



**Mitch Slagerman**  
Community Development  
and Housing Director

#### **Mission Statement**

*The Community Development and Housing Department is a diverse team that utilizes experience and knowledge to achieve a better quality of life for county residents by providing quality programs and services. In addition, the department is a good steward of the Public Trust, effectively and efficiently delivering community development and housing program resources.*



#### **GOALS**

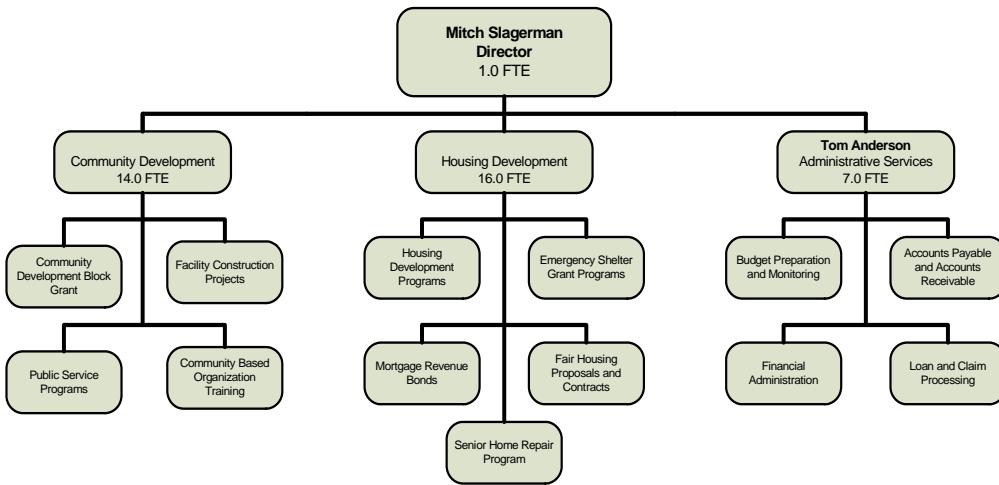
**IMPROVE COMMUNITIES BY FINANCING CONSTRUCTION PROJECTS AND NEW AND INCREASED PUBLIC SERVICES**

**EXPAND THE SUPPLY OF QUALITY, SAFE, SANITARY, AND AFFORDABLE HOUSING**



## **COMMUNITY DEVELOPMENT AND HOUSING**

### **ORGANIZATIONAL CHART**



### **DESCRIPTION OF MAJOR SERVICES**

The Community Development and Housing (CDH) Department administers federal, state, and local grant funds allocated to the county for housing and community development programs. Federal funds comprise a large percentage of the total monies included in the CDH budget. Examples include:

Community Development Block Grant (CDBG) provides funding for public works construction, public service and community revitalization projects in participating communities throughout the county.

Emergency Shelter Grant (ESG) provides funding for shelter and related services to homeless persons throughout the county.

HOME Investment Partnership Act Grant provides funding to expand and preserve the supply of decent, safe, sanitary and affordable housing.

Neighborhood Initiative (NI) Grant provides funding for housing projects within the county.

CDH has recently received funding for the Neighborhood Stabilization Program (NSP) to assist with the foreclosure problem facing many residents of the county.

CDH administers a State Grant to reconstruct the water delivery system in Cedar Glen. Also, CDH has been assisting the County Redevelopment Agency, with grant fund distribution, to help qualifying homeowners rebuild in Cedar Glen.

### **2008-09 SUMMARY OF BUDGET UNITS**

	<b>Appropriation</b>	<b>Revenue</b>	<b>Fund Balance</b>	<b>Staffing</b>
Community Development and Housing	50,040,727	33,447,531	16,593,196	38.0

## GOALS, OBJECTIVES, AND PERFORMANCE MEASURES

**GOAL 1: IMPROVE COMMUNITIES IN SAN BERNARDINO COUNTY BY FINANCING CONSTRUCTION PROJECTS AND NEW AND INCREASED PUBLIC SERVICES.**

*Objective A: Maintain the current public service levels as grant funding decreases.*

*Objective B: Maintain the current number public facilities benefiting from capital and infrastructure improvements while funding decreases.*

MEASUREMENT	2006-07 Actual	2007-08 Actual	2008-09 Target	2008-09 Estimate	2009-10 Target
1A. Number of county residents benefiting from public service projects.	N/A	41,823	42,000	41,000	42,000
1B. Number of public facilities benefiting from capital and infrastructure improvements.	N/A	35	35	33	35

### Status

The department selected new objectives and performance measures this year to better identify specific areas that are key to providing services to the residents of San Bernardino County. These services are provided with funding from the federal government. Each year this funding amount has been reduced. In the last five years alone, the Community Development Block Grant has been reduced by \$1,697,490. These reductions will be the trend for several years to come. The objective of these objectives is to maintain the current level of services, while receiving less revenue. The department must maximize services to clients while reducing expenses. After a thorough review of all projects, the department will be expanding successful projects and eliminating projects that have not performed to the standards set by the department.

With the continual reduction of grant funding, the department has another challenge to maintain the number of people benefiting from its construction projects at its current level. Construction projects include infrastructure repair or construction and public facility improvements. The implementation section will be reviewing each open project file to determine if there is enough funding for it to be completed in a timely manner. Any new projects will be reviewed for accurate estimates of costs and if a project does not have properly estimated costs, it will be denied funding.

Instituting these new procedures, the department will more efficiently manage its grant funds used to finance construction projects and public services. In addition, the information gathered will provide feed back to the department's management and allow them to monitor and make decisions on performance.

**GOAL 2: EXPAND THE SUPPLY OF QUALITY, SAFE, SANITARY AND AFFORDABLE HOUSING FOR RESIDENTS OF SAN BERNARDINO COUNTY.**

*Objective A: Increase the availability of low, moderate and middle income housing.*

MEASUREMENT	2006-07 Actual	2007-08 Actual	2008-09 Target	2008-09 Estimate	2009-10 Target
2A. Number of multifamily low, moderate or middle income units provided this fiscal year.	N/A	11	20	0	25
2A. Number of home purchases for low, moderate and middle income persons assisted this fiscal year.	N/A	28	48	48	100

### 2007-08 ACCOMPLISHMENTS

- ❖ Funded \$14.9 million worth of projects throughout San Bernardino County
- ❖ Assisted 25 families with the purchase of a home
- ❖ Provided 29,108 residents with cold weather shelter nights
- ❖ Provided home repairs to 222 senior citizens



### Status

The department's main goal is to increase the inventory of available low, moderate and middle income housing. Each year the department receives Home Investment Partnership (HOME) funding to assist with developing projects by Community Housing Development Organizations (CHDO). These organizations produce multifamily housing for low and moderate income families. In 2007-08, one of these organizations supplied the county with 11 apartments that are now home to low and moderate income families. This year the department is issuing a Request for Proposal (RFP) to increase the amount of available units. However, the timing of the release and acceptance of the RFP will not allow enough time for construction to be completed for occupancy until 2009-10. 510 affordable multifamily units have been provided by funding from CDH since the program's inception in 1994.

The numbers for the homeownership assistance measurement will increase dramatically next year due to the new Neighborhood Stabilization Program funding expected to be received and expended in 2009-10. There are 513 housing units that have been assisted through the department's homeownership program since the program's inception in 1994.

The department receives grant funding to increase the amount of affordable housing within San Bernardino County. The amount of increase of affordable housing is directly related to multifamily and single family housing that is produced. By using this data as a performance measurement, the department can track the amount of housing that is produced during the year which will assist in developing the department's annual housing plan. By issuing a RFP for multifamily housing projects every year, the department will be able to provide more multifamily housing than it has in recent history.



Assisted client to purchase house in Yucca Valley

### 2009-10 REQUESTS FOR ADDITIONAL GENERAL FUND FINANCING

The department is not requesting any additional general fund financing for 2009-10.

## 2009-10 PROPOSED FEE ADJUSTMENTS

DESCRIPTION OF FEE REQUEST	SERVICE IMPACTS
<p>1. The department proposes to add a new fee in the amount of \$150 for Property Re-Inspection. Currently 30% (15) of the properties requesting Homeowner Assistance fail the initial inspection and require a second inspection. This fee would encourage agents to correct the items listed on our Housing Quality Standards (HQS) form, reducing the amount of time and expense associated with second inspections.</p> <p>2. The department is proposing to increase the Home Ownership Assistance Program (HAP) Application Fee from \$75 to \$150. A review of local entities including Riverside County, San Bernardino, Rancho Cucamonga, and Highland indicates that the CDH application fee is below the average charge. This fee has not been increased in 15 years.</p>	<p>Establishing the re-inspection fee will allow the department to recover the costs associated with providing re-inspection services to 15 homes. Anticipated revenue is projected at \$2,250.</p> <p>Increasing the HAP fee will allow the department to recover the costs associated with processing applications. The department receives 40 applications per year. Anticipated revenue increase is projected at \$3,000.</p>

If there are questions about this business plan, please contact Mitch Slagerman, Director, at (909) 388-0808.