



**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**

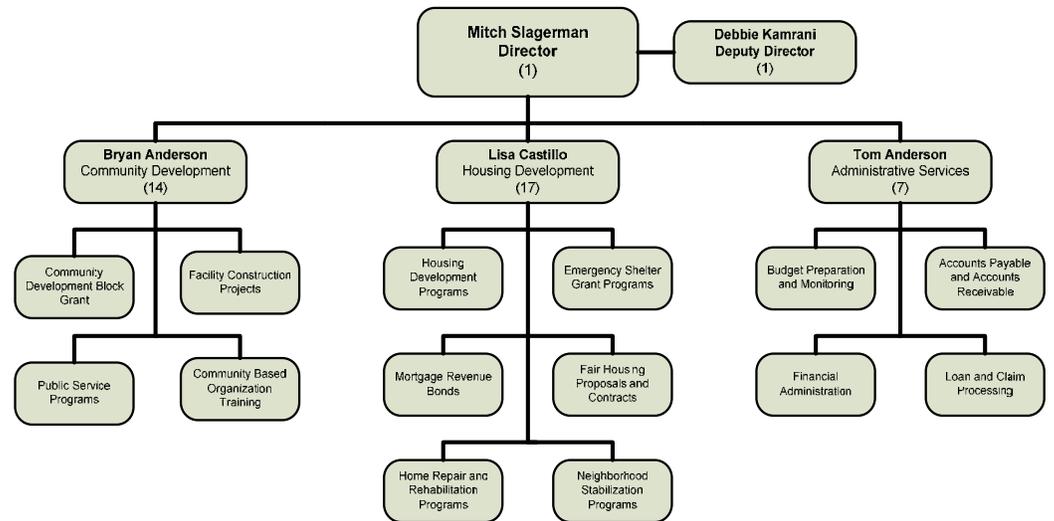
**IMPROVE COMMUNITIES BY FINANCING CONSTRUCTION PROJECTS AND NEW AND INCREASED PUBLIC SERVICES**

**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. Beginning in 2009-10, funding was boosted by the American Recovery and Reinvestment Act (ARRA) and Housing and Economic Recovery Act (HERA) federal stimulus grants. These grants added over \$28 million of funding to be utilized over the next three years. Federal funds comprise a large percentage of the total monies included in the CDH budget. Examples include:

Community Development Block Grant (CDBG) and ARRA CDBG-R provide 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. Homelessness Prevention and Rapid Re-housing (HPRP-ARRA) provides homelessness prevention assistance to individuals within households who would otherwise become homeless - many due to the economic crisis - and to provide assistance to rapidly re-house persons who are homeless.

HOME Investment Partnership Act Grant provides funding to expand and preserve the supply of decent, safe, sanitary and affordable housing. Neighborhood Stabilization Program (NSP, NSP-State) provides funding for the purpose of assisting with the redevelopment of abandoned and foreclosed homes.

CDH continues to administer a state grant to reconstruct the water delivery system in the fire-damaged community of Cedar Glen. Also, CDH is assisting the County Redevelopment Agency with grant fund distribution to help qualifying homeowners rebuild in Cedar Glen.

**2009-10 SUMMARY OF BUDGET UNITS**

	Appropriation	Revenue	Fund Balance	Staffing
Community Development and Housing	74,429,154	55,524,652	18,904,502	40

**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: Increase the current public service levels as grant funding increases.*

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

MEASUREMENT	2007-08 Actual	2008-09 Actual	2009-10 Target	2009-10 Estimate	2010-11 Target
1A. Number of county residents benefiting from public service projects.	41,823	46,015	42,000	45,000	45,000
1B. Number of public facilities benefiting from capital and infrastructure improvements.	35	47	35	40	N/A

Status

The department has selected objectives and performance measures that 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. The number of residents that benefited from public service projects increased in 2008-09, due to the current economic downturn within the county. The department achieved this large increase through continued efforts to maximize services to clients while reducing expenses combined with a concerted effort to complete projects initiated in prior years. The department will continue to review all projects and will maintain the strategy of expanding successful projects and eliminating projects that have not performed to the standards set by the department. With the receipt of additional funding, the department increased its estimate of the number of county residents benefiting from public service projects for 2009-10 and the target for 2010-11. Even with this increased funding, the department does not expect to surpass the number of clients served in 2008-09.

The department is deleting Measurement 1B from the 2010-11 Business Plan. Currently, there are several public facility projects countywide (approximately 20) that have been identified for construction with partial funding provisions that have accumulated from previous year allocations. The goal of the department is to ensure there will be sufficient funding to fully complete each of these public facility projects and to ensure a more rapid completion. The increase for 2008-09 was caused by staff's concerted effort to follow up and close projects that had been underfunded in prior years. However, by increasing each project's funding (from a partially funded project to a completely funded project), the total number of public facility projects will decrease in future fiscal years, making this measurement counter to one of the current operating goals for CDH.

**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	2007-08 Actual	2008-09 Actual	2009-10 Target	2009-10 Estimate	2010-11 Target
2A. Number of multifamily low, moderate or middle income units provided this fiscal year.	11	22	25	322	22
2A. Number of homes purchased, repaired or rehabilitated for low, moderate and middle income persons assisted this fiscal year.	248	281	250	227	187

**2008-09 ACCOMPLISHMENTS**

- ❖ Funded \$13.6 million worth of projects throughout San Bernardino County that included:
  - \$1 million in Public Services
  - \$6.7 million in Construction projects
  - \$1.6 million for First Time Home Buyers
  - \$1.3 million in Rental Assistance
  - \$1.8 million in assistance to the Cedar Glen water supply
- ❖ Assisted 35 first time, low-income families to purchase homes
- ❖ Provided 33,451 cold weather shelter nights to residents
- ❖ Provided home repairs to 235 senior citizens
- ❖ Provided Rental and Security Deposit Assistance to 230 residents through the Housing Authority of San Bernardino



### Status

One of the department's main goals 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 non-profit and for-profit organizations with developing multifamily projects to increase such inventory. In 2008-09, two organizations were selected to provide the county with a total of 22 apartments that will be home to low and moderate income families. For 2009-10, the department released another Request for Proposal (RFP) to further increase the supply of affordable units. The department expects to award funding to assist with at least 22 units. In addition, the department has Neighborhood Stabilization Program (NSP) funds available and anticipates fully funding two apartment complexes, 300 units total, which will be 100% restricted to serve low, moderate and middle income residents; for a total estimate of 322 units for 2009-10. The department anticipates utilizing most of its NSP funds during 2009-10. Projections for 2010-11 are expected to be at prior levels (an average of 22 units per year) which will only include HOME funding opportunities, as the department does not anticipate any large scale housing projects (i.e. apartment complexes).

The home ownership assistance performance measure (the second measurement 2A) was changed this year to include Senior Home Repair and Housing Rehabilitation numbers, as well as the Homebuyer Assistance number that was counted in previous years. The 2007-08, 2008-09 totals and the 2009-10 target reflect the addition of the new programs to this measurement. The numbers for the homeownership assistance measurement increased in 2008-09 due to the high number of seniors served in the Senior Home Repair Program (SHRP). In 2008-09, 235 seniors were served under SHRP. The SHRP was restructured in 2009-10 and was not operational until September 2009. The new SHRP requires participating cities and districts to allocate desired funding amounts towards the program. Under the restructured program, clients have been utilizing the entire \$5,000 compared to the old program of \$3,000 actual benefit. The restructured program requirements will reduce the number of clients served, even though, the funding remains constant. However, each client will receive increased benefits compared to the previous program. For 2009-10, it is estimated that 127 seniors will be served. The same estimation is expected for 2010-11.

The homeownership assistance count for 2008-09 includes 35 loans for the HOME-grant funded Down Payment Assistance Program and 11 Housing Rehabilitation Loans. The estimate for 2009-10 includes 30 loans for the HOME-grant-funded Down Payment Assistance Program and 30 Housing Rehabilitation Loans. These programs are planned to continue through 2010-11.

NSP funding is also available for Homebuyer Assistance and is anticipated to generate an additional 40 home purchases during 2009-10. The department expects to have fully utilized all of its onetime NSP funds in 2009-10 and does not project having NSP funds available for 2010-11.

### **2010-11 REQUESTS FOR GENERAL FUND FINANCING**

The department is not requesting any additional general fund financing for 2010-11.

### **2010-11 PROPOSED FEE/RATE ADJUSTMENTS**

The department is only requesting minor title changes for 2010-11.

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



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