: 2007-2011 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	0	0	0
White	0	0	0
Black / African American	0	0	0
Asian	0	0	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	0	0	0

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

Data Source: 2007-2011 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**

**NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.405, 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**

**Housing Cost Burden**

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	0	0	0	0
White	0	0	0	0
Black / African American	0	0	0	0
Asian	0	0	0	0
American Indian, Alaska Native	0	0	0	0
Pacific Islander	0	0	0	0
Hispanic	0	0	0	0

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

Data Source: 2007-2011 CHAS

**Discussion**

**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?**

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

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

## NA-35 Public Housing - 91.405, 91.205 (b)

### Introduction

The City of Hayward does not operate public housing.

### 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	NA	NA	NA	NA	NA	NA	NA	NA	NA

Table 22 - Public Housing by Program Type

### Characteristics of Residents

#### Race of Residents

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	NA	NA	NA	NA	NA	NA	NA	NA	NA
Black/African American	NA	NA	NA	NA	NA	NA	NA	NA	NA
Asian	NA	NA	NA	NA	NA	NA	NA	NA	NA

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers	Project - based	Tenant - based	Special Purpose Voucher		
				Total			Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
American Indian/Alaska Native	NA	NA	NA	NA	NA	NA	NA	NA	NA
Pacific Islander	NA	NA	NA	NA	NA	NA	NA	NA	NA
Other	NA	NA	NA	NA	NA	NA	NA	NA	NA

Table 23 – Race of Public Housing Residents by Program Type

**Ethnicity of Residents**

Ethnicity	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers	Project - based	Tenant - based	Special Purpose Voucher		
				Total			Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	NA	NA	NA	NA	NA	NA	NA	NA	NA
Not Hispanic	NA	NA	NA	NA	NA	NA	NA	NA	NA

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

Table 24 – Ethnicity of Public Housing Residents by Program Type

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

This section is through Alameda County and the Home Consortium. The City does not operate public housing.

**What are the number and type of families on the waiting lists for public housing and section 8 tenant-based rental assistance? Based on the information above, and any other information available to the jurisdiction, what are the most immediate needs of residents of public housing and Housing Choice voucher holders?**

This section is through Alameda County and the Home Consortium. The City does not operate public housing.

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

This section is through Alameda County and the Home Consortium. The City does not operate public housing.

## NA-40 Homeless Needs Assessment - 91.405, 91.205 (c)

### Introduction:

The Homeless Count is taken on as part of the partnership with Everyone Home.

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):

### 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.

Characteristics distinguish Hayward from other parts of the county, where homeless families with children are generally present in lower proportions (23 percent countywide). Characteristics of the homeless population (including literally homeless and hidden homeless) in the mid-county region are presented below:

- 14.5 percent of the population are chronically homeless;
- 28.2 percent of the population have a severe mental illness;
- 22.8 percent are chronic substance abusers;
- 10.4 percent are veterans;
- 26.2 percent are victims of domestic violence; and
- 0.9 percent are unaccompanied youth.

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

Approximately 55 percent of the literally homeless surveyed in 2013 were classified as unsheltered homeless, 21 percent were in emergency shelter programs, and 24 percent were in transitional housing programs. Despite the economic recession, the 'literally homeless' population has decreased slightly since 2007 when it was estimated at 4,838. Characteristics of the homeless population are presented below:

- 22 percent are chronically homeless;
- 11.5 percent are veterans;
- 25.9 percent are living with a severe mental illness;
- 32 percent were in a household with one or more children;
- 39.5 percent of the unsheltered homeless are African American;
- 36.1 percent of the unsheltered homeless are White;
- 7 percent of the unsheltered homeless are Hispanic/Latino; and
- 84 percent of the unsheltered homeless are male.

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

total mid-county homeless population. These characteristics distinguish Hayward from other parts of the county, where homeless families with children are generally present in lower proportions (23 percent countywide). Characteristics of the homeless population (including literally homeless and hidden homeless) in the mid-county region are presented below:

- 14.5 percent of the population are chronically homeless;
- 28.2 percent of the population have a severe mental illness;
- 22.8 percent are chronic substance abusers;
- 10.4 percent are veterans;
- 26.2 percent are victims of domestic violence; and
- 0.9 percent are unaccompanied youth.

In 2008 the City provided over \$255,000 to different non-profit area organizations to assist individuals and families that were homeless or at risk of becoming homeless.

### **Discussion:**

Various circumstances that may lead to homelessness include the following:

- Single adult transients passing through the city on the way to some other destination;
- Seasonal and/or migrant homeless individuals seeking seasonal employment in the city;
- The chronically homeless, single adults, including non-institutionalized, mentally disabled individuals, alcohol and drug abusers, seniors with insufficient incomes, and others who voluntarily, or due to financial circumstances, are forced to live on the streets;
- Minors who have run away from home;

- Lower-income families who are temporarily homeless due to financial circumstances or are in the process of searching for a home (single-parent families, mostly female-headed, are especially prevalent in this group); and
- Women (with or without children) who are escaping domestic violence.

## **NA-45 Non-Homeless Special Needs Assessment - 91.405, 91.205 (b,d)**

### **Introduction**

During the preparation of the Consolidated Plan, City staff conducted several roundtable discussions with local service providers to gather information regarding community facilities and program needs. Representatives from housing, homeless and social service programs provided information on community needs from a unique perspective. Using this information, 1990 US Census data, current information from the Association of Bay Area Governments (ABAG) and demographic information from private firms, City staff identified social service need areas for the City of Hayward.

There are three priorities that address community development needs.

#### **Priority 1: Neighborhood Facilities and Improvements**

*Objective:* The City will support the construction and/or rehabilitation of well-designed neighborhood facility projects that meet the community's needs. Facilities providing child care and other youth services will receive priority.

#### **Priority 2: Public Services**

*Objective 1:* The City may allocate up to 15% of its CDBG funds to public services. The City also anticipates continued support of public services through the Social Services Program by allocating General Fund monies for grants to social services programs and funds for program administration.

#### **Priority 3: Community Development Needs - Economic Development**

*Objective 1:* Continue to provide small business loans through the City's Revolving Loan Program.

*Objective 2:* Provide neighborhood economic development revitalization services.

*Objective 3:* Increase the number of permanent jobs available to lower income Hayward residents by increasing business attraction, retention and expansion activities.

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

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

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

**Discussion:**

**NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)**

**Describe the jurisdiction's need for Public Facilities:**

**How were these needs determined?**

**Describe the jurisdiction's need for Public Improvements:**

**How were these needs determined?**

**Describe the jurisdiction's need for Public Services:**

**How were these needs determined?**

# Housing Market Analysis

## MA-05 Overview

### Housing Market Analysis Overview:

**MA-10 Housing Market Analysis: Number of Housing Units - 91.410,  
91.210(a)&(b)(2)**

**Introduction**

**All residential properties by number of units**

<b>Property Type</b>	<b>Number</b>	<b>%</b>
1-unit detached structure		
1-unit, attached structure		
2-4 units		
5-19 units		
20 or more units		
Mobile Home, boat, RV, van, etc		
Total		

**Table 25 – Residential Properties by Unit Number**

Data Source: 2007-2011 ACS

**Unit Size by Tenure**

	<b>Owners</b>		<b>Renters</b>	
	<b>Number</b>	<b>%</b>	<b>Number</b>	<b>%</b>
No bedroom				
1 bedroom				
2 bedrooms				
3 or more bedrooms				

**Table 26 – Unit Size by Tenure**

Data Source: 2007-2011 ACS

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

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

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

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

**Discussion**

## MA-15 Housing Market Analysis: Cost of Housing - 91.410, 91.210(a)

### Introduction

#### Cost of Housing

Rent Paid	Number	%
Less than \$500		
\$500-999		
\$1,000-1,499		
\$1,500-1,999		
\$2,000 or more		

Table 27 - Rent Paid

Data Source: 2007-2011 ACS

#### Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI		No Data
50% HAMFI		
80% HAMFI		
100% HAMFI	No Data	

Table 28 – Housing Affordability

Data Source: 2007-2011 CHAS

#### Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent					
High HOME Rent					
Low HOME Rent					

Table 29 – Monthly Rent

Data Source: HUD FMR and HOME Rents

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

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

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

#### Discussion

## MA-20 Housing Market Analysis: Condition of Housing - 91.410, 91.210(a)

### Introduction

Describe the jurisdiction's definition for "substandard condition" and "substandard condition but suitable for rehabilitation":

### Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition				
With two selected Conditions				
With three selected Conditions				
With four selected Conditions				
No selected Conditions				
Total				

Table 30 - Condition of Units

Data Source: 2007-2011 ACS

### Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later				
1980-1999				
1950-1979				
Before 1950				
Total				

Table 31 – Year Unit Built

Data Source: 2007-2011 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.				
Housing units built before 1980 with children present				

Table 32 – Risk of Lead-Based Paint

Data Source: 2007-2011 ACS (Total Units) 2007-2011 CHAS (Units with Children present)

### Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units			
Abandoned Vacant Units			
REO Properties			
Abandoned REO Properties			

Table 33 - Vacant Units

**Describe the need for owner and rental rehabilitation based on the condition of the jurisdiction's housing.**

**Estimate the number of housing units within the jurisdiction that are occupied by low or moderate income families that contain lead-based paint hazards. 91.205(e), 91.405**

**Discussion**

## MA-25 Public And Assisted Housing - 91.410, 91.210(b)

### Introduction

There are no public housing units located within the City of Hayward. The City of Hayward does not operate a public housing agency or facility.

### Totals Number of Units

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available	NA	NA	NA	NA	NA	NA	NA	NA	NA
# of accessible units	NA	NA	NA	NA	NA	NA	NA	NA	NA
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 34 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

### Describe the supply of public housing developments:

NA

### 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:

NA

**Public Housing Condition**

<b>Public Housing Development</b>	<b>Average Inspection Score</b>
<b>NA</b>	<b>NA</b>

**Table 35 - Public Housing Condition**

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

NA

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

NA

**MA-30 Homeless Facilities and Services - 91.410, 91.210(c)**

**Introduction**

**Facilities Targeted to Homeless Persons**

	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)					
Households with Only Adults					
Chronically Homeless Households					
Veterans					
Unaccompanied Youth					

**Table 36 - Facilities Targeted to Homeless Persons**

**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**

**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.**

## **MA-35 Special Needs Facilities and Services - 91.410, 91.210(d)**

### **Introduction**

**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**

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

**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)**

**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))**

**MA-40 Barriers to Affordable Housing - 91.410, 91.210(e)**

**Describe any negative effects of public policies on affordable housing and residential investment**

## MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

### Introduction

The following tables represent an up to date profile of Hayward's economy:

### Economic Development Market Analysis

#### 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	567	31	1	0	-1
Arts, Entertainment, Accommodations	5,694	3,678	11	7	-4
Construction	2,629	3,867	5	7	2
Education and Health Care Services	8,816	10,925	18	20	2
Finance, Insurance, and Real Estate	2,882	2,471	6	5	-1
Information	1,410	782	3	1	-2
Manufacturing	6,170	9,694	12	18	6
Other Services	3,640	3,212	7	6	-1
Professional, Scientific, Management Services	5,743	3,994	12	7	-5
Public Administration	1	0	0	0	0
Retail Trade	6,538	6,242	13	12	-1
Transportation and Warehousing	2,369	2,672	5	5	0
Wholesale Trade	3,146	6,292	6	12	6
Total	49,605	53,860	--	--	--

**Table 37 - Business Activity**

**Data Source:** 2007-2011 ACS (Workers), 2011 Longitudinal Employer-Household Dynamics (Jobs)

## Labor Force

Total Population in the Civilian Labor Force	77,270
Civilian Employed Population 16 years and over	67,100
Unemployment Rate	13.16
Unemployment Rate for Ages 16-24	41.65
Unemployment Rate for Ages 25-65	8.67

**Table 38 - Labor Force**

Data Source: 2007-2011 ACS

Occupations by Sector	Number of People
Management, business and financial	12,417
Farming, fisheries and forestry occupations	4,017
Service	7,116
Sales and office	18,481
Construction, extraction, maintenance and repair	7,510
Production, transportation and material moving	5,351

**Table 39 – Occupations by Sector**

Data Source: 2007-2011 ACS

## Travel Time

Travel Time	Number	Percentage
< 30 Minutes	34,272	54%
30-59 Minutes	23,128	37%
60 or More Minutes	5,647	9%
<b>Total</b>	<b>63,047</b>	<b>100%</b>

**Table 40 - Travel Time**

Data Source: 2007-2011 ACS

## 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	9,345	1,157	4,497
High school graduate (includes equivalency)	15,222	2,211	4,229
Some college or Associate's degree	16,550	2,112	3,846
Bachelor's degree or higher	15,865	1,344	2,278

**Table 41 - Educational Attainment by Employment Status**

Data Source: 2007-2011 ACS

## Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	554	1,646	2,604	3,834	2,795
9th to 12th grade, no diploma	2,085	2,334	1,900	2,681	1,222
High school graduate, GED, or alternative	5,053	6,564	6,228	8,870	4,707
Some college, no degree	6,357	5,327	3,848	7,562	2,074
Associate's degree	661	1,496	1,658	2,626	574
Bachelor's degree	939	5,274	3,351	6,030	1,353
Graduate or professional degree	64	1,258	1,426	2,175	905

**Table 42 - Educational Attainment by Age**

Data Source: 2007-2011 ACS

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

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	20,697
High school graduate (includes equivalency)	31,551
Some college or Associate's degree	37,247
Bachelor's degree	52,559
Graduate or professional degree	66,875

**Table 43 – Median Earnings in the Past 12 Months**

Data Source: 2007-2011 ACS

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

The major Hayward employment sectors are Retail Trade; Manufacturing; Professional, Scientific, Management Services; Arts, Entertainment, Accommodations; and Transportation and Warehousing.

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

The Alameda County Workforce Investment Board (ACWIB) has developed a Workforce Investment Act Local Strategic Workforce Plan for 2013 – 2017. The goal is to meet the workforce needs of high demand sectors of the Regional Economy. This will include preparing skilled workers for employment in competitive and emerging industry sectors and to fill skill gaps created by retirements. In addition, Hayward is seeing increased development activity related to industrial flex commercial space and spill over market demand from San Francisco and Silicon Valley for bio-technology and advanced manufacturing businesses looking for commercial space.

**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 ACWIB has committed to working closely with local colleges, technical schools, partnership organizations and Economic Development professionals to assure that local training is available and adequate to meet the needs of local business community and provide good jobs for residents.

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

The City of Hayward works closely with Alameda County Workforce Investment Board (ACWIB) and local colleges to encourage the development of programs that prepare Hayward's skilled workers for employment in competitive and emergent regional industry sectors and to fill skill gaps created by retirements and to meet growing business demands.

**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 Alameda County Workforce Investment Board has developed a Workforce Investment Act, Local Strategic Workforce Plan Program for Years 2013-17. This plan involves an assessment of the employer and workforce needs in order to assure that these needs are met by workers in the County of Alameda. They partner with local cities, community colleges, and other organizations to assure the workforce are getting the skills and education to meet the needs of the major business sectors.

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

No

**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.**

No, the City of Hayward does not work with a CEDs. However, the City has adopted an Economic Development Strategic Plan that takes into account many CEDs related goals such as job growth and employee development. The City has initiated conversations with the East Bay Economic Development Alliance which provides regional economic development needs on creating a regional CEDs.

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

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

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

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

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

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

# Strategic Plan

## SP-05 Overview

### Strategic Plan Overview

## SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

### Geographic Area

Table 44 - Geographic Priority Areas

1	<b>Area Name:</b>	CT 4354 Downtown
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Commercial
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
2	<b>Area Name:</b>	CT 4355 Burbank
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Comprehensive
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	

	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
<b>3</b>	<b>Area Name:</b>	CT 4355 North Hayward
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Comprehensive
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
<b>4</b>	<b>Area Name:</b>	CT 4366.01 Jackson Triangle
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Comprehensive
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	

	<b>Are there barriers to improvement in this target area?</b>	
5	<b>Area Name:</b>	CT 4367 Santa Clara
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Comprehensive
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
6	<b>Area Name:</b>	CT 4369 & CT 4362 Longwood-Winton Grove
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Comprehensive
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	

7	<b>Area Name:</b>	CT 4375 & CT4377 Harder-Tennyson
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Comprehensive
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
8	<b>Area Name:</b>	CT 4379 Mission-Garin
	<b>Area Type:</b>	Local Target area
	<b>Other Target Area Description:</b>	
	<b>HUD Approval Date:</b>	
	<b>% of Low/ Mod:</b>	
	<b>Revital Type:</b>	Comprehensive
	<b>Other Revital Description:</b>	
	<b>Identify the neighborhood boundaries for this target area.</b>	
	<b>Include specific housing and commercial characteristics of this target area.</b>	
	<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
	<b>Identify the needs in this target area.</b>	
	<b>What are the opportunities for improvement in this target area?</b>	
	<b>Are there barriers to improvement in this target area?</b>	
9	<b>Area Name:</b>	Tennyson - Tyrell

<b>Area Type:</b>	Local Target area
<b>Other Target Area Description:</b>	
<b>HUD Approval Date:</b>	
<b>% of Low/ Mod:</b>	
<b>Revital Type:</b>	Comprehensive
<b>Other Revital Description:</b>	
<b>Identify the neighborhood boundaries for this target area.</b>	
<b>Include specific housing and commercial characteristics of this target area.</b>	
<b>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</b>	
<b>Identify the needs in this target area.</b>	
<b>What are the opportunities for improvement in this target area?</b>	
<b>Are there barriers to improvement in this target area?</b>	

### **General Allocation Priorities**

#### **Describe the basis for allocating investments geographically within the state**

The facilities and agencies funded are usually located within the municipal boundaries of the City of Hayward and are intended to serve a specific low and moderate income clientele or a low and moderate income neighborhood, known as a CDBG Target Area. However, from time to time an agency or facility that is located outside of the City, but still serves primarily low income Hayward residents, may receive funding.

## SP-25 Priority Needs - 91.415, 91.215(a)(2)

### Priority Needs

Table 45 – Priority Needs Summary

1	<b>Priority Need Name</b>	Affordable Housing
	<b>Priority Level</b>	Low
	<b>Population</b>	Extremely Low Low Large Families Families with Children Elderly
	<b>Geographic Areas Affected</b>	
	<b>Associated Goals</b>	Sustainable Housing Homelessness Prevention
	<b>Description</b>	Housing availability for the low, very low, and moderate income Hayward residents. The City will identify partnerships with developers as available.
	<b>Basis for Relative Priority</b>	
	2	<b>Priority Need Name</b>
<b>Priority Level</b>		High
<b>Population</b>		Extremely Low Low Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence

	<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Associated Goals</b>	Neighborhood Facilities
	<b>Description</b>	The City will support the construction and/or rehabilitation of well-designed neighborhood facility projects that meet the community’s needs. Facilities providing child care and other youth services will receive priority. All facility projects will meet a national objective
	<b>Basis for Relative Priority</b>	
<b>3</b>	<b>Priority Need Name</b>	Community Development - Public Services
	<b>Priority Level</b>	High

<b>Population</b>	Extremely Low Low Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
<b>Associated Goals</b>	Non-Homeless Special Needs Homelessness Prevention
<b>Description</b>	The City may allocate up to 15% of its CDBG funds to public services. The City also anticipates continued support of public services through the Social Services Program by allocating General Fund monies for grants to social services programs and funds for program administration.

	<b>Basis for Relative Priority</b>	
4	<b>Priority Need Name</b>	Community Development - Economic Development
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly
	<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Associated Goals</b>	Economic Development
	<b>Description</b>	Objective 1: Continue to provide small business loans through the City's Revolving Loan Program.  Objective 2: Provide neighborhood economic development revitalization services.  Objective 3: Increase the number of permanent jobs available to lower income Hayward residents by increasing business attraction, retention and expansion activities.  Objective 4: Create better technological infrastructure
	<b>Basis for Relative Priority</b>	
5	<b>Priority Need Name</b>	Community Development - Homelessness
	<b>Priority Level</b>	High

	<b>Population</b>	Extremely Low Low Large Families Families with Children Elderly Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Associated Goals</b>	Sustainable Housing
	<b>Description</b>	Work with service providers to provide permanent supportive housing.
	<b>Basis for Relative Priority</b>	
6	<b>Priority Need Name</b>	Community Development - Housing Preservation
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Moderate Large Families Families with Children Elderly

	<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Associated Goals</b>	Homelessness Prevention
	<b>Description</b>	Continue providing housing rehabilitation grants and loans to eligible recipients. Focus on elderly, disabled applicants, or low income applicants for seismic rehabilitation.
	<b>Basis for Relative Priority</b>	
<b>7</b>	<b>Priority Need Name</b>	Community Development - Elderly Services
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development

	<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Associated Goals</b>	Non-Homeless Special Needs
	<b>Description</b>	Provide services to assist senior residents to live in their homes. This assistance may include health, food, legal, housing and transportation services as well as any other services determined to be necessary.
	<b>Basis for Relative Priority</b>	
8	<b>Priority Need Name</b>	Community Development - Youth Services
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Large Families Families with Children Families with Children
	<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Associated Goals</b>	Non-Homeless Special Needs
	<b>Description</b>	Fund services and infrastructure that meets qualifications and national objectives in the way of education, employment, and youth empowerment.

	<b>Basis for Relative Priority</b>	
9	<b>Priority Need Name</b>	Community Development - Family Education
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Large Families Families with Children Families with Children Chronic Substance Abuse Persons with HIV/AIDS Victims of Domestic Violence Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Associated Goals</b>	Non-Homeless Special Needs
	<b>Description</b>	Providing funding for services and infrastructure that meets national objectives that better a family's situation through education.
	<b>Basis for Relative Priority</b>	

<b>10</b>	<b>Priority Need Name</b>	Community Development - Permanent Support Housing
	<b>Priority Level</b>	High
	<b>Population</b>	Extremely Low Low Large Families Families with Children Elderly Public Housing Residents Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
	<b>Geographic Areas Affected</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Associated Goals</b>	Sustainable Housing Homelessness Prevention

	<b>Description</b>	Continue to follow HUD guidelines and fund permanent supportive housing when applicable as a basis to offset homelessness. This includes the Rapid Rehousing Program and A.C. Impact.
	<b>Basis for Relative Priority</b>	

## SP-30 Influence of Market Conditions - 91.415, 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 is exploring more ways to include assistance. The City shall continue to provide financial support to Project Independence, a program implemented by ABODE Services to provide a continuum of supportive services, including tenant-based rental assistance, to emancipated youth in Alameda County (youth from 18 to 24 who have aged out of the foster care system).
TBRA for Non-Homeless Special Needs	The City shall continue to contract with ECHO to provide fair housing and tenant/landlord services, including fair housing counseling and education and tenant/landlord counseling and mediation. The City shall also work with Bay East Association of Realtors to ensure that residential real estate agents and brokers adhere to fair housing laws and regulations, and work with tenants, tenant advocates, and rental housing owners and managers to eradicate housing discrimination and to ensure that Hayward's supply of rental housing is decent, safe and sanitary. The City shall promote training for property owners and managers to ensure that they are knowledgeable of the requirements of Federal, State and local real estate, housing discrimination, tenant protection, housing
New Unit Production	The City shall work with developers to facilitate affordable housing development. Specifically, the City shall review available funding programs annually and shall provide technical support in the application for State, Federal, and other public affordable funding sources, and, as funding permits, shall provide gap financing for affordable housing. Gap financing shall focus on rental housing units affordable to lower-income households and households with special needs (e.g., seniors, extremely low-income households, and persons with disabilities, including developmental disabilities), especially projects that promote the City's goals relating to transit-oriented development and jobs/housing balance
Rehabilitation	The City shall continue to provide rehabilitation grants and loans to qualified lower-income elderly and/or disabled homeowners to make minor home repairs in order to address health and safety problems, correct code deficiencies, and improve the outward appearance of homes. Priority will be given to work that corrects health and safety issues, and to accessibility modifications for people who have disabilities. The City shall disseminate information to homeowners who participate in the Housing Rehabilitation Loan Program regarding rehabilitation standards, preventative maintenance, and energy conservation measures
Acquisition, including preservation	Acquisition and preservation shall continue to be available on an as needed basis.

**Table 46 – Influence of Market Conditions**

**SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)**

**Introduction**

This section of the Action Plan identifies funding resources that will be utilized in FY 2015-2016 to address the City’s community development priorities.

**Anticipated Resources**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder 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	1,402,000	0	0	1,402,000	5,608,000	CDBG funds will be used to support projects that address the community and economic development objectives identified in the FY 2015-2019 Consolidated Plan. An anticipated \$5,600,000 will be available in entitlement and PI covering the period of FY 16-19
General Fund	public - local	Public Services	450,000	0	0	450,000	1,400,000	\$450,000 of general funds will be utilized for non-homeless special needs, homelessness prevention and social/public services. A balance of \$1,600,000 is anticipated to be utilized across FY 16-19

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Other	public - federal	Acquisition Housing	277,661	0	0	277,661	1,110,644	HOME funds will be used to support projects that address the housing objectives identified in the FY 2015-2019 Consolidated Plan.
Other	public - state	Housing Public Services	0	0	0	0	0	The City of Hayward has applied for a competitive Emergency Solutions Grant through the State of California HCD. However it is not known at this time if the FY 15-16 grant will be awarded to the City of Hayward, and if any future grant monies will be available/awarded to the City of Hayward in FY 16-19.
Other	public - local	Other	700,000	0	0	700,000	3,500,000	Measure B

Table 47 - 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**

In addition to funds provided by HUD, the City will utilize local resources to address community and economic development needs. The City is able to match federal funds with its General Fund dollars, as well as with its Measure B allocation from the Alameda County Transportation Commission (ACTC). CDBG and HOME resources will be allocated towards projects that meet HUD national objectives and are able to comply with federal reporting and financial management regulations. The General Fund will support local providers that provide support services to under-served populations, which include low-income seniors, non-English speaking communities, youth, and people with disabilities. These projects must align with Council Priorities. Finally, the Measure B allocation will allow the City to address the transportation needs of seniors and residents with disabilities.

The goal of EveryOne Home (formerly the Alameda County-Wide Homeless Continuum of Care Council) is to provide a coordinated and comprehensive system of housing and support services to prevent and reduce homelessness. Systems and programs that have traditionally provided services to homeless people, and to people at risk for homelessness, must be coordinated at every level to diagnose and intervene promptly and accurately.

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

N/A

**Discussion**

The City also uses CDBG funds to support *housing-related* activities including housing counseling and fair housing services. Social service programs that address non housing-related needs may receive allocations from the above-described Social Services funding.

## SP-40 Institutional Delivery Structure - 91.415, 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
Abode Services	Non-profit organizations	Homelessness	Region
Community Child Care Council (4-Cs) of Alameda County	Non-profit organizations	Economic Development Non-homeless special needs	Region
Hayward Area Recreation and Parks Department	Regional organization	Non-homeless special needs public facilities	Region
Community Initiatives	Non-profit organizations		
ECHO Housing	Non-profit organizations	Homelessness Non-homeless special needs Rental public services	Region
Ruby's Place	Non-profit organizations	Homelessness Non-homeless special needs public services	Region
Centro legal de la Raza	Non-profit organizations	Homelessness Non-homeless special needs Rental public services	Region
EDEN AREA YMCA	Non-profit organizations	Non-homeless special needs neighborhood improvements	Region
EAST BAY COMMUNITY RECOVERY PROJECT	Non-profit organizations	Homelessness Non-homeless special needs neighborhood improvements	

<b>Responsible Entity</b>	<b>Responsible Entity Type</b>	<b>Role</b>	<b>Geographic Area Served</b>
City of Hayward	Government	Economic Development Homelessness Non-homeless special needs Ownership Planning Rental neighborhood improvements public services	
Family Emergency Shelter Coalition (FESCO)	Non-profit organizations	Homelessness	Region
Family Violence Law Center	Non-profit organizations	Homelessness Non-homeless special needs public services	Region
LEGAL ASSISTANCE FOR SENIORS	Non-profit organizations	Homelessness Non-homeless special needs public services	Region
Spectrum Community Services	Non-profit organizations	Non-homeless special needs public services	Jurisdiction
COMMUNITY RESOURCES FOR INDEPENDENT LIVING	Non-profit organizations	Non-homeless special needs Rental public services	
Calico Center	Non-profit organizations	Non-homeless special needs public services	Region
Alameda County Community Food Bank	Non-profit organizations	Non-homeless special needs public services	Region
East Bay Agency for Children	Non-profit organizations	Non-homeless special needs public services	Region

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
EDEN INFORMATION AND REFERRAL	Non-profit organizations	Homelessness Non-homeless special needs Rental public services	Region
HORIZONS SERVICES	Non-profit organizations	Non-homeless special needs public services	Region
SAFE ALTERNATIVES TO VIOLENT ENVIRONMENTS (SAVE)	Non-profit organizations	Homelessness Non-homeless special needs public services	Region

**Table 48 - Institutional Delivery Structure**

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

**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			

Supportive Services			
Life Skills			
Mental Health Counseling			
Transportation			
Other			

**Table 49 - 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)**

**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**

**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**

## SP-45 Goals - 91.415, 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	Sustainable Housing	2015	2019	Affordable Housing Homeless	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell	Affordable Housing Community Development - Homelessness Community Development - Permanent Support Housing	CDBG: \$1,722,480 HOME: \$1,200,000	Homeowner Housing Rehabilitated: 225 Household Housing Unit  Tenant-based rental assistance / Rapid Rehousing: 50 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Economic Development	2015	2019	Non-Housing Community Development	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood- Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder- Tennyson Tennyson - Tyrell	Community Development - Economic Development	CDBG: \$867,520	Jobs created/retained: 25 Jobs  Businesses assisted: 135 Businesses Assisted  Other: 1500 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Non-Homeless Special Needs	2015	2019	Non-Homeless Special Needs Non-Housing Community Development	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood- Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell	Community Development - Public Services Community Development - Elderly Services Community Development - Youth Services Community Development - Family Education	CDBG: \$789,000 General Fund: \$2,250,000	Public service activities other than Low/Moderate Income Housing Benefit: 11000 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Homelessness Prevention	2015	2019	Homeless Non-Homeless Special Needs Homelessness Prevention	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood- Winton Grove CT 4355 North Hayward CT 4354 Downtown CT 4375 & CT4377 Harder- Tennyson Tennyson - Tyrell	Affordable Housing Community Development - Public Services Community Development - Housing Preservation Community Development - Permanent Support Housing	CDBG: \$500,000	Tenant-based rental assistance / Rapid Rehousing: 50 Households Assisted  Homelessness Prevention: 2000 Persons Assisted  Other: 300 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	Neighborhood Facilities	2015	2019	Non-Housing Community Development	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell	Community Development - Public Facilities	CDBG: \$410,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 124000 Persons Assisted

Table 50 – Goals Summary

**Goal Descriptions**

<b>1</b>	<b>Goal Name</b>	Sustainable Housing
	<b>Goal Description</b>	The Housing Rehabilitation Program offers loans and grants for property repairs to Hayward homeowners who are senior (62+), certified severely disabled or HUD qualified low-income. Applications are required and reviewed to verify applicant eligibility, confirm the property is a single-family unit located in Hayward and occupied by the owner-applicant. Projects are prioritized by those that improve health, safety and mobility and are intended to help vulnerable populations with limited access to private funding for repairs continue to live independently in their homes. Repairs are restricted to accessibility/mobility modifications, corrections of code violations and addressing major systems failures. Examples of eligible work include: installation of wheelchair ramps and grab bars, debris removal, improved security features and replacement of obsolete or failed utility systems (heaters, roofs, plumbing, etc.). For the time period of 2015-2019 the City of Hayward anticipates utilizing over \$1.7million in CDBG funds to rehabilitate 225 homes, averaging 45 homes at cost of \$344,000 per fiscal year.
<b>2</b>	<b>Goal Name</b>	Economic Development
	<b>Goal Description</b>	The City of Hayward intends to fund a number of Economic Development activities during the FY 2015-2015 period to a tune of \$867,000 over 5 years. Programing includes providing funding options for property owners to make CDBG eligible infrastructure improvements that will help incoming businesses; providing business owners with development and expansion funding; and providing business technical assistance through the City's own Economic Development Small Business Assistance Program. Outside nonprofit organizations will provide job training as well as micro enterprise assistance.

3	<b>Goal Name</b>	Non-Homeless Special Needs
	<b>Goal Description</b>	<p>The City of Hayward anticipates utilizing roughly \$789,000 in CDBG funds and \$2.25 million in General Funds through the FY 2015-2019 time period for Non-Homeless Special Needs populations. It is estimated that 6,100 individuals will be assisted through the use of CDBG funds during the 2015-2019. The number of individuals who will be assisted through "Social Services" General Fund dollars will vary from year to year dependent upon the Council's priorities and the particular agencies and projects funded in each fiscal year. Categories include:</p> <ol style="list-style-type: none"> <li>1. <u>Crises Prevention and Intervention</u>: immediate basic needs services, or other types of urgent services to low-income residents. Examples include but are not limited to food pantries, information and referral systems, and case management for vulnerable populations, legal services for immigrants, domestic violence and family emergency shelter operations.</li> <li>2. <u>Education and Youth Services</u>: provide community or individual education or youth development. Examples include but are not limited to youth case management, after-school programs, adult literacy, and tutoring. This includes the city's in house Family Education Program which will service 2,200 low income adults in children each year.</li> <li>3. <u>Health and Wellness</u>: support community and personal health and wellness. Examples include but are not limited to health-related case management, health-care occupational training, events that promote health and wellness, mental health counseling, and other therapeutic services.</li> <li>4. <u>Housing</u>: support housing stability. Examples include but are not limited to rental assistance, fair housing services, legal services, landlord and tenant mediation, information workshops, rapid rehousing, homelessness prevention, street outreach, and shelter services.</li> <li>5. <u>Services for Seniors and People with Disabilities</u>: provide services to seniors or people with disabilities. Examples include but are not limited to legal services, information workshops, support services, case management, job training, and therapeutic care.</li> </ol>

4	<b>Goal Name</b>	Homelessness Prevention
	<b>Goal Description</b>	<p>The City of Hayward will fund a number of homelessness prevention activities through FY 2015-2019 utilizing \$500,000 in CDBG funding during that time period. In addition to the direct funding of homelessness prevention, a number of the public service organizations that will be funded through CDBG and general funds include a homelessness prevention component.</p> <p>Abode Services will provide housing and outreach services to Hayward residents who are or were chronically homeless. These activities will directly support multiple City Council Priorities and improve the lives of low-income Hayward residents. Additionally, Abode Services will provide permanent supportive housing to a number of Hayward residents. These residents have been homeless for years or decades, and have significant barriers to housing stability, including physical and mental health conditions. AC Impact will place these individuals in stable housing and provide them with services, such as connections to health care and benefits, which will help them remain housed. ECHO Housing provides fair housing counseling, carries out fair housing investigations, and provides low income individuals/tenants with legal information for education and self-empowerment. ECHO provides homelessness prevention services to roughly 400 families per year.</p>
5	<b>Goal Name</b>	Neighborhood Facilities
	<b>Goal Description</b>	<p>The City of Hayward anticipates providing approximately \$410,000 in Neighborhood Facilities grants between 2015-2019. Examples of facilities upgrades include health and safety improvements to shelters, hospitals serving low-income clientele, ADA upgrades to park and other recreation locations.</p>

**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 is a member of the Everyone Home Consortium, and all affordable housing goals will be reached through this partnership.

**SP-50 Public Housing Accessibility and Involvement - 91.415, 91.215(c)**

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

**Activities to Increase Resident Involvements**

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

**Plan to remove the 'troubled' designation**

## **SP-55 Strategic Plan Barriers to Affordable Housing - 91.415, 91.215(h)**

### **Introduction**

Many factors inhibit the development of affordable housing in Hayward including the high cost of financing affordable housing projects, and difficulty in developing community support. The City will actively seek to address these barriers through monitoring the following:

- Cost of Land and Development Fees
- City Ordinances
- Development Approval Permit Process
- Design Standards

### **Plan of Action**

The City of Hayward allocates a portion of its General Fund to support Social Services programs targeted to specific low-income populations which include seniors, people with disabilities, and youth.

### **Cost of Land and Development Fees**

Hayward's development fees are in the middle to lower-middle range when compared with other cities in Alameda County and are not considered to be an impediment to the development of affordable housing. Land prices have increased in Hayward during the last several years. However, these prices are lower than land costs in cities to the east and south and comparable to cities to the north and are not an impediment to the development of affordable housing.

### **City Ordinances**

The City has adopted and is implementing two laws intended to increase affordable housing: 1) The Inclusionary Housing Ordinance (IHO) which became effective January 1, 2004 and requires for-profit developers to provide 15% of units to be affordable to owner-occupants at or below 120% AMI, or to renters (divided equally) at or below 50% AMI and 6% AMI. With City Council approval, developers may provide units off-site or pay in-lieu fees; and 2) the Density Bonus Ordinance which provides a Density Bonus to developers in exchange for the development of affordable or senior housing units.

### **Development Approval Permit Process**

The City of Hayward continues to streamline the development approval process. The time to process permits has been reduced by at least 40% for most major permit types. In addition, the City utilizes a computer-based development tracking system that makes information available to customers on the Internet. The City offers pre-application and code assistance meetings to respond to developer questions about the permit process prior to application submittal. By answering these questions early in the development process, development applications are processed quicker and with fewer requests from the City for revisions. The permit process is not a barrier to the development of affordable housing.

## **Design Standards**

The City requires that all new and rehabilitated housing developments, whether market-rate or affordable, meet design standards and have an appropriate number of parking spaces. These design standards also seek to ensure the health and safety of occupants. These standards are not a barrier to the development of affordable housing. In actuality, requiring affordable housing developments to meet the design standards helps community acceptance of these projects since they often appear the same, if not better, than many market-rate developments.

## **SP-60 Homelessness Strategy - 91.415, 91.215(d)**

Describe how the jurisdiction's strategic plan goals contribute to:

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

The vision of ending Homelessness in Hayward will be a driving force over the next year. Hayward does not provide direct service therefore it will continue to partner with the EveryOne Home Consortium.

The City of Hayward is in the process of reaching out to the various local organizations to educate, collaborate, and find a path to end homelessness in Hayward. The first step is to educate the community of the plans and programs that are currently adopted and used by the federal, state, and local governments. Identifying resources is key to developing strategies, goals, and measurable objectives in accomplishing this vision.

The second step is to develop a citywide planning team or task force made up of individuals representing the City, County, Faith Based Organizations, Homeless Network Providers, Nonprofits, Local Business Owners, Residents, and the Homeless that will collaborate using a fresh perspective, best methods, review of historic successes and failures, and systems changes. This planning group will take one year to review all the information relating to prevention, services, and housing; and develop ideas, potential programming, and networks. The full year will ensure that no outcomes are preselected without due diligence and gives group members time to explore alternative methodologies without pressure.

The third step will be to present a list of proposed outcomes. Each outcome will be defined by type of program, funding source, provider qualifications, location, implementation process, number of people that will no longer be homeless because of the program, and program sustainability. This presentation to Hayward City Council will bring the process full circle. At that time, Council will be requested to weigh in, make recommendations, and provide additional direction.

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

Again, the City is not a direct provider and partners with EveryOne Home and outside providers.

There are four priorities that address homeless needs.

**Priority 1:** Maintain and improve the current capacity of the housing and shelter system, expand transitional and permanent supportive housing.

The needs analysis for this objective shows that homelessness continues to affect many very low-income families and individuals throughout Alameda County. The following objectives address the regional nature of homelessness by helping to maintain the quality of current shelters and through strategic cooperation with other jurisdictions. These objectives also describe the City's continuing support of programs and facilities that provide both emergency and transitional housing for homeless families.

*Objective 1:* In cooperation with other localities, the City will provide funds to rehabilitate emergency shelters and transitional housing as the need arises.

*Objective 2:* The City will support the efforts of the Continuum of Care to obtain funds to increase the stock of transitional housing and permanent supportive housing in Alameda County. Specific projects

will be evaluated on a case-by-case basis in terms of program design and appropriateness of staffing to meet the needs of the population to be served.

**Priority 2:** Increase and expand activities designed to prevent those currently housed from becoming homeless.

The needs analysis for this objective shows that the high cost of housing in the Bay Area contributes to homelessness. The following objectives address this issue by helping very low-income households that have housing maintain their tenancy through a professional counseling and specific financial support.

*Objective:* The City will continue to fund activities that help families who currently have housing to not become homeless. Examples of such activities are ECHO's Rental Assistance Program and landlord-tenant counseling.

**Priority 3:** Maintain, improve and expand services for homeless individuals and families including integrated health care, employment services and other supportive services.

The needs analysis for this objective shows that helping the homeless requires special services beyond providing emergency, transitional, and permanent housing. The following objective addresses this need by supporting homeless services.

*Objective:* The City will work with interagency and interjurisdictional organizations to seek funds for homeless services and to encourage health care, job training and social services agencies to include the homeless in their provision of services.

**Priority 4:** Build on interjurisdictional cooperation and further coordination and improvement of the homeless "Continuum of Care" system.

The needs analysis for this priority shows that cooperation with other Alameda County jurisdictions helps leverage the limited resources available for homeless services. The following objective continues the City's participation in the Alameda County Continuum of Care - Everyone Home.

*Objective:* Continue participation in the Alameda County Continuum of Care Everyone Home.

**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 partnering with Abode Services to provide Rapid Rehousing with Emergency Solutions funding.

**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 provides a funding process to provide public services which are designed to help families and individuals from becoming homeless. The City has limited resources of 15% of the CDBG funds to be used for public services.

## **SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)**

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

Lead-based paint used in residential applications presents a potential health risk. The Federal Government banned the use of lead-based paint in 1978. However, many homes built prior to the ban may still have surfaces finished with lead-based paint. Simply painting over lead-based paint will not necessarily mitigate the potential health impacts of this product. Per the Consortium's Housing Needs Assessment, Hayward has approximately 35,703 homes built prior to 1980, where Lead-based is most often found. This represents 76% of the total number of dwelling units in Hayward. The incidence of lead paint hazards in the County's older housing stock, which poses dangers for young children living in those dwellings, has been documented in the Consortium's Housing Needs Assessment.

Lead-based hazards are defined by HUD and the EPA as any condition that causes exposure to lead from lead-contaminated dust, soil, or paint that is deteriorated or present in accessible surfaces, frictional surfaces, or impact surfaces that would result in adverse human health effects. The most common source of lead poisoning is lead-based paint. Up until 1978, when it was outlawed, lead-based paint was used extensively due to its durability. However, since lead is a heavy metal, it continues to be a hazard long after the surface has been repainted time and time again. Woodwork, windows, doors, bathrooms and kitchens, exterior surfaces and the soil adjacent to the home often have concentrations of lead that continue to create a health hazard. Ingestion of lead-based paint is particularly hazardous to children under six years of age.

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

Lead-based hazards are defined by HUD and the EPA as any condition that causes exposure to lead from lead-contaminated dust, soil, or paint that is deteriorated or present in accessible surfaces, frictional surfaces, or impact surfaces that would result in adverse human health effects. The most common source of lead poisoning is lead-based paint. Up until 1978, when it was outlawed, lead-based paint was used extensively due to its durability. However, since lead is a heavy metal, it continues to be a hazard long after the surface has been repainted time and time again. Woodwork, windows, doors, bathrooms and kitchens, exterior surfaces and the soil adjacent to the home often have concentrations of lead that continue to create a health hazard. Ingestion of lead-based paint is particularly hazardous to children under six years of age.

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

As of September 15, 2000, joint HUD and EPA Lead-Based Paint regulations require that *all* properties acquired or rehabilitated with CDBG or HOME funds must have an assessment of lead-based paint risk and, funding between \$5,000 and \$25,000, have interim controls applied and, if over \$25,000, have all lead-based paint hazards abated.

According to the Alameda County Lead Abatement Program, Hayward has approximately 34,700 pre-1978 housing units. In accordance with the HUD/EPA regulations, City property rehabilitation staff have been trained in inspection, project design and monitoring. The Minor Home Repair and Housing Conservation Loan Programs have been restructured to incorporate the regulations. City staff implements the regulations affecting property rehabilitation with CDBG funds. Almost all of the City's housing rehabilitation projects for conventional homes involve pre-1978 houses; however, assessments during the past four years rarely reveal the presence of lead hazards. When located these hazards are

remediated, creating a safe housing stock for present and future Hayward. Most of the mobile homes in Hayward were built after 1978 so those rehabilitation projects are not affected.

## **Anti-Poverty Strategy - 91.415, 91.215(j)**

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

Because available federal and local resources are limited, the City cannot possibly implement an effective anti-poverty strategy on its own. Consequently, the City plans to continue to participate in joint efforts to promote economic development and job-creation activities for low-income persons and families. Such activities include partnerships with California State University, East Bay; Chabot College; Hayward Unified School District; Hayward Area Recreation and Park District; the State Employment Development Department - Hayward office, the Alameda County Economic Development Alliance for Business (EDAB); the Alameda County Workforce Investment Board (WIB) as well as local Community-Based Organizations (CBO's) and neighborhood groups. These partnerships with other agencies whose focus is improving opportunities for low-income families, youth, single adults and persons with disabilities who need shelter, prevention, and intervention activities to improve their lives will be key to combating poverty. The City will partner with other public partners and fund non-profit organizations in implementing innovative programs to meet these needs.

Among other funded agencies, the Family Education Program (FEP) will provide wrap-around literacy and academic support services to low-income Hayward families. A unique collaboration of HPL's successful Literacy Plus and Homework Support Center programs, FEP will provide after-school academic support to youth in grades K-12, four days a week, as well as ESL literacy services to the parents of the children attending the Homework Support Centers. The FEP directly addresses the cities priorities by providing high-quality educational opportunities for and improving K-12 academic performance in poverty-level families.

## **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 will monitor itself and its subrecipients utilizing approved procedures and policies in addition to systematic checklists to ensure all criteria, national objectives, and performance measurements are met. We will also follow the six steps outlined below:

1. Pre-award assessment, which includes methods to invite project proposals from subrecipients, assesses the quality of the projects and subrecipient capacity to carry them out, and make ultimate funding decisions.
2. Subrecipient agreements between the grantee and the subrecipient that specify types of products or services required, project timelines, documentation of results, and contract incentives or penalties.
3. Training and technical assistance provided to subrecipient agencies, including provision of orientation materials, training, and other special instruction to new subrecipients or those carrying out particularly large or complex projects; and delivery of timely assistance upon request, or upon identification of issues through monitoring.
4. Tracking program progress, including reporting against work plan objectives and targets, assessment of project performance and response to performance findings, and documentation and communication of results.
5. Monitoring strategies and procedures, including procedures for assessing risk; assessing the scope of monitoring (for example, financial, procurement, project progress, program income, benefit determinations to low and moderate income persons, and other issues of compliance with their agency agreement); and inspection of work products and the quality of reporting.
6. Follow-up procedures, including corrective action to handle detected violations of law and regulations, and effective action on the part of agency decision-makers to resolve continuing problems in subrecipient management.

## Expected Resources

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

#### Introduction

This section of the Action Plan identifies funding resources that will be utilized in FY 2015-2016 to address the City's community development priorities.

#### 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 Economic Development Housing Public Improvements Public Services	1,402,000	0	0	1,402,000	5,608,000	CDBG funds will be used to support projects that address the community and economic development objectives identified in the FY 2015-2019 Consolidated Plan. An anticipated \$5,600,000 will be available in entitlement and PI covering the period of FY 16-19

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
General Fund	public - local	Public Services	450,000	0	0	450,000	1,400,000	\$450,000 of general funds will be utilized for non-homeless special needs, homelessness prevention and social/public services. A balance of \$1,600,000 is anticipated to be utilized across FY 16-19
Other	public - state	Housing Public Services	0	0	0	0	0	The City of Hayward has applied for a competitive Emergency Solutions Grant through the State of California HCD. However it is not known at this time if the FY 15-16 grant will be awarded to the City of Hayward, and if any future grant monies will be available/awarded to the City of Hayward in FY 16-19.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Reminder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
Other	public - local	Public Services	700,000	0	0	700,000	2,800,000	Travel Training and other transportation related services for senior and people with disabilities. An additional \$2,800,000 is anticipated from FY 16-19

Table 51 - 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**

In addition to funds provided by HUD, the City will utilize local resources to address community and economic development needs. The City is able to match federal funds with its General Fund dollars, as well as with its Measure B allocation from the Alameda County Transportation Commission (ACTC). CDBG and HOME resources will be allocated towards projects that meet HUD national objectives and are able to comply with federal reporting and financial management regulations. The General Fund will support local providers that provide support services to under-served populations, which include low-income seniors, non-English speaking communities, youth, and people with disabilities. These projects must align with Council Priorities. Finally, the Measure B allocation will allow the City to address the transportation needs of seniors and residents with disabilities.

The goal of EveryOne Home (formerly the Alameda County-Wide Homeless Continuum of Care Council) is to provide a coordinated and comprehensive system of housing and support services to prevent and reduce homelessness. Systems and programs that have traditionally provided services to homeless people, and to people at risk for homelessness, must be coordinated at every level to diagnose and intervene promptly and accurately.

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

N/A

**Discussion**

The City also uses CDBG funds to support *housing-related* activities including housing counseling and fair housing services. Social service programs that address non housing-related needs may receive allocations from the above-described Social Services funding.

## Annual Goals and Objectives

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

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Sustainable Housing	2015	2019	Affordable Housing Homeless	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell	Affordable Housing Community Development - Homelessnes Community Development - Elderly Services Community Development - Permanent Support Housing	CDBG: \$344,496	Homeowner Housing Rehabilitated: 45 Household Housing Unit Tenant-based rental assistance / Rapid Rehousing: 8 Households Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
2	Economic Development	2015	2019	Non-Housing Community Development	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell	Community Development - Economic Development	CDBG: \$173,504	Businesses assisted: 27 Businesses Assisted Other: 350 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
3	Non-Homeless Special Needs	2015	2019	Non-Homeless Special Needs Non-Housing Community Development	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson	Community Development - Public Services Community Development - Homelessness Community Development - Elderly Services Community Development - Youth Services Community Development - Family Education	CDBG: \$157,864 General Fund: \$450,000	Public service activities other than Low/Moderate Income Housing Benefit: 2200 Persons Assisted

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Homelessness Prevention	2015	2019	Homeless Non-Homeless Special Needs Homelessness Prevention	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood- Winton Grove CT 4355 North Hayward CT 4354 Downtown	Affordable Housing Community Development - Public Services Community Development - Homelessnes Community Development - Permanent Support Housing	CDBG: \$100,000	Tenant-based rental assistance / Rapid Rehousing: 8 Households Assisted Homelessness Prevention: 400 Persons Assisted Other: 25 Other

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
5	Neighborhood Facilities	2015	2019	Non-Housing Community Development	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson	Community Development - Public Facilities	CDBG: \$82,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 24750 Persons Assisted

**Table 52 – Goals Summary**

**Goal Descriptions**

1	<b>Goal Name</b>	Sustainable Housing
	<b>Goal Description</b>	Provide Sustainable housing options for Hayward Residents through Rapid Rehousing, Rental Assistance and preservation of the housing stock through in-house Housing Rehabilitation Program

2	<b>Goal Name</b>	Economic Development
	<b>Goal Description</b>	During the FY 15-16 the City of Hayward anticipates supporting Economic Development activities in the amount of \$173,504, including assisting 27 businesses, providing assistance and education in development of microenterprises, and job training to 50 individuals. Not included in this category, but nonetheless supporting economic opportunity, are programs that support adult literacy and legal services for immigrant populations.
3	<b>Goal Name</b>	Non-Homeless Special Needs
	<b>Goal Description</b>	The City of Hayward anticipates utilizing approximately \$157,000 in CDBG funding and \$450,000 of General Funds in FY 15-16 to provide a number of public services to low/mod income individuals and families. This will be accomplished by funding organizations that provide legal services for at risk seniors, domestic violence victims and recent immigrants, educational opportunities for residents of low income households through our literacy and homework support centers, food pantries and youth partnerships.
4	<b>Goal Name</b>	Homelessness Prevention
	<b>Goal Description</b>	Prevent at-risk households from entering into homelessness. Will fund nonprofits that provide homeless outreach, rental subsidies, rapid rehousing services, as well as fair housing and tenant-landlord counseling. Anticipate assisting 400 households with homelessness prevention, 8 individuals to be rapidly rehoused and 58 individuals to receive homeless outreach services
5	<b>Goal Name</b>	Neighborhood Facilities
	<b>Goal Description</b>	Provide ADA, as well as health and safety upgrades for neighborhood facilities that services nonprofits, low income residents, and other special needs populations

## AP-35 Projects - 91.420, 91.220(d)

### Introduction

The following projects are CDBG eligible activities that will meet a HUD national objective. All applicants participated in the City's competitive funding process, in alignment with the City's Citizen Participation Plan. Final allocation amounts were authorized by City Council. Identified sub-grantees must comply with the local contracting standards and federal rules and regulations.

#	Project Name
1	Abode Services
2	Eden Area YMCA
3	Hayward Public Library - Family Education Program
4	FACES for the Future
5	Business Incentive Program
6	East Bay Community Recovery Project
7	FY 2014-2015 CDBG Administration
8	Housing Rehabilitation Program
9	Community Child Care Council (4Cs)
10	Community Initiatives: Hayward Day Labor Center
11	Eden Council for Hope and Opportunity
12	Hayward Area Recreation and Park District
13	International Institute of the Bay Area
14	St. Rose Hospital Emergency Room Renovation

**Table 53 – Project Information**

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

To remain in compliance with the CDBG Public Services cap, the City has limited Public Services to less than 15% of projected funding availability. As directed by Council, CDBG Public Services will be focused on Homelessness Prevention efforts. The City acknowledges that the federal direction is moving towards permanent supportive housing for the chronically homeless and rapid rehousing for families as best practice strategies. The shift of federal funds from emergency shelter and transitional housing projects have posed itself as an obstacle as local service providers remain somewhat resistant to changing service delivery models and look to the City to financially support traditional and sometimes stagnant models. The City continues to work with its local homeless service providers and Continuum of Care to identify alternative mainstream resources as well as provide technical assistance and capacity building to encourage efficiency changes to the local homeless systems of care.

In regards to Neighborhood Facilities, the City generally does not support the repair of deferred maintenance projects. The focus of the City is to rehabilitate slum or blighted buildings, or to address ADA accessibility needs.

Each year, the City selects a few Economic Development projects to encourage job creation or retention. Activities include training and technical assistance, or direct financial assistance to businesses. Projects selected for funding must demonstrate proven success in providing effective training and/or job placements, as well as the capacity to collect and maintain documentation of accomplishments.

Finally, the City has earmarked a portion of funds project contingencies, should there be a need to

increase an allocation to a project authorized by Council and identified in the current Annual Action Plan. Examples of such instances would include the extension of housing rehabilitation services to meet the needs of additional income-eligible residents, neighborhood facilities projects that require additional financing, or an increase to a Public Services project. Such adjustments would not constitute a Substantial Amendment.

## AP-38 Project Summary

### Project Summary Information

<b>1</b>	<b>Project Name</b>	Abode Services
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Sustainable Housing Homelessness Prevention
	<b>Needs Addressed</b>	Affordable Housing Community Development - Homelessnes Community Development - Permanent Support Housing
	<b>Funding</b>	CDBG: \$39,000
	<b>Description</b>	Homelessness Prevention/Public Services
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Outreach and housing services to 58 chronically homeless individuals, with 8 individuals receiving permanent supportive housing.
	<b>Location Description</b>	The majority of the activities will take place in the downtown area, but individuals from across Hayward are eligible to participate
	<b>Planned Activities</b>	Abode Services will provide housing and outreach services to 58 Hayward residents who are or were chronically homeless. These activities will directly support multiple City Council Priorities and improve the lives of low-income Hayward residents. Additionally, Abode Services will provide permanent supportive housing to 8 Hayward residents. These residents have been homeless for years or decades, and have significant barriers to housing stability, including physical and mental health conditions. AC Impact will place these individuals in stable housing and provide them with services, such as connections to health care and benefits, which will help them remain housed.

2	<b>Project Name</b>	Eden Area YMCA
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Neighborhood Facilities
	<b>Needs Addressed</b>	Community Development - Public Facilities
	<b>Funding</b>	CDBG: \$11,500
	<b>Description</b>	Neighborhood Facilities/ADA Accessibility
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	3500 individuals will use the kitchen, with an estimated 100 requiring ADA accessibility
	<b>Location Description</b>	Eden Area YMCA location, 951 Palisades Street, Hayward, CA. As the only YMCA in the area, low income residents from across Hayward utilize this facility.
<b>Planned Activities</b>	ADA accessibility upgrades for Eden Area YMCA kitchen which will be regularly used by low income individuals	
3	<b>Project Name</b>	Hayward Public Library - Family Education Program
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Non-Homeless Special Needs

	<b>Needs Addressed</b>	Community Development - Youth Services Community Development - Family Education
	<b>Funding</b>	CDBG: \$147,864
	<b>Description</b>	Public Service - Education
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1220 Individuals
	<b>Location Description</b>	The program will take place at the Main Hayward Public Library - 835 C Street, Hayward, CA as well as the Weekes Branch Library - 27300 Patrick Ave, Hayward, CA. Program participants will not be screened based on their area of residence, but rather the program will be applicant need based.
	<b>Planned Activities</b>	The Family Education Program (FEP) will provide wrap-around literacy and academic support services to low-income Hayward families at the Hayward Public Library's (HPL) Main Library and Weekes Branch locations. The FEP is a unique collaboration of HPL's successful Literacy Plus and Homework Support Center programs. The FEP will provide after-school academic support to youth in grades K-12, four days a week at each location, as well as ESL literacy services to the parents of the children attending the Homework Support Centers, two days out of the week at each location.
<b>4</b>	<b>Project Name</b>	FACES for the Future
	<b>Target Area</b>	
	<b>Goals Supported</b>	Non-Homeless Special Needs
	<b>Needs Addressed</b>	Community Development - Economic Development Community Development - Youth Services
	<b>Funding</b>	CDBG: \$17,500
	<b>Description</b>	Job Training
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	50 individuals
	<b>Location Description</b>	27200 Calaroga Ave, Hayward. The program eligibility will not be based upon residence location, but applicant need based. Program participants will come from across the City of Hayward.
	<b>Planned Activities</b>	Job training in the medical field to 50 at-risk high school students from across Hayward.
<b>5</b>	<b>Project Name</b>	Business Incentive Program
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Economic Development
	<b>Needs Addressed</b>	Community Development - Economic Development
	<b>Funding</b>	CDBG: \$102,004
	<b>Description</b>	Economic Development Business Incentive Program
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	10+ businesses will be assisted
	<b>Location Description</b>	Eligibility will be based upon applicants' information, rather than solely location based. However, the northern industrial park areas of Hayward, as well as the Downtown will be focused upon

	<b>Planned Activities</b>	The Business Incentive Program activities will include: 1) providing funding options for property owners to make CDBG eligible infrastructure improvements that will help incoming businesses; 2) providing business owners with development and expansion funding; and 3) providing business technical assistance. The program will utilize \$102,004 in FY 15 CDBG funds, as well as \$300,000 of revolving loan fund PI
6	<b>Project Name</b>	East Bay Community Recovery Project
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Neighborhood Facilities
	<b>Needs Addressed</b>	Community Development - Public Facilities
	<b>Funding</b>	CDBG: \$42,000
	<b>Description</b>	Neighborhood Facilities
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	250 Individuals
<b>Location Description</b>	22971 Sutro Ave, Hayward, CA is the location of East Bay Community Recovery Project's Hayward location. However, individuals who will benefit from this facility improvement will coem from across the Hayward Area	

	<b>Planned Activities</b>	Roof Replacement for East Bay Community Recovery Project location. Currently, the site houses services for Hayward residents including programming for mental health services for children and their families, case management and rapid housing for veterans at risk of homelessness funded through a grant from the US Veterans Administration, mental health services for youth (and their families) experiencing their first psychotic episode, mental health and addiction services for the criminal justice population, and holistic health services including HIV prevention and tobacco cessation.
<b>7</b>	<b>Project Name</b>	FY 2014-2015 CDBG Administration
	<b>Target Area</b>	
	<b>Goals Supported</b>	Sustainable Housing Economic Development Non-Homeless Special Needs Homelessness Prevention Neighborhood Facilities
	<b>Needs Addressed</b>	
	<b>Funding</b>	CDBG: \$340,000
	<b>Description</b>	Administrative Costs
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	NA - Administration costs will support all the activities funded by CDBG entitlement in FY 15-16
	<b>Location Description</b>	777 B Street, Hayward, CA 94541
	<b>Planned Activities</b>	The general administration costs associated with the entirety of the FY 2015-2016 CDBG Program
<b>8</b>	<b>Project Name</b>	Housing Rehabilitation Program
	<b>Target Area</b>	
	<b>Goals Supported</b>	Sustainable Housing Homelessness Prevention
	<b>Needs Addressed</b>	Affordable Housing Community Development - Housing Preservation Community Development - Elderly Services
	<b>Funding</b>	CDBG: \$344,496

	<b>Description</b>	Rehabilitation - Single Residence
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	45 owner occupied homes are expected to be assisted
	<b>Location Description</b>	While the program will assist homeowners across Hayward, many rehabilitation projects are targeted to downtown, the 238 Corridor, or the Jackson Triangle areas. These areas have been identified by Council as underserved and that are the most blighted, and where many low-income families reside.
	<b>Planned Activities</b>	The Housing Rehabilitation Program offers loans and grants for property repairs to Hayward homeowners who are senior (62+), certified severely disabled or HUD qualified low-income. Applications are required and reviewed to verify applicant eligibility, confirm the property is a single-family unit located in Hayward and occupied by the owner-applicant. Projects are prioritized by those that improve health, safety and mobility and are intended to help vulnerable populations with limited access to private funding for repairs continue to live independently in their homes. Repairs are restricted to accessibility/mobility modifications, corrections of code violations and addressing major systems failures. Examples of eligible work include: installation of wheelchair ramps and grab bars, debris removal, improved security features and replacement of obsolete or failed utility systems (heaters, roofs, plumbing, etc.).
<b>9</b>	<b>Project Name</b>	Community Child Care Council (4Cs)
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown Tennyson - Tyrell
	<b>Goals Supported</b>	Economic Development
	<b>Needs Addressed</b>	Community Development - Economic Development
	<b>Funding</b>	CDBG: \$27,000

	<b>Description</b>	Micro Enterprise Assistance
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	12 households/microenterprises will benefit directly through the program
	<b>Location Description</b>	Individuals who take part in this program will be trained at various locations and reside in various areas of Hayward
	<b>Planned Activities</b>	This project will provide recruitment, training, and business support for 6 new and 6 existing family child care providers. Six participants in our program will receive assistance with applying for a child care license, including completing the application and preparing for a pre-licensing inspection. All participants will receive training on business practices, including record-keeping systems, contracts, insurance, taxes and marketing. Project staff will provide individualized consultation on all aspects of family child care, including the quality of care. All training and services will be available in English, Spanish and Chinese.
<b>10</b>	<b>Project Name</b>	Community Initiatives: Hayward Day Labor Center
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Economic Development
	<b>Needs Addressed</b>	Community Development - Economic Development
	<b>Funding</b>	CDBG: \$27,000
	<b>Description</b>	Microenterprise Assistance
	<b>Target Date</b>	6/30/2016

	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	300 individuals will receive information and training on establishing an microenterprise, job referral, etc.
	<b>Location Description</b>	Day Labor Center is located at 680 W Tennyson Rd, Hayward, CA. However a number of trainings will be taking place off site and educational outreach will be conducted in a number of locations across Hayward. Applicants for assistance will determined by need.
	<b>Planned Activities</b>	Day Labor Center will provide group trainings, educational resources and technical assistance to low income individuals seeking to develop their own microenterprise business
<b>11</b>	<b>Project Name</b>	Eden Council for Hope and Opportunity
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Sustainable Housing Non-Homeless Special Needs Homelessness Prevention
	<b>Needs Addressed</b>	Community Development - Public Services Community Development - Homelessnes
	<b>Funding</b>	CDBG: \$51,000
	<b>Description</b>	Fair Housing and Tenant-Landlord issues
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	1000+ indivudals encorporating 400+ households
	<b>Location Description</b>	All Hayward residents will be able to utilize ECHO's services regardless of geographical location

	<b>Planned Activities</b>	ECHO Housing provides fair housing counseling, carries out fair housing investigations, and provides low income individuals/tenants with legal information for education and self-empowerment.
<b>12</b>	<b>Project Name</b>	Hayward Area Recreation and Park District
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Neighborhood Facilities
	<b>Needs Addressed</b>	Community Development - Public Facilities
	<b>Funding</b>	CDBG: \$11,500
	<b>Description</b>	Neighborhood Facilities/ADA accessibility
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	6000 individuals utilize the park, with an estimateed 100 relying on ADA accessible restrooms
	<b>Location Description</b>	Memorial Park, 2400 Mission Blvd, Hayward. Residents from across Hayward utilize Memorial Park facilities regardless of their area of residence, due in part to the fact that Memorial Park also houses a public swimming facility.
	<b>Planned Activities</b>	ADA accessibility upgrades for the Memorial Park Restroom and pathway
<b>13</b>	<b>Project Name</b>	International Institute of the Bay Area

	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Non-Homeless Special Needs
	<b>Needs Addressed</b>	Community Development - Public Services
	<b>Funding</b>	CDBG: \$10,000
	<b>Description</b>	Legal Services
	<b>Target Date</b>	6/30/2016
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	200 individuals
	<b>Location Description</b>	Residents from across Hayward will utilize the services of IIBA
	<b>Planned Activities</b>	IIBA proposes to provide legal services for 60 individuals seeking to be reunited with their families, obtain work authorization, attain U.S. Citizenship, or apply for U Visa and VAWA relief. A legal staff of bilingual licensed attorneys and Board of Immigration Appeals accredited representatives will provide 180 individual consultations to Hayward residents, and educational presentations to 200 Hayward residents.
<b>14</b>	<b>Project Name</b>	St. Rose Hospital Emergency Room Renovation
	<b>Target Area</b>	CT 4366.01 Jackson Triangle CT 4355 Burbank CT 4367 Santa Clara CT 4369 & CT 4362 Longwood-Winton Grove CT 4355 North Hayward CT 4379 Mission-Garin CT 4354 Downtown CT 4375 & CT4377 Harder-Tennyson Tennyson - Tyrell
	<b>Goals Supported</b>	Neighborhood Facilities

<b>Needs Addressed</b>	Community Development - Public Facilities
<b>Funding</b>	CDBG: \$17,000
<b>Description</b>	ADA Accessibility upgrades
<b>Target Date</b>	6/30/2016
<b>Estimate the number and type of families that will benefit from the proposed activities</b>	15,000 low income individuals
<b>Location Description</b>	27200 Calaroga Ave, Hayward, CA. As the only non-profit hospital in the Hayward Area, low-income residents from across Hayward utilize St. Rose's Emergency Room facilities
<b>Planned Activities</b>	ADA accessibility and safety upgrades for St. Rose Emergency Room. St. Rose ER services a majority of low income individuals in the Hayward area

## 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

Most CDBG-funded Public Services activities are located within the municipal boundaries of the City and are intended to serve a specific low and moderate income clientele regardless of where they reside within the City. Many rehabilitation projects are targeted to downtown, the 238 Corridor, or the Jackson Triangle areas, which are areas identified by Council as the most in need. The downtown area is the location of many homeless encampments and social nuisance behaviors. The 238 Corridor has undergone and continues to recover from construction and redevelopment. Finally, the Jackson Triangle is an underserved low-income residential neighborhood.

### Geographic Distribution

Target Area	Percentage of Funds
CT 4366.01 Jackson Triangle	10
CT 4355 Burbank	10
CT 4367 Santa Clara	10
CT 4369 & CT 4362 Longwood-Winton Grove	10
CT 4355 North Hayward	20
CT 4379 Mission-Garin	10
CT 4354 Downtown	20
CT 4375 & CT4377 Harder-Tennyson	10
Tennyson - Tyrell	10

**Table 54 - Geographic Distribution**

### Rationale for the priorities for allocating investments geographically

Agencies located outside the City of Hayward's boundaries that serve low income Hayward residents are also eligible to apply for and receive an allocation of CDBG funds. For some residential or business rehabilitation projects, the exact location of the activity is not determined when funding the program as a whole (i.e., the Housing Rehabilitation Loan, Minor Home Repair). For programs such as these, activity eligibility and addressing a National Objective by identifying limited clientele to be served, the process by which eligibility will be determined, and how much and under what terms the assistance will be provided are criterion for selection. Many rehabilitation projects are targeted to downtown, the 238 Corridor, or the Jackson Triangle areas. These areas have been identified by Council as underserved and that are the most blighted, and where many low-income families reside.

### Discussion

The City of Hayward ensures that all CDBG money is allocated to serve one of HUD's three national objectives. Areas of greatest need in Hayward are identified in the attached Map (HAYWARD - LOW INCOME CENSUS TRACTS) and the distribution of funds has historically been within or near these areas as shown in the next Map (HAYWARD - FUNDING DISTRIBUTIONS). Hayward distributes funds on an application based process, all recipients either are, or serve low to moderate income individuals.

## Affordable Housing

### AP-55 Affordable Housing - 91.420, 91.220(g)

#### Introduction

The City of Hayward intend to extent affordable housing opportunities through our in-house Housing Rehabilitation Program, as well as funding agencies that provide homeless outreach and permanent supportive housing. Additionally, through the Alameda County HOME Consortium, the City is also projected to receive HOME funds to help make affordable housing available to low-income Hayward residents.

<b>One Year Goals for the Number of Households to be Supported</b>	
Homeless	58
Non-Homeless	45
Special-Needs	8
Total	111

**Table 55 - One Year Goals for Affordable Housing by Support Requirement**

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	8
The Production of New Units	0
Rehab of Existing Units	45
Acquisition of Existing Units	0
Total	53

**Table 56 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

Existing single-family housing stock occupied by lower-income households will be preserved by rehabilitating single-family owner-occupied homes and mobile homes. Through the City of Hayward's Housing Rehabilitation program, grants and loans will be provided to low-income senior and disabled homeowners to correct minor health and safety repairs, correct code violations, and make accessibility modifications, thereby allowing residents to maintain homeownership. Additionally, through the Alameda County HOME Consortium, the City is also projected to receive HOME funds to help make affordable housing available to low-income Hayward residents. Homeless service providers will performance outreach to chronically homeless Hayward residents, as well as provide permanent supportive housing to number of chronically homeless.

**AP-60 Public Housing - 91.420, 91.220(h)**

There are no public housing units in the City of Hayward.

## **AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)**

### **Introduction**

In 2013, EveryOne Home sponsored an extensive count and survey of people utilizing shelter and support services in Alameda County. This survey was called Alameda Countywide Homeless Count and Survey Report. This survey found that there were 4,264 homeless people in the county, a sixteen percent decline from the 2003 survey. The following objectives address the regional nature of homelessness by helping to move the system towards permanent supportive housing while also maintaining the quality of current shelters through strategic cooperation with other jurisdictions. These objectives also describe the City's goals and actions for continuing support of programs and facilities that provide permanent supportive housing, rapid rehousing, and emergency or transitional housing for homeless families.

### **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**

The City will allocate funds to programs that provide outreach, case management, and support services to homeless people, including those who meet the definition of chronically homeless. Abode Services engages and transitions chronically homeless people into permanent housing, shelters, and provides case management and support services by utilizing a Housing First strategy combined with effective street outreach.

The City's move toward greater funding for permanent supportive housing is in direct response to HUD's guidance as provided in CPD-014-12, and within the context of the Housing First strategy set forth by the United State Interagency Council on Homelessness (USICH), and the EveryOne Home Consortium.

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

The City will allocate funds to support emergency shelters, supportive and transitional housing facilities, both through the use of CDBG and General Funds. Abode Services operates a Rapid Rehousing Program which is anticipated to house 8 chronically homeless individuals in permanent supportive housing. Ruby's Place, funded by the general fund, provides shelter and support services to homeless women and children who are victims of domestic violence. The Family Emergency Shelter Coalition, also funding through the use of general funds, provides emergency shelter and support services for homeless families, without restrictions in regards to family configurations.

#### **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 will work with interagency and inter-jurisdictional organizations to seek funds to allocate to services aimed at ending and preventing homelessness and chronic homelessness. The City will allocate funds to programs that support the transition of individuals and families into permanent housing, including rapid rehousing and homelessness prevention activities. Abode Services will provide

permanent supportive housing to chronically homeless individuals and rapid rehousing to homeless families.

**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 will maintain and expand activities designed to prevent those who are currently housed from becoming homeless. Eden Council for Hope and Opportunity provides fair housing services and tenant rights education to residents facing eviction and habitability concerns. International Institute of the Bay Area provides legal services to recent immigrants including matters of immigration, domestic violence and work visas. All programs are designed to protect and support individuals and families in maintaining housing.

### **Discussion**

The City of Hayward will build on inter-jurisdictional cooperation to implement EveryOne Home: Alameda County's Special Needs Housing Plan. Since its publication in 2006 the Plan has been adopted by the Alameda County Board of Supervisors and all 14 cities, and endorsed by numerous community organizations. Implementation of the EveryOne Home Plan is being spearheaded by a community-based organization of the same name. It is guided by a Leadership Board comprised of jurisdictional appointed members and key community constituencies such as consumers, cities, nonprofits, businesses, and faithbased organizations. EveryOne Home envisions a system of housing and services in Alameda County that, by 2020, ensures all extremely low-income residents have a safe, supportive and permanent place to call home with services available to help them stay housed and improve the quality of their lives. EveryOne Home partners are working on five core strategies:

1. Prevent homelessness and other housing crises.
2. Increase housing opportunities for homeless and extremely low-income households.
3. Deliver flexible services to support stability and independence.
4. Measure success and report outcomes.
5. Develop long-term leadership and build political will.

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

### **Introduction**

Many factors inhibit the development of affordable housing in Hayward including the high cost of financing affordable housing projects, and difficulty in developing community support. The City will actively seek to address these barriers through monitoring the following:

- Cost of Land and Development Fees
- City Ordinances
- Development Approval Permit Process
- Design Standards

**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**

By monitoring and addressing cost of land use and development fees, city ordinances, development approval permit process and design standard the City of Hayward is working towards removing barriers to affordable housing. A more indepth breakdown of actions follows in the discussion below.

### **Discussion**

The City of Hayward allocates a portion of its General Fund to support Social Services programs targeted to specific low-income populations which include seniors, people with disabilities, and youth.

#### **Cost of Land and Development Fees**

Hayward's development fees are in the middle to lower-middle range when compared with other cities in Alameda County and are not considered to be an impediment to the development of affordable housing. Land prices have increased in Hayward during the last several years. However, these prices are lower than land costs in cities to the east and south and comparable to cities to the north and are not an impediment to the development of affordable housing.

#### **City Ordinances**

The City has adopted and is implementing two laws intended to increase affordable housing: 1) The Inclusionary Housing Ordinance (IHO) which became effective January 1, 2004 and requires for-profit developers to provide 15% of units to be affordable to owner-occupants at or below 120% AMI, or to renters (divided equally) at or below 50% AMI and 6% AMI. With City Council approval, developers may provide units off-site or pay in-lieu fees; and 2) the Density Bonus Ordinance which provides a Density Bonus to developers in exchange for the development of affordable or senior housing units.

#### **Development Approval Permit Process**

The City of Hayward continues to streamline the development approval process. The time to process permits has been reduced by at least 40% for most major permit types. In addition, the City

utilizes a computer-based development tracking system that makes information available to customers on the Internet. The City offers pre-application and code assistance meetings to respond to developer questions about the permit process prior to application submittal. By answering these questions early in the development process, development applications are processed quicker and with fewer requests from the City for revisions. The permit process is not a barrier to the development of affordable housing.

### **Design Standards**

The City requires that all new and rehabilitated housing developments, whether market-rate or affordable, meet design standards and have an appropriate number of parking spaces. These design standards also seek to ensure the health and safety of occupants. These standards are not a barrier to the development of affordable housing. In actuality, requiring affordable housing developments to meet the design standards helps community acceptance of these projects since they often appear the same, if not better, than many market-rate developments.

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

### **Introduction**

The City of Hayward will be undertaking and funding a number of programs throughout FY 2015-2016 in order to meet the needs of underserved communities, foster and maintain affordable housing, reduce lead-based paint hazards, reduce the number of poverty-level families, foster public private partnerships and increase insitutional structure.

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

Providing services for those with special or underserved needs may prevent these individuals from becoming homeless, and also supports the City's anti-poverty strategy. In FY 2015-2016, the City will utilize its General Fund to provide resources and participate with other jurisdictions to jointly fund nonhousing service-enriched special needs projects that benefit Hayward residents with special needs.

One particular partner in this endeavour is the International Institute of the Bay Area. The International Institute of the Bay Area (IIBA) welcomes, educates and serves immigrants, refugees, and their families as they join and contribute to the community. IIBA provides legal services and performs educational workshops to over 10,000 Bay Area immigrants annually. This includes over 5,000 applications for citizenship, permanent residency, work authorization, family based immigration and visas for survivors of crime and domestic violence.

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

The City will preserve existing affordable rental and ownership housing for low and moderate income households. Existing single-family housing stock occupied by lower-income households will be preserved by rehabilitating single-family owner-occupied homes and mobile homes. The City will also fund services to reduce housing discrimination. Sub-recipient housing counselors will investigate and intervene or mediate fair housing complaints and conduct a fair housing audit to determine where future local efforts and strategies should be focused.

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

According to the Alameda County Lead Abatement Program, Hayward has approximately 34,700 pre-1978 housing units. These units may contain lead-based paint. In accordance with the HUD/EPA regulations, City rehabilitation staff receives certification as Lead Supervisors. These staff members apply the lead regulations affecting property rehabilitation with CDBG funds. The new EPA's new Renovation, Repair, and Painting (RRP) Rule, which affects HUD-funded residential rehabilitation, went into effect on April 22, 2010, and the City has modified its contracting and rehabilitation procedures to comply with these new regulations. Additionally, the City will implement numerous strategies to mitigate any lead-based paint issues during FY 2015-2016. The City's Senior Housing Rehabilitation Specialist is trained and certified in Lead Safe Work Practices. The specialist will provide lead information to all homeowners that receive residential rehabilitation services. The City will also require that all subcontractors attend Lead Safe Work Practices training and certification, with expenses paid for by the City. All contracts specify agreement and compliance with Lead Safe Work Practices. Rehabilitation projects conducted on properties built before 1970 will be tested for lead, with results shared with each homeowner. Finally, the City will maintain all lead testing survey and data results.

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

The City's anti-poverty strategy is to partner with other agencies whose focus is improving opportunities for low-income families, youth, single adults and persons with disabilities who need shelter, prevention, and intervention activities to improve their lives. The City will partner with other public partners and fund non-profit organizations in implementing innovative programs to meet these needs.

Among other funded agencies, the Family Education Program (FEP) will provide wrap-around literacy and academic support services to low-income Hayward families. A unique collaboration of HPL's successful Literacy Plus and Homework Support Center programs, FEP will provide after-school academic support to youth in grades K-12, four days a week, as well as ESL literacy services to the parents of the children attending the Homework Support Centers. The FEP directly addresses the cities priorities by providing high-quality educational opportunities for and improving K-12 academic performance in poverty-level families.

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

The City of Hayward implements housing and community development programs within a structure that includes various public and private agencies and organizations. The Available Resource section above describes the function of each resource within the structure. Additionally, the City regularly monitors progress on activities to be carried out in the Action Plan to ensure compliance with program requirements. The overall process begins with the identification of needs, evaluating applications for CDBG funding, and allocation process. Through Agreements with sub-recipients and Memoranda of Understanding (MOUs) with other public agencies, the City sets a benchmark by incorporating goal requirements and reporting procedures, timelines, and budgets against which performance is measured.

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

The City works closely with many private and nonprofit organizations on housing and community development activities. The City's grant funding process promotes collaboration and coordination between these organizations in the delivery of housing, community development and other public and social services in order to reduce duplication of effort and to maximize the use of limited public resources. The City worked with these agencies, as well as with the primary health care institutions that serve Hayward residents on the delivery of, and access to, health care services. The City works in coordination with the Hayward Chamber of Commerce and many local and regional business representatives to address the economic and workforce development needs of the Hayward community.

### **Discussion**

In addition to the agencies and programs funded through HUD-based grants, the City of Hayward funding a number of non-profit organizations and programs through the use of \$450,000+ in general funds. These funds will supplement the FY 2015-2016 CDBG entitlement, allowing the city to support shelters for families and victims of domestic violence, after school programs, healthy meal programs for low-income seniors, and coordinated information and referral services among many others.

## Program Specific Requirements

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

#### Introduction

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.

#### 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       |
| 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% |

#### Discussion

The City of Hayward receives minimal program income each year from CDBG funding projects. A generous estimate for FY 15-16 would be roughly \$7,000. Programmed activities for FY 15-16 will rely solely upon the CDBG entitlement of \$1.402 million anticipated.