

Attachment A

AMENDMENT I *2007-08 Action Plan of the Consolidated Plan* **Santa Barbara Urban County Partnership** September 2008

I. Introduction

The purpose of this amendment is to update the project funding allocations proposed in the 2007-08 Santa Barbara Urban County Consolidated Plan Update (a.k.a., Action Plan). The County of Santa Barbara is the lead agency in the Urban County Partnership that also includes the cities of Buellton, Carpinteria, Lompoc, and Solvang.

To receive a final commitment of funds, all County-sponsored projects must undergo an application process, staff review, approval by the relevant Loan Committee (Human Services or Affordable Housing), and approval by the Board of Supervisors. Before publication of the Consolidated Plan, the County provides preliminary reservation to feasible and CDBG-eligible projects. Those projects are included in the Consolidated Plan.

Because development of Capital Projects is extremely complicated, it is typical for some projects that have received a preliminary reservation of CDBG funds to require more time in the development stage before the project is in a final stage of readiness and a final commitment of funds can be given. The timelines necessitated by other subsidies and land use designations can impact a project's readiness. Conversely, a project moving forward quickly may require additional unanticipated funding as it enters into its final preparations for construction. This may, therefore, require the County to shift funding commitments from one year to another and/or from one project to another based on individual project needs. The intended changes in funding allocations for programs and projects reserved funds through the County's 2007 NOFA are detailed below.

II. Changes to 2007-08 Funding Allocations

a. New Cuyama Recreation Center

This project involved finding an appropriate project site to construct key public facilities needed by New Cuyama, an impoverished area one hour's drive from the nearest city in the most isolated area of Santa Barbara County. The Community facility would house public health, library, meeting and recreational amenities including an aquatic center and support facilities. Due to a delay in project readiness, the Urban County opted to **reallocate the \$204,459** originally reserved for this project to the Casmalia Water System Improvements project, which was also reserved CDBG funds through the County's 2007 NOFA. This project involves design and construction of replacement water piping and tank facilities to replace deficient facilities, upgrading electrical buildings and facilities to comply with code requirements, and improvements to the existing well facilities. The service connections will also be upgraded or replaced. After the reprogramming of New Cuyama project funds, the Casmalia Water System Improvements project will receive a 2007-08 CDBG funding commitment in the amount of **\$410,759**.

b. Lompoc Theatre Restoration Project

This public facility project involved restoration of a historic landmark in the City of Lompoc and returning the theatre to operation as a community asset. Due to the complicated nature of this project, including historic preservation and securing of additional funding, the project is not expected to move forward in compliance with CDBG spending timelines. Therefore, the Urban County will reallocate the \$654,344 reserved for the Theatre Project to the new **Senior Community Center**. The City of Lompoc is proposing to use approximately \$1.5 million in CDBG funds for the acquisition of an existing 15,000 square foot building and adjacent parking lot as a replacement Senior Center. The site is located at 1120 & 1110 West Ocean Avenue (a portion of APN: 091-110-049 and APN: 091-110-051). After acquisition, the interior area will be refurbished to include accessible restrooms, commercial kitchen, office space, classroom area, and community room(s). This project is also receiving 2007-08 CDBG funds reprogrammed from two other projects, detailed below.

c. Street / Sidewalk Improvements

This public facility project involved ADA sidewalk improvements at Pine Avenue between A Street and C Street in the City of Lompoc. There is no sidewalk in this area, which is adjacent to a senior mobile home park, and is well traveled by pedestrians in the area. However, the City of Lompoc does not foresee commencing construction on this project within the required CDBG spending timeline, and the Urban County will therefore reallocate this \$100,000 to the new Senior Community Center described above.

d. Housing Rehabilitation Revolving Loan Fund

The Housing Rehabilitation Revolving Loan and Grant Program included marketing and promotion, responding to inquiries, working with homeowners and contractors on developing a scope of work, verifying contractor license and insurance requirements, ordering home inspections and lead based paint testing for homes built before 1978, creating loan documents, working with homeowners on executing the loan and securing the lien on the property title, providing on-going loan servicing services, facilitating payments to contractors, and providing loan re-financing or reconveyance services when needed. This project is not anticipated to move forward within the CDBG spending timeline, and the \$119,872 originally reserved for this project under the 2007-08 Action Plan will be reallocated to the new Senior Community Center. The total amount of 2007-08 CDBG funds reprogrammed to the Senior Community Center is **\$874,216**.

e. Mobile Home Emergency Repair Grant / Emergency Repair Grant Program

This program, known as "MERG/ERG", involves providing repair grants to very low-income mobile home and single family homeowners, most of whom are either elderly, disabled, or both. This project was originally reserved \$40,000 under the City of Lompoc's 2007 NOFA. During the 2007-08 program year, \$38,226 of the \$40,000 was spent to provide emergency repairs to the homes of 10 low-income homeowners. The remaining \$1,774 will be reprogrammed to the same program (MERG/ERG) for the 2008-09 program year. These reprogrammed funds are in addition to \$40,000 reserved under the 2008 NOFA. Therefore, a total of \$41,774 in CDBG funds is reserved for this program for the 2008-09 program year.

Summary of 2007-08 Reprogrammed Funds

Original Project Receiving Funding Allocations:	Project Receiving Reprogrammed Funds:	Amount
New Cuyama Community Center	Casmalia Water System Improvements Project	\$204,459
Theatre Restoration Project	Senior Community Center	\$654,344
Street/Sidewalk Improvements	Senior Community Center	\$100,000
Housing Rehabilitation Revolving Loan Fund	Senior Community Center	\$119,872
2007-08 MERG/ERG Program	2008-09 MERG/ERG Program	\$1,774
2007-08 Total Funding Reallocations:		\$1,080,449

III. CDBG Program Income:

In the years prior to becoming a CDBG entitlement jurisdiction, the County received Small Cities CDBG funds through the State of California’s competitive grant process. Any funds the County receives as a result of CDBG loans to sub-recipients is known as Program Income. While the County used to report on the use of their CDBG Program Income to the State, since becoming a CDBG entitlement through the U.S. Department of HUD, Program Income will now be included in Urban County Consolidated Plans and subsequent Action Plans. The following program received 2007-08 CDBG Program Income Funds:

a. Disabled Move-In Costs Program

The County of Santa Barbara allocated **\$100,000 in CDBG Program Income** to the Disabled Move-In Costs Program. This program, sponsored by CHANCE, Inc. provides financial assistance to disabled individuals and households for costs associated with acquiring rental housing. Based on its extensive experience in working with the disabled community throughout Santa Barbara County, Chance, Inc. identified a lack of financial resources as a significant barrier to disabled persons’ ability to acquire rental housing. In response to this, CHANCE, Inc. developed a program providing financial assistance with rental and security deposits that would enhance and improve their housing choice options.