



City of Perris
FY 2019 – FY 2023 Consolidated Plan
(July 1, 2019 – June 30, 2024)

May 2019

City of Perris
Planning & Economic Development Department
101 N. D Street
Perris, CA 92570

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Executive Summary

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

1. Introduction

The City of Perris's FY 2019 – FY 2023 Consolidated Plan coordinates all elements of planned community development in the City: housing, neighborhood development, economic development, and public services. These elements represent a plan and vision of community development activities to be undertaken with respect to the Community Development Block Grant (CDBG) Program. The Consolidated Plan states the City's intent to pursue the following goals and objectives of the Community Planning and Development (CPD) Programs of the U.S. Department of Housing and Urban Development (HUD): 1. Ensure **decent housing**; 2. Create and maintain **a suitable living environment**; and 3. Expand **economic opportunities**.

The Consolidated Plan serves the following functions:

- As a planning document for the City, based on a participatory process;
- An application for Federal funds under HUD's formula grant programs;
- A strategy for housing, homelessness, community development, and economic development; and
- An Action Plan that provides a description of annual projects/activities the City will undertake to carry out strategies to meet priority needs.

It includes **four major components**:

- Needs Assessment (Housing, Homeless, Non-Homeless, Non-Housing Needs);
- Housing Market Analysis;
- The Housing and Community Development Five-Year Strategic Plan; and
- The One-Year Action Plan

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

Goal 1: Decent Housing

Housing Strategies

Objective 1: Rehabilitate and Preserve Homeownership

- Residential Rehabilitation Program
- Senior Home Repair Program

Outcome: Sustainability of decent housing to low income persons

Objective 2: Expand Affordable Housing

- Affordable Housing Development through new construction, acquisition and/or rehabilitation

Outcome: Affordability of decent housing to low income persons

Fair Housing Strategy

Objective 3: Affirmatively Further Fair Housing

- Fair Housing Services

Outcome: Availability/accessibility of decent housing for low income persons

Goal 2: Suitable Living Environment

Homeless Strategy

Objective 1: Improve access to homeless services through street outreach

Homeless Outreach Program

Outcome: Availability/accessibility of services for a suitable living environment for low income persons

Public Service Strategy

Objective 2: Provide Community and Support Services for the Elderly, Youth, Veterans, and Special Need Populations

Outcome: Availability/accessibility of services for a suitable living environment for low income persons

Community Development Strategy

Objective 3: Public Infrastructure Improvements in Eligible Areas

Outcome: Availability/accessibility of improved public infrastructure/facilities for a suitable living environment for low income persons

Objective 4: Public Facilities Improvements in Eligible Areas

Outcome: Availability/accessibility of improved public infrastructure/facilities for a suitable living environment for low income persons

Goal 3: Economic Opportunities

Economic Development Strategy

Objective 1: Create Economic Development Opportunities

- Microenterprise Loans and Grants

Outcome: Availability/Accessibility of economic opportunities for low income persons

3. Evaluation of past performance

During the previous Consolidated Plan period, the City utilized its CDBG funds for a variety of different housing and community development activities, including, but not limited to:

Housing: The City continues to run a Senior Home Repair Program that offers a grant to a household in need of minor home repairs and improvements in order to preserve housing and the quality of older neighborhoods. During the previous consolidated plan period, the City was able to help 40 senior households. The Owner-Occupied Rehabilitation Program assisted 17 homeowners with correct existing code violations and improve property conditions.

Public Facility Improvements: The City uses its Capital Improvement Program to identify and prioritize the improvements to city infrastructure, roadways, traffic signals, and street lighting within areas targeted during the planning period. During FY 2017-18 improvements along the

north section of D. Street and portions of 2nd Street included streetscape and landscaping improvements. Citywide, sidewalks and pedestrian ramps were updated to be ADA compliant.

Public Services: In addition, the City utilized CDBG funds to provide financial assistance to local agencies that provided much needed services to low and moderate income persons, including meal and food distribution, employment services, fair housing services, and homeless services and assistance. From FY 2016-17 to FY 2017-18 FSA More Than a Meal Program provided 223 seniors in the community with nutritious meals at the Senior Center.

The City also assisted the Performing Arts Center to provide classes to eligible youth and seniors twice a month on Saturdays. The Performing Arts Center was able to provide nine individuals with dance, visual arts and vocal music classes during FY 2017-18 and these programs were refunded during FY 2018-19.

4. Summary of citizen participation process and consultation process

Citizen participation is one of the most important components of the Consolidated Plan process. To solicit public input during the development of the Consolidated Plan, the City conducted one stakeholder meeting, one community meeting, and conducted a Housing and Community Development Needs Survey for residents and one for stakeholders.

Community and Stakeholder Meetings: The City of Perris held one stakeholder meeting and one community meeting to gain input on needs of the community. The public meetings were held on one day during different times as follows:

- Stakeholder Meeting: City of Perris Council Chambers, 101 North D. Street, 2:30 PM
- Community Meeting: City of Perris Council Chambers, 101 North D. Street, 6:00 PM

Outreach for the Community and Stakeholder Meetings includes:

- Posted notices on City's website
- Posted notices on the City's social media pages
- Distributed by U.S. Mail to Consultation Matrix (144 agencies)

Housing and Community Development Needs Survey: An online survey was developed to assess the housing and community development needs of Perris residents and was made available through Google. A total of 259 persons accessed the survey. An online survey was also made in order to gain input from stakeholders within the community also available through Google. A total of six agencies responded.

Outreach for the resident survey is as follows:

- Posted notices on the City's Website
- Posted Notices on the City's CDBG program website page
- Distributed by U.S. Mail through postcard with a QR code

Outreach for the stakeholder survey is as follows:

- Distributed by U.S. Mail through postcard with a QR code

Application for Funding: A "Notice of Funding Availability" was published in the newspaper and mailed to an interested parties list on XX. CDBG applications for funding were also made available on that date. The public notice of the availability of funds was published in the XX on XX and XX.

Public Hearings: A public hearing before the City Council was held on XX to review applications for funding for the FY 2019-20 Action Plan and to accept public input on the Draft Consolidated Plan. A Second hearing was held on XX before the City Council to review and adopt the Final Consolidated Plan and Action Plan. Public notices for the hearings were published at least twice beginning 14 days prior to the **Public Hearings in XX**.

Public Review of Draft Documents: A summary of the draft Consolidated Plan and a full listing of the activities approved as a part of the One-Year Action Plan **were published in XX on XX and XX**. The public review period was XX through XX. **Copies of the draft Consolidated Plan and Action Plan were made available at the following locations:**

- **City Hall Clerk's Office**
- City of Perris, Development Services Department – Housing Authority

5. Summary of public comments

A summary of the public comments received is provided in Appendix A.

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

All comments were received and accepted.

7. Summary

The City of Perris has undertaken diligent and good faith efforts in outreaching to all segments of the community that may benefit from the CDBG program.

The Process

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

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

The following are 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	PERRIS	
CDBG Administrator		Perris Housing Authority
HOPWA Administrator		
HOME Administrator		
HOPWA-C Administrator		

Table 1 – Responsible Agencies

Narrative

The Perris Housing Authority along with the Lead Agency, the City of Perris, administers the City's CDBG programs.

Consolidated Plan Public Contact Information

For matters concerning the City of Perris' CDBG programs, please contact: Sara Cortes de Pavon, Redevelopment Project Coordinator, 101 North D. Street, Perris, CA, 92570. (951) 943-5003.

PR-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

Development of the City of Perris's FY 2019 – FY 2023 Consolidated Plan is a result of consultation with a wide spectrum of public and private agencies. The City undertook an extensive outreach program to consult and coordinate with nonprofit agencies, affordable housing providers, and government agencies.

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(l)).

In order to perform outreach to various agencies and organizations, the City compiled an outreach list consisting of 144 agencies, including:

- Nonprofit service providers that cater to the needs of low and moderate income households and persons with special needs, including persons with disabilities;
- Affordable housing providers;
- Housing advocates;
- Housing professionals;

- Public agencies;
- Economic development and employment organizations; and
- Community and neighborhood groups.

The complete outreach list is included in Appendix A. The agencies on the list were mailed a notice of the City’s Consolidated Plan process and the date and times of the Stakeholder Meeting and Community Meeting.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

The outreach list includes homeless service agencies in the Riverside County Continuum of Care. The Continuum of Care Strategy was consulted to provide information on homelessness and resources available. Agencies that provide housing and supportive services for the homeless and those at risk of becoming homeless attended the Stakeholder Meeting and Community Meeting. These include The Fair Housing Council of Riverside County, SWAG, and Family Service Association.

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

Not applicable. The City's HUD allocation for entitlement grants currently does not include ESG funds

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

1	Agency/Group/Organization	Fair Housing Council of Riverside County
	Agency/Group/Organization Type	Housing Services - Housing Services - Fair Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the Stakeholder Meeting on January 10, 2019 and provided input on needs for fair housing services for the community.
2	Agency/Group/Organization	Enhance the Gift
	Agency/Group/Organization Type	Services – Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the Stakeholder Meeting on January 10, 2019 and provided input on needs for the elderly persons in the community and needs for youth.
3	Agency/Group/Organization	Life Lifters International
	Agency/Group/Organization Type	Services – Children Services – Education Services - Employment
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the Stakeholder Meeting on January 10, 2019 and application workshop on January 11, 2019, and provided input on needs for low income persons in the community.
4	Agency/Group/Organization	Family Service Association
	Agency/Group/Organization Type	Services – Elderly Persons
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the Stakeholder Meeting on January 10, 2019 and provided input on the needs for elderly persons in the community.
5	Agency/Group/Organization	Boys and Girls Club of Menifee Valley
	Agency/Group/Organization Type	Services - Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on December 10, 2018 and the Stakeholder Meeting on January 10, 2019. Agency provided input on the needs for youth programs and transportation in the community.
6	Agency/Group/Organization	Riverside University Health Systems – Behavioral Health
	Agency/Group/Organization Type	Services - Health
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the Stakeholder Meeting on January 10, 2019 and provided input on needs for low income persons and the families with children in the community.
7	Agency/Group/Organization	North County Health Services
	Agency/Group/Organization Type	Services - Health
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on December 10, 2018 and provided input on the needs for low income persons in the community.
8	Agency/Group/Organization	Perris Valley Youth Association Sport
	Agency/Group/Organization Type	Services - Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on November 28, 2018 and provided in put on the needs for low income persons in the community.
9	Agency/Group/Organization	Perris 5 th St. SDA Church
	Agency/Group/Organization Type	Other: Religious Organization
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on November 28, 2018 and provided input on needs for low income persons in the community.
10	Agency/Group/Organization	Love 4 Life Association
	Agency/Group/Organization Type	Services - Children

	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on November 28, 2018 and provided input on the needs for low income persons in the community.
11	Agency/Group/Organization	Habitat for Humanity Inland Valley
	Agency/Group/Organization Type	Housing Services – Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on December 10, 2018 and provided input on the needs for low income persons in the community.
12	Agency/Group/Organization	Legacy Shelters
	Agency/Group/Organization Type	Services- Homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on January 11, 2019 and provided input on the needs for low income persons in the community.
13	Agency/Group/Organization	Oak Grove Center
	Agency/Group/Organization Type	Services – Children Services – Education
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on January 11, 2019 and provided input on the needs for low income persons in the community.
14	Agency/Group/Organization	Lifestyle Architects
	Agency/Group/Organization Type	Services – Children Services – Education
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on January 11, 2019 and provided input on the needs for low income persons in the community.
15	Agency/Group/Organization	The Empowerment Center
	Agency/Group/Organization Type	Services - Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on January 11, 2019 and provided input on the needs for low income persons in the community.
16	Agency/Group/Organization	Social work Action Group (SWAG)
	Agency/Group/Organization Type	Services - Homeless
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on January 11, 2019 and the community workshop on January 10, 2019 and provided input on the needs for homeless in the community.
17	Agency/Group/Organization	GRID Alternatives
	Agency/Group/Organization Type	Services for low income families
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on January 11, 2019 and provided input on the needs for low income persons in the community.
18	Agency/Group/Organization	Leading Edge Learning Center
	Agency/Group/Organization Type	Services - Education
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Agency attended the application workshop on January 11, 2019 and provided input on the needs for low income persons in the community.
19	Agency/Group/Organization	Hispanic Association of Small Business
	Agency/Group/Organization Type	Business Leaders
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Responded to the City's Stakeholder Survey on housing and community development needs
20	Agency/Group/Organization	Operation Secret Smile
	Agency/Group/Organization Type	Services - Children
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Responded to the City's Stakeholder Survey on housing and community development needs
21	Agency/Group/Organization	Perris Valley Historical & Museum Association
	Agency/Group/Organization Type	Other - Cultural
	What section of the Plan was addressed by Consultation?	Other – Cultural
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Responded to the City's Stakeholder Survey on housing and community development needs
22	Agency/Group/Organization	St. James Community Food Pantry
	Agency/Group/Organization Type	Other – Food Pantry
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs Anti-Poverty Strategy
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Responded to the City's Stakeholder Survey on housing and community development needs

Table 2 – Agencies, groups, organizations who participated

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

The City strived to conduct a comprehensive outreach program. The City utilized a variety of outreach methods to solicit participation from a wide range of agencies and organizations involved in providing housing and community development services. No specific types of relevant agencies were excluded from the process.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	County of Riverside	Through the outreach process, the City has identified homelessness and homelessness prevention services as a priority for the CDBG program. These services will complement the Continuum of Care Strategy.

Table 3 – Other local / regional / federal planning efforts

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

The City also consulted with the County Department of Public Health for the extent of lead-based paint hazards in the City. Also, integral to developing the Consolidated Plan is coordination with the Western Riverside Council of Governments, the Riverside County Continuum of Care, the Riverside County Housing Authority and the State Department of Housing and Community Development regarding other funding sources for planning purposes.

Narrative (optional):

See discussions above.

PR-15 Citizen Participation

1. Summary of citizen participation process/Efforts made to broaden citizen participation

Summarize citizen participation process and how it impacted goal-setting

As described earlier, the City of Perris conducted an extensive participation process to help develop the Consolidated Plan. The process involved the following components:

- Community and Stakeholder Meetings;
- Housing and Community Development Needs Surveys, one for residents and one for stakeholders;
- Funding Application Process;
- Public Hearings; and
- Public Review of Draft Documents.

Results of these outreach activities were carefully considered by the City to affirm or adjust priorities and objectives in the five-year Consolidated Plan.

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	Stakeholder Meeting	Minorities Persons with disabilities Non-targeted/broad community Residents of Public and Assisted Housing	A total of two agencies attended the stakeholder meeting.	A summary of the comments received is included in Appendix A.	All comments were accepted.	
2	Community Meeting	Minorities Person with disabilities Non-targeted/broad community	A total of 3 residents attended the community meeting.	A summary of the comments received is included in Appendix A.	All comments were accepted.	
3	Housing and Community Development Needs Survey	Minorities Non-English Speaking - Specify other language: Spanish Non-targeted/broad community	A total of 259 residents responded to the survey.	A summary of the survey results is included in Appendix A.	All comments were accepted.	

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

During the development of the Consolidated Plan, the public was asked to rank the relative importance of housing and community development needs in a survey. A total of 259 residents responded to the survey and identified the following topics as top ten ranking needs in the City of Perris:

- Education (Public Services)
- Cleanup of Abandoned Lots and Buildings (Public Services)
- Life Skills (Public Services)
- Healthcare Facilities (Public Facilities)
- Youth Employment (Public Services)
- Bicycle and Walking Paths (Infrastructure)
- Street and Road Improvements (Infrastructure)
- Employment Services (Public Services)
- Sidewalk Improvements (Infrastructure)
- Street Lighting (Infrastructure)

Only six agencies responded to the Stakeholder Survey and indicated that senior and youth programs are most needed in the community. Transportation and awareness of services available were identified as the greatest barriers faced by Perris residents attempting to obtain services.

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

Summary of Housing Needs

As defined by HUD in the Comprehensive Housing Affordability Strategy (CHAS) data, housing problems include:

- Units with physical defects (lacking complete kitchen or bathroom);
- Overcrowded conditions (housing units with more than one person per room);
- Housing cost burden, including utilities, exceeding 30 percent of gross income; and
- Severe housing cost burden, including utilities exceeding 50 percent of gross income.

Overall, the City has extensive needs for affordable housing. Housing problems in Perris impacted renter-households more significantly, with 55 percent of all renter-households experiencing at least one housing problem (inadequate housing, overcrowding, cost burden of 50 percent, or cost burden of 30 percent), compared to 46 percent of owner-households (Table 1).

The prevalence of overcrowding in the City varies by tenure, income level and household type. Approximately 26 percent of overcrowded households were also comprised of multiple, unrelated families living together in the same home (Table 11). This may indicate that multiples families need to pool their resources together in order to afford housing in Perris.

To further dissect the housing problems, the following tables provide additional details:

- Table 7 later presents the number of households with one or more housing problems (inadequate housing, overcrowding, cost burden of 50 percent, or cost burden of 30 percent) by income and tenure.
- Table 8 summarizes the number of households with more than one or more severe housing problems by income and tenure. Severe housing problems are inadequate housing, severe overcrowding (1.51 persons or more per room), and housing cost burden of 50 percent.
- Table 9 isolates those households with housing cost burden of over 30 percent (inclusive of those with cost burden of over 50 percent) by income and tenure.
- Table 10 further isolates those households with cost burden of over 50 percent.
- Table 11 presents overcrowding by household type.
- Table 12 is intended to show overcrowding for households with children. However, given the City's population size, the American Community survey provides no data for the City.

Demographics	Base Year: 2000	Most Recent Year: 2013	% Change
Population	68,386	72,545	6%
Households	12,788	16,295	27%
Median Income	\$50,921.00	\$49,325.00	-3%

Table 5 - Housing Needs Assessment Demographics

Data Source: 2000 Census (Base Year), 2009-2013 ACS (Most Recent Year)

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	2,015	2,745	3,560	2,045	5,940
Small Family Households	975	1,090	1,775	1,015	3,135
Large Family Households	620	1,050	1,310	690	1,880
Household contains at least one person 62-74 years of age	230	410	535	420	915
Household contains at least one person age 75 or older	125	130	180	60	285
Households with one or more children 6 years old or younger	884	1,185	1,625	690	1,410

Table 6 - Total Households Table

*HAMFI: HUD Area Median Family Income

Data Source: 2009-2013 CHAS

Housing Needs Summary Tables

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

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	0	10	0	10	20	0	0	10	0	10
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	145	35	20	0	200	20	15	70	60	165
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	200	295	235	150	880	100	145	410	200	855
Housing cost burden greater than 50% of income (and none of the above problems)	595	620	190	40	1,445	480	660	340	125	1,605
Housing cost burden greater than 30% of income (and none of the above problems)	50	225	735	225	1,235	65	410	890	490	1,855
Zero/negative Income (and none of the above problems)	95	0	0	0	95	70	0	0	0	70

Table 7 – Housing Problems Table

Data Source: 2009-2013 CHAS

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
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	940	960	445	195	2,540	600	820	830	385	2,635
Having none of four housing problems	160	325	1,000	475	1,960	155	635	1,285	985	3,060
Household has negative income, but none of the other housing problems	95	0	0	0	95	70	0	0	0	70

Table 8 – Housing Problems 2

Data Source: 2009-2013 CHAS

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	345	475	655	1,475	345	510	740	1,595
Large Related	385	485	370	1,240	165	440	625	1,230
Elderly	35	80	0	115	140	59	75	274
Other	155	110	35	300	15	180	55	250
Total need by income	920	1,150	1,060	3,130	665	1,189	1,495	3,349

Table 9 – Cost Burden > 30%

Data Source: 2009-2013 CHAS

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	320	385	165	870	280	355	265	900
Large Related	335	260	0	595	145	175	30	350
Elderly	10	40	0	50	110	25	10	145
Other	130	60	25	215	15	180	40	235
Total need by income	795	745	190	1,730	550	735	345	1,630

Table 10 – Cost Burden > 50%

Data Source: 2009-2013 CHAS

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	305	305	184	150	944	100	120	205	140	565
Multiple, unrelated family households	40	25	65	10	140	19	35	230	120	404
Other, non-family households	0	0	0	0	0	0	4	45	0	49
Total need by income	345	330	249	160	1,084	119	159	480	260	1,018

Table 11 – Crowding Information – 1/2

Data Source: 2009-2013 CHAS

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

Table 12 – Crowding Information – 2/2

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

According to the 2010 Census, 1,442 households in Perris were single-person households. Among the City’s single-person households, approximately 27 percent were seniors living alone. These seniors living alone typically require assistance with repairs and maintenance.

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.

Persons with Disabilities: According to the 2012-2016 American Community Survey (ACS), approximately 7,079 persons with disabilities lived in Perris. The ACS also tallies the number of disabilities by type for the residents that have them. Among the disabilities that were counted, ambulatory and cognitive difficulties were the most prevalent. The State’s Department of Developmental Services reported that approximately 910 Perris residents with developmental disabilities sought services at the Inland Regional Center in San Bernardino in the first nine months of 2018. Most of these individuals resided in a private home with their parent or guardian (817 persons) and 474 of the individuals with disabilities were under the age of 18. In general, persons with disabilities require accessible housing, with easy access to supportive services and transportation services.

Victims of Domestic Violence: According to the 2018 Point-In-Time Count of Riverside County, 3 homeless persons in the City were victims of domestic violence.

What are the most common housing problems?

Of the housing problems described above, the most common in Perris is housing cost burden. Among the City's renter-households, about 70 percent of the total housing problems tallied were related to housing cost burden. Approximately 76 percent of housing problems tallied for Perris's owner-households were related to cost burden. Units with physical defects, or substandard units, were the less common housing problem in the City.

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

Small households in Perris were more likely than other household types to experience housing cost burden. Of the total households overpaying for housing, approximately 50 percent were small households.

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

Household incomes in Perris tend to be lower than Riverside County as a whole. According to the 2012-2016 ACS, the estimated median income in Perris was \$51,315 compared to \$60,807 in the County. Approximately nine percent of the City's households had incomes lower than \$15,000, while 20 percent of households earned less than \$25,000. Extremely low income households cannot afford market-rate rental or ownerships housing in Perris without assuming a cost burden.

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:

Households at risk of becoming homeless include extremely low income households with a severe cost burden (spending 50 percent or more of their income on housing). According to CHAS data, 795 extremely low income renter-households and 550 extremely low income owner-households in Perris had a severe cost burden,

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

Extremely low income households with a severe housing cost burden are more likely to lose their homes in the event of loss of employment, health issues, or other unexpected expenses. Unemployment and underemployment have been among the primary reasons for families losing their homes.

Discussion

See discussions above.

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

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

Introduction

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the housing needs of the total population. The following tables identify the extent of housing problems by income and race. The four housing problems are: 1) Lacks complete kitchen facilities; 2) Lacks complete plumbing facilities; 3) More than one person per room; and 4) Cost burden greater than 30 percent.

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	1,650	200	165
White	145	10	14
Black / African American	355	45	80
Asian	14	0	15
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,125	145	45

Table 13 - Disproportionally Greater Need 0 - 30% AMI

Data Source: 2009-2013 CHAS

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	2,415	330	0
White	305	45	0
Black / African American	215	70	0
Asian	90	25	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,790	190	0

Table 14 - Disproportionally Greater Need 30 - 50% AMI

Data Source: 2009-2013 CHAS

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	2,895	660	0
White	390	140	0
Black / African American	355	80	0
Asian	60	34	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	2,060	395	0

Table 15 - Disproportionally Greater Need 50 - 80% AMI

Data Source: 2009-2013 CHAS

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	1,295	745	0
White	250	69	0
Black / African American	180	80	0
Asian	75	8	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	780	575	0

Table 16 - Disproportionally Greater Need 80 - 100% AMI

Data Source: 2009-2013 CHAS

Discussion

Among all households (incomes up to 100 percent AMI), Hispanic households were most likely to experience a housing problem, and also made up the majority of the households in the City. Specifically, 82 percent of Hispanic households experienced at least one housing problem. The proportion of White (80 percent), Black (80 percent) and Asian (78 percent) households experiencing at least one housing problem were all similar to Hispanic households. Therefore, Hispanic households were not considered disproportionately impacted in this regard.

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

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

Introduction

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the housing needs of the total population. The following tables identify the extent of severe housing problems by income and race. Severe housing problems include, inadequate housing (lack of complete kitchen and plumbing facilities); severe overcrowding (1.51 persons or more per room); and housing cost burden of 50 percent.

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	1,540	315	165
White	125	30	14
Black / African American	335	60	80
Asian	14	0	15
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,045	225	45

Table 17 – Severe Housing Problems 0 - 30% AMI

Data Source: 2009-2013 CHAS

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	1,780	960	0
White	170	185	0
Black / African American	170	115	0
Asian	44	65	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,380	600	0

Table 18 – Severe Housing Problems 30 - 50% AMI

Data Source: 2009-2013 CHAS

50%-80% 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	1,275	2,285	0
White	150	390	0
Black / African American	50	385	0
Asian	35	55	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	1,010	1,440	0

Table 19 – Severe Housing Problems 50 - 80% AMI

Data Source: 2009-2013 CHAS

80%-100% 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	580	1,460	0
White	35	285	0
Black / African American	70	190	0
Asian	0	84	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	465	890	0

Table 20 – Severe Housing Problems 80 - 100% AMI

Data Source: 2009-2013 CHAS

Discussion

Hispanic households were also most likely to experience at least one severe housing problem. About 55 percent of Hispanic Households in Perris had a severe housing problem. Asian households were the least likely to experience a severe housing problem with only 31 percent of the households having one or more of the four housing problems. Among other households, 35 percent of White households and 45 percent of Black households experience a severe housing problem.

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

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

Introduction:

A disproportionate housing need refers to any group that has a housing need which is at least 10 percentage points higher than the housing needs of the total population. The following tables identify the extent of housing cost burden by race.

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	7,820	4,700	3,615	165
White	1,330	795	450	14
Black / African American	710	690	590	80
Asian	360	210	80	15
American Indian, Alaska Native	4	4	0	0
Pacific Islander	0	0	0	0
Hispanic	5,340	2,990	2,435	45

Table 21 – Greater Need: Housing Cost Burdens AMI

Data Source: 2009-2013 CHAS

Discussion:

Overall, 52 percent of Perris households had a housing cost burden (spent more than 30 percent of gross household income on housing). About 22 percent of households in Perris experienced a severe housing cost burden (spent more than 50 percent of gross household income on housing). Out of all the racial or ethnic groups, Black households were most likely to experience a housing cost burden (64 percent). Asian (45 percent), White (48 percent) and Hispanic (50 percent) households all experienced a similar level of housing overpayment.

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?

Please see discussions provided under specific needs by income group presented earlier.

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

Linguistic Isolation: Approximately 61 percent of Perris’s residents speak a language other than English at home and 37 percent of those people speak English “less than very well.” The top two spoken languages at home in Perris are English and Spanish, with a majority of the residents speaking Spanish at home. Approximately 63 percent of the people who speak Spanish at home can also speak English “very well.”

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

Appendix B contains a map illustrating the concentration of minority populations in the City. Hispanics represent the largest minority population in Perris.

NA-35 Public Housing – 91.205(b)

Introduction

Public housing has been the jurisdictional responsibility of the Housing Authority of the County of Riverside (HACR), which administers the Housing Choice Voucher Program for the City of Perris. The program provides rental subsidies to low income families that spend more than 30 percent of their gross income on housing costs. The program pays the difference between 30 percent of the recipients' monthly income and the federally approved payment standard. As of January 2019, 489 Perris households were receiving vouchers.

The tables below summarize data provided by the HACR for public housing and Housing Choice Vouchers in the County. Data is not specific to the City of Perris

Totals in Use

	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 in use	0	79	456	8,748	36	8,364	135	178	19

Table 22 - Public Housing by Program Type

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

Data Source: PIC (PIH Information Center)

Characteristics of Residents

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
			Veterans Affairs Supportive Housing				Family Unification Program		
Average Annual Income	0	12,664	13,261	13,870	10,805	13,850	13,465	14,983	
Average length of stay	0	6	4	6	2	6	0	5	
Average Household size	0	1	3	2	1	2	1	3	
# Homeless at admission	0	2	331	205	1	197	2	5	

Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers				
				Total	Project-based	Tenant-based	Special Purpose Voucher	
							Veterans Affairs Supportive Housing	Family Unification Program
# of Elderly Program Participants (>62)	0	67	38	3,249	9	3,211	15	10
# of Disabled Families	0	12	70	2,587	26	2,422	82	33
# of Families requesting accessibility features	0	79	456	8,748	36	8,364	135	178
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 23 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	66	318	5,469	26	5,195	79	144	15
Black/African American	0	10	126	2,967	8	2,867	55	29	3
Asian	0	1	9	209	2	203	0	2	1
American Indian/Alaska Native	0	0	2	80	0	76	1	3	0
Pacific Islander	0	2	1	23	0	23	0	0	0
Other	0	0	0	0	0	0	0	0	0

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

Table 24 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents

Program Type									
Ethnicity	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project-based	Tenant-based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	29	250	2,318	7	2,220	13	74	1
Not Hispanic	0	50	206	6,430	29	6,144	122	104	18

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

Table 25 – Ethnicity of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

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

HACR meets the needs of public housing in the City of Perris. Countywide, over 68,000 households are on the waiting list for public housing. There are no public housing sites in the City of Perris.

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

As of January 2019, 489 households in Perris were receiving Housing Choice Vouchers. Among these households, 38 percent included members with disabilities, 25 percent were elderly households; 4 percent were veterans.

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

Housing needs in the City generally reflect the housing needs countywide.

Discussion

See discussions above.

NA-40 Homeless Needs Assessment – 91.205(c)

Introduction:

The City of Perris participates in the Annual Riverside County Point in Time (PIT) Homeless Count and Subpopulations Survey, with the most recent report being released in May 2018. According to the Riverside County Homeless Count and Survey Report, there were 95 unsheltered homeless persons in Perris at the time of the count.

No specific estimates are available for the number of person entering and exiting homelessness; a general 25 percent estimate is used. According to the National Law Center on Homelessness and Poverty, on average, yearly homeless populations are 205 percent larger than what is reported. The City’s number of people experiencing homelessness each year is estimated with the same factor of 205 percent of the PIT Count.

Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	1	2	0	0	30
Persons in Households with Only Children	0	0	0	0	0	30
Persons in Households with Only Adults	0	0	0	0	0	30
Chronically Homeless Individuals	0	30	62	8	8	30
Chronically Homeless Families	0	0	0	0	0	30
Veterans	0	5	10	1	1	30
Unaccompanied Child	0	9	19	2	2	30
Persons with HIV	0	0	0	0	0	30

Table 26 - Homeless Needs Assessment

Data Source Comments: Riverside County Homeless Count and Survey Report (2018)

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

The Riverside County PIT Count provides information on the characteristics of subpopulations within the County. The following characteristics describe the 63 homeless persons who were interviewed during the count (one person can have multiple distinctions):

- 48 percent were chronically homeless;
- 1 family with children;
- 8 percent were veterans;
- 14 percent were youth (24 or younger);
- 29 percent were identified as alcohol users;
- 48 percent were identified as drug users;
- 41 percent suffered from PTSD;
- 30 percent had serious mental health issues;
- 40 percent had a physical disability;
- 14 percent had a developmental disability;
- 25 percent had a brain injury; and
- 5 percent were current victims of domestic violence.

Nature and Extent of Homelessness: (Optional)

Race:	Sheltered:	Unsheltered (optional)
White	0	51
Black or African American	0	22
Asian	0	1
American Indian or Alaska Native	0	9
Pacific Islander	0	1
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	0	34
Not Hispanic	0	58

Data Source: Riverside County Homeless Count and Survey Report (2018)

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

According to the 2018 PIT Count, there is only one unsheltered homeless family with children in the City. Currently five homeless veterans are unsheltered.

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

As documented by the 2018 PIT Count, the following characteristics describe the nature and extent of the unsheltered homeless by racial and ethnic group in Perris:

The majority of unsheltered homeless in the City were White (54 percent). Black or African American individuals comprised the next largest racial group of unsheltered homeless (23 percent). The rest of the unsheltered population was American Indian or Alaska Native (nine percent), Asian (one percent), and Native Hawaiian (one percent). Eleven percent of the unsheltered homeless population either refused to answer, did not know their race, or left the question blank.

The majority of persons unsheltered in the City self-identified themselves as not Hispanic or Latino (61 percent).

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

According to the 2018 PIT Count, there are 95 unsheltered homeless in Perris. There are no sheltered homeless in the City.

Discussion:

See discussions above.

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

Introduction:

Certain households because of their special characteristics may require special accommodations and may have difficulty finding housing due to special needs. Special needs groups may include the elderly, persons with disabilities, persons with HIV/AIDS, female-headed households, and large households. The following paragraphs generally summarize the nature and extent of housing and supportive service needs of special needs groups.

Describe the characteristics of special needs populations in your community:

Seniors: According to 2010 Census Data, an estimated 16 percent of households in the City had at least one individual who was 65 years of age or older. Seniors are considered a special needs group because of their typically limited incomes, mobility limitations, and need for health care and other supportive services.

Persons with Disabilities: According to the 2012-2016 American Community Survey (ACS), about 10 percent of the City's population was affected by one or more disabilities. Among persons living with disabilities in the City, ambulatory difficulties were most prevalent (25 percent), followed by cognitive difficulties (22 percent), and independent living difficulties (19 percent). Persons with disabilities often have limited income, but extensive needs for a variety of services.

Large Households: Large households are those with five or more members. According to the 2010 Census, 40 percent of the households in Perris were large households. Large households may experience overcrowding or cost burden issues due to lack of affordable housing.

Single-Parent Households: Single-parent households, particularly female-headed families with children, often require special consideration and assistance because of their greater need for affordable housing and accessible day care, health care, and other supportive services. Female-headed families with children are a particularly vulnerable group because they must balance the needs of their children with work responsibilities, often while earning limited incomes. As of 2010, an estimated 17 percent of households in Perris were headed by single-parents, with a majority headed by females (71 percent).

Persons with Drug/Alcohol Addictions: The U.S. Department of Health and Human Services conducts annual National Surveys on Drug Use and Health. In 2016, the national survey estimated that 10.6 percent of the population aged 12 or older were classified with substance dependence or abuse in the past month.

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

Discussions with service providers during the Consolidated Plan process indicated that there is a need for additional supportive services in the City. Overall, the City is in need of housing and supportive services to cater to the senior population, youth, as well as the homeless families. Some of these services include affordable housing, health/medical care, counseling, employment, case management, transportation, youth services and activities, and emergency shelter services.

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

According to the County of Riverside Department of Public Health Epidemiology and Program Evaluation report of HIV/AIDS in 2017, there are currently 8,984 people reported living with HIV/AIDS in Riverside County, 2,046 of those people in West Riverside County. Perris is considered to be West Riverside County, which is documented to have experienced increases in new HIV diagnoses since 2002. Of those diagnosed between 2016 and 2017, 63 percent are White. Between 2015 and 2017, 21 percent of all new HIV cases in Riverside County were in people 50 years of age or older. During this same time period, 28 percent of new HIV cases were in people 25 years of age or younger.

Discussion:

See discussions above.

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

Describe the jurisdiction's need for Public Facilities:

The City of Perris has a range of public facility needs. Specifically:

- Parks and recreation facilities;
- Public facilities such as senior and youth centers; and
- Other public facilities that serve special needs populations.

How were these needs determined?

These needs were determined through a combination of public input (primarily through the Housing and Community Development Needs Survey), comments received at the Community and Stakeholder Meetings, and staff assessments.

Describe the jurisdiction's need for Public Improvements:

Similar to public facilities, many public improvements (such as streets, drainage, water/sewer infrastructure) are aging and require upgrading to meet the increased needs in the community. Improvement needed include, but are not limited to, the following:

- Street and sidewalk improvements;
- Water and sewer infrastructure and services; and
- Drainage improvements.

The City continues to prioritize accessibility needs for residents by including projects that improve and upgrade streets, sidewalks, and curb ramps.

How were these needs determined?

These needs were determined through a combination of public input (primarily through the Housing and Community Development Needs Survey), comments received at the Community and Stakeholder Meetings, and staff assessments.

Describe the jurisdiction's need for Public Services:

Given the City's diverse population and concentration of lower and moderate income population, the City has different needs for services. Service needs in the City include, but are not limited to, the following:

- Youth services;
- Childcare services and recreational activities;
- Homeless and homeless prevention services;
- Emergency services;
- Fair housing services;
- Senior services, including case management and advocacy;
- Services for special needs groups (veterans, disabled, mentally ill);
- Employment services;

- Business support; and
- Coordination of services.

How were these needs determined?

These needs were determined through a combination of public input (primarily through the Housing and Community Development Needs Survey), comments received at the Community and Stakeholder Meetings, and staff assessments.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The City of Perris had approximately 17,325 housing units in 2016 representing a two percent increase from 2010. Single-family detached/attached units continued to account for the majority (80 percent) of homes in the community. With approximately 62 percent of the households being owner-households, a significant portion of the single-family homes in the City were being used as rentals. Overall, the City’s housing stock is relatively young. Only 19 percent of the units were built prior to 1979.

Perris is a suburban community with easy access to broadband services throughout the City, including the Low and Moderate Income areas. The City is served by providers such as AT&T U-Verse, Frontier, Spectrum, Mediacom, Viasat, and DISH Network. Most affordable housing developments in California require multiple layers of funding sources, such as Low Income Housing Tax Credits (LIHTC) and HUD funds. These programs either mandate or encourage broadband services. All affordable housing developments in the City have access to broadband services.

In 2016, Perris adopted its Climate Action Plan to address the reduction of harmful greenhouse gas emissions, pursuant to California laws (SB 375 and others), enhancing the suitability of the living environment.

The Perris Comprehensive Plan 2030, prepared in 2016, includes the Safety Element, which evaluates all risks of natural and man-made hazards throughout the City, including low and moderate income neighborhoods, and establishes goals, policies, and implementing actions to mitigate the risks of natural and man-made hazards.

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

Introduction

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	13,585	78%
1-unit, attached structure	395	2%
2-4 units	200	1%
5-19 units	625	4%
20 or more units	835	5%
Mobile Home, boat, RV, van, etc	1,765	10%
<i>Total</i>	<i>17,405</i>	<i>100%</i>

Table 27 – Residential Properties by Unit Number

Data Source: 2009-2013 ACS

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	90	1%	115	2%
1 bedroom	15	0%	540	9%
2 bedrooms	1,100	11%	1,550	26%
3 or more bedrooms	9,075	88%	3,810	63%
<i>Total</i>	<i>10,280</i>	<i>100%</i>	<i>6,015</i>	<i>100%</i>

Table 28 – Unit Size by Tenure

Data Source: 2009-2013 ACS

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

With the dissolution of redevelopment agencies in California, the City's ability to provide affordable housing has been seriously compromised. The City's CDBG allocation is limited and is primarily used for public improvements and public services. The City had two housing programs – First-Time Homebuyer Program and Owner-Occupied Rehabilitation Loan Program – that had been suspended due to funding limitations. However, through the Housing Choice Voucher (HCV) program, 354 households in Perris were receiving HCV assistance through the HACR as of 2017. Another 76 households were assisted with project-based Section 8 rental assistance. Among the households receiving HCVs, 48 (14 percent) included family members with disabilities. Five (six percent) of the 76 households assisted with project-based Section 8 included family members with disabilities.

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

The Meadowview Apartment Complex in the City is subsidized through the California Housing Finance Agency and HUD Section 8. This 76-unit complex is owned and managed by a private company and their Section 8 contract has been recently renewed and will expire in 2031.

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

The City has significant need for affordable housing. Currently, waiting lists for publicly assisted housing and Housing Choice Vouchers have a wait period of up to 8-10 years.

Describe the need for specific types of housing:

The City continues to have extensive needs for affordable housing for lower income households in general. However, seniors, disabled, the homeless, and those at imminent risk of becoming homeless have limited housing options in the city. Transitional and supportive housing are needed to help the formerly homeless and at-risk households re-establish independent living in mainstream society. Affordable senior housing is needed to allow residents to age in place.

In addition, overcrowding continues to be an issue for the City. According to the 2012-2016 American Community Survey, 15 percent of Perris households lived in overcrowded conditions. However, the Census documentation of overcrowding may under-represent actual conditions in the City. The City often has cases with persons living in unauthorized rooms/units, such as garages, sheds, and room conversions.

Affordable housing for large households is also needed in Perris. According to the 2012-2016 American Community Survey, 59 percent of the City's households have four or more people.

Because of the larger household size, it is necessary to make sure that there is housing that can accommodate more people living in one household while still being affordable to them.

Discussion

See discussion above.

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

Introduction

One of the most important factors in evaluating a community’s housing market is the cost of housing and, even more significant, whether the housing is affordable to households who live there or who would like to live there. Housing problems directly relate to the cost of housing in a community. If housing costs are relatively high in comparison to household income, a correspondingly high prevalence of housing cost burden and overcrowding occurs.

The average median value of homes in the City from 2009 to 2013 was \$178,900 according to the ACS. This was a 38- percent decrease from the 2000 Census figures. The median home value reported in the 2012-2016 ACS was \$211,400, still below the median home value in 2000. However, median home value information in the ACS can be misleading as it asks homeowners to self-estimate the value of their homes. A more accurate picture of the housing market is to review the median home sales price. Overall, home prices in the region have remained fairly stable since 2017. In November 2018, the median sales price of a single-family home in Perris was \$325,000, compared to \$317,500 in November 2017.

Contract rents paid as reported in the ACS indicate that the majority of the the renter-households in Perris paid between \$1,000 and \$1,499 monthly during 2009-2013. Current rental rates in the City vary by bedroom size with market rents ranging from \$900 for a studio apartment to \$2,950 for a four-bedroom single family home, according to rental listings on Zillow.com. As of November 2018, the median market rent for all bedroom sizes was approximately \$1,147.

Cost of Housing

	Base Year: 2000	Most Recent Year: 2013	% Change
Median Home Value	288,800	178,900	(38%)
Median Contract Rent	969	1,071	11%

Table 29 – Cost of Housing

Data Source: 2000 Census (Base Year), 2009-2013 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	635	10.6%
\$500-999	2,075	34.5%
\$1,000-1,499	2,325	38.7%
\$1,500-1,999	920	15.3%
\$2,000 or more	60	1.0%
<i>Total</i>	<i>6,015</i>	<i>100.0%</i>

Table 30 - Rent Paid

Data Source: 2009-2013 ACS

Housing Affordability

% Units affordable to Households earning	Renter	Owner
30% HAMFI	305	No Data
50% HAMFI	655	785
80% HAMFI	2,275	2,920
100% HAMFI	No Data	4,600
<i>Total</i>	<i>3,235</i>	<i>8,305</i>

Table 31 – Housing Affordability

Data Source: 2009-2013 CHAS

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	\$768	\$926	\$1,156	\$1,618	\$2,004
High HOME Rent	\$768	\$859	\$1,033	\$1,184	\$1,301
Low HOME Rent	\$590	\$632	\$758	\$876	\$977

Table 32 – Monthly Rent

Data Source: HUD FMR and HOME Rents 2018

Is there sufficient housing for households at all income levels?

According to CHAS data by HUD, mismatches in terms of supply and affordability exist in the city. Approximately 2,015 households earning less than 30 percent of AMI reside in the City (Table 6), however, there are only 305 housing units affordable to those at this income level (Table 35). Similarly, the City has 2,745 households earning between 31 and 50 percent of AMI and only 1,440 housing units affordable to those at this income level. There are approximately 5,195 housing units in the City that are affordable to households earning between 51 and 80 percent AMI. This number is sufficient for the 3,560 households in Perris at this income level. However, a housing unit affordable to a particular income group does not mean the unit is actually occupied by a household in that income group.

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

With housing costs rising, affordable rents and home prices may not be possible for certain income groups. Without redevelopment housing funds and diminishing State and federal housing funds, the City may not have adequate funding capacity to pursue affordable housing projects at a meaningful scale. The City suspended its First-Time Homebuyer and Owner-Occupied Housing Rehabilitation Loan programs due to limited funding. Households on HACR's waiting list for vouchers have an average wait of several years.

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

Based on the survey of rental listings on Zillow.com, market rents in the City vary by size. Market rents for the City are comparable to the Fair Market Rents, except when it comes to the outliers, those being homes and apartments being charged more for amenities, but have the same amount of rooms as other listings.

Discussion

See discussions above.

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

Introduction

Assessing housing conditions in Perris can provide the basis for developing policies and programs to maintain and preserve the quality of the housing stock. The American Community Survey (ACS) defines a “selected condition” as owner or renter-occupied housing units having at least one of the following conditions: 1) lacking complete plumbing facilities; 2) lacking complete kitchen facilities; 3) more than one occupant per room; and 4) selected monthly housing costs greater than 30 percent of household income.

Based on this definition, more than one-half of all renter-occupied households (56 percent) in the City have at least one selected condition. A lower proportion of owner-occupied households in the City (48 percent) have at least one selected condition.

Definitions

In Perris, substandard housing conditions typically include the following: Structural hazards; poor construction; inadequate maintenance; faulty wiring; plumbing; fire hazards; and inadequate sanitation. Substandard units suitable for rehabilitation are those units where the total rehabilitation costs do not exceed 25 percent of the after rehabilitation value.

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	4,885	48%	3,390	56%
With two selected Conditions	620	6%	740	12%
With three selected Conditions	0	0%	0	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	4,775	46%	1,885	31%
<i>Total</i>	<i>10,280</i>	<i>100%</i>	<i>6,015</i>	<i>99%</i>

Table 33 - Condition of Units

Data Source: 2009-2013 ACS

Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	4,765	46%	2,130	35%
1980-1999	4,015	39%	2,445	41%
1950-1979	1,290	13%	1,300	22%
Before 1950	210	2%	135	2%
<i>Total</i>	<i>10,280</i>	<i>100%</i>	<i>6,010</i>	<i>100%</i>

Table 34 – Year Unit Built

Data Source: 2009-2013 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	1,500	15%	1,435	24%
Housing Units built before 1980 with children present	NA	NA	NA	NA

Table 35 – Risk of Lead-Based Paint

Data Source: 2009-2013 ACS (Total Units) 2009-2013 CHAS (Units with Children present)

Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	901	0	901
Abandoned Vacant Units	213	213	426
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

Table 36 - Vacant Units

Data Source: 2012-2016 ACS

Data Source Comments: No information is available for REO/abandoned properties. According to the ACS, 901 vacant units were reported in Perris. The majority of the vacant units were available for rent, for sale, or for seasonal occupancy. An estimated 426 units were identified as "other vacant" units, typically include boarded up and abandoned units. The exact conditions of these units are unknown and therefore half of these units are generally assumed to be suitable for rehabilitation.

Need for Owner and Rental Rehabilitation

Housing age can indicate general housing conditions within a community. Housing is subject to gradual deterioration over time. Deteriorating housing can depress neighboring property values, discourage reinvestment and eventually impact the quality of life in a neighborhood. In Perris, 18 percent of the City's housing stock was constructed prior to 1980 (Table 38). Approximately 15 percent of owner-occupied housing and 24 percent of renter-occupied housing in the City was built before 1980 (Table 38).

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

Housing age is a key variable used to estimate the number of housing units with lead-based paint (LBP). National studies estimate that 75 percent of all residential structures built prior to 1970 contain LBP. Housing built prior to 1940 is highly likely to contain LBP, estimated at 90 percent of housing units. In housing built between 1960 and 1979, 62 percent of units are estimated to contain LBP.

Approximately 15 percent of owner-occupied housing and 24 percent of renter-occupied housing in the City was built prior to 1980. Using the national average of potential LBP hazard, an estimated 1,125 owner units and 1,076 renter units may contain LBP (Table 39). There were 8,320 (51 percent) low and moderate income households in Perris (Table 6). Given there were an estimated 2,201 housing units that could contain LBP, it can be assumed that the ratio of low and moderate income families residing in the LBP units reflects the ratio of low and moderate income households in the City, representing 1,123 housing units with potential LBP that may be occupied by low and moderate income households.

Discussion

See discussions above.

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

Introduction

The Housing Authority of the County of Riverside (HACR) administers the Public Housing and Housing Choice Voucher Programs that serve many jurisdictions in the County, including Perris. No public housing projects are located in Perris. There are public housing developments owned and operated by the HACR throughout the County. The figures presented in this section represent the use of vouchers and public housing in the County, not specific data for Perris.

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	0	77	469	8,681	48	8,633	819	1,759	342
# of accessible units			2						

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

Table 37 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Describe the supply of public housing developments:

According to HUD, there are 469 Public Housing units owned and managed by HACR. None of these units is located in Perris. The wait list for Public Housing is closed.

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:

No public housing developments are located in the City of Perris.

Public Housing Condition

Public Housing Development	Average Inspection Score
Not Applicable	Not Applicable

Table 38 - Public Housing Condition

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

There is no public housing in the City of Perris.

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

Not applicable. No public housing located in Perris.

Discussion:

See discussions above.

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

Introduction

According to the Riverside County Point-In-Time Count 2018, an estimated 95 homeless persons were located in the City of Perris. The provision of homeless services for the City’s homeless population faces significant challenges. Many of the housing and services resources available for persons experiencing homelessness are governed by regulations that result in categorical eligibility criteria such as when the resources are available only to veterans or to persons with serious and persistent mental illness. These categorical restrictions are typically beyond the control of local public or private agencies responsible for implementation. While this targeting of specific population categories does enable service specialization, the targeting also limits the number of potentially eligible persons and vulnerable populations to receive the services they need.

There are no emergency shelters in the City of Perris. However, the County of Riverside through its Department of Social Services, contracts with local community-based organizations to provide programs for the homeless in appropriate locations. The City has cooperative relationships with various organizations to provide homeless services that include the Fair Housing Council of Riverside County, the County of Riverside Department of Public Social Services Homeless Program Unit, the Continuum of Care for Riverside County (CoC), and Community Connect.

Facilities and Housing Targeted to Homeless Households

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

Table 39 - Facilities and Housing Targeted to Homeless Households

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

Health Services: The Riverside University Health System-Public Health, a department through the County of Riverside, offers a wide range of services and programs to promote wellness, self-sufficiency and a better quality of life for individuals and families living in Riverside County.

Mental Health Services: The Riverside University Health System-Behavioral Health, a department through the County of Riverside, offers a wide variety of treatment, rehabilitation and recovery services to help people who are experiencing persistent and severe mental illness or an addiction health crisis. All services provided can help meet the many unique needs of the clients that they serve.

Through the Behavioral Health Department, “The PATH” and “The Place” outreach and engagement programs are operated in part by Recovery Innovations of California, Inc. under contract with the Department of Mental Health. These safe haven programs are designed for chronically homeless adults who, due to serious mental health illness, have rejected housing and or resisted support. Peer-to-peer outreach is used to engage with clients in order to help them accept assistance and to connect them to other community resources.

Employment Services: The Riverside County Workforce Development Center (WDC) assists businesses and individuals with a variety of employment and job training services. For businesses, they offer services to help the owners save money and time hiring and training employees. For job seekers, they provide education, job training, and employment programs and services to prepare the job seeker for employment.

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.

Services and facilities throughout Riverside County help meet the needs of the homeless persons in Perris.

Services and Facilities:

- **Operation Safehouse:** Provides emergency shelter, intervention and outreach services to youth ages 11 to 17 years in the City of Riverside.

- **Young Adult Transitional Living Program:** Provides continuing education assistance, individualized therapy, financial education, employment assistance and access to medical and dental healthcare for young adults aged 18 to 22 years in the City of Riverside.
- **Path of Life Ministries:** Provides shelters, housing, behavioral health, employment assistance, childcare and other supportive services across Riverside County along with an emergency cold weather shelter run December through April.
- **Path of Life Family Shelter:** Provides families with beds to sleep in at night with a daily intake at four p.m. in the City of Riverside.
- **Hacienda Christian Life Campus:** Provides transitional living for men in the City of Perris.
- **The Sheepfold:** Provides transitional living for mothers with children who have been victims of domestic violence and to help them with learning about laws, shelters, counseling, and financial assistance.
- **Lutheran Social Services:** Provides emergency services such as food, clothing, motel vouchers, rental assistance, and school packs as well as program resources for health, housing, seniors, and immigrants in the City of Riverside.
- **U.S. VETS:** Provides intake for veterans in need of housing, employment, or family services located at March Air Reserve Base in the City of Moreno Valley.
- **Jefferson Transitional Programs:** Provides three transitional programs in the Cities of Perris, Riverside and Temecula.

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

Introduction

A variety of services and facilities targeting persons with special needs are available in Perris.

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

Seniors: Low income is usually a main factor affecting many seniors regarding their ability to access services. With limited incomes, seniors face the challenges of high costs for housing and health care. Many seniors also have mobility issues and therefore require supportive services such as transportation and delivered meals. Seniors also may be residing in older housing units that require rehabilitation and improvements, including ADA improvements.

Person with Disabilities: Persons with disabilities often have limited incomes, but extensive needs for a variety of services. Persons with disabilities need supportive services, transportation services, and health care services to help them gain independent living and self-sufficiency.

Persons with Alcohol/Drug Addiction: Sober living homes provide a safe, supportive place to live while recovering from alcohol and drug addiction. A stable home and drug-free living environment is important for recovery.

Persons with HIV/AIDS: Stable, affordable housing offers the best opportunity for a person living with HIV/AIDS to access drug therapies and treatments as well as other supportive services that will enhance the quality of life for themselves and their families. It has been

estimated that as many as half of all people living with HIV/AIDS will need housing assistance at some point in their illness.

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

Residential care facilities provide supportive housing for persons with disabilities. The types of facilities available in Perris include:

- **Adult Residential Facilities:** Facilities of any capacity that provide 24-hour non-medical care for adults ages 18 through 59, who are unable to provide their own daily needs. Adults may be physically handicapped, developmentally disabled, and or mentally disabled.
- **Residential Care Facilities for the Elderly:** Facilities that provide care, supervision and assistance with activities, such as bathing and grooming. They may also provide incidental medical services under special care plans.

The State Department of Social Services (DSS), Community Care Licensing Division, regulates these facilities. According to DSS licensing data, there are 13 adult residential facilities and 11 residential care facilities for the elderly in Perris. The adult residential facilities have the capacity to serve 248 persons and the residential care facilities for the elderly can serve 134 persons. City residents also have access to other licensed care facilities such as group homes; however for the privacy of the clients that they serve, locations within the City are not known.

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)

Given the limited CDBG funding, the City proposes focusing CDBG public service funds on improving supportive human services for low and moderate income persons in the following areas: Health and Mental Health, Homeless, Senior, Disabled, and Youth. In addition, CDBG funds will be used to make ADA improvements citywide.

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))

Given the limited CDBG funding, the City proposes focusing CDBG public service funds on improving supportive human services for low and moderate income persons in the following areas: Health and Mental Health, Homeless, Senior, Disabled, and Youth. In addition, CDBG funds will be used to make ADA improvements citywide.

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

Negative Effects of Public Policies on Affordable Housing and Residential Investment

Lack of Affordable Housing Funds: The availability of funding for affordable housing has been severely affected by the dissolution of Redevelopment in the State of California. Without redevelopment, the City lacks a steady source of funding to operate affordable housing programs. The City suspended its First-Time Homebuyer Assistance and Owner-Occupied Housing Rehabilitation Loan programs due to lack of funding.

Environmental Protection: State Law (California Environmental Quality Act, California Endangered Species Act) and federal law (National Environmental Protection Act, Federal

Endangered Species Act) regulations require environmental review of proposed discretionary projects. Costs resulting from the environmental review process are also added to the cost of housing. Furthermore, opponents often use the CEQA process to block or delay housing development.

Davis-Bacon Prevailing Wages: A prevailing wage must be paid to laborers when federal funds are used to pay labor costs for any project over \$2,000 or on any multi-family rehabilitation project over eight units. The prevailing wage is usually higher than competitive wages, raising the cost of housing production and rehabilitation activities. Davis-Bacon also adds to housing costs by requiring documentation of the prevailing wage compliance. These requirements often restrict participation by small, minority contractors.

Planning and Development Fees: Development fees and taxes charged by local governments also contribute to the cost of housing. Building, zoning, and site improvement fees can significantly add to the cost of construction and have a negative effect on the production of affordable housing.

Permit and Processing Procedures: The processing time required to obtain approval for development permits is often cited as a contributing factor to the high cost of housing. For some proposed development projects, additional time is needed to complete the environmental review process before an approval can be granted. Unnecessary delays add to the cost of construction by increasing land holding costs and interest payments.

Public Opposition to Affordable Housing: Not-In-My-Back-Yard (NIMBY) is a term used to describe opposition by local residents to construction, typically of affordable housing, though also in public facilities. Public opposition to affordable housing projects can cause delays in the development review process and sometimes can lead to project denial. A large amount of funds can be spent by developers of affordable housing but ultimately with a proposed project being denied during the public hearing process due to public opposition.

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

Introduction

The State Employment Development Department (EDD) reported that as of December 2018 there were 30,900 Perris residents in the labor force with 29,500 of those residents being employed. The unemployment rate was at 4.6 percent for the City, comparable to the rate of 4.1 percent Countywide. This is a big improvement from the rate of unemployment between 2009 and 2013, estimated at 17 percent (Table 46).

In general, the City is housing-rich, with more workers than jobs available in the community. Furthermore, certain sectors may have mismatches between jobs available and number of workers, potentially resulting in high unemployment in those sectors and/or long commutes for some workers. In Perris, the largest mismatches were found in the Manufacturing and Professional/Scientific/Management Services sectors. In contrast, there were more Transportation and Warehousing jobs in Perris than residents employed in those fields. Unemployment rates also vary by age groups, and the highest rate of unemployment was among young adults aged 16 to 24 at 35 percent (Table 46).

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	436	35	2	0	-2
Arts, Entertainment, Accommodations	2,514	1,262	11	9	-1
Construction	2,144	1,493	9	11	2
Education and Health Care Services	3,471	1,638	15	12	-3
Finance, Insurance, and Real Estate	917	201	4	1	-2
Information	313	41	1	0	-1
Manufacturing	2,656	1,033	11	8	-4
Other Services	670	193	3	1	-1
Professional, Scientific, Management Services	1,280	176	5	1	-4
Public Administration	0	0	0	0	0
Retail Trade	3,172	2,326	13	17	4
Transportation and Warehousing	2,392	4,030	10	30	20
Wholesale Trade	1,484	411	6	3	-3
Total	21,449	12,839	--	--	--

Table 40 - Business Activity

Data Source: 2009-2013 ACS (Workers), 2013 Longitudinal Employer-Household Dynamics (Jobs)

Labor Force

Total Population in the Civilian Labor Force	31,420
Civilian Employed Population 16 years and over	26,070
Unemployment Rate	16.99
Unemployment Rate for Ages 16-24	35.18
Unemployment Rate for Ages 25-65	9.82

Table 41 - Labor Force

Data Source: 2009-2013 ACS

Occupations by Sector	Number of People
Management, business and financial	2,445
Farming, fisheries and forestry occupations	1,565
Service	2,785
Sales and office	6,710
Construction, extraction, maintenance and repair	3,910
Production, transportation and material moving	2,275

Table 42 – Occupations by Sector

Data Source: 2009-2013 ACS

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	11,030	46%
30-59 Minutes	7,580	31%
60 or More Minutes	5,630	23%
<i>Total</i>	<i>24,240</i>	<i>100%</i>

Table 43 - Travel Time

Data Source: 2009-2013 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	6,860	930	4,395
High school graduate (includes equivalency)	6,000	1,215	2,410
Some college or Associate's degree	6,290	1,010	2,235
Bachelor's degree or higher	1,900	190	625

Table 44 - Educational Attainment by Employment Status

Data Source: 2009-2013 ACS

Educational Attainment by Age

	Age				
	18-24 yrs	25-34 yrs	35-44 yrs	45-65 yrs	65+ yrs
Less than 9th grade	75	550	1,770	3,360	1,155
9th to 12th grade, no diploma	1,395	2,080	2,085	2,340	425
High school graduate, GED, or alternative	3,635	3,135	2,915	3,575	805
Some college, no degree	3,075	2,480	1,815	3,110	700
Associate's degree	540	865	665	645	230
Bachelor's degree	435	840	520	540	265
Graduate or professional degree	20	305	175	335	125

Table 45 - Educational Attainment by Age

Data Source: 2009-2013 ACS

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	22,569
High school graduate (includes equivalency)	27,961
Some college or Associate's degree	31,974
Bachelor's degree	37,073
Graduate or professional degree	42,122

Table 46 – Median Earnings in the Past 12 Months

Data Source: 2009-2013 ACS

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

Within the City of Perris, the major employment sectors are Transportation and Warehousing; Retail Trade; Education and Health Care Services; and Construction. These four sectors represent 74 percent of the employment opportunities available in the City.

Describe the workforce and infrastructure needs of the business community:

Needs of the business community include skilled and trained workers, as well as job opportunities. The gap between the skills of the local labor force and the expertise needed by the business environment is indicative of the number of workers (21,449) and the number of job (12,839) in the labor force, which represents and 40 percent gap, not accounting for mismatches.

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.

With the creation of the Perris Community Economic Development Corporation (CEDC), the City is dedicated to the elimination of blight and enhancement of the economic base of the City through marketing, job training, revitalizing existing properties, and the attraction and retention of businesses. Through the CEDC, development projects are prioritized in order to provide job development and community improvements.

The City of Perris is currently planning a downtown skills training and job placement center that will be funded through a federal grant, the CEDC, and the City. The project is an investment in workforce development and will help support the skilled workers that local businesses are in need of.

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

As the majority of the employment opportunities are in the Transportation and Warehousing sector, the education levels of those in the labor force appear to meet the qualifications for those jobs available. The majority of the civilian employed population (91 percent) has less than a bachelor's degree (Table 49). As the City works to develop and diversify its employment base, more skilled workers would be needed.

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

The City of Perris is currently not supported by any workforce initiatives. Individuals interested in workforce initiatives are referred to the Calworks Gain Program through the County of Riverside.

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

Yes, see discussions below.

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

The City of Perris Comprehensive Economic Development Strategy is a five-year plan intended to help create new jobs and foster stable and diversified economies in order to improve living conditions and create economic resilience in each Perris community. The Economic Development goals are as follows:

Eliminate the Blight: Encourage the cooperation and participation of property owners, public agencies, and community organizations in the elimination of blighting conditions in the CEDS Project area.

- Improve Project Area traffic circulation;
- Improve public facilities, e.g. water lines and sewer lines;
- Provide for the construction of water supply systems; and
- Provide storm drain facilities.

Stimulate Economic Growth: Provide a mechanism for ensuring the long-term viability of the Central Business District. Encourage private sector investment in the redevelopment of the Project Area. Provide for a procedural and financial mechanism by which the agency can assist, complement, and coordinate public and private development, redevelopment, revitalization, and enhancement of the Perris community.

Promote Compatible Development: Remove economic impediments to land assembly and in-fill development in areas which are not properly subdivided for development.

Preserve Historic Structures: Promote the preservation of historic structures in the core of the City and facilitate the expansion of the City's tax base through the preservation and improvement of historic areas.

Provide Housing for All Families: Provide for new housing as required to satisfy the needs of the various age, income, and ethnic groups in the City, maximizing the opportunity for individual choice. Protect the health and general welfare of low and moderate-income persons by increasing and improving the community's supply of housing affordable to these persons.

Discussion

See discussions above.

MA-50 Needs and Market Analysis Discussion

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

Housing problems impact lower and moderate income households disproportionately compared to middle and upper income households. Therefore, areas with concentrations of low and moderate income households are likely to have high rates of housing problems.

HUD defines a Low and Moderate Income area as a census tract or block group where over 51 percent of the population is low and moderate income. A map in Appendix B identifies the low and moderate income areas, which are concentrated in the center of the City surrounding Perris Boulevard and Interstate 215.

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

A minority concentration area is defined as a Census Tract whose proportion of a non-White population is at least 20 percentage points higher than countywide average, according to HUD's Rental Assistance Determination (RAD) Minority Concentration Analysis Tool. A map in Appendix B illustrates the location of these census tracts. The majority of the census tracts in the City that have a minority concentration are also census tracts that are in low and moderate income areas.

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

All of the affordable housing units in the City are located within the census tracts that have a minority concentration and are in low and moderate income areas.

Are there any community assets in these areas/neighborhoods?

Community assets in these areas include improved infrastructure, improved community and recreational facilities, improved/rehabilitated housing, senior centers, grocery stores, drug stores and community health centers/hospitals. The public transportation in these neighborhoods has also been recently updated with new infrastructure to provide local and regional residents with access to the Metrolink and bus stops in the community.

Are there other strategic opportunities in any of these areas?

The City will continue to collaborate with the agencies and surrounding communities in Riverside County to ensure services and programs are delivered in a cost-effective manner and provide assistance to those who are most in need.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The City of Perris has established the following strategies to meet priority housing and community development needs, goals and objectives. All strategies coincide with HUD's goals to:

- Ensure Decent Housing
- Create a Suitable Living Environment
- Expand Economic Opportunities

And objectives to:

- Provide Availability/Accessibility to programs and services
- Provide Affordability to housing, programs and services
- Create Sustainability in the Community through combined efforts of programs and services

Goal 1: Decent Housing

Housing Strategies

Objective 1: Rehabilitate and Preserve Homeownership

- Residential Rehabilitation Program
- Senior Home Repair Program

Outcome: Sustainability of decent housing to low income persons

Objective 2: Expand Affordable Housing

- Affordable Housing Development through new construction, acquisition and/or rehabilitation

Outcome: Affordability of decent housing to low income persons

Fair Housing Strategy

Objective 3: Affirmatively Further Fair Housing

- Fair Housing Services

Outcome: Availability/accessibility of decent housing for low income persons

Goal 2: Suitable Living Environment

Homeless Strategy

Objective 1: Improve access to homeless services through street outreach

Homeless Outreach Program

Outcome: Availability/accessibility of services for a suitable living environment for low income persons

Public Service Strategy

Objective 2: Provide Community and Support Services for the Elderly, Youth, Veterans, and Special Need Populations

Outcome: Availability/accessibility of services for a suitable living environment for low income persons

Community Development Strategy

Objective 3: Public Infrastructure Improvements in Eligible Areas

Outcome: Availability/accessibility of improved public infrastructure/facilities for a suitable living environment for low income persons

Objective 4: Public Facilities Improvements in Eligible Areas

Outcome: Availability/accessibility of improved public infrastructure/facilities for a suitable living environment for low income persons

Goal 3: Economic Opportunities

Economic Development Strategy

Objective 1: Create Economic Development Opportunities

- Microenterprise Loans and Grants

Outcome: Availability/Accessibility of economic opportunities for low income persons

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

Geographic Area

1	Area Name:	Citywide
	Area Type:	Local Target Area
	Identify the neighborhood boundaries for this target area.	N/A. Priorities will be citywide based on CDBG-eligible area or low to moderate income clientele
	Include specific housing and commercial characteristics of this target area.	There are no specific characteristic to highlight.
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	Consultation and the Citizen Participation Process helped gain input in developing the Action Plan and priority needs.
	Identify the needs in this target area.	Public Service Needs, Infrastructure Needs, Housing Needs, Public Facility Needs.
	What are the opportunities for improvement in this target area?	Improved housing, infrastructure, facilities and services.
	Are there barriers to improvement in this target area?	Limited or decreased funding presents a barrier for addressing needs citywide.

Table 47 - Geographic Priority Areas

General Allocation Priorities

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

Projects will be done throughout the City. Eligibility of projects or activities will be based on either low and moderate income qualifying area or income qualification of the household.

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

Priority Needs

1	Priority Need Name	Rehabilitate and Preserve Homeownership	
	Priority Level	High	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Elderly Frail Elderly Veterans Persons with Physical Disabilities
	Geographic Areas Affected	Citywide	
	Associated Goals	Decent Housing	
	Description	The City has provided funding to Habitat for Humanity to administer a minor home maintenance program. As funding permits, the City may reactivate its Residential Rehabilitation and Senior Home Repair programs.	
Basis for Relative Priority	About 15 percent of the owner-occupied housing and 24-percent of the renter-occupied housing was constructed prior to 1980 and therefore may require repairs and rehabilitation.		
2	Priority Need Name	Expand Affordable Housing	
	Priority Level	Low	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Elderly Frail Elderly Veterans Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	Geographic Areas Affected	Citywide	
	Associated Goals	Decent Housing	
Description	As funding permits, the City may leverage CDBG funds with other funding sources to expand affordable housing opportunities through new construction, acquisition, and/or rehabilitation.		

	Basis for Relative Priority	Overall, 52 percent of Perris households had a housing cost burden (spent more than 30 percent of gross household income on housing). About 22 percent of households in Perris experienced a severe housing cost burden (spent more than 50 percent of gross household income on housing).	
3	Priority Need Name	Affirmatively Furthering Fair Housing	
	Priority Level	High	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Elderly Frail Elderly Veterans 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
	Geographic Areas Affected	Citywide	
	Associated Goals	Decent Housing	
	Description	Funding will be provided to a qualified fair housing service provider to provide fair housing and tenant/landlord services, including outreach and education, counseling, investigations, and dispute resolutions.	
	Basis for Relative Priority	The City is committed to furthering fair housing choice.	
4	Priority Need Name	Improve Access to Homeless Services through Street Outreach	
	Priority Level	Low	
	Population	Income	Extremely Low Low
		Household Type	Large Families Families with Children Elderly
		Homeless	Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse Veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth
	Geographic Areas Affected	Citywide	
	Associated Goals	Suitable Living Environment	
	Description	Funding may be used to provide homeless and homeless prevention services.	
	Basis for Relative Priority	The 2018 PIT Count estimates 95 persons were homeless on the night of count.	

5	Priority Need Name	Provide Community and Supportive Services for the Elderly, Youth, Veterans, and Special Needs Population	
	Priority Level	High	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Additions Persons with HIV/AIDS and Their Families Victims of Domestic Violence
	Geographic Areas Affected	Citywide	
	Associated Goals	Suitable Living Environment	
	Description	Funding will be used to provide a range of community and supportive services.	
	Basis for Relative Priority	Low and moderate income households and persons with special needs have difficulty accessing services that could help them improve their living standards, increase their employability and earning power, and help transition them to independent living, among other objectives.	
6	Priority Need Name	Provide Infrastructure Improvements in Eligible Areas	
	Priority Level	High	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Additions Persons with HIV/AIDS and Their Families Victims of Domestic Violence Non-Housing Community Development
	Geographic Areas Affected	Citywide	
	Associated Goals	Suitable Living Environment	
	Description	Funding will be used to provide improvements to public infrastructure.	
	Basis for Relative Priority	Low and moderate income neighborhoods have a range of improvement needs, including aging and inadequate infrastructure.	

7	Priority Need Name	Provide Public Facility Improvements in Eligible Areas	
	Priority Level	High	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Additions Persons with HIV/AIDS and Their Families Victims of Domestic Violence Non-Housing Community Development
	Geographic Areas Affected	Citywide	
	Associated Goals	Suitable Living Environment	
	Description	Funding will be used to provide improvements to public facilities.	
	Basis for Relative Priority	Low and moderate income neighborhoods have a range of improvement needs, including aging and inadequate community facilities. New facilities are also needed to serve the City's special needs population.	
8	Priority Need Name	Create Economic Development Opportunities	
	Priority Level	Low	
	Population	Income	Extremely Low Low Moderate
		Household Type	Large Families Families with Children Elderly
		Special Needs	Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Additions Persons with HIV/AIDS and Their Families Victims of Domestic Violence Non-Housing Community Development
	Geographic Areas Affected	Citywide	
	Associated Goals	Economic Opportunities	
	Description	As funding permits, the City may create a Microenterprise Loans and Grants program to help small business grow, thereby increasing employment opportunities for low and moderate income persons.	
	Basis for Relative Priority	The City is a housing rich community. Increased employment opportunities are needed in the community.	

9	Priority Need Name	Planning and Administration		
	Priority Level	High		
	Population	Income	Extremely Low Low Moderate	
		Household Type	Large Families Families with Children Elderly	
		Homeless	Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse Veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth	
		Special Needs	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	
	Geographic Areas Affected	Citywide		
	Associated Goals	Decent Housing Suitable Living Economic Opportunities		
	Description	City staff will implement the CDBG program in accordance with the goals, priority needs, and objectives set forth in the Consolidated Plan.		
Basis for Relative Priority	The City will administer the CDBG program in compliance with all program requirements.			

Table 48 – Priority Needs Summary

Narrative (Optional)

The City has extensive needs that are beyond the funding capacity of the CDBG program. Priority needs for the purpose of the CDBG program are categorized into:

- High Priority Need: The City will expend CDBG funds to address this need during the five-year Consolidated Plan period.
- Low Priority Need: As funding permits, the City may expend CDBG funds to address this need during the five-year Consolidated Plan period.

Preservation of housing and development of affordable housing, homeless services, and economic development opportunities are identified Low Priority Needs only for the purpose of expending CDBG funds. The City will utilize other funding sources and programs to address these needs.

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

Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	The City of Perris does not plan on using CDBG funds for TBRA.
TBRA for Non-Homeless Special Needs	The City of Perris does not plan on using CDBG funds for TBRA for non-homeless special needs groups.
New Unit Production	As funding permits, CDBG funds may be used to leverage other funding sources for new construction of affordable housing.
Rehabilitation	As funding permits, the City may reactivate the suspended Residential Rehabilitation and Senior Repair programs.
Acquisition, including preservation	As funding permits, CDBG funds may be used to leverage other funding sources for the acquisition and/or rehabilitation of affordable housing.

Table 49 – Influence of Market Conditions

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

Introduction

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	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services					\$3,800,000	Five-year estimate is based on an annual allocation of \$950,000.

Table 50 - 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 CDBG funds, the City uses a variety of mechanisms to leverage additional resources. In street reconstruction, other funds besides CDBG are used to fulfill the requirements of the City's pavement management program, such as Gas Tax. In public services, funds are either received as part of the program operation or CDBG funds are used with other forms of funding. In recreation facilities and other construction, the City leverages funds from a variety of sources, such as Parks and Recreation Bond funds and General Funds. The following describes the non-federal funds used by the City for housing and community development.

General Funds

The General Operating fund of the City used to account for all the general revenue of the City not specifically levied or collected for other City funds. Major revenue sources include property taxes, utility users and sales taxes, and motor vehicle in-lieu fees.

Gas Tax Funds

The State Gas Tax is revenue received by the City from the State of California. These funds include Gas Tax revenues under sections 2106 and 2107 of the Street and Highway Code, which can be used for either street maintenance or construction.

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

Not applicable.

Discussion

See discussions above.

SP-40 Institutional Delivery Structure – 91.215(k)

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

The City has an inclusive institutional structure approach that uses several organizations and departments to carry out its housing, homeless, and community development plan. Organizations include the Riverside County Continuum of Care (CoC), philanthropic organizations and other public/private agencies. The City continues to streamline and to make improvements to the delivery system to best serve the community through activities and services. As the needs of low to moderate income residents change, the demand for types of services and programs will also change.

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
Perris	Government	Non-homeless special needs Neighborhood Improvements Public Facilities	Jurisdiction

Table 51 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The most significant gap in the City's system of delivering services is the lack of funding, particularly for affordable housing. Over the next five years, the City will explore additional funding mechanisms for affordable housing development, as well as funding for housing programs that have been suspended due to diminished funding.

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
Homelessness Prevention Services			
Counseling/Advocacy		X	
Legal Assistance	X		
Mortgage Assistance	X		
Rental Assistance	X		
Utilities Assistance	X		
Street Outreach Services			
Law Enforcement	X		
Mobile Clinics		X	
Other Street Outreach Services		X	
Supportive Services			
Alcohol & Drug Abuse	X		
Child Care	X		
Education	X		
Employment and Employment Training	X	X	
Healthcare	X		X
HIV/AIDS	X		
Life Skills	X		
Mental Health Counseling	X		
Transportation	X		
Other			
Other			

Table 52 - 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)

Services provided to stabilize qualifying households in housing may include the following through our partnering agencies:

- Linkage to County, State and non-governmental mental health, medical, dental, substance abuse, entitlement income and benefits.
- Assistance in understanding and completing applications for local assistance programs.
- Credit counseling and repair and budget management instruction.
- Outreach and case management.
- Moving costs - truck rental, moving company fee, temporary storage fees Rental application fees (common) Security Deposits (up to 2 mos rent) Last month's rent to secure agreement Utility Deposits (common) Utility Payments (up to 24 mos, including up to 6 mos arrearages, per service).
- Rental assistance, housing search and placement assistance, legal assistance to the extent that it addresses situations that hinder client from maintaining permanent housing, mediation services.

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

The following are gaps in service delivery system:

- There is no shelter/housing for the homeless in Perris.
- Inadequate funding for housing programs and affordable housing development.
- Additional funding is needed to provide supportive programs for the homeless, seniors, youth, and families in need.

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

Through the Consolidated Plan priority setting process, the City aligned programs and services that are complementary and work together on a uniform vision for the benefit of Perris residents. Programs and activities funded with CDBG funds reflect goals and objectives that are set forth in some of the City's major guiding documents such as: the Housing Element and Capital Improvements Plan. These plans have been created with input from the public, other City departments, the County of Riverside, other private agencies and local non-profit providers.

SP-45 Goals Summary – 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Decent Housing	2019	2023	Affordable Housing	Citywide	Rehabilitate and Preserve Homeownership Expand Affordable Housing Affirmatively Further Fair Housing Planning and Administration	CDBG: \$300,000	Homeowner Housing: 150 Units Rehabilitated Rental Units: 5 Units Constructed Public Services: 7,500 Persons Assisted
2	Suitable Living Environment	2019	2023	Homeless Non-Homeless Special Needs Non-Housing Community Development	Citywide	Improve Access to Homeless Services Provide Community and Support Services Public Infrastructure Improvements Public Facility Improvements Planning and Administration	CDBG: \$4,350,000	Public Facilities or Infrastructure: 250,000 Persons Assisted Public Service: 1,500 Persons Assisted
3	Economic Opportunities	2019	2023	Non-Housing Community Development	Citywide	Create Economic Development Opportunities Planning and Administration	CDBG: \$100,000	Businesses: 5 Businesses Assisted

Table 53 – Goals Summary

Goal Descriptions

1	Goal Name	Decent Housing
	Goal Description	To provide decent and affordable housing through a variety of activities, including fair housing services, housing rehabilitation assistance, and affordable housing development.
2	Goal Name	Suitable Living Environment
	Goal Description	To enhance the suitability of the living environment through improvements to public infrastructures and facilities and supportive services for low and moderate income persons and those with special needs.
3	Goal Name	Economic Opportunities
	Goal Description	To expand economic opportunities to low and moderate income persons through the creation of microenterprise loans and grants, and other economic development assistance.

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 will not be able to provide affordable housing as defined by HOME 91.315(b)(2) due to lack of financial resources and staff. However, the City will coordinate with HACR to provide about 490 extremely low and low income renters per year with Housing Choice Voucher assistance.

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

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

Not applicable. No public housing units are located in Perris.

Activities to Increase Resident Involvements

Not applicable. No public housing units are located in Perris.

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

Not applicable. HACR is a High Performer agency.

Plan to remove the 'troubled' designation

Not applicable.

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

Barriers to Affordable Housing

Market and governmental factors may pose constraints on the provision of adequate and affordable housing. The Perris 2014-2021 Housing Element includes a comprehensive assessment of constraints and discusses the strategies to mitigate them.

Governmental Constraints

Governmental constraints are policies, development regulations, standards, requirements or other actions imposed by the various levels of government upon land and housing ownership and development. Most governmental constraints to the maintenance, improvement, and/or construction of affordable housing are locally controlled. Typical constraints include land use controls (zoning), building codes, processing procedures, and development fees. These constraints that can be mitigated by the City are the focus of discussion in the Housing Element and the Analysis of Impediments to Fair Housing Choice.

Non-Governmental Constraints

Non-governmental constraints are barriers to the construction of affordable housing over which the local government has little to no control. The primary non-governmental constraints in Perris are environmental hazards and issues, infrastructure systems, land prices, construction costs, and financing.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

As set forth in the Housing Element, the City is committed to the following actions to facilitate the development and improvement of affordable housing:

- Expedite and prioritize development processing time of applications for new construction or rehabilitation of affordable housing for low and moderate income households and seniors.
- Prioritize available funding and incentives for housing for extremely low income households.

- Accommodate housing for extremely low and special needs households through zoning provisions for transitional and supportive housing, and single-room occupancy housing.

The City will also further access to affordable housing through its Fair Housing Program. The City of Perris is committed to furthering the fair housing choice for all residents regardless of race, color, national origin, ancestry, religion, sex, disability, familial status, source of income, sexual orientation, or any other arbitrary factor. The City will continue its partnership with the Fair Housing Council of Riverside County as a contract city under the County of Riverside's CDBG Program in conducting the following services to City residents:

- Anti-Discrimination
- Landlord-Tenant
- Training & Technical Assistance
- Enforcement of Housing Rights
- Administrative Hearings for the Riverside County Housing Authority
- Special Projects

A new AI is being completed as part of the Consolidated Plan and, in the future, updated simultaneously with every five-year Consolidated Plan.

SP-60 Homelessness Strategy – 91.215(d)

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

Outreach and assessment is provided through several churches. However, the City is a participant in Riverside County's Continuum of Care for the Homeless. The Riverside County Department of Public Social Services Homeless Programs Unit's primary purpose is to develop and maintain an effective county-wide Continuum of Care. The Continuum of Care is the region's plan on organizing, delivering supportive social services, providing outreach and assessment, including housing options, which meet the specific needs of homeless individuals and families. Ultimately, the goal of the Continuum is to move homeless people toward stable housing and maximum self-sufficiency.

Addressing the emergency and transitional housing needs of homeless persons

The City will continue to participate in the County of Riverside's Continuum of Care and support non-profit agencies who address homeless and other special needs of the homeless and non-homeless with special needs. The following agencies will undertake activities to meet homeless and other special needs of Perris residents facing homelessness, including homeless prevention, emergency shelter, transitional housing and supportive housing:

- Lutheran Social Services - Outreach & Assessment, Essential Services, Permanent Supportive Housing, Comprehensive Case Management, Homeless Prevention Rental Assistance
- U.S. Veterans Initiative - Outreach & Assessment, Transitional Housing
- Riverside County Department of Public Social Services (DPSS) - Emergency Food and Shelter Program

Other local non-profit and faith-based organizations and those partnering with the Riverside County Continuum of care provide essential services such as: food, clothing, infant supplies, and utility assistance to extremely low, low and moderate income families and individuals. The

Perris Valley Family Resource Center also offers basic needs, shelter, utility assistance, child care, health, and rental housing assistance.

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.

Chronically homeless individuals are those who have lived in a place not meant for human habitation for a year, or for three or more times within four years. Additionally, chronically homeless individuals have the barrier of living with a disability. These combined factors often lead to isolation and a survival mentality. Moving people from chronic homelessness to living in and maintaining permanent housing requires multi-level efforts.

The City's partnering agencies address reducing homelessness through outreach efforts to persons in need, assessments for medical and essential service needs, options for permanent housing and other needs.

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 will continue to participate in the County of Riverside's Continuum of Care and support non-profit agencies who address homeless and other special needs of the homeless and those at risk of becoming homeless.

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

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

The City of Perris is committed to reducing lead-based paint hazards citywide with an emphasis on housing units occupied by low and moderate income households. The City will support HUD and EPA efforts to disseminate public information on the health dangers of lead-based paint. The City will proactively disseminate information on lead hazards and new regulations to its Housing Staff, community-based organizations, nonprofit organizations, and other public agencies that receive CDBG funds. The City will participate in and support the regional lead poisoning prevention program administered by the County of Riverside, Department of Public Health.

Outreach and education is the first step in promoting awareness regarding the hazards of lead poisoning. Followup actions such as referral to LBP abatement services would help reduce or eliminate the hazards.

1. Educate the public about the dangers of lead based paint through:
 - Creation and distribution of health education materials; and
 - Health education presentations.
2. Assist property owners and families in eliminating sources of lead from their homes through:
 - Lead hazard control services and incentives;
 - Required testing on homes built prior to 1978; and

- Visits to homes identified as potential health risks to determine source of lead and to educate parents on how to eliminate it.
3. Childhood Lead Poisoning Prevention Program:
- Provide medical testing of children for lead poisoning on a sliding fee scale based on family income; and
 - Assist parents in treating children identified with lead poisoning.

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

Hazards from LBP are an important issue in Perris. Approximately 15 percent of owner-occupied housing and 24 percent of renter-occupied housing in the City was built prior to 1980 and may potentially contain LBP. The City will continue to address lead hazards as required for the use of Federal funds.

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

The above actions are integrated into housing policies and procedures for the Federal and State-funded programs, as well as the City's Code Enforcement program.

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

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

The following are often cited as major factors that contribute to poverty:

- Lack of education
- Lack of marketable job skills
- General unemployment
- Low wages
- Lack of affordable child care
- Substance abuse
- Lack of reliable transportation

Currently the City's anti-poverty programs are offered through the County of Riverside. Due to its size and resources, the County is able to take advantage of economies of scale to deliver the services in the most cost effective manner. However, it may be appropriate for the City to participate in or administer specific programs or projects that would expand its anti-poverty and affordable housing goals. Therefore, the City has identified the following anti-poverty goals designed to improve the local economy and reduce the level of poverty within the community:

- Integrate existing public services and housing activities to streamline assistance for extremely low and low income households; and
- Continue the Section 3 Program that applies to construction projects funded with CDBG funds. (The Section 3 Program is intended to provide employment opportunities for low income people and qualified Section 3 businesses)

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

Anti-Poverty goals are taking into account when coordinating or more specifically funding affordable housing programs for extremely low and low income households. The City's Housing Element contains specific incentives to facilitate affordable housing development for extremely low income households.

SP-80 Monitoring – 91.230

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

Standards & Procedures for Monitoring/Ensuring Compliance

All monitoring is the responsibility of the Housing Division. Monitoring forms and procedures were designed by CDBG Program Staff to ensure long-term compliance with program requirements. The City will use various types of monitoring standards to ensure compliance with Federal regulations governing the use of CDBG funds. Monitoring procedures include: monthly desk audits, review of monthly/quarterly performance reports, review of monthly/quarterly financial billing, and on-site inspections.

Performance of planned projects and activities of these funds are monitored depending on the type of program and reporting requirements. Monitoring is viewed as a way to identify deficiencies and promote corrections in order to improve performance. The actual activity of monitoring helps promote quality performance, as well as identify any need for further technical assistance. The following is a description of the types of monitoring performed by CDBG staff:

- Performance monitoring
- Financial monitoring
- Davis-Bacon Compliance
- Section 3 Compliance
- Environmental Review Compliance

Monitoring includes: on-site visits, desk audits, technical assistance monitoring, interviews, telephone contacts, and reports. The Subrecipient Agreements and/or Memorandums of Understanding (MOU) are used to measure funded agency compliance.

The City operates in accordance with the monitoring plan developed for the CDBG Program, including an annual single audit in conformance with OMB Circular 133-A. CDBG staff also monitors all activity of the program on a monthly basis, while financial management is monitored jointly by the Project Monitor and the City's fiscal department.

Compliance with Housing Codes/Property Standards

In order to ensure compliance with local housing codes, the City takes the following actions:

1. Incorporates local housing codes in written rehabilitation standards.
2. Inspects work write-ups to ensure specifications meet code.
3. Performs on-site property inspections to ensure property standards and local housing codes are actually met.

4. Maintains an inspection checklist in project files.

Timely Expenditure of Funds

The City will implement the following actions as a part of its policy and procedures to ensure timely expenditure of CDBG funds:

1. Monthly review of project expenditure rates.
2. Include provisions in annual Subrecipient Agreements and MOUs with subrecipients, reiterating Federal requirements for use of CDBG funds, including timely expenditure of funds.
3. Group infrastructure projects together for design and bidding to help expedite processing and ensure timely completion of projects and expenditure of CDBG funds. The projects will be grouped together for bidding and design based on similar work, but tracked individually during the construction phase for status, compliance with labor standards and expenditures.
4. Evaluate infrastructure projects on a quarterly basis for status/progress and completion; CDBG funds will be transferred from stalled or slow-moving projects, subject to Council approval, to projects that are progressing toward construction.

Expected Resources

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

Introduction

This Annual Action Plan for FY 2019 (July 1, 2019 through June 30, 2020) is the first year of the implementation for the five-year Consolidated Plan. A number of housing and community development resources are currently available to the City of Perris. They include:

- Community Development Block Grant (CDBG)
- General funds
- Gas Tax funds

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	\$956,438	0	0	\$956,438	\$3,800,000	The estimated amount of CDBG funds available over the planning period is based on a consistent funding level

Table 54 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The City and HUD share an interest in leveraging HUD resources to the maximum extent feasible in order to deliver high-quality, creative and efficient housing programs, neighborhood improvement programs, supportive services and economic development programs. The City will continue to pursue opportunities to obtain additional funding which can help leverage internal resources with other federal, state and local funding sources.

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

Not applicable.

Discussion

See discussions above.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Decent Housing	2019	2023	Affordable Housing	Citywide	Rehabilitate and Preserve Homeownership Expand Affordable Housing Affirmatively Further Fair Housing Planning and Administration	CDBG: \$56,000	Homeowner Housing: 37 Units Rehabilitated Public Services: 1,400 Persons Assisted
2	Suitable Living Environment	2019	2023	Homeless Non-Homeless Special Needs Non-Housing Community Development	Citywide	Improve Access to Homeless Services Provide Community and Support Services Public Infrastructure Improvements Public Facility Improvements Planning and Administration	CDBG: \$497,454	Public Facilities or Infrastructure: 15,000 Persons Assisted Public Service: 379 Persons Assisted
3	Economic Opportunities	2019	2023	Non-Housing Community Development	Citywide	Create Economic Development Opportunities Planning and Administration	CDBG: \$211,686	Businesses: 14 Businesses Assisted

Table 55 – Goals Summary

Goal Descriptions

1	Goal Name	Decent Housing
	Goal Description	To provide decent and affordable housing through a variety of activities, including fair housing services, housing rehabilitation assistance, and affordable housing development.
2	Goal Name	Suitable Living Environment
	Goal Description	To enhance the suitability of the living environment through improvements to public infrastructures and facilities and supportive services for low and moderate income persons and those with special needs.
3	Goal Name	Economic Opportunities
	Goal Description	To expand economic opportunities to low and moderate income persons through the creation of microenterprise loans and grants, and other economic development assistance.

Projects

AP-35 Projects – 91.220(d)

Introduction

This Action Plan outlines the steps that the City of Perris will use to address housing and community development needs in the City. The plan includes a listing of activities that the City will undertake during FY 2019 (July 1, 2019 through June 30, 2020) using CDBG funds. The City anticipates a total of \$956,438 to be available for FY 2019.

Projects

#	Project Name
1	CDBG Program Administration (City)
2	Fair Housing Services (Riverside Fair Housing Council)
3	Mentoring Program (Perris Valley Youth Association)
4	Boys and Girls Club of Menifee
5	Community Life Program (Life Lifters International)
6	Unbreakable Project (Love 4 Life Association)
7	FSA More than a Meal (Family Service Association)
8	Full STEAM Ahead Project (Oak Grove Center)
9	Military Employment Program (Perris Community Economic Development Corporation)
10	Sidewalk Improvements (Perris Engineers Office)
11	G.E.A.R Project (Community Services Department)
12	Senior Minor Home Maintenance Program (Habitat for Humanity)
13	Commercial Rehabilitation Program (Perris Community Economic Development Corporation)
14	Microenterprise Financial Assistance Program (Perris Community Economic Development Corporation)

Table 56 – Project Information

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

For FY 2019, the City anticipates a budget of \$956,438. Twenty percent of the allocation is reserved for administration costs, and 15 percent is set aside for public services, including fair housing services. One of the greatest challenges in meeting the underserved needs of low and moderate income person is having limited financial resources. The City will continue to use CDBG funding to support public service agencies that address the special needs of the underserved, including those at risk of homelessness, seniors, youths, and low income families. The City also proactively seeks additional resources to better meet the underserved needs.

AP-38 Project Summary

Project Summary Information

1	Project Name	CDBG Program Administration
	Target Area	Citywide
	Goals Supported	Decent Housing Suitable Living Environment Economic Opportunities
	Needs Addressed	Rehabilitate and Preserve Homeownership Expand Affordable Housing Affirmatively Further Fair Housing Improve Access to Homeless Services Provide Community and Support Services Public Infrastructure Improvements Public Facility Improvements Create Economic Development Opportunities Planning and Administration
	Funding	CDBG: \$191,287
	Description	CDBG Program Administration
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	Not applicable.
	Location Description	The CDBG Program will be administered from Perris City Hall and will support the CDBG Program citywide.
	Planned Activities	Funds will be used for general management, monitoring and oversight of the CDBG program. In addition to general management activities, staff respond to citizen inquiries and facilitates the services of local non-profit agencies.
2	Project Name	Fair Housing Services (Riverside Fair Housing Council)
	Target Area	Citywide
	Goals Supported	Decent Housing
	Needs Addressed	Affirmatively Further Fair Housing
	Funding	CDBG: \$26,000
	Description	Fair Housing Services
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	An estimated 1,400 persons may be assisted.
	Location Description	This program is administered by the Riverside Fair Housing Council and is available to residents citywide.
Planned Activities	Fair housing activities include outreach and education, counseling, mediation, advocacy, investigation of fair housing complaints and referrals to enforcement agencies.	
3	Project Name	Mentoring Program (Perris Valley Youth Association)
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Provide Community and Support Services

	Funding	CDBG: \$30,000
	Description	This program will provide boxing and football mentoring programs to youth.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 40 individuals ages 5 to 18 will benefit from this program.
	Location Description	This program is administered by the Perris Valley Youth Association and is available to youth citywide.
	Planned Activities	Provide boxing and football programs to learn the basics of each sport and the discipline each takes. Along with learning the skills, each youth is mentored by trained instructors. The programs provide long-term outreach programs to educate, enrich and train the at-risk youth.
4	Project Name	Boys and Girls Club of Menifee
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Provide Community and Support Services
	Funding	CDBG: \$15,000
	Description	This program will provide financial assistance to youth to pay for a yearly membership for the Club.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 50 individuals ages 5 to 17 will benefit from this program.
	Location Description	This program is administered by the Boys and Girls Club of Menifee at the Perris Clubhouse location and is available to youth citywide.
Planned Activities	Provide financial assistance to youth ages 5 to 17 years so that they may participate in Club programs and activities during weekdays. Youths will have access to a variety of life enhancing programs that will help them reach their full potential.	
5	Project Name	Community Life Program (Life Lifters International)
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Provide Community and Support Services
	Funding	CDBG: \$15,000
	Description	This program will provide numerous classes that cater to different populations citywide.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 50 individuals may benefit from this program.
	Location Description	This program is administered by Life Lifters International and is available to residents citywide.
Planned Activities	Provide youth employment classes, education/employment training, trade classes, and senior citizen programs to qualified residents.	
6	Project Name	Unbreakable Project (Love 4 Life Association)
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Provide Community and Support Services

	Funding	CDBG: \$12,000
	Description	This program will provide after school activities in the City.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 60 individuals ages 5 to 18 may benefit from this program.
	Location Description	This program is administered by Love 4 Life Association and is available to youth citywide.
	Planned Activities	Provide after school activities on bullying and suicide prevention, self-esteem, spreading kindness, giving resources, creating friendships and more. Training will be provided for staff and volunteers.
7	Project Name	FSA More than a Meal (Family Service Association)
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Provide Community and Support Services
	Funding	CDBG: \$20,000
	Description	This program will provide nutritious meals to seniors at the City of Perris Senior Center.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 115 seniors may benefit from this program.
	Location Description	This program is administered by Family Service Association and is available to seniors citywide.
Planned Activities	Provide nutritious meals to seniors 62 years of age and older in a group setting at the City of Perris Senior Center. A registered dietician regulates nutrient value of each meal that will be served. The meals are provided in a setting to help encourage socialization among seniors to support their physical, social, spiritual, emotional, mental and economic well-being.	
8	Project Name	Full STEAM Ahead Project (Oak Grove Center)
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Provide Community and Support Services
	Funding	CDBG: \$10,465
	Description	This program will provide hands-on access to activities and technology for youth in the City.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 60 individuals ages 5 to 18 may benefit from this program.
	Location Description	This program is administered by the Oak Grove Center and is available to youth citywide.
Planned Activities	Provide hands-on experiences in science, technology, engineering, the arts and math to students. Through this program students learn STEAM curriculum and couple their lessons with hands-on experiences with robotics, drones, science labs, performing and visual arts, field trips and more. Programs provide exposure to potential career opportunities and technology.	
9	Project Name	Military Employment Program (Perris Community Economic Development Corporation)

	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Provide Community and Support Services
	Funding	CDBG: \$15,000
	Description	This program will provide job training to people who have enlisted in the United States Military.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 4 business may benefit from this program..
	Location Description	This program is administered by the Perris Community Economic Development Corporation and is available to businesses citywide.
	Planned Activities	Provide assistance for employment costs during a recruit's holding period and provide job security when the serviceperson returns from training. Provide skill building classes and on-the-job training
10	Project Name	Sidewalk Improvements (Perris Engineers Office)
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Public Infrastructure Improvements
	Funding	CDBG: \$250,000
	Description	This project will install pedestrian improvements at various locations throughout the City.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 1,000 individuals may benefit from this project.
	Location Description	This project is administered by the Perris Engineers Office and will benefit residents Citywide.
Planned Activities	Project will install pedestrian improvements such as new sidewalks, curbs and ramps at various location throughout the City.	
11	Project Name	G.E.A.R Project (Community Services Department)
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Public Infrastructure Improvements
	Funding	CDBG: \$130,000
	Description	This program will help to build bicycle lanes in the City.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 14,000 low and moderate income individuals may benefit from this program.
	Location Description	This program is administered by the Community Services Department and will benefit residents citywide.
Planned Activities	Provide bicycle lanes on major street networks throughout the City along with bicycle signs and outdoor bike parking that will better assist the community and create safer roads for bicyclists	
12	Project Name	Senior Minor Home Maintenance Program (Habitat for Humanity)

	Target Area	Citywide
	Goals Supported	Decent Housing Suitable Living Environment
	Needs Addressed	Rehabilitate and Preserve Homeownership Provide Community and Support Services
	Funding	CDBG: 30,000
	Description	This program will provide seniors with minor exterior home repairs and maintenance.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 37 households may be assisted.
	Location Description	This program is administered by Habitat for Humanity and is available to seniors citywide.
	Planned Activities	Provide minor exterior home repairs and maintenance for low-income seniors in the City of Perris. Repairs may include, but are not limited to, roof repairs, window repairs, ADA access repairs, exterior painting and AC/furnace repairs. Neighborhood activities such as shrub and tree trimming and yard work will also be available services.
13	Project Name	Commercial Rehabilitation Program (Perris Community Economic Development Corporation)
	Target Area	Citywide
	Goals Supported	Suitable Living Environment
	Needs Addressed	Public Infrastructure Improvements
	Funding	CDBG: \$111,686
	Description	This program will help upgrade commercial exteriors to meet ADA standards.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 4 businesses may be assisted.
	Location Description	This program is administered by the Perris Community Economic Development Corporation and is available to commercial businesses citywide.
Planned Activities	Provide grants to businesses so that their commercial facades can be updated and improved to be acceptable with City and ADA standards.	
14	Project Name	Microenterprise Financial Assistance Program (Perris Community Economic Development Corporation)
	Target Area	Citywide
	Goals Supported	Economic Opportunities
	Needs Addressed	Create Economic Development Opportunities
	Funding	CDBG: \$100,000
	Description	This program will provide loans/grants to small businesses.
	Target Date	6/30/2020
	Estimate the number and type of families that will benefit from the proposed activities	It is estimated that 10 businesses may be assisted.
	Location Description	This program is administered by the Perris Community Economic Development Corporation and is available to small businesses citywide.
Planned Activities	Provide the City's local businesses with financial support through grants and or loans as well as technical assistance.	

AP-50 Geographic Distribution – 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

Geographic Distribution

Target Area	Percentage of Funds
City of Perris - Citywide	100

Table 57 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The priority needs identified in the City's FY 2019 – FY 2023 Consolidated Plan form the basis for allocation investments geographically within the jurisdiction during FY 2019. The established priorities are:

High Priority

- Rehabilitate and Preserve Homeownership
- Affirmatively Furthering Fair Housing
- Provide Community and Supportive Services for the Elderly, Youth, Veterans and Special Needs Population
- Provide Infrastructure Improvements in Eligible Areas
- Provide Public Facility Improvements in Eligible Areas
- Planning and Administration

Low Priority

- Expand Affordable Housing
- Improve Access to Homeless Services Through Street Outreach
- Create Economic Development Opportunities

Discussion

The Priority Level is relevant only for the use of CDBG funds. A Low Priority need does not necessarily mean the City will not address that need with other funding mechanism or activities.

The City will use CDBG funds to fund activities that address High Priority needs. As funding permits during the Consolidated Plan period, the City may also pursue activities that address the Low Priority Needs.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

The City plans to utilize CDBG funds to support housing activities through the Senior Minor Home Maintenance Program administered by Habitat for Humanity. The program is expected to assist 37 senior households with minor home repairs.

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	37
Special-Needs	0
Total	37

Table 58 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	37
Acquisition of Existing Units	0
Total	37

Table 59 - One Year Goals for Affordable Housing by Support Type

Discussion

See discussions above.

AP-60 Public Housing – 91.220(h)

Introduction

There is no public housing in the City of Perris.

Actions planned during the next year to address the needs to public housing
--

Not applicable.

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

Not applicable.

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

Not applicable.

Discussion

See discussions above.

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

Introduction

The City of Perris is a part of Riverside County's Continuum of Care for the homeless. The Continuum of Care is the region's plan for supporting and providing needs and services for homeless individuals and families in Riverside County. The City supports all agencies that address homelessness in the community.

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 of Perris is a participant in Riverside County's Continuum of Care for the Homeless. The Riverside County Homeless Program Unit's primary purpose is to develop and maintain an effective county-wide Continuum of Care, which is the region's plan on organizing, delivering supportive social services, and providing outreach and assessment that meet the specific needs of homeless individuals and families. The goal of the Continuum of Care is to support homeless individuals move toward stable housing and maximum self-sufficiency.

Addressing the emergency shelter and transitional housing needs of homeless persons

The City will continue to participate in the County of Riverside's Continuum of Care and support non-profit agencies who address homeless and other special needs populations. Agencies that undertake activities to address homeless prevention, emergency shelter, transitional housing and supportive housing include, but not limited to, Lutheran social and Welfare Services, U.S. Veterans Initiative and Riverside County Department of Social Services.

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

Chronically homeless individuals are those who have lived in a place not meant for human habitation for a year, or for three or more times within four years. Additionally, chronically homeless individuals have the barrier of living with a disability. These combined factors often lead to isolation and a survival mentality. Moving people from chronic homelessness to living in and maintaining permanent housing requires multi-level efforts.

The City's partnering agencies address reducing homelessness through outreach efforts to persons in need, assessments for medical and essential service needs, options for permanent housing and other needs.

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 continue to participate in the County of Riverside's Continuum of Care and support non-profit agencies who address homeless and other special needs of the homeless and those at risk of becoming homeless.

Discussion

See discussions above.

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

Introduction:

One of the largest barriers to affordable housing in the City is the lack of affordable units. While all segments of the low and moderate income population need more affordable housing, the greatest need is affordable units for families. The availability of funding for affordable housing has also been severely affected by the dissolution of Redevelopment in the State of California. Different types of housing funds such as Low Income Housing Tax Credits, HOME, CalHOME and the Multifamily Housing Program are not sufficient to finance an affordable housing project alone.

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

Keeping housing affordable by providing owner-occupied minor repair services is an effective way to reduce barriers to affordable housing. The Senior Minor Home Maintenance Program will target low income senior households and provide repairs to their homes including condominiums, mobile homes and single family homes, preserving the affordable housing stock.

Discussion:

See discussions above.

AP-85 Other Actions – 91.220(k)

Introduction:

Priority needs established in the FY 2019 – FY 2023 Five Year Consolidated Plan, which forms the basis for establishing objectives in the FY 2019 One-Year Action Plan, are as follows:

High Priority

- Rehabilitate and Preserve Homeownership
- Affirmatively Furthering Fair Housing
- Provide Community and Supportive Services for the Elderly, Youth, Veterans and Special Needs Population
- Provide Infrastructure Improvements in Eligible Areas
- Provide Public Facility Improvements in Eligible Areas
- Planning and Administration

Low Priority

- Expand Affordable Housing
- Improve Access to Homeless Services Through Street Outreach
- Create Economic Development Opportunities

Actions planned to address obstacles to meeting underserved needs

One of the greatest challenges in meeting the underserved needs of low and moderate income persons is having limited financial resources. The City will continue to use CDBG funding to support public service agencies that address the special needs of the underserved, including those at risk of homelessness, youths, seniors, and low income families. The City also proactively seeks additional resources to better meet the underserved needs.

Actions planned to foster and maintain affordable housing

The City will contribute to the preservation of the existing affordable housing stock through the Senior Minor Home Maintenance Program. In FY 2019 \$30,000 in CDBG funds will be used to assist low income senior homeowners, to address accessibility repairs and other minor repairs to the exterior of their homes. This activity is expected to provide repair assistance to 37 households.

Actions planned to reduce lead-based paint hazards

The city continues to work to reduce lead-based paint (LBP) hazards to comply with 24 CFR Part 35. While the number of units considered to contain lead-based paint is relatively low, the City will address the problem of LBP hazard with inspections and risk assessments in conjunction with all housing programs.

Actions planned to reduce the number of poverty-level families

While the City has no control over the majority of the factors affecting poverty, it may be able to assist those living below the poverty line. The City supports other governmental, private and non-profit agencies involved in providing services to low and moderate income residents and coordinates efforts with these groups where possible to allow for more efficient delivery of services.

During FY 2019, the City will continue to implement its strategy to help impoverished families achieve economic independence and self-sufficiency. The City will allocate 15 percent of CDBG funds to public service agencies that offer supportive services in the fight against poverty.

Actions planned to develop institutional structure

The City of Perris works with a wide range of public and community social service agencies to meet and address the various needs of the community. In FY 2019, City staff will continue to collaborate internally, as well as with local non-profit advocacy groups and other County, State and Federal organizations.

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

The City coordinates with non-profit providers, community and faith-based organizations, public institutions and City Departments in the development of the Action Plan. The City will continue to coordinate in the future to ensure quality services are being made available to low income persons.

Discussion:

See discussions above.

Program Specific Requirements

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

Introduction:

The following describes other program specific requirements.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(l)(1)

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

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

Other CDBG Requirements

1. The amount of urgent need activities 0

The City does not anticipate generating any program income during the FY 2019 planning period.

Of the City's FY 2019 CDBG allocation, 20 percent is being allocated for eligible planning and administration activities. These activities are not subject to the low and moderate income benefit requirements. Of the remaining 80 percent, 100 percent will be used to benefit low and moderate income persons.

Appendix A: Summary of Public Outreach

Community Workshop

A total of three participants attended the Community Workshop (6 PM) held on January 10, 2019 and provided the following input:

Attendees: Veronica Tam and Associates, Veronica Tam and Holli Anderson
City of Perris, Sara Cortes de Pavon, Rebecca Rivera

Participants:

- **National Core:** Tony Mize
- **SWAG:** Monica Sapien and Aaron Petroff

Discussion:

Homeless

1. Need for programs and services for homeless
 - a. Combine housing services together
 - b. Making services wrap around in order to help someone come out of homelessness instead of falling back into it
 - c. More supportive housing in closer proximity to the City
 - d. Get more non-profits involved in the area to help with the homeless

Seniors

1. Need for programs and services for Seniors
 - a. Programs to educate seniors about fair housing

Consolidated Plan and Fair Housing Stakeholder Meeting

A total of 11 agencies attended the Stakeholder Meeting held on January 10, 2019 and provided the following input on fair housing issues in Perris:

Attendees: Veronica Tam and Associates, Veronica Tam and Holli Anderson City of Perris, Sara Cortes de Pavon, Rebecca Rivera

Participants:

- **Fair Housing Council:** Johnnie B Jones, Kari Kalinich and Craig Oliver
- **Enhance the Gift:** Margaret Briggs
- **Life Lifters International:** Tracey Holcomb
- **Family Service Association:** Tom Donahue
- **Boys and Girls Club of Menifee/Perris:** Julia Burch
- **Perris Valley Historical Museum:** Midgie Parker and Katie Keejes
- **Office of Senator Richard Roth:** Carina Tamayo
- **Riverside University Health Systems – Behavioral Health:** Cristine Lestage
- **Office of Assembly member Jose Medina:** Cesar Gomez
- **Perris 5th Street Church:** Mr. Forde
- **Perris Valley Youth Association Sports:** Andre Mitchell

Discussion:

Seniors

1. Need for programs and services for Seniors
 - a. More programs are needed for the Senior Center
 - b. Too many of the programs have become redundant
 - c. Create programs that help bring in more of the senior community than those who already utilize the center
 - d. Programs that can help diversify the seniors who utilize the programs
 - e. Hold a Fair Housing workshop for seniors
 - f. Fit for 50 can be a program offered
 - g. Relocation service funds for finding new housing
 - h. Transportation for seniors to get to and from the senior center
2. Senior Center updates
 - a. Advisory committee for the senior center
 - b. Remodel of the Senior Center kitchen
 - c.

Homeless

1. Need for programs and services for homeless
 - a. Services geared toward helping homeless families find housing
 - b. Services that a family can use when they are going to be evicted
 - c. Relocation service funds for finding new housing
2. Need for emergency shelter or homeless shelter in the City
 - a. Emergency shelter or provisional housing for homeless

- b. New regulations or a specific family shelter to help keep families who need temporary shelter together

Youth

- 1. Need for programs and services for youth
 - a. Activities to collectively gather youth in the City
 - b. Field trips for youth
 - c. Transportation services for youth to and from activities or to a specified center

Mailing List

To ensure that the fair housing concerns of low and moderate income and special needs residents were addressed, a copy of the public meeting notice was mailed to agencies and organizations that serve the low and moderate income and special needs community. The following agencies and organizations were contacted:

Housing Authority County of Riverside 5555 Arlington Ave. Riverside, CA 92504	Fair Housing Council of Riverside County 3933 Mission Inn Ave. Riverside, CA 92501	Path of Life Ministries 1240 Palmyrita Ave. Suite A, Riverside, CA 92507
Riverside County Sheriff's Department Homeless outreach team 137 North Perris Blvd., Perris, CA 92570	Riverside County Sheriff's Department Homeless outreach team 4060 County Circle Dr. Riverside, CA 92503	Department of Public Social Services Homless Program 4060 County Circle Drive Riverside, CA 92503
Riverside Dept of Public Social Services 371 Wilkerson Ave. Suite L, Perris, CA 92570	Riverside Transit Agency 1825 3rd St. Riverside, CA 92507	Riverside County Superintendent of schools 3939 13th st. Riverside, CA 92501
Eastern Municipal Water District 2270 Trumble Rd. Perris, CA 92570	Riverside County Economic Development Agency 1325 Spruce st. #110 Riverside, CA 92507	WRCOG 4080 Lemon st. 3rd Floor Ms 1032 Riverside, CA 92501
KB Homes 36310 Inland Valley Drive Wildomar, CA 92595	Bridge Housing 2202 30th St. San Diego, CA 92104	Habitat for Humanity 27479 Enterprise Circle West, Temecula, CA 92591
Jamboree Housing Corporation 17701 Cowan Ave. Suite 200 Irvine, CA 92614	MBK Homes Southern California 4 Park Plaza Suite 1000 Irvine, CA 92614	National CORE 9421 Haven Ave. Rancho Cucamonga, CA 91730
Olson Company 3010 Old Ranch Parkwy Seal Beach, CA 90740	Riverside Housing Development Corporation 4250 Brockton Ave. Riverside, CA 92501	TELACU Development 414 W. 4th St. Suite L Santa Ana, CA 92701
Wells Fargo Home Mortgage 36393 Riverside Plaza Drive, Suite 510 Riverside, CA 92506	Wells Fargo Home Mortgage 2560 N. Perris Blvd., Perris, CA 92571	Wells Fargo Home Mortgage 1280 Corona Pointe Ct. Suite 120 Corona, CA 92879
Bank of America 181 E. 4th St. Perris, CA 92570	Bank of America 3150 Case Road, Bldg G Perris, CA 92570	Chase 26750 McCall Blvd. Sun City, CA 92586
Chase 26220 Iris Ave. Moreno Valley, CA 92555	Chase 31575 Canyon Estates Lake Elsinore, CA 92530	First Mortgage Corporation 3585 Mail St. Suite 206, Riverside, CA 92501

<p>First Mortgage Corporation 13800 Heacock St. #C-234 Moreno Valley, CA 92553</p>	<p>Mountain West Financial Inc 1209 Nevada St. Suite 200 Redlands, CA 92374</p>	<p>Citibank 27190 SunCity Blvd. Sun City, CA 92586</p>
<p>Citibank 3580 Tyler St. Riverside, CA 92503</p>	<p>Pacific Union Financial LLC 1981 N. Broadway Suite 420 Walnut Creek, CA 94596</p>	<p>Provident Savings Bank 5225 Canyon Crest Dr. Riverside, CA 92507</p>
<p>Provident Savings Bank 3756 Central Ave. Riverside, CA 92506</p>	<p>Provident Savings Bank 6529 Riverside Ave #160, Riverside, CA 92506</p>	<p>Inland Valley Association of Realtors 3690 Elizabeth St. Riverside, CA 92506</p>
<p>Apartment Association of Riverside County 7121 Magnolia Ave. Riverside, CA 92504</p> <p>RE/MAX Results 23580 Sunnymead Blvd. Moreno Valley, CA 92553</p>	<p>Apartment Association Greater Inland Empire 8250 White Oak Avenue, Suite 100 Rancho Cucamonga, CA 91730</p> <p>RE/MAX Diamond Realty 26900 Newport Rd. Ste 120 Menifee, CA 92584</p>	<p>John Denver Realty 414 E. Fourth St. Perris, CA 92570</p> <p>RE/MAX Horizon 6670 Alessandro Blvd. Ste H Riverside, CA 92506</p>
<p>RE/MAX All Stars 6809 Indinana Ave. Ste 101 Riverside, CA 92506</p>	<p>CENTURY 21 Now Realty 161 North McKinley St. Suite 120 Corona, CA 92879</p>	<p>CENTURY 21 Preferred 25050 Madison Ave. Ste 101 Murrieta, CA 92562</p>
<p>CENTURY 21 Award 30589 Temecula Parkway, Temecula, CA 92592</p>	<p>Coldwell Banker Armstrong Properties 6809 Brocton Ave. Riverside, CA 92506</p>	<p>Coldwell Banker Associated Brokers Realty 28120 Bradley Rd. Sun City, CA 92586</p>
<p>Coldwell Banker Kivett-Teeters Associates 310 E. Florida Ave. Suite A , Hemet, CA 92543</p>	<p>Dream Big Real Estate 7893 Mission Grove Parkway Suite A Riverside, CA 92508</p>	<p>TEA real Estate 420 E. 4th St. #18-A Perris, CA 92570</p>
<p>Castaneda Real Estate 425 W. Rider St. Suite #A-7 Perris, CA 92571</p>	<p>Prudential California Realty 12125 Day St. #E-301 Moreno Valley, CA 92557</p>	<p>Prudential California Realty- Regional Office 6349 Riverside Ave. Riverside, CA 92506</p>
<p>Riverside County Health Department 4065 County Cir. Dr. Riverside, CA 92503</p>	<p>WIC Program 308 E. San Jacinto Ave. Perris, CA 92570</p>	<p>The Arc of Riverside County 8138 Mar Vista Court Riverside, CA 92504</p>

<p>Alternatives to Domestic Violence PO BOX 910 Riverside, CA 92502</p> <p>Grid Alternatives 1660 Chicago Ave M21 Riverside, CA 92507</p>	<p>Community Action Partnership of Riverside County 2038 Iowa Ave. Suite B-102 Riverside, CA 92507</p> <p>Enhance The Gift Ministries 10030 Cartagena Drive Moreno Valley, CA 92557</p>	<p>Sigma Beta Xi 12540 Heacock Street, Suite 5 Moreno Valley, CA 92553</p> <p>Moreno Valley Youth Opportunity Center 23080 Alesandro BLVD Suite 236 Moreno Valley, CA 92553</p>
<p>Inland County Legal Services 1040 Iowa Ave. Suite 109 Riverside, CA 92507</p>	<p>Telecare Corporation Mental Health Urgent care- Perris 85 Ramona Expressway Suites 1-3 Perris, CA 92571</p>	<p>FSA Family Service Association 21250 Box Springs Road, Suite 212, Moreno Valley, CA 92557</p>
<p>FSA Family Service Association 21250 Box Springs Road, Suite 212, Moreno Valley, CA 92557</p>	<p>Foothill AIDS Project 3576 Arlington Ave. #206 Riverside, CA 92506</p>	<p>Inland AIDS Project 6700 Indiana Ave. Suite 220 Riverside, CA 92506</p>
<p>Lutheran Social Services 3772 Taft St. Riverside, CA 92503</p>	<p>Catholic Charities- Moreno Valley Regional Office 23623 Sunneymead Blvd., Suite E Moreno Valley, CA 92553</p>	<p>Riverside University Health System 1405 Sruce Street, Suite A, Riverside, CA 92507</p>
<p>Riverside Coutry Public Health 4065 County Cir Dr. Riverside, CA 92503</p>	<p>RI Recovery 170 Wilkerson Ave. Ste A- B Perris, CA 92570</p>	<p>Recovery Center 236 E. 3rd Sut. B Perris, CA 92570</p>
<p>Oasis Youth Center 351 Wilkerson Ave. Sut. F Perris, CA 92570</p>	<p>Riverside County Office on Aging 6296 River Crest Dr. Riverside, CA 92507</p>	<p>Todec Legal Center 234 S. D st. Perris, CA 92570</p>
<p>Rotary Club of Perris P.O.Box 186 Perris, CA 92572</p>	<p>United Way of the Inland Empire 25109 Jefferson Ave. #225-A Murrieta, CA 92562</p>	<p>Perris Valley Youth Association Sports P.O.Box 478 Perris, CA 92572</p>
<p>Restoring Hope Community Service Inc. 22985 Mountain Ave. Perris, CA 92571</p>	<p>Perris Valley Historical Museum 120 West 4th Street, Perris, CA 92570</p>	<p>Perris Valley Historical Museum P.O.Box 343 Perris, CA 92572</p>
<p>Perris Valley Woman's Club 30412 Miranda Dr. Menifee, CA 92584</p>	<p>1 Southwest Veterans Business Resource 227 North D st. Perris, CA 92570</p>	<p>Riverside County Veterans Services 4360 Orange St. Riverside, CA 92501</p>

American Cancer Society 6355 Riverside Ave. Riverside, CA 92506	Soroptimist International 303 Monument Parkway Perris, CA 92570	Big League Dreams 2155 Trumble Rd. Perris, CA 92570
Lake Perris SRA 17801 Lake Perris Dr. Perris, CA 92571	Family Service Association 21091 Rider St. Perris, CA 92570	Orange Empire Railway Museum 2201 S. A st Perris, CA 92570
Perris Elementary School District 143 E. 1st Street Perris, CA 92570	Riverside and San Bernardino Counties Building and Construction Trades Council 1074 East La Cadena Dr. Ste. 8 Riverside, CA 92501	Riverside County Sherrif Department 137 N. Perris Bl. Sut. A Perris, CA 92570
The Perris Progress 277 E. 4th Street Sut. F Perris, CA 92570	The Concerned Family 18865 Clarke Street Perris, CA 92570	Torres Martinez Tribal TANF 641 N. State Street, San Jacinto, CA 92583
Learning Edge Learning Center 24021 Alessandro Blvd. Suite 107A Moreno Valley, CA 92553	Oak Grove Center 24275 Jefferson Ave. Murrieta, CA 92562	Veterans of Foreign Wars Post 888 623 S. "D" Street, Perris, CA 92570
Safe House 9658 Hayes Street Riverside, CA 92503	Perris Valley Filipino American Association Inc. 82 Coliseum St. Perris, CA 92571	Rescare Workforce services 351 Wilkerson Ave. Suite. F Perris, CA 92570
Rescare Workforce services 351 Wilkerson Ave. Suite. F Perris, CA 92570	Ptown Combat Sports Academy 3110 Indian Ave, Perris, CA 92571	Boys & Girls Club of Menifee Valley P.O. Box 2423 Menifee, CA 92586
Youth & Family Wellness Center of Perris 3040 Saffron Ct. Perris, CA 92571	California Family Life Center P.O. Box 727 Hemet, CA 92546	Learn4Life 1695 Spruce Street, Suite 110 Riverside, CA 92507
Learn4Life 177 Holston Drive, Lancaster, CA 93535	Million Kids P.O. Box 7295 Riverside, CA 92513	Community Engagement Specialist Educational Sevices 1151 N A St. Perris, CA 92570
Academic Advantage 24785 Chippendale Street Moreno Valley, CA 92553	Perris Valley Care Center 308 E. San Jacinto Ave. Perris, CA 92570	Perris Valley Chamber of Commerce 227 N. "D" Street Perris, CA 92570

Hospice of the Valleys 25240 Hancock Ave. Suite 120 Murrieta, CA 92562	Inland Regional Center 1500 Iowa Ave. Suite 100 Riverside, CA 92507	Riverside County Public Health Perris Family Care Center 308 E.San Jacino Avenue Perris, CA 92570
Riverside County 4080 Lemon st. Riverside, CA 92501	Southern California Fair 18700 Lake Perris Dr. Perris, CA 92571	California State Assembly District of Jose Medina 1223 University Ave. Riverside, CA 92507
State of California, Department of Rehabilitation 27555 Ynez Road, Suite 310 Temecula, CA 92591	5th District County of Riverside Supervisor 137 S. Perris Blvd. #137C Perris, CA 92570	Congressman Mark Takano, 41st District 3403 10th St. #610 Riverside, CA 92501
Mt. San Jacinto College 28237 La Piedra Road, Menifee, CA 92584	Mt. San Jacinto Community College 1499 N. State St. San Jacinto, CA 92583	California State Senator Richard Roth 3737 Main Street Suite 104 Riverside, CA 92501
Perris Elementary School District 143 E. 1st St. Perris, CA 92570	Perris Union High School 155 E. 4th Street Perris, CA 92570	Val Verde School District 975 West Morgan Street Perris, CA 92571
Val Verde School District 972 W. Morgan Street Perris, CA 92571	Val Verde School District 975 West Morgan Street Perris, CA 92571	Val Verde School District 975 W. Morgan St. Perris, CA 92571
Riverside University Health System Behavioral Health 1820 N University Ave. Riverside, CA 92507	Riverside University Health System Behavioral Health 3125 Myers Street, Riverside, CA 92503	Riverside City College 4800 Magnolia Avenue Riverside, CA 92506
Riverside County Black Chamber of Commerce 2060 Chicago Ave. Suite A13 Riverside, CA 92507	Community Association of Perris P.O.Box 1659 Perris, CA 92572	FreeIndeed Christian Fellowship 430 South D Street Perris, CA 92570
New Life Fellowship Of Perris 1041 Davids Rd, Perris, CA 92571		

Stakeholder Questionnaire

In the event that they were unable to attend, all contacted agencies and organizations who were invited to participate at the Stakeholders Meeting on January 10, 2019 were also sent the following questionnaire to fill out and return to the City:

Stakeholder Survey

The City of Perris is seeking stakeholder input for its 2019-2024 Consolidated Plan. The plan is required by the U.S. Department of Housing and Urban Development (HUD), and serves to prioritize housing and community development needs and determine funding allocations for those needs. As a service provider for Perris residents, please tell us what you feel is important so that you can continue to provide necessary and critical services in the community. The survey should take less than 10 minutes to complete. Thank your for your time, participation, and feedback.

* Required

1. Organization/Business Name & Address *

2. Contact Name, Phone Number & Email Address *

3. Do you currently receive CDBG funding from the City of Perris? *

Check all that apply.

- Yes, current sub-grantee
- No, past CDBG sub-grantee
- Agency has never received CDBG funding from the City of Perris

4. Select the designation that best describes your agency. *

Check all that apply.

- Non-profit
- Community Housing Development Organization (CHDO)
- Developer
- Faith-based
- Local Business
- Charitable for-profit entity
- Government
- Education
- Other: _____

5. Provide at least 1 improvement that you would like to see for the City CDBG program/policy. *

If you have never received CDBG funding, enter N/A.

6. What types of services does your agency provide? *

Check all that apply

Check all that apply.

- Affordable housing advocacy
- Affordable housing development
- Affordable housing provision
- Childcare
- Credit Counseling/Foreclosure
- Criminal Justice
- Domestic Violence Services
- Economic Development
- Education
- Emergency Assistance (not shelter)
- Employment Training
- Environmental Justice
- Fair Housing
- Food Assistance (including food pantry)
- Government
- Homeless Services
- Home ownership counseling or services
- Housing
- Housing Rehabilitation
- Insurance
- Land use planning
- Landlord/Tenant services
- Legal Aid
- Lending
- Market Rate housing development
- Mental Health Services
- Property Management
- Public Health services
- Public Housing authority
- Recreation
- Residential appraisals
- Senior Services
- Services for people with HIV/AIDS
- Services for immigrants or refugees
- Services for Persons with Disabilities
- Services for low income residents
- Substance abuse services

- Shelter - homeless
- Shelter - Crisis or domestic violence
- Option 40
- Translation Services
- Transportation
- Utilities
- Veterans services
- Youth services
- Other: _____

7. What are the boundaries of service for your agency? *

Check all that apply.

- Statewide
- Riverside County
- Other: _____

8. How are clients referred to your agency? *

Select all that apply.

Check all that apply.

- Government Agencies
- Community Organizations
- Newspapers
- Internet
- Outreach efforts
- Centralized Intake/ 211
- Other: _____

9. What are the 3 greatest barriers faced by Perris residents attempting to obtain your agency services? *

10. List any critical issues facing service providers that may pose constraints to the provision of local services. *

11. Estimate the percentage of your clients who fall into the household income categories described by the 2018 HUD income table below for Riverside County. *

RIVERSIDE COUNTY 2018 Income Limits

Household Size	1	2	3	4	5	6	7	8
Extremely-low (30% of MFI*)	\$14,150	\$16,200	\$18,200	\$20,200	\$21,850	\$23,450	\$25,050	\$26,700
Very-low Income (50% of MFI*)	\$23,600	\$27,000	\$30,350	\$33,700	\$36,400	\$39,100	\$41,800	\$44,500
Low/Moderate Income (80% of MFI*)	\$37,750	\$43,150	\$48,550	\$53,900	\$58,250	\$62,550	\$66,850	\$71,150

12. Rank the degree of need for each of the following PUBLIC IMPROVEMENTS in the City of Perris: *

Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Critical Need	Don't Know
Streets & Sidewalks	<input type="radio"/>					
Street Lighting	<input type="radio"/>					
Parks	<input type="radio"/>					
Beautification/Enhanced Public Space	<input type="radio"/>					
Accessibility/Safety for Disabled	<input type="radio"/>					
Water/Sewer Improvements	<input type="radio"/>					
Senior Center	<input type="radio"/>					
Youth Centers	<input type="radio"/>					
Child Care Centers	<input type="radio"/>					
Food Banks	<input type="radio"/>					
Disables Accessibility of Public Facilities	<input type="radio"/>					

13. Are there any other type of Public Improvement needs that were not previously listed? If so, please describe below and identify the need level you consider it to be?

14. Think about the Downtown ('D' St.) revitalization. What would you like to see included? What challenges have you experienced or seen? *

15. Rate the degree of need for each of the following PUBLIC SERVICES in the City of Perris: *
Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Critical Need	Don't Know
Youth Services	<input type="radio"/>					
Childcare Services	<input type="radio"/>					
Services for persons with Disabilities	<input type="radio"/>					
Senior Services	<input type="radio"/>					
Health services	<input type="radio"/>					
Mental Health Services	<input type="radio"/>					
Employment Training	<input type="radio"/>					
Fair Housing	<input type="radio"/>					
Credit Counseling/Foreclosure Prevention	<input type="radio"/>					
Crisis Intervention	<input type="radio"/>					
Emergency Shelter for Homeless	<input type="radio"/>					
Emergency Shelter for Domestic Violence Victims	<input type="radio"/>					
Information & Referral	<input type="radio"/>					
Substance Abuse Services	<input type="radio"/>					
Food Assistance	<input type="radio"/>					
Education	<input type="radio"/>					
Life Skills	<input type="radio"/>					

16. Are there any other type of Public Service needs that were not previously listed? If so, please describe below and identify the need level you consider it to be?

17. What advice do you have for the City to be able to increase the effectiveness of its Public Service programs? *

18. Rate the degree of need for each of the following ECONOMIC DEVELOPMENT services in the City of Perris: *

Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Critical Need	Don't Know
Job Development/Creation	<input type="radio"/>					
Small Business Loans	<input type="radio"/>					
Storefront Improvements	<input type="radio"/>					
Property Cleanup	<input type="radio"/>					
Technical Assistance to Small Businesses	<input type="radio"/>					
Attraction of new businesses	<input type="radio"/>					
Retention of existing businesses	<input type="radio"/>					
Expansion of existing businesses	<input type="radio"/>					
Provision of job training	<input type="radio"/>					
Provision of job re-training, such as after business closure	<input type="radio"/>					
Enhancement of business infrastructure	<input type="radio"/>					
Provision of venture capital	<input type="radio"/>					
Development of business incubators	<input type="radio"/>					
Development of business parks	<input type="radio"/>					
Foster businesses with high paying jobs	<input type="radio"/>					

19. Are there any other type of Economic Development needs that were not previously listed? If so, please describe below and identify the need level you consider it to be?

20. What advice do you have for the City to be able to increase the effectiveness of its Economic Development programs. *

Includes Workforce Development programming

21. Rate the degree of need for each of the following HOUSING services in the City of Perris: *

Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Critical Need	Don't Know
Interim Housing (Emergency Shelter and Transitional Housing)	<input type="radio"/>					
Permanent Supportive Housing	<input type="radio"/>					
Senior Housing	<input type="radio"/>					
Housing for Persons with Addictions	<input type="radio"/>					
Housing for Persons with HIV/AIDS	<input type="radio"/>					
Housing for Persons with Developmental Disabilities	<input type="radio"/>					
Housing for Persons with Mental Illness	<input type="radio"/>					
Housing for Persons with Functional Disabilities	<input type="radio"/>					
Housing for Victims of Domestic Violence	<input type="radio"/>					
Housing for Migrant Farm Workers	<input type="radio"/>					
Housing for Homeless Youth	<input type="radio"/>					
Construction of new affordable for-sale housing	<input type="radio"/>					
Construction of new affordable rental housing	<input type="radio"/>					
Housing for Low-Income households	<input type="radio"/>					
Rental Assistance	<input type="radio"/>					
Mixed use housing	<input type="radio"/>					
Downtown housing	<input type="radio"/>					

22. Are there any other type of Housing needs that were not previously listed? If so, please describe below and identify the need level you consider it to be?

23. What are the greatest unmet Housing needs for your clientele? *

Select all that apply.
Check all that apply.

- Emergency Shelter for homeless/homeless shelter
- Homeownership opportunities
- Housing for adults with criminal (felony) history
- Permanent housing solutions for chronic homelessness
- Housing for other homeless populations
- Housing for Low-income households
- Housing for persons with cognitive disabilities
- Housing for persons with HIV/AIDS
- Housing for persons with physical disability
- Housing for persons with serious mental illness
- Housing for seniors
- Housing rehabilitation
- Housing for families
- Housing for persons with addictions
- Youth Shelters
- Workforce housing
- Other: _____

24. Of your Perris clients, which type has been most affected by changes in the housing market in the last year? *

Ex: families, single parent households, etc.

25. Are you aware of any policies or practices that may constrain or curtail affordable housing development and/or its location? *

Select all that apply.
Check all that apply.

- Land use policies
- Zoning
- Occupancy standards
- Health and safety codes
- Property tax policies
- Housing construction standards
- Neighborhood or community development policies
- Limited access to government services, such as employment services
- Public administrative actions or regulations
- NIMBY (Not In My Back Yard) mentality
- Building codes/ practices
- Building inspection services
- The use of crime statistics/police and highway reports
- School enrollment/graduation statistics
- Other: _____

26. For any of the barriers you selected above, please describe the barrier and the best way you think the City of Perris can overcome it. *

27. What advice do you have for the City to be able to increase the effectiveness of its housing programs.

28. Which homeless populations are a priority for your agency? *

Select all that apply
Check all that apply.

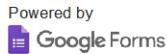
- Men
- Women
- Veterans
- Families
- Youth - general
- Youth transitioning out of foster care
- Chronic Homeless
- Other: _____

29. Rate the degree of need for each of the following services for Homeless individuals in the City of Perris: *

Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Critical Need	Don't Know
Job Training	<input type="radio"/>					
Case Management/Life Skills	<input type="radio"/>					
Substance Abuse Treatment	<input type="radio"/>					
Mental Health Care	<input type="radio"/>					
Physical Health Care (medical, dental, etc)	<input type="radio"/>					
Legal	<input type="radio"/>					
Row 7	<input type="radio"/>					

30. Are there any other type of services for homeless individuals that were not previously listed? If so, please describe below and identify the need level you consider it to be?

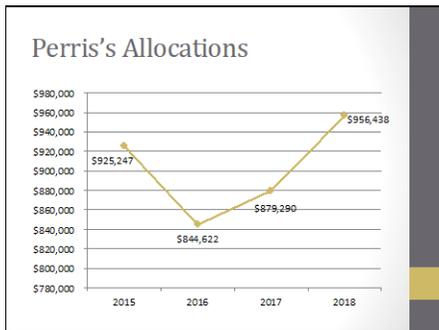


Outreach Material and Sign-In Sheets

Consolidated Plan and Fair Housing Workshop

What is the Consolidated Plan?

- A Consolidated Plan is required in order to receive Community Development Block Grant (CDBG) funds from HUD.
- 5 Year strategic Plan
 - Analysis of housing and community development needs
 - Strategy (projects and programs) to address those needs



Potential Uses of CDBG Funds

- Eligible activities and projects include:
 - Creation and retention of affordable housing
 - Infrastructure improvements
 - Community facilities
 - Community services
 - Special needs services
 - Job creation and retention



Previous Projects

- Perris Employment Program
- FSA- More Than a Meal (Senior Nutrition Program)
- Sidewalk and Pedestrian Ramp Improvements – Citywide
- Senior Center Renovations
- Perris Valley Youth Association – Mentoring Program

What is the AI?

- Analysis of Impediments to Fair Housing Choice (AI)



Why Develop an AI?

- Required by HUD to receive CDBG and other federal funding
- HUD programs must be administered to “affirmatively further fair housing”
 - Conduct Analysis of Impediments to Fair Housing Choice
 - Take actions to overcome impediments
 - Maintain records on analysis and actions

What is in the AI?

- Demographic and housing characteristics
- Practices in the housing market
- Patterns and trends of housing discrimination
- Public policies and regulations regarding housing choice
- Fair housing services and resources available
- Issues and recommendations

Fair Housing Definition

- Fair housing describes a condition in which individuals of similar income levels in the same housing market have a like range of choice available to them regardless of their protected class status.
- Prohibits discrimination in housing choice because of protected class status

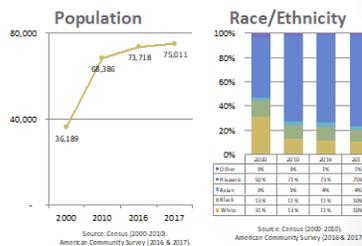
Fair Housing: Protected Classifications

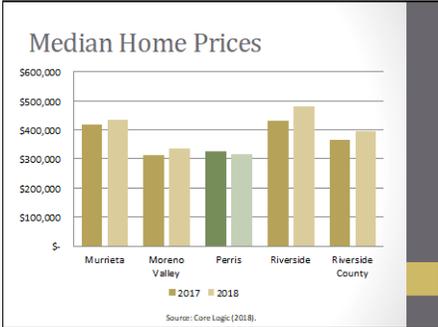
- | | |
|--|--|
| <p>Federal</p> <ul style="list-style-type: none"> • Race • Color • National Origin • Disability: Mental & Physical • Religion • Sex • Familial Status (Under 18) | <p>State</p> <ul style="list-style-type: none"> • Mental Status • Ancestry • Source of Income • Sexual Orientation • Age • Arbitrary Physical Characteristics • Gender Identity • Citizenship • Primary Language • Immigration Status • Student Status (Los Angeles) |
|--|--|

What is not Fair Housing?

- Affordability
 - Low income is not a protected class
 - Affordability issues are not fair housing issues, unless affordability disproportionately impacts a protected class
- Tenant/Landlord Issues
 - Tenant/landlord disputes are not fair housing issues, unless the disputes are based on protected classes

Perris Today





Survey

Resident Survey

Stakeholder Survey

- ### Discussion Topics
- Community Needs and Priorities
 - Housing Types
 - Business and Economic Development
 - Infrastructure
 - Community and Public Facilities
 - Human and Public Services
 - Ideas to further promote fair housing?



City of Perris

Consolidated Plan and Fair Housing Stakeholder Meeting

Thursday, January 10th, 2019, 2:30 PM

Sign-In Sheet

Print Name	Organization	Address	Email	Telephone No.
Dominie B Jones	Fair Housing Council	2390 Lakeside Blvd	jones@fairhousing.net	951-653-3314
Jan Valovich	Fair Housing Council	10030 Antares Dr. #100	enhance@fht@verizon.net	(951) 961-4399
Margaret Briggs	Enhance the City	4146 BOSTON AVE	COLIVER@fht.org	(951) 652-6589
CLARA OLIVERA	FAIR HOUSING	P.O. Box 6166 March 9229, CA	11614@systontransit.com	819-1006
Tracey C. Heland	Life Lifters International	PO Box 24923 Monte Rey 92586	tom.donahue@lifa.com	951-246-8845
Tom Donahue	FAMILY SERVICE ASSN	21850 BOX SPRING RD	tom.donahue@fhsca.org	
Julia Birch	BOYS GIRLS CLUB OF MONTE REY PERRIS	PO Box 24923 Monte Rey 92586	julia@monteey.org	(951) 246-8845
Midgie Franken	Perris Valley Museum	21621 Lakeside Pkwy Perris 92577	Tom and midgie@yahoo.com	951-657-5027
Janice Hayes	Perris Valley Historical Museum	21825 MONTREY RD Perris 92586		
Carina Tamayo	Office of Senior Richard Roth	3757 Main St. Suite 104 Riverside 92501	Carina.Tamayo@son.ca.gov	(951) 980-6750
CRISTINE LESTAGE	RUTHS BEHAVIORAL HEALTH	3925 KAYE ST PERRIS 92577	CLESTAGE@RUTHS.BH.ORG	951-358-3062
ROBERTA KINORA	City of Perris			
Cesar Gomez	Asa Jose Medina	1225 UNIVERSITY AVE SUITE 210, RIVERSIDE	cesar.gomez@asjm.ca.gov	951-364-6644
Wade Fork	Perris 5th St Church	300 E. 5th St Perris	perris.pastor@gmail.com	(909) 633-3458
Ande Mitraw	PURVIS	P.O. BOX 1178 Perris	Sirlance1491@gmail.com	951 966-3946



Notice of Community Planning Meeting

The City of Perris wants to hear from you!

Please join community members, housing professionals, and service providers to discuss the needs of the low and moderating income community and to explore the issue of fair housing in the City of Perris. Your input will help set the priorities for the use of CDBG funding for the next five years and identify any impediments to fair housing choice.

The meeting is scheduled for :

Thursday, January 10th at 6:00 PM

City of Perris Council Chambers

101 North D. Street

Perris, CA 92570

The city will be providing Spanish interpretation and there will be childcare available for kids who are potty trained

Also, check out our online resident survey by scanning the QR code with your smartphone camera! The survey can also be reached by visiting the City of Perris website under "City Announcements"



If you prefer to make written comments they may be sent to:

City of Perris

Attn: Sara Cortes de Pavon

101 North D. Street

Perris, CA 92570

For additional information or to request a reasonable accomodation, please contact Sara Cortes de Pavon at scortes-depavon@cityofperris.org or 951-435-6100 ext. 254.

Consolidated Plan and Fair Housing Meeting

Thursday, January 10th at 2:30 PM

City of Perris Council Chambers
101 North D. Street
Perris, CA 92570

The City of Perris invites you to participate in a Stakeholder meeting to discuss the needs of the low and moderate-income community and to explore the issue of fair housing with other professionals and service providers. Your input will help set the priorities for the use of CDBG funding for the next five years, and identify any impediments to fair housing choice. You may also join us for the community meeting that begins at 6:00 PM in the Council Chambers.

[Also, please help us out by completing our online survey!](#)
[Use your smartphone camera to scan the QR code on the right to be taken to the stakeholder survey](#)



For more information or if you are in need of a reasonable accommodation, please contact:
Sara Cortes de Pavon at scortes-depavon@cityofperris.org or 951-435-6100 ext. 254

Community Needs Survey

The City of Perris developed a survey to learn about community needs and to also gauge the perception of fair housing needs and concerns of residents. The survey was offered online in both English and Spanish on SurveyMonkey and paper copies were also available at the City's gym, senior center and Development Services Counter. The survey remained open until February 2019

Resident Survey

The City of Perris is developing a five-year plan to guide policy, action, and investment for housing, economic development, infrastructure, and community and public facilities over the next several years. Known as the Consolidated Plan, it is required by the U.S. Department of Housing and Urban Development (HUD), and serves to prioritize housing and community development needs and determine funding allocations for those needs. As a Perris resident, please tell us what you feel is important in your neighborhood and community. Your survey responses will remain anonymous and this effort should take less than 10 minutes to complete. Thank your for your time, participation, and feedback.

* Required

1. Select which neighborhood in the City of Perris you reside in: *

Mark only one oval.

- Avelena
- Classic Pacific
- Downtown Perris
- Enchanted Hills
- Green Valley
- May Ranch
- Monument Ranch
- Villages of Avalon
- Not a Perris Resident
- Other: _____

2. Please rate the degree of need for each of the following HOUSING activities in the City of Perris: *

Special needs housing asked separately below.
 Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Don't Know
Construction of new affordable for-sale housing	<input type="radio"/>				
Construction of new affordable rental housing	<input type="radio"/>				
First time homebuyer assistance	<input type="radio"/>				
Rental assistance	<input type="radio"/>				
Homeowner housing rehabilitation	<input type="radio"/>				
Rental housing rehabilitation	<input type="radio"/>				
Energy efficient retrofits	<input type="radio"/>				
Housing demolition	<input type="radio"/>				
Downtown housing	<input type="radio"/>				
Mixed use housing	<input type="radio"/>				
Retrofitting existing housing to fit seniors' needs	<input type="radio"/>				
Preservation of federal subsidized housing	<input type="radio"/>				
Supportive housing for people who are homeless or disabled	<input type="radio"/>				
Rental housing for very-low to low-income households	<input type="radio"/>				

3. Are there any other type of Housing activities you are considering that was not previously listed? If so, please describe below and identify the need level you consider it to be?

Do not include Special Needs housing activities.

4. Rate the degree of need for each of the following SPECIAL NEEDS HOUSING in the City of Perris: *

Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Don't Know
Homeless Shelters	<input type="radio"/>				
Emergency Shelters	<input type="radio"/>				
Transitional Housing	<input type="radio"/>				
Shelters for Youth	<input type="radio"/>				
Senior housing, such as nursing homes or assisted living facilities.	<input type="radio"/>				
Housing designated for persons with disabilities	<input type="radio"/>				
Permanent supportive housing, such as subsidized housing that offers services for persons with mental disabilities	<input type="radio"/>				
Rapid rehousing rental assistance for homeless households	<input type="radio"/>				

5. Are there any other type of Special Needs Housing you are considering that was not previously listed? If so, please describe below and identify the need level you consider it to be?

6. Rate the degree of need for each of the following BUSINESS & ECONOMIC DEVELOPMENT activities in the City of Perris: *

Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Don't Know
Attraction of new businesses	<input type="radio"/>				
Retention of existing businesses	<input type="radio"/>				
Expansion of existing businesses	<input type="radio"/>				
Business Support Services	<input type="radio"/>				
Provision of job training	<input type="radio"/>				
Provision of job re-training, such as after business closures	<input type="radio"/>				
Enhancement of business infrastructure	<input type="radio"/>				
Provision of working capital for businesses	<input type="radio"/>				
Provision of technical assistance & capacity building for businesses	<input type="radio"/>				
Investment as equity partners	<input type="radio"/>				
Provision of venture capital	<input type="radio"/>				
Development of business incubators	<input type="radio"/>				
Development of business parks	<input type="radio"/>				
Foster businesses with high paying jobs	<input type="radio"/>				
Commercial rehabilitation	<input type="radio"/>				
Neighborhood based small businesses	<input type="radio"/>				

7. Are there any other type of Business and Economic Development activities you are considering that was not previously listed? If so, please describe below and identify the need level you consider it to be?

8. Rate the degree of need for each of the following INFRASTRUCTURE activities in the City of Perris: *

Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Don't Know
Street and road improvements	<input type="radio"/>				
Street Lighting	<input type="radio"/>				
Sidewalk improvements	<input type="radio"/>				
Water system capacity improvements	<input type="radio"/>				
Water quality improvements	<input type="radio"/>				
Sewer system improvements	<input type="radio"/>				
Bicycle and walking paths	<input type="radio"/>				
Accessibility improvements (ADA)	<input type="radio"/>				
Public Transit	<input type="radio"/>				
Infrastructure for Internet Access	<input type="radio"/>				

9. Are there any other type of Infrastructure activities you are considering that was not previously listed? If so, please describe below and identify the need level you consider it to be?

10. Rate the degree of need for each of the following COMMUNITY & PUBLIC FACILITIES in the City of Perris: *

Mark only one oval per row.

	No Need	Low Need	Medium Need	High Need	Don't Know
Youth Centers	<input type="radio"/>				
Community Centers	<input type="radio"/>				
Childcare facilities	<input type="radio"/>				
Parks & recreation centers	<input type="radio"/>				
Senior Centers	<input type="radio"/>				
Healthcare facilities	<input type="radio"/>				
Residential treatment centers	<input type="radio"/>				
Public buildings with improved accessibility	<input type="radio"/>				

11. Are there any other type of Community and Public Facilities you are considering that was not previously listed? If so, please describe below and identify the need level you consider it to be?

12. Rate the degree of need for each of the following HUMAN & PUBLIC SERVICES in the City of Perris: *

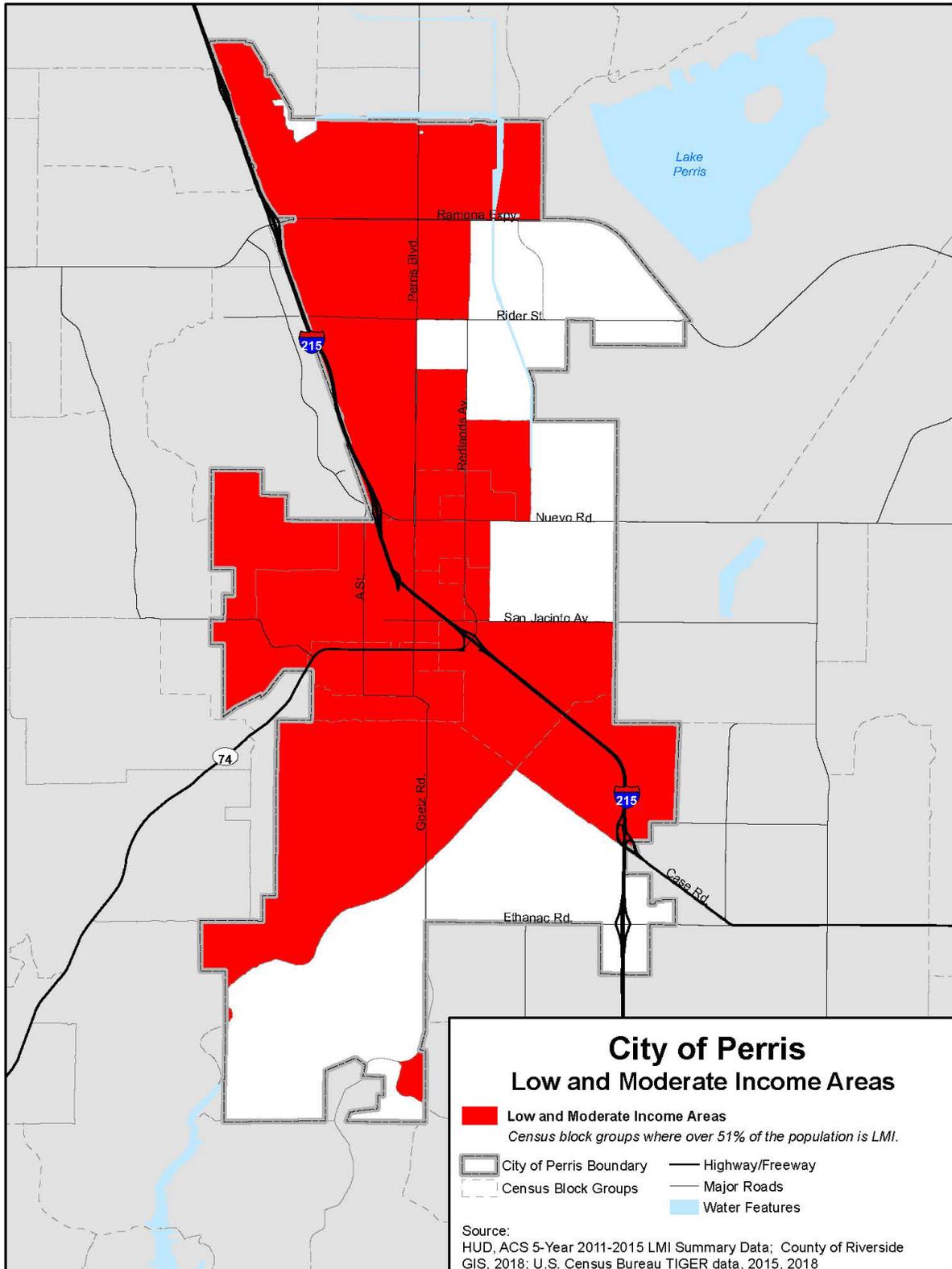
Mark only one oval per row.

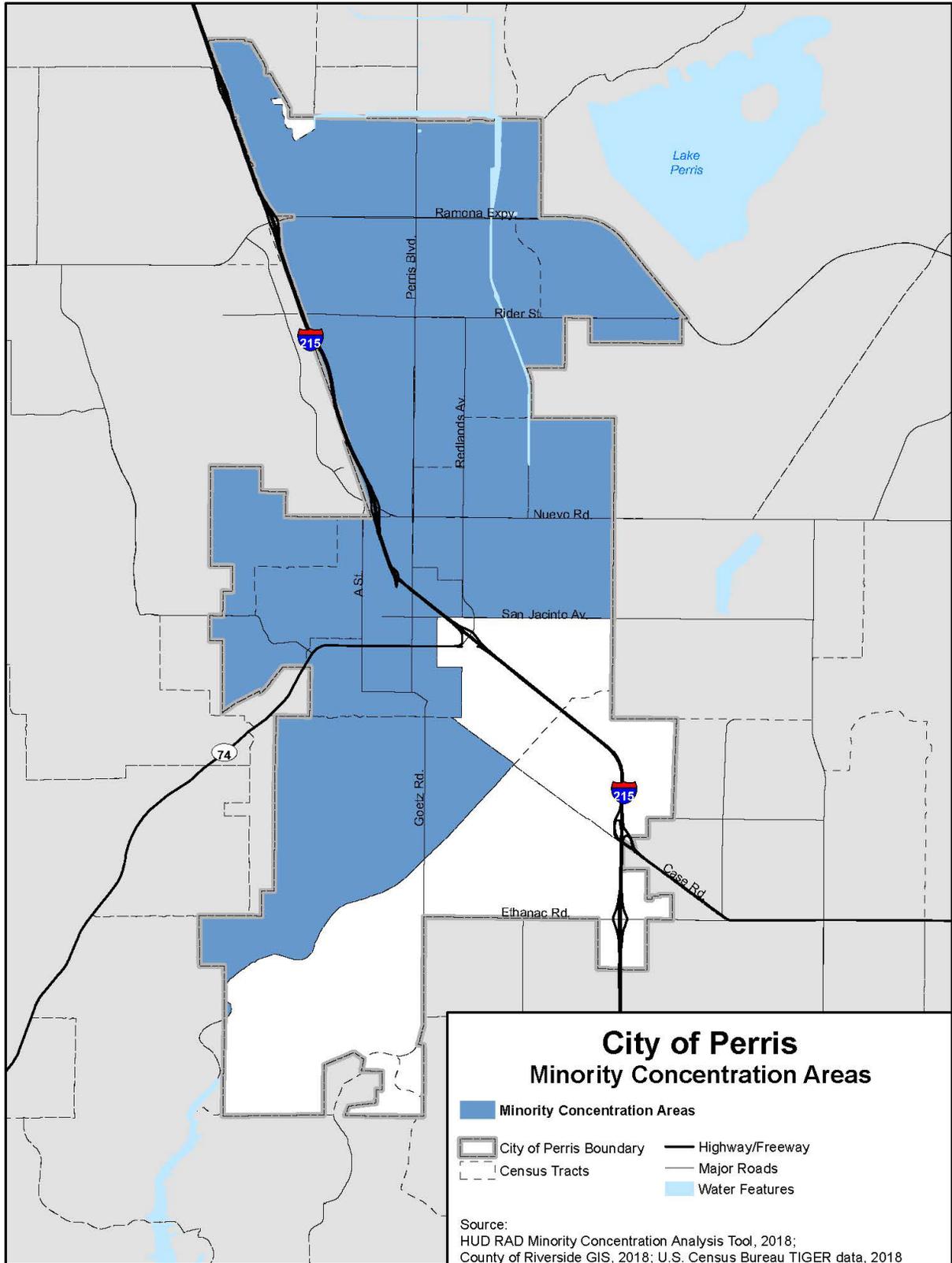
	No Need	Low Need	Medium Need	High Need	Don't Know
Youth Services	<input type="radio"/>				
Senior Services	<input type="radio"/>				
Veteran services	<input type="radio"/>				
Transportation services	<input type="radio"/>				
Healthcare services	<input type="radio"/>				
Childcare services	<input type="radio"/>				
Fair Housing activities	<input type="radio"/>				
Fair Housing education	<input type="radio"/>				
Tenant/Landlord counseling	<input type="radio"/>				
Home-buyer education	<input type="radio"/>				
Crime awareness education	<input type="radio"/>				
Mitigation of lead-based paint hazards	<input type="radio"/>				
Mitigation of asbestos hazards	<input type="radio"/>				
Employment services	<input type="radio"/>				
Youth employment	<input type="radio"/>				
Mental health/chemical dependency services	<input type="radio"/>				
Domestic Violence services	<input type="radio"/>				
Code enforcement	<input type="radio"/>				
Clean up of abandoned lots and buildings	<input type="radio"/>				
Services for persons recently released from jail/prison	<input type="radio"/>				
Education	<input type="radio"/>				
Life Skills	<input type="radio"/>				

13. Are there any other type of Human & Public Services you are considering that was not previously listed? If so, please describe below and identify the need level you consider it to be?



Appendix B: Low and Moderate Income and Minority Concentration Maps





Appendix C: Certifications

Appendix D: SF 424 Form
