REPORT TO THE CITY COUNCIL
Prepared for the City of San Diego

CONSOLIDATED PLAN UPDATE

FOUR-PART ANALYSIS: QUALITATIVE, QUANTITATIVE, BEST PRACTICES AND LEVERAGING

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I. Introduction: Consolidated Plan Update in Brief

This report provides an overview of the process to update and create the City of San Diego Consolidated Plan for Fiscal Years 2015-2019. The report outlines a four-pronged approach to creating and developing the goals and strategies that will form the basis of the 2015-2019 Consolidated Plan, which includes the following components:

1. Preliminary Quantitative Data on Community Need
2. Qualitative Analysis of Community Need
3. Review of Best Practices
4. Opportunities for Leveraged Funds

Consolidated Plan Overview

The Consolidated Plan is created every five years and assists the City to determine community needs. The planning process to create the Consolidated Plan serves as the framework for a community-wide dialogue to identify housing, economic, and community development priorities.

The federal funds included in the Consolidated Plan are:
- HOME Investment Partnerships Program;
- Housing Opportunities for Persons with AIDS (HOPWA);
- Emergency Solutions Grant (ESG); and
- Community Development Block Grants (CDBG).

These funds must be used to assist low-to-moderate income (LMI) individuals and families. These federal programs have limited funding, and the City must determine how to use these funds to achieve the biggest public benefit.

Eligible uses of these federal program funds include: improvements to facilities that LMI families and individuals; improvements to public infrastructure in LMI neighborhoods; provision of public services; economic development assistance; and projects that increase access to affordable housing and address homelessness. This could include, but is not limited to, senior centers, park and recreational facilities, accessibility improvements for public facilities, cleanup of contaminated sites, food banks, business expansion and storefront improvements, etc.

Preliminary Quantitative Data on Community Needs

The preliminary quantitative data contained in this report demonstrates an overall picture of different levels of need throughout San Diego communities. The statistics that have been collected to provide a quantitative framework and evidences an existing gap between available resources and need throughout the City of San Diego. Additional analysis will be conducted and included in the 2015-2019 Consolidated Plan.

Qualitative Analysis of Community Needs

A number of methods were used to collect qualitative data. First, a *Community Needs Survey* was conducted to solicit input from residents and workers in the City of San Diego. The survey tool, included as Appendix Item A, polled respondents about the level of need in their neighborhood for various types of improvements that can potentially be addressed by the Consolidated Plan.

Additionally, three Consolidated Plan Community Forums were conducted to further solicit input directly from residents and workers in the City of San Diego. These forums provided an opportunity to better understand that nature and extent of the needs being identified. The forums were held in three low-to-moderate income (LMI) communities listed in Appendix Item B.

Finally, a Stakeholder Meeting was conducted to solicit input from agencies that have historically received HUD funding or are interested in receiving future funding. This meeting was conducted in a similar fashion as the Community Forums, except that it was focused on the needs of agencies and sought to identify challenges and opportunities within their programs.

Review of Best Practices

Although many best practices exist among cities that administer HUD entitlement funding, this report discusses those best practices identified by HUD and the Government Accountability Office (GAO) related specifically to block grants. Although it is difficult to compare and contrast block grant cities, GAO provides some guidance on successful application of these funds.

Opportunities for Leveraged Funds

Consideration of the availability and application of other community development related funding allows for strategic deployment of HUD entitlement funding. This report details other funding sources that could potentially be used in combination with HUD entitlement funding to bring more resources to San Diego, as well as maximize community impact.

II.   Preliminary Quantitative Data

The City of San Diego is the nation's eighth largest city with the second largest population in California with over 1.3 million people. The community development needs faced in San Diego are significant, with many areas of overlap requiring cross-cutting, place-based solutions. The City is tasked both with determining the areas of greatest need, as well the areas in which community investment can have the greatest impact given the limited resources available.

The following preliminary statistics provide a quantitative framework of need throughout the City of San Diego and demonstrates an overall picture of the different levels of need throughout San Diego communities.

The quantitative data highlights San Diego's clear and detailed need for investment in economic development, critical public infrastructure, affordable housing, appropriate assistance for the homeless, new and increased access to services for vulnerable populations, and services for persons with HIV/AIDS and their families.

Economic Statistics

- 7.4% is the unemployment rate within the City of San Diego as of August 2013.[1]

- Between 2000 and 2012 the City of San Diego's unemployment rate increased from 3.8% to 9.5%.[2]

- 41% of households are extremely low-income, very low-income, or low-income, with incomes ranging from 0-80% Housing Urban Development Area Median Family Income (HAMFI).[3] (See Table 1 below.)

- 15.5% of San Diegans are living below the poverty level.[4]

    21.4% of San Diegan children (or 1 in 5 children) are living below the poverty level. [5]
- Job readiness skills and educational achievement have been shown to be negatively correlated to crime, gang activity, and substance abuse.

Section II, Table 1: Number of Households within Housing Urban Development Area Median Family Income Table

Income	0-30% HAMFI	30-50% HAMFI	50-80% HAMFI	80-100% HAMFI
Total Households	66,480	54,135	75,945	46,875
Small Family Households*	17,885	18,215	28,195	16,665
Large Family Households*	5,860	6,620	8,110	4,350
Household	9,790	8,725	11,240	6,315

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[1] *U.S. Bureau of Labor Statistics, Local Area unemployment Statistics, August 2013*
[2] *2000 Census; Employment Development Department Labor Market Information Division, Monthly Labor Force Data, March 2012*
[3] *2006-2010 CHAS*
[4] *U.S. Census, American Community Survey, 2012, 1-year estimates—Selected Economic Characteristics*
[5] *Ibid*

contains at least one person 62-74 years of age				
Household contains at least one person age 75 or older	9,360	8,445	8,955	4,860
Households with one or more children 6 years old or younger	10,320	10,880	13,550	6,780

Section II, Table 2: Level of Education and Employment Table

Educational Attainment	In Labor Force - Civilian Employed	In Labor Force - Unemployed	Not In Labor Force
Less than high school graduate	49,756	5,273	30,380
High school graduate (includes equivalency)	74,438	6,586	28,117
Some college or Associate's degree	143,312	11,245	41,684
Bachelor's degree or higher	240,030	10,529	41,748

Section II, Table 3: Fastest Growing Occupations in San Diego County

Occupational Title	Annual Average Employment		Employment Change	2012 First Quarter Wages [1]		Education and Training Levels [2]	
2010-2020 Fastest Growing Occupations San Diego-Carlsbad-San Marcos Metropolitan Statistical Area (San Diego County)						Employment Development Department Labor Market Information Division November 28, 2012	
	2010	**2020**	**Percent**	**Median Hourly**	**Median Annual**	**Entry Level Education**	**Work Experience**
Biomedical Engineers	470	820	74.5	$43.34	$90,137	Bachelor's Degree	None
Veterinary Technologists and Technicians	750	1,240	65.3	$17.16	$35,687	Associate's Degree	None
Veterinarians	630	1,000	58.7	$35.09	$72,999	Doctoral or Professional Degree	None
Home Health Aides	4,290	6,620	54.3	$10.77	$22,400	Less Than High School	None
Meeting, Convention, and Event Planners	1,060	1,600	50.9	$22.81	$47,431	Bachelor's Degree	<1 year
Tour Guides and Escorts	640	960	50.0	$11.73	$24,397	High School Diploma or Equivalent	None
Market Research Analysts and Marketing Specialists	4,840	7,250	49.8	$30.21	$62,826	Bachelor's Degree	None
Medical Scientists, Except Epidemiologists	5,600	7,970	42.3	$37.74	$78,486	Doctoral or Professional Degree	None
Biochemists and Biophysicists	1,840	2,590	40.8	$40.30	$83,826	Doctoral or Professional Degree	None
Software Developers, Systems Software	5,950	8,230	38.3	$49.00	$101,912	Bachelor's Degree	None
Logisticians	1,960	2,700	37.8	$37.93	$78,879	Bachelor's Degree	1-5 years
Meat, Poultry, and Fish Cutters and Trimmers	400	550	37.5	$9.92	$20,629	Less Than High School	None
Fitness Trainers and Aerobics Instructors	2,590	3,560	37.5	$18.41	$38,287	High School Diploma or Equivalent	None
Coin, Vending, and Amusement Machine Servicers and Repairers	750	1,030	37.3	$16.43	$34,177	High School Diploma or Equivalent	None
Insurance Sales Agents	2,480	3,370	35.9	$31.66	$65,868	High School Diploma or Equivalent	None
Loan Officers	2,540	3,430	35.0	$27.77	$57,764	High School Diploma or Equivalent	None
Database Administrators	1,060	1,430	34.9	$36.70	$76,348	Bachelor's Degreee	1-5 years
Physical Therapist Aides	430	580	34.9	$11.04	$22,972	High School Diploma or Equivalent	None
Heating, Air Conditioning, and Refrigeration Mechanics and Installers	1,640	2,210	34.8	$25.72	$53,497	Post Secondary Non-Degree Award	None
Credit Analysts	490	660	34.7	$30.71	$63,865	Bachelor's Degreee	None

Data Source: California Employment Development Department, November 2012

San Diego was hard hit by the "Great Recession" as were jurisdictions across the nation. Although we are in an economic recovery, the neediest within our community are not achieving or increasing their economic stability. Forty-one percent (41%) of San Diego households are extremely low-income, very low-income, or low-income, and are thus eligible for at least one of the four federal entitlement programs covered by the Five-Year Consolidated Plan. Major contributing factors to this are level of employment, occupation, and wage levels.

A "Livable Wage," as per San Diego Municipal Code Article 2: Division 42 § 22.4201, "is a wage that will enable a full-time worker to meet basic needs and avoid economic hardship." The San Diego Living Wage is $11.65 with benefits. Three of the fastest growing occupations through 2020 in San Diego County, as per the California Employment Development Department (See Table 3 above), don't pay a living wage. Eight of these occupations require

an education level of High School or less. The wages attributed to seven of those eight occupations would keep a family within the status of being extremely low-income, very low-income, or low-income. The San Diego Workforce Partnership projects that hourly earnings of $17.07 are required to cover typical monthly expenses including taxes, rent and utilities, food, transportation, health care, and clothing/personal.[6]

In August 2013, The San Diego Workforce Partnership released the *Self Sufficiency Employment Report.* The findings of this report are both "illustrative and troubling."[7] It states, "Individuals without college degrees or certificates or significant workforce experience are unlikely to be successful in obtaining a job that pays a self-sufficient wage in San Diego."[8]

San Diego's less statistically visible issue is "underemployment." Underemployment includes those who haven't looked for employment because of too few employment opportunities, and those working below their education, skill set, experience and availability. 14.1% of the US workforce is underemployed; 17.8% of the workforce is underemployed in California.[9]

Job creation and economic development are investment areas that cut across multiple need categories. The need for economic development in San Diego is great. Investing in education and skill attainment increases household wages and employment status.

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[6] *Plan and Pursue: Your Pathway to Prosperity, San Diego Workforce Partnership, January 2012, Page 3*
[7] *Self Sufficiency Employment Report, San Diego Workforce Partnership, August 2013, Page 4*
[8] *Self Sufficiency Employment Report, San Diego Workforce Partnership, August 2013, Page 5*
[9] *U.S. Bureau of Labor Statistics, Alternative measures of labor underutilization by state, fourth quarter of 2012 through third quarter of 2013 averages*

Public Infrastructure Statistics

- The City of San Diego's Office of the Independent Budget Analyst conservatively estimates $898 million in deferred capital projects for buildings/facilities, streets, and storm drains. The estimate is conservative because it was "based on outdated and limited assessments conducted in fiscal years 2007 and 2009 on about 30% of the City's 1,600 facilities."[10]

- Infrastructure within City's Area of Responsibility includes

    o Airports (Brown and Montgomery Fields)
    o Miramar Landfill
    o Fire Stations
    o Libraries
    o City Parks & Recreation Centers
    o Police Departments
    o Water and Sewer Systems
    o City Buildings
    o QUALCOMM Stadium
    o City-Owned Real Estate
    o Storm Drain System
    o Streets, Sidewalks, Street Lights, and Traffic Signals

- $50 million is needed for ADA upgrades for City owned buildings, sidewalks, curb ramps, and street crossings.[11]

In its June 2013 to the City Council Infrastructure Committee, the City's Independent Budget Analyst Office reported, "Infrastructure issues impact the public health, safety, and the quality of life for San Diego communities as well as the tourism industry which is an important part of the City's economy. Addressing infrastructure issues is clearly one of the highest priorities for the City."[12] Improved lighting, access, mobility and transport all increase public safety, achieve progress toward developing sustainable communities, and enhance quality of life.

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[10] Independent Budget Analyst Report, June 2013
[11] City of San Diego Capital Improvement 1997 Improvement Plan and 2009-2010 Update)
[12] Independent Budget Analyst Report, June 2013 Page 1

Housing Affordability Data

Section II, Table 4: Housing Needs Assessment Demographics Table

Demographics	2000 Census (Base Year)	2007-2011 ACS (Most Recent Year)	% Change
Population	1,223,400	1,296,437	6%
Households	450,691	474,217	5%
Median Income	$45,733	$63,739	39%
Median Home Value	$233,100	$477,100	107%

Data Source: 2007-11 ACS

Housing Choice Vouchers

- Housing Choice Vouchers ("HCV") (also known as Section 8) are provided to 14,262 households annually in the City of San Diego.[13]
    - More than half, 55 percent or roughly 7,844 Section 8 households are elderly or disabled.
    - 2,704 HCV households do not have any earned wages.
    - The need for Section 8 voucher rental assistance is great, as 41,000 people are on the waiting list.
    - Of those that receive HCV, 83% fall into the Extremely Low Income category (0-30% AMI), 16% in the Very Low Income category (31-79%), and 1% in the Low Income category (80%+).

- Of the total 14,262 Housing Choice Vouchers, 14,193 are utilized by extremely and very low-income households.
    - 53% of program recipients' income is between $10,000 - $19,999[14]
    - 35% of residents have been in the program 6-10 years; 28% for 11-15 years, and 24% for 0-5 years.[15]

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[13] San Diego Housing Commission, 2012 Annual Report & Portfolio
[14] *San Diego Housing Commission, 2012 Popular Annual Financial Report*
[15] *IBID*

Section II, Table 5: Average Annual Income of HCV Recipients Table

Annual Income Ranges	Number of Households	Percentage
$0- .99	259	1.8%
$1- 9,999	2,757	19.4%
$10,000-19,999	7,529	53.0%
$20,000-29,999	2,198	15.5%
$30,000-39,999	919	6.5%
$40,000-49,999	381	2.7
$50,000+	150	1.1%
TOTAL	**14,193**	**100.0%**

Data Source: San Diego Housing Commission, Comprehensive Annual Financial Report, 2012

Section II, Table 6: Average Length of Stay of HCV Recipients Table

Years in Housing	Households	Quantity
<1	381	1.8%
1	1,107	6.0%
2	461	4.9%
3	732	18.0%
4	649	4.1%
5	2,259	9.1%
6	509	5.4%
7	1,124	3.2%
8	686	8.5%
9	391	12.8%
10	1,064	3.5%
11	1,616	4.2%
12	442	3.2%
13	497	2.7%
14	370	0.8%
15	326	2.2%
16	109	0.6%
17	273	0.7%
18	82	1.2%
19	88	1.3%
20+	1,027	5.7%

Data Source: San Diego Housing Commission, Comprehensive Annual Financial Report, 2012

Public Housing

- There are currently 76 public housing units in San Diego, with a waiting list of 22,980 families.[16]

Housing Problems

- 57% of extremely low income renter households (0-30% HAMFI), and 42% of very low income renter households (30-50% HAMFI) have at least one housing problem— paying over 30% of their income on housing costs, living in substandard housing, or living in an overcrowded unit.

Cost Burden

- Many households are cost burdened, with 39% of homeowners and 45% of renters paying more than 35% of their income towards housing costs. [17]
- 61, 035 renter households and 25, 300 homeowners are severely cost burdened, and pay more than 50% of their income towards housing costs, equaling 86,335 households, or 18%.[18]

Section II, Table 7: Housing Cost Burden Table

Demographics	2000 Census (Base Year)	2007-2011 ACS (Most Recent Year)	% Change
Median Mortgage Cost	$1,526	$2,465	62%
Mortgage Cost 35% or More of Household Income	22.8%	39.4%	73%
Median Gross Rent	$763	$1,294	70%
Gross Rent 35% or More of Household Income	34.4%	44.9%	31%

Data Source: 2007-11 ACS

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[16] *San Diego Housing Commission, Moving to Work Program Annual Plan for Fiscal Year 2014*
[17] *2007-2011 ACS*
[18] *2006-2010 CHAS*

Section II, Table 8: Units Affordable to Households Table

Income	30% HAMFI	50% HAMFI	80% HAMFI	100% HAMFI
Renter Households	9,055	24,660	99,130	No Data

Data Source: 2007-11 ACS

The housing data above indicates that housing costs continue to outpace wages and affordable housing opportunities remain scarce. Households spending 30%-50% of their incomes on housing costs alone are considered severely cost burdened, leading to other problems such as food insecurity, overcrowding, and substandard conditions. Lengthy waiting lists as well as multi-year HCV tenures (over 65% of HCV recipients have been in the program over five years) for subsidized housing illustrates the tremendous need for affordable, decent and safe affordable housing.

Homelessness Data

- In 2013, 5,733 persons were homeless in the City of San Diego. This is 66% of the total homeless population within all of San Diego County.[19]

- Of unsheltered homeless individuals in San Diego County in 2013:
  - 1 in 5 were military veterans;
  - Almost 70% were homeless one year or longer;
  - Almost 40% reported severe mental health issues; and
  - 33% have college experience.[20]

- In the region, there are 8,879 homeless persons and 4,465 beds for homeless persons.[21]

- In 2012, 35% of homeless persons sheltered in San Diego were sheltered as part of a 'family with children.'[22]

Section II, Table 9: City of San Diego Homeless Population Table

Point-in-time Count, 2013	Sheltered	Unsheltered	Total (Sheltered + Unsheltered)
City of San Diego	2,618	3,115	5,733

Data Source: Regional Task Force on the Homeless, Point-in-Time Count 2013

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[19] *Point in Time Count 2013*
[20] *ibid*
[21] *2012 San Diego Regional Annual Homeless Assessment Report*
[22] *ibid*

Section II, Table 10: County of San Diego Homeless Needs Assessment Table

Population	Estimate of persons experiencing homelessness on a given night	
	Sheltered	**Unsheltered**
Persons in Households with Adult(s) and Child(ren)	1,612	571
Persons in Households with Only Children*	52*	148*
Persons in Households with Only Adults	2,710	4,683
Chronically Homeless Individuals (persons)	212	2,093
Chronically Homeless Families (households)	5	115
Veterans	831	922
Unaccompanied Child	63	
Persons with HIV	73	77
Severely Mentally Ill	871	2,022
Chronically Substance Abuse	1,029	1,845
Victims of Domestic Violence	480	600

Data Source: San Diego Regional Task Force on the Homeless, San Diego Regional Homeless Profile Summary; 2010 Point in Time Data[23]

The City of San Diego is the nation's eighth largest city, yet it ranks third in homeless population size. Only New York City and Los Angeles have higher homeless populations.

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*unaccompanied children under 18, adolescent parents and their children, adolescent siblings

The January 2013 homeless count documented over 5,700 homeless persons living on our streets, without access to housing or even shelter. Many of these persons are veterans, chronically homeless, and/or suffer from severe mental illness. Efforts are underway by the service providers, funders, elected officials, and the business community to align appropriate responses, coordinate and streamline efforts, and end homelessness rather than continue to manage it. These efforts require continued support and assessment to maintain momentum.

Community Statistics

YOUTH

- 34,750 extremely low-income, very low-income or low-income households (0-80% HAMFI) contain children. [24] This is to say that 45% of households with children fall within low, very-low, and extremely-low income households.
- 26.2% of families in poverty are single-family households headed by women with no husband present. [25]
  - 34.9% have related children under the age of 18 years.
  - 35.5% have related children under the age of 5 years.
- Family poverty and residence in disadvantaged neighborhoods or neighborhoods with physical disorder are risk factors of gang activity and violence.[26]

Section II, Table 11: Households with Children Present Table

	Owner	Renter
0-30% HAMFI	1,070	9,250
30%-50% HAMFI	1,870	9,010
50%-80% HAMFI	4,300	9,250
80%-100% HAMFI	3,140	3,640
> 100% HAMFI	13,225	11,220
Total	42,370	33,560

Data Source: 2006-10 CHAS

Section II, Table 12: Single Parent Households Table

Total Households	474,217
Total Single Parent Households	74,510
Headed by Men	21,088
With Children under 18	8,653
Headed by Women	53,422
With Children under 18	29,447

Data Source: 2006-10 CHAS

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[24] *2006-2010 CHAS*

[25] *2007-2011 ACS*

[26] www.nationalgangcenter.gov/spt/programs/71

Family indicators of "at-risk" youth include family poverty, low socioeconomic status, and/or working poor.[27] Community indicators include graffiti/vandalism, non-enforcement of code violations/condemned buildings, poor external housing conditions and prevalence of homeless families/individuals[28]. San Diego is home to a vulnerable youth population that requires interventions to break cycles of poverty and achieve self-sufficiency and success.

SENIOR/ ELDERLY

- The San Diego County Elder Index calculates that a single senior needs $24,377 to cover expenses. The median social security payment in the County was $12,523 and maximum supplemental security payment was $9,965. [29]

- 56,515 households contain at least one person age 62 or older and are extremely low-income, very low-income or low-income, with incomes ranging from 0-80% HAMFI. [30]

- 28.8% of residents over the age of 60 are considered 'disabled,' compared to 8.7 % of the total overall city population.[31]

- The population over 65 years of age is considered elderly and share four common characteristics:[32]
    - Income: People over 65 are usually retired and living on a fixed income.
    - Health Care: Due to a higher rate of illness, health care is important.
    - Transportation: Many seniors are reliant upon public transit.
    - Housing: Many live alone.

- In the City of San Diego 10.7 % (138,661 residents) are 65 years and older.[33]
    - Of those residents aged 65 and over, 17.3 % (24,014 residents) have worked in the past 12 months.[34]
    - 21% of households (98,998 households) have one or more person in the home that is 65 years of age or older.[35]

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[27] /www.nationalgangcenter.gov/SPT/Risk-Factors/6

[28] ibid

[29] *UCLA Center for Health Policy Research, 2011*

[30] *2006-2010 CHAS*

[31] *U.S. Census, American Community Survey, 1-year estimates, 2012: Population 60 Years and Over in the United States*

[32] *City of San Diego 2013-2020 Housing Element*

[33] *Ibid.*

[34] *U.S. Census, American Community Survey, 5-Year estimates, 2007-2011: Work Status in the Past 12 Months by Age by Employment Status for the Civilian Population 65 years and over*

Section II, Table 13: Senior Housing Affordability Table

Income	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI
Household contains at least one person 62-74 years of age	9,790	8,725	11,240	6,315
Household contains at least one person age 75 or older	9,360	8,445	8,955	4,860

The San Diego Association of Governments (SANDAG) projects in its 2050 Regional Growth Forecast that between 2000 and 2030:

- the 60+ population will increase from 404,025 to 929,766; a 130 percent increase;
- the 65+ population will increase from 313,750 to 722,545; a 130 percent increase;
- the 75+ population will increase from 153,691 to 324,855; a 111 percent increase;
- the general population will increase from 2,813,833 to 3,870,000; a 38 percent increase.

The HUD Special Needs population includes the elderly with elderly as presumed low-income. Elderly is defined as "a household whose head, spouse, or sole member is a person who is at least 62 years of age."[36]

San Diego's cost of living continues to increase as the income of our aging population remains stagnant or dwindles. Resources and interventions to assist the "Silver Tsunami" will be well placed.

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[35] *U.S. Census, American Community Survey, 5-Year estimates, 2007-2011: Households by Presence of People 65 years and over, Households Size and Household Type*
[36] The eCon Planning Suite: A Desk Guide for Using IDIS to Prepare the Consolidated Plan, Annual Action Plan, and CAPER/PER US Department of Housing and Community Development, August 23, 2012

FOOD INSECURITY

The defining characteristic of food insecurity is that, at times during the year, the food intake of household members is reduced and their normal eating patterns are disrupted because the household lacks money and other resources for food.[40]

- Between 2006 and 2011, the Food Research and Action Center (FRAC) consistently identified San Diego County as having the lowest Supplemental Nutrition Assistance Program (SNAP), formerly known as food stamps participation rate in the country for an urban county; only an estimated 40% of eligible people are enrolled. [41]
    - Estimated additional economic impact of $508 million with full CalFresh participation in the County of San Diego. [42] CalFresh is the California SNAPS program.

- More than 440,000 San Diego County residents experience hunger each year. [43]
    - Nearly 40 percent of food insecure people in San Diego 'fall into the gap' of struggling to pay for food but remaining ineligible for federal assistance.
    - 3 in 10 working-age San Diego County households don't earn enough to make ends meet.
    - 62 percent of households report having to choose between paying for food and paying for utilities or heating costs.
    - Nearly half of people serviced by Feeding America San Diego are under the age of 18.
    - One in four children in San Diego County are food insecure.

These statistics show us that that the need to create and increase access to affordable, healthy food is growing. Sixty percent of San Diegans eligible for food subsidies can be assisted through the enrollment process to gain access and increase household incomes. Families that do not qualify for federal or state subsidies, yet go to bed hungry, can be provided access to other systems and providers at the local level to meet their food needs.

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40 *http://feedingamericasd.org/hunger-research/map-the-meal-gap/*
[41] *San Diego Hunger Coalition, Assessment of CalFresh Outreach in San Diego County , September 2012*
[42] *California Food Policy Advocates, Nutrition & Food Insecurity Profile 2011*
[43] *Feeding America San Diego, San Diego County: Hunger by the Numbers, Summer 2011*

HOPWA/AIDS/HIV Statistics

Section II, Table 14: HOPWA Table

Current HOPWA formula use:	
Cumulative cases of AIDS reported in San Diego County	13,820
Area incidence of AIDS in San Diego City	10,710
Number of new AIDS cases prior year (3 years of data)	2009: 350 2010: 350 2011: 251
Rate per population (per 100,000)	822
Current HIV surveillance data:	
Number of Persons living with HIV (PLWH)	3,644
Area Prevalence (PLWH per 100,000 population)	280
Number of PLWA (AIDS only) San Diego County	7,211
Number of new HIV cases reported last year in San Diego County	262

Source: AIDS data: County of San Diego Health and Human Services Agency HIV/AIDS Epidemiology Report 2012

Source: HIV data: County of San Diego Health and Human Services Agency HIV/AIDS Epidemiology Report 2012

Section II, Table 15: HIV Housing Need Table

	Prior Estimates	Estimates updates (if any)	Comment
Tenant Based Rental Assistance	80	82	Comment: Estimate is number of units
Public Housing in facilities	12	12	Comment: Estimate is a number of households

Short Term Rent Mortgage and Utility	0	0	Estimate is number of units
Short term or transitional housing facilities	113	238	Estimate is a number of households
Permanent Housing placement	0	0	Estimate is number of units

Data Source: County of San Diego, HOPWA Consolidated Annual Performance and Evaluation Report, Appendix L

In 1992, the Housing Opportunities for Persons with Aids Program was designed to provide jurisdictions with resources and incentives to create and implement strategies to meet the housing and housing-related support service needs of individuals with HIV/AIDs and their families. San Diego receives an annual allocation that is administered through the County of San Diego's Housing and Community Development Department.

"The rate of new HIV/AIDS cases has decreased or leveled off since 1992. However, the number of people living with AIDS continues to increase each year (although at a slower or level rate) as people with AIDS live longer. Four hundred forty-one (441) new cases were reported in San Diego County between January 1, 2011, and December 31, 2012."[44] People diagnosed with HIV/AIDS face financial hardships due to unmet medical care needs and medical costs that burden their economic stability.

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[44] Fiscal Year 2013 Fourth Program Year CDBG, HOME, HOPWA, and ESG Programs Consolidated Annual Performance and Evaluation Report, City of San Diego, September 2013, Page 63

III. Community Needs Survey Results and Feedback

Survey Overview and Implementation

A *Community Needs Survey* was conducted to solicit input from residents and workers in the City of San Diego. Respondents were informed that the City of San Diego is updating the Consolidated Plan for federal funds that primarily serve low-to-moderate income residents and areas. The questionnaire polled respondents about the level of need in their neighborhood for various types of improvements that can potentially be addressed by the use of Consolidated Plan funds. The survey asked respondents to rank the level of need on a total of 68 items from 6 categories: *Overall Need, Public Facilities, Infrastructure and Neighborhood Services, Public Services, Economic Development, and Housing.* In each category, respondents were also given the opportunity to write-in additional areas of need for their neighborhood.

In order to give as many people as possible the chance to voice their opinion, emphasis was placed on making the survey widely available and gathering a large number of responses rather than administering the survey to a controlled, statistically representative pool. Therefore, the survey results should be viewed as an indicator of the opinions of the respondents, but not as representing the opinions of the City population as a group.

The survey was distributed through a number of channels in order to gather responses from a broad sample. It was made available in hard copy format, as well as electronic format via Survey Monkey, during a 30-day period from the beginning of October through the beginning of November 2013. Electronic responses were possible via smartphone, tablet, and web browsers. The survey was available online and offline in English and Spanish, and offline in Mandarin Chinese.

A total of 1,156 survey responses were collected.

Responses were solicited in the following ways:

- A link to the online survey was placed on the City of San Diego's CDBG website. (http://www.sandiego.gov/cdbg/)

- A link to the online survey was placed on the San Diego Housing Commission's website. (http://www.sdhc.org)
- Approximately 1,691 entities/organizations/agencies/persons have been directly engaged in our outreach efforts and requested to share our materials with their beneficiaries, partners, and contacts. Engagement included direct phone calls and emails.
- The survey link was emailed to 14,400 entities/organizations/agencies/persons with a request to share the survey with their beneficiaries, partners, and contacts.
- The survey was widely shared on social media by elected officials, organizations, entities, and other individuals. A potential total of 36,028 persons on Facebook and 21,337 persons on Twitter were engaged (this represents the number of "Likes" or "Followers" of each person/entity that posted a message about our survey or forum.)
- At least 3,920 hardcopy surveys were printed and distributed throughout San Diego, including, but not limited to, libraries, community meetings, and organizations benefiting low-to-moderate income residents and areas.

Survey Responses

A total of 1,156 survey responses were collected through November 6, 2013, including 694 surveys collected electronically and 462 collected on paper. Of these surveys, 945 individuals responded to the survey in English, 168 individuals responded in Spanish, and 43 individuals responded in Mandarin.
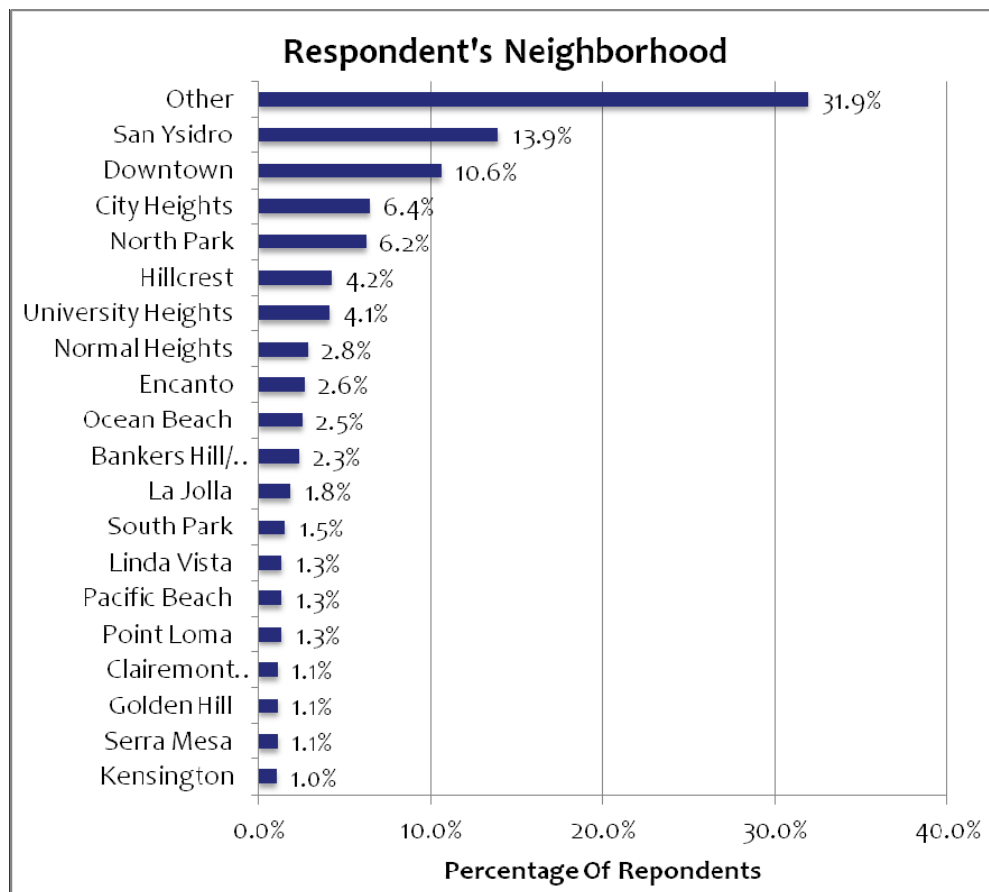
Section III, Exhibit 1: Responses by Language and Medium

Surveys Collected	Amount	Percent
All Surveys	**1156**	100%
Medium		
Electronic Surveys	694	60.03%
Hardcopy Surveys	462	39.97%
Language		
English Surveys	945	81.74%
Spanish Surveys	168	14.53%
Mandarin Surveys	43	3.72%

Of all respondents, 97.4% reported that they either live or work in the City of San Diego. Responses were received from persons that live or work in 83 out of 90 San Diego neighborhoods.

The chart below summarizes the most frequent neighborhood responses as self-selected by respondents from a prepopulated dropdown list. Responses from San Ysidro were most frequent, accounting for 13.9%, followed by downtown with 10.6%, and City Heights with 6.4%. When respondents selected "Other" as their neighborhood, many persons characterized their neighborhood as "San Diego" while others provided more acute descriptors and/or sub-sections of neighborhoods. Many persons chose not to answer this question, or selected "Other". Neighborhoods that were selected less than 1% of the overall total, such as Barrio Logan, were not included in the chart.

Section III, Exhibit 2: Responses by Neighborhood

Respondent's Neighborhood

Neighborhood	Percentage
Other	31.9%
San Ysidro	13.9%
Downtown	10.6%
City Heights	6.4%
North Park	6.2%
Hillcrest	4.2%
University Heights	4.1%
Normal Heights	2.8%
Encanto	2.6%
Ocean Beach	2.5%
Bankers Hill/..	2.3%
La Jolla	1.8%
South Park	1.5%
Linda Vista	1.3%
Pacific Beach	1.3%
Point Loma	1.3%
Clairemont..	1.1%
Golden Hill	1.1%
Serra Mesa	1.1%
Kensington	1.0%

Percentage Of Repondents

Respondents' place of residence was geographically dispersed among 36 zip codes within the City of San Diego, and 9 out of 9 City council districts. This geographic distribution is not representative of the actual population distribution. The chart below enumerates the responses received by zip code of residence.

Section III, Exhibit 3: Responses by Zip Code of Residence

Zip Code	Responses	Percent of Responses	Zip Code	Responses	Percent of Responses
92101	185	16.7%	92129	7	0.6%
92173	125	11.3%	92130	7	0.6%
92104	73	6.6%	92108	6	0.5%
92116	72	6.5%	92122	6	0.5%
92103	64	5.8%	92127	6	0.5%
92102	53	4.8%	92131	6	0.5%
92105	49	4.4%	92126	5	0.5%
92114	44	4.0%	92128	5	0.5%
92154	40	3.6%	92119	4	0.4%
92107	33	3.0%	92124	3	0.3%
92115	28	2.5%	92112	2	0.2%
92109	18	1.6%	92140	1	0.1%
92113	17	1.5%	92150	1	0.1%
92111	15	1.4%	92171	1	0.1%
92117	12	1.1%	92172	1	0.1%
92123	12	1.1%	92195	1	0.1%
92120	10	0.9%	Other ZIP Outside City of SD	85	7.7%
92110	9	0.8%			
92139	9	0.8%	Don't Know	16	1.4%
92106	7	0.6%	Not Applicable	32	2.9%

Need Ratings

Respondents were asked to select need ratings in four general areas and then asked to select need ratings for 64 more specific improvement types for their neighborhood. Throughout the survey, need was gauged on a five point scale. The need ratings corresponded to "Very Little Need," "Little Need," "Moderate Need," "Strong Need," or "Very Strong Need."

Overall Priorities

Respondents rated the level of need in their neighborhood in four overall areas. Results for all four areas show an average rating that translates into a "strong" need. Among the four areas, *Jobs for More Low Income Residents* was rated the highest need. More than 72% of individuals gave this a rating of "strong" or "very strong" need. The other three areas were rated as a "strong" or "very strong" need between 65.5% and 66.2% of the time.

Section III, Exhibit 4: Need Ratings in Overall Areas

Overall Need Area	Average Rating	Strong or Very Strong Need
Create More Jobs Available to Low Income Residents	4.06	72.1%
Create More Affordable Housing Available to Low Income Residents	3.89	66.2%
Improve Non-profit Facilities Providing Community Services (such as Senior Centers, Youth Centers, Food Banks)	3.88	64.9%
Improve City Facilities Providing Public Services (such as Parks, Libraries, Fire Stations)	3.85	63.5%

The survey asked respondents to rate the level of need for 64 specific improvement types that fall into five distinct need categories. These five categories were: Public Facilities, Infrastructure and Neighborhood Services, Public Services, Economic Development, and Housing. The average need rating given to items within these categories provides another indicator of broad priorities.

Among these categories, need areas categorized under Housing received the highest ratings, followed closely by Economic Development. These priorities match the two

strongest overall need areas shown in the table below. This sends a clear message that although needs are high across many areas, Housing and Economic Development were foremost in community concern.

Section III, Exhibit 5: Aggregated Need Ratings by Improvement Category

Need Category	Average Rating Across Needs in Category	Strong or Very Strong Need
Housing	3.96	68.1%
Economic Development	3.93	67.3%
Public Services	3.75	61.2%
Infrastructure and Neighborhood Improvements	3.70	58.6%
Public Facilities	3.62	56.8%

We can identify top priority needs more specifically by looking deeper into the need ratings given to each improvement item. The chart below shows the ten highest rated need areas in any category.

- Four housing needs appear among the top five priorities on this list, including *Housing for Special Needs Populations*, *Permanent Housing for Homeless*, *Code Enforcement Activities in Low Income Neighborhoods* and *Energy Efficiency, and Sustainability Improvements*.
- *Street Improvements* and *Sidewalk improvements* both appear among the ten highest rated needs, ranked third and ninth, respectively.
- *Substance Abuse Services* received the sixth highest need rating, which is the only Public Service priority to make the top ten priorities. [45]
- Three Economic Development areas appear among the top ten priorities, including *Store Front Improvement in Low Income Neighborhoods, Financial Assistance for Low Income Residents for Business Expansion and Job Creation,* and *Financial Assistance for Low Income Residents to Create a Small Business.*

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[45] *Beyond the highest ten priorities, five of the next six highest rated needs are all public services, including Homeless Services, Transportation Services, Neighborhood Cleanup, Employment Training, and Mental Health.*

Section III, Exhibit 6: Ten Highest Priority Needs in All Categories[46]

Priority Rank	Specific Need	Average Rating	Strong or Very Strong Need	Need Category
1	*Housing for Special Needs (such as elderly and persons with disabilities)*	4.32	80.1%	Housing
2	*Permanent Housing for Homeless*	4.27	78.4%	Housing
3	*Street Improvements*	4.13	73.9%	Infrastructure and Neighborhood Improvements
4	*Code Enforcement Activities in Low Income Neighborhoods*	4.13	73.6%	Housing
5	*Energy Efficiency and Sustainability Improvements*	4.09	73.6%	Housing
6	*Store Front Improvements in Low Income Neighborhoods*	4.10	72.6%	Economic Development
7	*Substance Abuse Services*	4.03	71.4%	Public Services
8	*Financial Assistance for Low Income Residents for Business Expansion and Job Creation*	4.01	70.4%	Economic Development
9	*Sidewalk Improvements*	4.01	69.5%	Infrastructure and Neighborhood Improvements
10	*Financial Assistance for Low Income Individuals to Create a Small Business*	3.97	69.1%	Economic Development

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[46] Respondents were asked to prioritize need within eligible categories, LeSar Development Consultants then converged the data across categories.

Housing Needs

Respondents rated the need for eleven different housing-related improvement areas in their neighborhoods, and each improvement was highly rated. The five highest priorities in this area were:

- *Housing for Special Needs Populations*
- *Permanent Housing for Homeless*
- *Code Enforcement Activities in Low Income Neighborhoods*
- *Energy Efficiency and Sustainability Improvements*
- *Increase Affordable Rental Housing Inventory*

The table below shows the average need rating given to each of the housing needs, and the share of respondents who rated each category as a "strong" or "very strong" need.

Section III, Exhibit 7: Need Ratings for Specific Housing Improvements

Priority Rank	Housing: Specific Need	Average Rating	Strong or Very Strong Need
1	*Housing for Special Needs (such as elderly and persons with disabilities)*	4.32	80.1%
2	*Permanent Housing for Homeless*	4.27	78.4%
3	*Code Enforcement Activities in Low Income Neighborhoods*	4.13	73.6%
4	*Energy Efficiency and Sustainability Improvements*	4.09	73.6%
5	*Increase Affordable Rental Housing Inventory*	3.95	68.4%
6	*Rental Assistance (Tenant Based Rental Assistance)*	3.86	65.1%
7	*Homeownership Assistance*	3.84	63.4%
8	*Rental Housing Rehabilitation*	3.84	63.3%

9	*Owner-Occupied Housing Rehabilitation*	3.79	62.4%
10	*Fair Housing Outreach and Testing*	3.72	60.9%
11	*Housing Accessibility Improvements*	3.74	59.7%

Public Services Needs

Respondents rated the level of need for twenty various public service improvements within their neighborhoods. The five highest priorities in this area were:

- *Substance Abuse Services*
- *Homeless Services*
- *Transportation Services*
- *Neighborhood Cleanups (such as trash, debris, and graffiti)*
- *Employment Training Services*

The table below shows the average need rating given to each of the public service needs, and the share of respondents who rated each category as a "strong" or "very strong" need.

Section III, Exhibit 8: Need Ratings for Specific Public Services

Priority Rank	Public Services: Specific Need	Average Rating	Strong or Very Strong Need
1	Substance Abuse Services	4.03	71.4%
2	Homeless Services	3.94	67.8%
3	Transportation Services	3.93	67.4%
4	Neighborhood Cleanups (such as trash, debris and graffiti)	3.93	66.6%
5	Employment Training Services	3.87	65.7%
6	Mental Health Services	3.83	65.7%
7	Youth Services	3.85	64.7%

8	Crime Awareness/Prevention Services	3.88	63.9%
9	Senior Services	3.84	63.7%
10	Food Banks	3.75	61.7%
11	Health Services	3.76	60.9%
12	Abused, Abandoned and Neglected Children Services	3.77	60.0%
13	Disability Services	3.71	59.4%
14	Child Care Services	3.66	58.4%
15	Battered and Abused Spouse Services	3.65	57.5%
16	Housing Counseling	3.62	57.1%
17	Legal Services	3.63	56.4%
18	Tenant/Landlord Counseling Services	3.56	55.3%
19	Services for Persons with HIV/AIDS	3.48	50.9%
20	Lead-based Paint/Lead Hazard Screens	3.39	50.0%

Public Facilities

Respondents rated their neighborhoods' level of need for fifteen public facility types. The five highest priorities in this area were:

- *Youth Centers*
- *Mental Healthcare Facilities*
- *Homeless Facilities (Transitional Housing and Emergency Shelters)*
- *Parks and Recreational Facilities*
- *Educational Facilities*

The table below shows the average need rating given to each of the public facility needs, and the share of respondents who rated them as a "strong" or "very strong" need.

Section III, Exhibit 9: Need Ratings for Specific Public Facilities

Priority Rank	Public Facilities: Specific Need	Average Rating	Strong or Very Strong Need
1	Youth Centers	3.85	64.9%
2	Mental Health Care Facilities	3.82	64.9%
3	Homeless Facilities (Transitional Housing and Emergency Shelters)	3.81	64.8%
4	Parks and Recreational Facilities	3.79	63.0%
5	Educational Facilities	3.75	60.8%
6	Facilities for Abused, Abandoned and Neglected Children	3.74	60.8%
7	Centers for the Disabled	3.75	59.6%
8	Senior Centers	3.73	59.2%
9	Health Care Facilities	3.66	58.7%
10	Child Care Centers	3.62	58.2%
11	Facilities for Persons with HIV/AIDS	3.44	50.0%

12	*Libraries*	3.40	48.8%
13	*Parking Facilities*	3.37	48.6%
14	*Police Stations*	3.30	45.9%
15	*Fire Stations*	3.28	44.4%

Economic Development

Respondents rated the level of need in five economic development areas within their neighborhoods. The top three priorities in this area were:

- *Store Front Improvement in Low Income Neighborhoods*
- *Financial Assistance for Low Income Residents for Business Expansion and Job Creation*
- *Financial Assistance for Low Income Residents to Create a Small Business*

The table below shows the average need rating given to each of the economic development needs, and the share of respondents who rated each category as a "strong" or "very strong" need.

Section III, Exhibit 10: Need Ratings for Specific Economic Development Activities

Priority Rank	Economic Development: Specific Need	Average Rating	Strong or Very Strong Need
1	*Store Front Improvements in Low Income Neighborhoods*	4.10	72.6%
2	*Financial Assistance for Low Income Residents for Business Expansion and Job Creation*	4.01	70.4%
3	*Financial Assistance for Low Income Individuals to Create a Small Business*	3.97	69.1%
4	*Micro-enterprise Assistance for Business Expansion (5 or fewer employees)*	3.87	65.4%
5	*Public Improvements to Commercial/ Industrial Sites*	3.69	58.8%

Infrastructure and Neighborhood Improvement

Respondents rated the level of need for thirteen infrastructure and neighborhood improvements. The top five priorities in this area were:

- *Street Improvements*
- *Sidewalk Improvements*
- *Lighting Improvements*
- *Water/Sewer Improvements*
- *Storm Water and Drainage Improvements*

The table below shows the average need rating given to each of the infrastructure and neighborhood improvement needs, and the share of respondents who rated them as a "strong" or "very strong" need.

Section III, Exhibit 11: Need Ratings for Specific Infrastructure and Neighborhood Improvements

Priority Rank	Infrastructure and Neighborhood Improvements: Specific Need	Average Rating	Strong or Very Strong Need
1	Street Improvements	4.13	73.9%
2	Sidewalk Improvements	4.01	69.5%
3	Lighting Improvements	3.85	63.9%
4	Water/Sewer Improvements	3.80	61.1%
5	Storm Water and Drainage Improvements	3.77	60.1%
6	New or Renovated Playgrounds	3.71	59.8%
7	Tree Planting	3.68	58.1%
8	Landscaping Improvements	3.66	56.9%
9	Cleanup of Contaminated Sites	3.54	55.1%
10	Public Art	3.56	53.0%
11	ADA Accessibility to Public Facilities	3.57	51.9%
12	Acquisition and Clearance of Vacant Lots	3.47	51.2%
13	Neighborhood Signage	3.37	47.7%

Other Needs

The survey asked respondents to rank the level of need on a total of 68 items from 6 categories. In each category, respondents were also given the opportunity to write-in additional areas of need for their neighborhood. The graphic below is a visualization of these responses wherein the larger the word appears the greater number of times it was mentioned by respondents.

Exhibit 12: Word Cloud of "Other Needs"

IV. Community Forums and Feedback

Community Forum Summary Report

Three Consolidated Plan Community Forums were conducted to provide an introduction to the City of San Diego's Five Year Consolidated Plan and federal programs, and to solicit input from residents and workers in the City of San Diego on the level of need for various types of improvements that can potentially be addressed by the Consolidated Plan.

The forums were held in three low-to moderate-income communities and sought to obtain broad input from the City's diverse communities. A total of 125 individuals participated in the forums and provided feedback on what they felt were the housing, economic, and community development priorities within the City. City staff also presented at the Community Planning Group meetings in San Ysidro and Linda Vista regarding the 2015-2019 Consolidated Plan, update process, and opportunities for providing input.

Outreach

Approximately 1,684 were engaged directly in an attempt to encourage attendance at the forums and to solicit completion of the Community Needs Survey. Outreach materials and the survey link were emailed to 14,400 entities, organizations, and persons. Persons and entities contacted during outreach efforts were encouraged to share notification materials with their beneficiaries, partners, and contacts.

At least 2,305 hardcopy flyers, noticing the community forums, were printed and distributed throughout San Diego, including, but not limited to; libraries, community meetings, and organizations benefiting low-to-moderate income residents and areas. These flyers were available online and offline in English and Spanish.

Forum Structure

The forums engaged the community through an introductory presentation on the Consolidated Planning programs and process, how it functions, and its applicability and impact to San Diego. The presentation was followed by a series of facilitated breakout groups where participants discussed community needs where participants could communicate in an open-ended dialogue, as well as ranking exercise. LeSar Development Consultants facilitated the meetings and guided the breakout groups with support from City staff.

Participants in each breakout group were asked to describe which communities within the City of San Diego are in the most need and why? They were then lead through two exercises to rate and rank Over All Need categories. The categories included infrastructure, jobs, and housing, as well as Public Service categories, which included but were not limited to Employment, Senior Transportation, Health, and Crime Awareness/Prevention Services. The interactive format of the forums solicited strong participation, wherein all attendees were provided the opportunity to participate in the conversation. Translation services were provided at each forum.

The forums concluded with the announcement of upcoming CPAB and City Council Meetings as opportunities to hear about the results and to further participate.

Feedback Themes

Throughout the three forums, the following recurring themes were most frequently discussed; **Increase Economic Opportunities, Youth Related Programs, Public Safety, and Affordable Housing**. These needs emerged as top priorities in the voting, ranking, and open-ended dialogue activities.

Feedback Summary

All community responses were recorded, and the detailed forum results can be found in Appendix C. Below is a summary of the feedback and input received at the community forums during the dialogue breakout groups.

1. *What communities within the City of San Diego are in most need?*

    The communities that were identified at all **three forums** as having the most need included:

    - San Ysidro
    - Encanto
    - Southeastern
    - City Heights
    - Barrio Logan

    Other communities that were identified at **two forums** as having the most need included:

    - Grant Hill
    - Stockton
    - Downtown
    - Logan Heights
    - Sherman Heights
    - Southcrest
    - Chula Vista
    - Skyline
    - Stockton

Finally, a number of other communities were identified at only **one forum** as having the most need. These communities included:

- Imperial Corridor
- Chollas View
- East San Diego
- South of 8
- Emerald Hills
- Southbay
- Mountain View
- Market & 32rd
- Beach Cities

- Ocean Beach
- Pacific Beach
- National City
- South Coronado
- Imperial Beach
- Clairemont
- Otay Mesa
- La Loma

2. *Why these communities? What characteristics of need do you think these communities have?*

Within the breakout groups, community members were asked to identify the characteristics of the communities they felt exemplified need. Answers given were both what currently existed (i.e. cracked sidewalks) and what was needed (i.e. gang prevention services). All answers were recorded at the front of the room on flip charts. During transcription all answers were grouped and categorized, and the number of times each characteristic was mentioned was counted to identify the most frequently stated needs (i.e. 'youth and afterschool programs' was mentioned 20 times throughout all 3 community forums).

Within the communities identified as having the most need, the following needs were identified most frequently:

- Youth and afterschool programs (20)
- Housing - affordable housing and rehabilitation needs (18)
- Employment Services and job training (14)
- Parks – including open space and canyons (11)
- Streetlights – sidewalks, parks, alleys (11)
- Police, crime and public safety (10)
- Business support services, microenterprise and economic development (10)

Section IV, Chart1
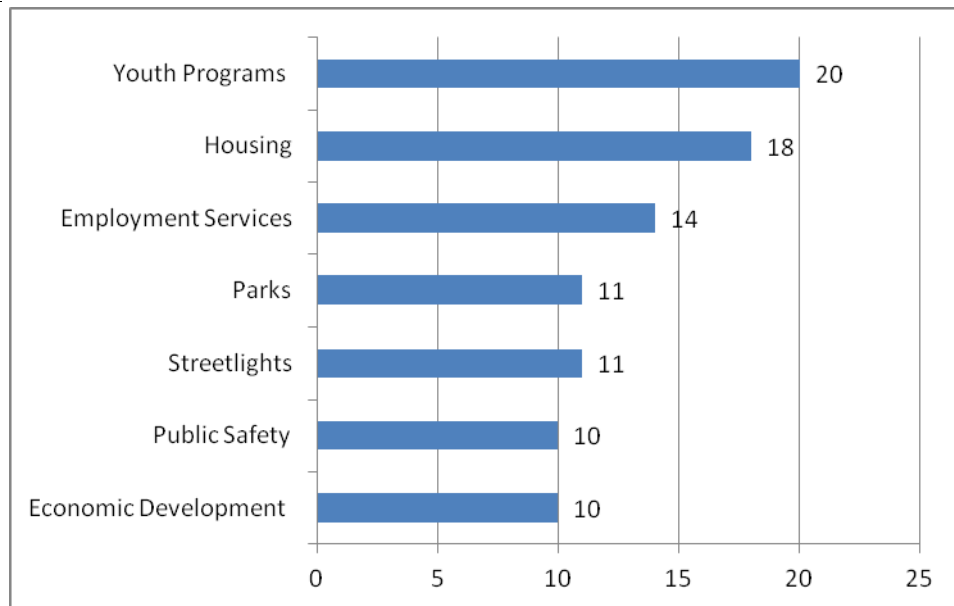
Other frequently identified needs included:

- Sidewalk improvements (9)
- Streets and alley improvements (9)
- Neighborhood cleanups – including weeds, graffiti and pet waste (9)
- Homeless services (8)
- Transportation – public transit access and affordability (8)
- Education and schools (7)
- Healthcare (7)
- Senior services (6)
- Food banks and access to healthy food (6)

Section IV, Chart2
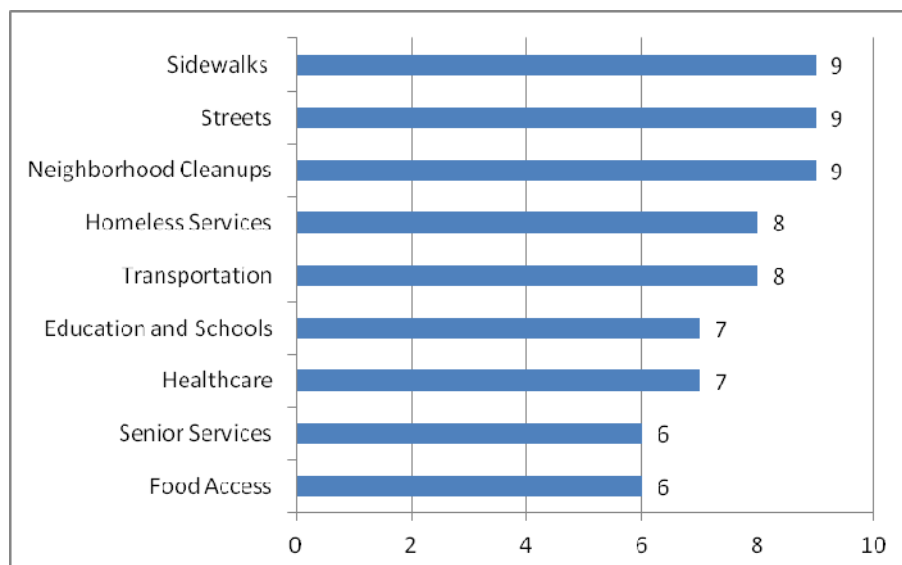
Less frequently identified needs included:

- Infrastructure – General (5)
- Recreation – including skate parks (5)
- Translation services (5)
- Gang prevention (4)
- Art – public art and art programs (4)
- Landscaping and neighborhood beautification (3)
- Undergrounding utilities (3)
- Pedestrian improvements (2)
- Veteran services (2)
- Library hours and staffing (2)
- Public services (2)
- Community and civic engagement (2)

Section IV, Chart 3

The graphic below is a visualization of the above responses wherein the larger the word appears, the greater number of times it was mentioned by participants.
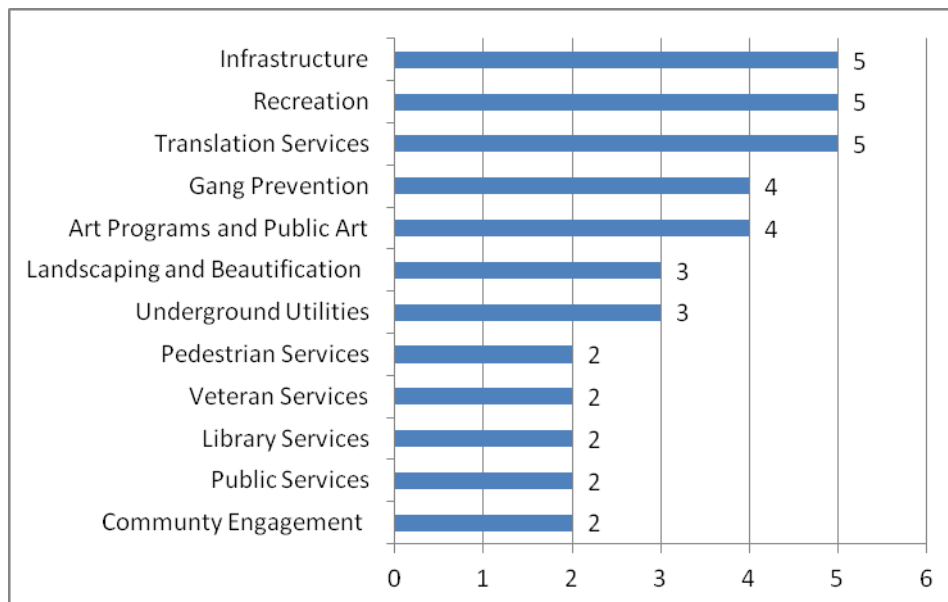
Section IV, Graphic 1

3. *Rank the need for the following from 1-4 with 1 being the highest need.*

Community members were asked to first identify the area they felt had the highest need; these were considered their "#1 vote" and answers were collected from every member individually. Next, their second highest need was identified (#2 vote), then third (#3 vote) and fourth (#4 vote) highest needs.

Votes were tallied at the front of the room, with each round of voting recorded in a different color (i.e. number of #1 votes in green, #2 votes in red). During transcription the votes were weighted (i.e. #1 vote = 4 points; #2 vote = 3 points; #3 vote = 2 points; #4 vote = 1 point) and points were totaled across all 3 forums to find a community-wide ranking. For example, projects that establish new jobs that are made available to low-income City residents received 50 #1 votes (200 points), 23 #2 votes (69 points), 18 #3 votes (36 points) and 4 #4 votes (4 points), for a total of 309 points.

The most critical needs selected, in order of importance, were:

1. Projects that establish new jobs that are made available to low-income City residents (309)
2. Projects that increase availability of affordable housing for low-income City residents (254)
3. Improvements to non-profit facilities that provide services to low-income City residents (such as senior centers, youth centers, and food banks) (232)
4. Improvements and/or development of City facilities that provide public services (such as parks, fire stations, and libraries) (167)

Section IV, Chart 4
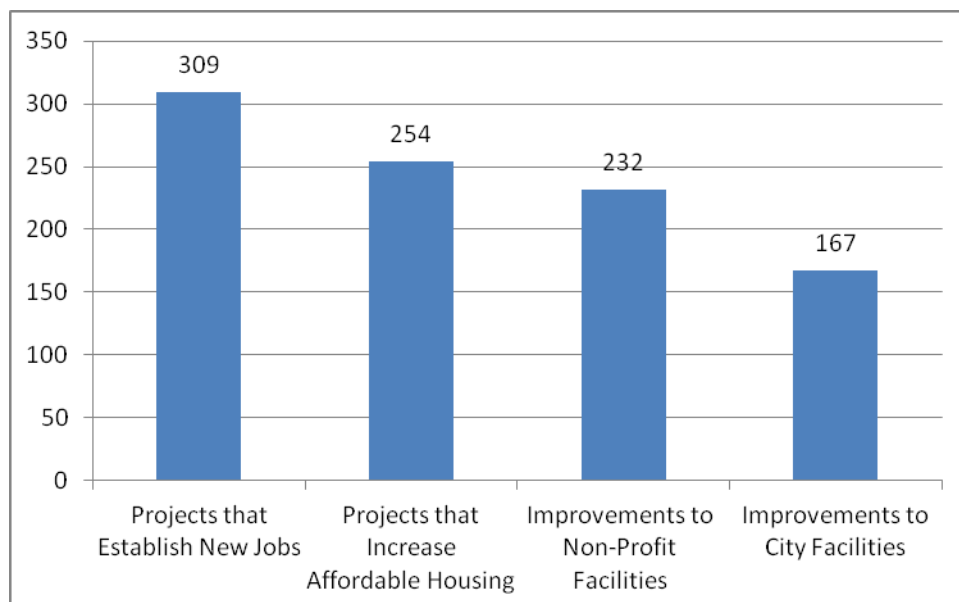
4. *Select and rank the FOUR most critical needs of the following with 1 being the most critical/essential:*

Similar to the previous activity, community members were asked to identify the categories from the list which they felt were the highest needs. They were allowed to identify 4 different areas, only this time it was a simple vote and not a ranking activity. Answers were tallied and not weighted (i.e. Employment training services received 50 votes).

The four most critical needs identified included:

1. Employment training services (50)
2. Youth services (45)
3. Crime awareness/prevention services (26)
4. Senior services (24)

Other frequently identified critical needs included:

5. Health services (23)
6. Homeless services (20)
7. Transportation services (19)
8. Neighborhood cleanups (18)
9. Mental health services (17)
10. Substance abuse services (16)

Less frequently identified critical needs included:

11. Food banks (14)
12. Housing counseling (12)
13. Disability services (8)
14. Abused/Neglected children (6)
15. Childcare services (6)
16. Legal services (5)
17. HIV/AIDS Services (3)

Section IV, Chart 5

Service	Value
Employment Traning Services	50
Youth Services	45
Crime Awareness/Prevention	26
Senior Services	24
Health Services	23
Homeless Services	20
Transportation Services	19
Neighborhood Cleanups	18
Mental Health Services	17
Substance Abuse Services	16
Food Banks	14
Housing Counseling	12
Disability Services	8
Abused/Neglected Children	6
Childcare Services	6
Legal Services	5
HIV/AIDS Services	3

V. Stakeholder Meeting and Feedback

Stakeholder Meeting Summary Report

A Stakeholder Meeting was conducted in early November to solicit input from organizations that serve and support low-to-moderate income City of San Diego residents. A total of 47 participants from service provider agencies, non-profits, and other community organizations provided feedback on what they felt were the housing, economic, and community development priorities within the City, along with the challenges and opportunities their organization faced when serving clients.

Outreach

Hundreds of entities, organizations, and persons were engaged in outreach efforts to encourage attendance at the Stakeholder Meeting and to take the Community Needs Survey. Persons and entities contacted during outreach efforts were encouraged to share notification materials with their beneficiaries, partners, and contacts. Engagement included telephone calls and emails including the use of the CDBG Distribution List.

Meeting Structure

The meeting engaged participants through an introductory presentation, followed by a series of facilitated breakout groups where participants discussed their needs, challenges and opportunities. Similar to the Community Forums, an open-ended dialogue format was used, along with ranking exercise. LeSar Development Consultant staff facilitated the meeting and guided the breakout groups with support from City staff. The interactive format of the meeting solicited strong participation, with all attendees able to join the conversation.

Stakeholders in each breakout group were asked to describe which communities within the City of San Diego are in the most need and why. They were then lead through two exercises to rate and rank Over All Need categories. The categories included infrastructure, jobs, and housing, as well as Public Service categories, which include but were not limited to Employment, Senior Transportation, Health, and Crime awareness/prevention services. Stakeholders were additionally asked to provide feedback on the challenges and opportunities they face in serving clients. The interactive format of the meeting solicited

strong participation, wherein all attendees were provided the opportunity to participate in the conversation.

The Stakeholder Meeting was concluded with the announcement of upcoming CPAB and City Council Meetings as additional opportunities to participate.

Feedback Themes

Throughout the three breakout groups of the Stakeholder Meeting, the recurring themes throughout the discussion included; **Affordable Housing, Job Training** and **Homeless Services.** These emerged as top priorities in the voting, ranking, and open-ended dialogue activities. Public safety and improvements to nonprofit facilities were also found to be priorities. Lack of resources was found to be a top challenge, and education/awareness and collaboration were the top identified opportunities.

Feedback Summary

All stakeholder responses were recorded, and the detailed meeting results can be found in Appendix E. Below is a summary of the feedback and input received at the stakeholder meeting during the dialogue breakout groups.

1. *What communities within the City of San Diego are in most need?*

The community that was most frequently identified as having the most need was identified in all **three breakout groups:**

- City Heights

Communities that were identified in **two breakout groups included:**

- Southeastern San Diego
- San Ysidro
- Linda Vista

- Encanto
- Barrio Logan
- Downtown

Finally, communities identified in **one breakout group included:**

- Golden Hill
- Sherman Heights
- East Village
- Middletown
- Balboa
- Skyline

- Hillcrest
- Paradise Hills
- College
- Shelltown
- Normal Heights
- Mission Hills

- Midtown
- Mira Mesa

Why these communities? What characteristics of need do you think these communities have?

Within the breakout groups, community members were asked to identify the characteristics of the communities they felt exemplified need. Answers consisted of existing conditions (i.e. cracked sidewalks) and what was needed (i.e. gang prevention services). All answers were recorded at the front of the room on flip charts. During transcription all answers were grouped and categorized in order to tally the number of times each characteristic was mentioned.

The services most frequently identified within the communities of need included:

- Public safety (7)
- Housing (7)
- Homelessness (3)
- Business development (3)
- Infrastructure (3)
- Jobs (2)

Less frequently identified needs included:

- Senior services (1)
- Culturally appropriate services (1)
- Transportation (1)
- Youth services (1)
- HIV services (1)
- Food access (1)
- Accessibility (1)

Section V, Chart 1

2. Rank the need for the following from 1-4 with 1 being the highest need:

Community members were asked to first identify the area they felt had the highest need; these were considered their "#1 vote" and answers were collected from every member individually. Next, their second highest need was identified (#2 vote), then third (#3 vote) and fourth (#4 vote) highest needs.

Votes were tallied at the front of the room, with each round of voting recorded in a different color (i.e. number of #1 votes in green, #2 votes in red). During transcription the votes were weighted (i.e. #1 vote = 4 points; #2 vote = 3 points; #3 vote = 2 points; #4 vote = 1 point) and points were totaled across all 3 forums to find a community-wide ranking.

The most critical needs, in order of importance:

1. Improvements to non-profit facilities that provide services to low-income City residents (such as senior centers, youth centers, and food banks) (15)
2. Projects that establish new jobs that are made available to low-income City residents (14)
3. Projects that increase availability of affordable housing for low-income City residents (12)
4. Improvements and/or development of City facilities that provide public services (such as parks, fire stations, and libraries) (3)
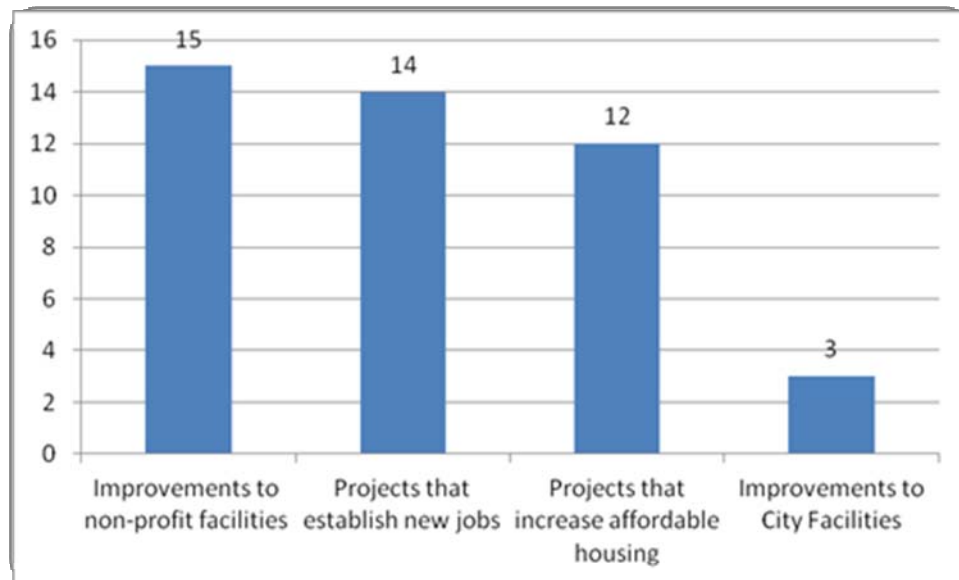
3. **Select and rank the FOUR most critical needs of the following with 1 being the most critical/essential:**

Similar to the previous activity, community members were asked to identify the categories from the list which they felt were the highest needs. They were allowed to identify 4 different areas, only this time it was a simple vote and not a ranking activity. Answers were tallied and not weighted.

The four most critical needs identified included:
1. Homeless services (21)
2. Employment training services (20)
3. Mental health services (17)
4. Youth services (16)
5. Neighborhood cleanups (16)

Other frequently identified critical needs included:
6. Senior services (10)
7. Health services (10)
8. Transportation services (9)
9. Housing counseling (9)
10. Legal services (7)
11. Food banks (6)
12. Substance abuse services (5)

Less frequently identified critical needs included:
13. HIV/AIDS Services (4)
14. Tenant/Landlord (4)
15. Lead based paint (4)
16. Crime awareness/prevention services (3)
17. Disability services (2)

18. Abused/Neglected children (2)
19. Battered spouses (2)
20. Childcare services (1)

Section V, Chart 3
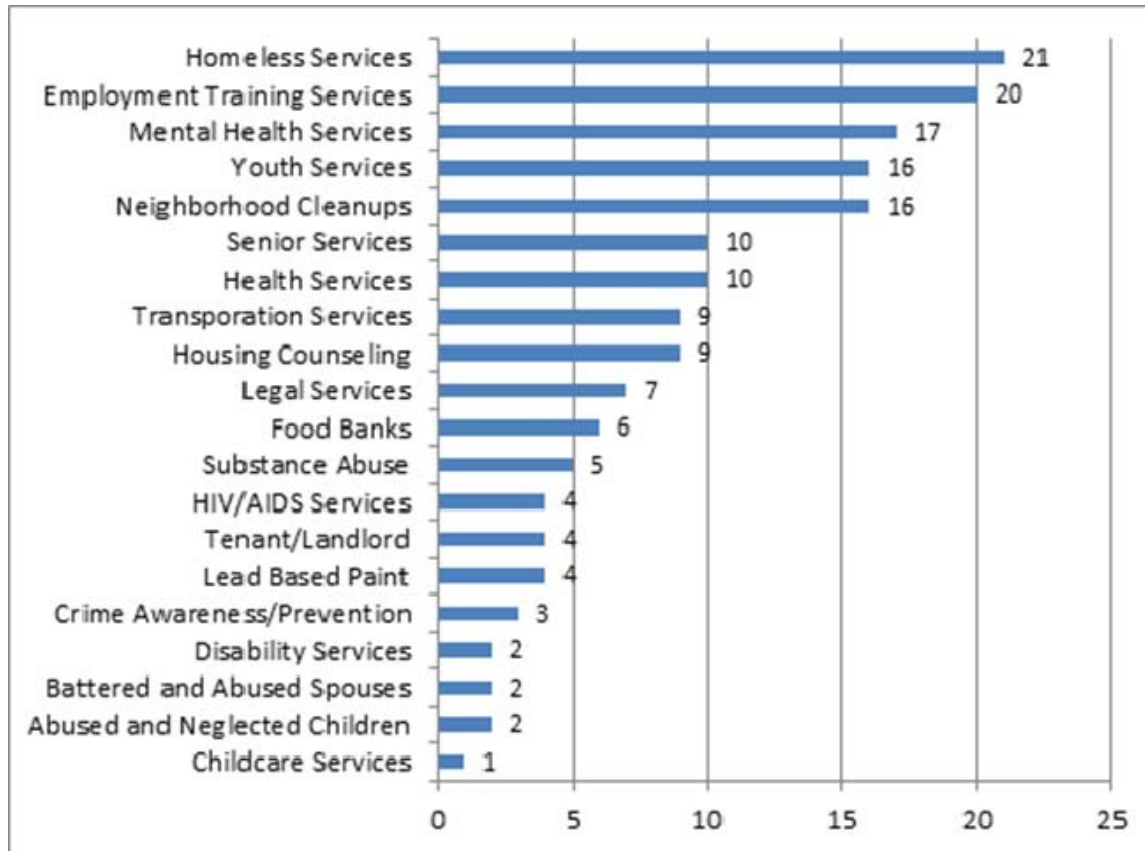
- **What challenges and opportunities does your organization face?**

The most frequently identified challenges, by theme:
- Lack of money or resources (12)
- Language and culture (5)
- Affordable housing/homeless (4)
- Regulations (4)
- Client access (4)
- Reporting difficulty (2)
- Transportation (2)
- Collaboration (2)
- NIMBYism (2)

VI. Best Practices

In a climate of shrinking resources, San Diego must identify effective and innovative methods to maximize impacts. San Diego is not alone in efforts to change systems, streamline controls, and improve performance. Like-pursuits and their documented results are shared across public and private sectors. Many of these practices can be emulated in San Diego in some form or fashion. The US Department of Housing and Urban Development (HUD) and the US Government Accountability Office (GAO) has described methodologies specific to block grants that they hold as best practices.

HUD and GAO officials do remark that the evaluation of the impact of block grant programs is difficult because it requires comparison between neighborhoods that received program assistance with those that did not. Further, block grant programs do not represent a consistent set of eligible activities or outcomes nationally.   Finally, entitlement jurisdictions' flexibility to create and implement a broad range of strategies designed to meet local needs and priorities makes it difficult to determine a single set of best practices.[47]

In spite of the above mentioned limitations, HUD and the GAO have identified several promising practices for block grant programs, including practices that[48]:

- Pay for performance to reward good reporting and encourage effective programs;
- Reduce the number of projects and create economies of scale;
- Improve subrecipient management and administratively align subrecipeint oversight with the HUD Guidebooks for Grantees; and
- Include geographic targeting of entitlement funds to areas that meet specific needs criteria.

HUD has concluded that "well-functioning systems, like well-run governments, embrace professionalism and performance across the board, learn from past mistakes, and continue to innovate and experiment with new approaches to adjust to new realities."[49]

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[47] *GAO-12-575R Effectiveness of Block Grants, May 15, 2012, pg. 3*
[48] *Managing Subrecipients of CDBG Grantees, U.S. Department of Housing and Urban Development Office of Policy Development and Research, December 2005.*
[49] *Managing Subrecipients of CDBG Grantees, U.S. Department of Housing and Urban Development Office of Policy Development and Research, December 2005, pg 61*

VII. Leverage

Leverage is an important consideration in planning for the expenditures of block grant funding. Given on-going cuts to many of the federal entitlement programs including HOME, ESG, and CDBG as well as the loss of redevelopment as a funding tool in California, leverage is a critical tool for attracting and scaling up the investment of other public and private funding sources.

CDBG specifically has the flexibility to be an early source of funding that can be committed, and thus becomes critical to leveraging sources that come later in the funding process and that are extremely competitive. Many of these sources are capable of bringing millions to tens of millions of grant dollars to our low and moderate income communities to support needed affordable housing, transit, regional planning, environmental mitigation, and pay for success programs. The sources require both a high degree of collaboration among local partners as well as documented commitments of investment of local funding. Specific sources include:

- **Affordable housing:** Sources include state and federal low income housing tax credits administered by the California Tax Credit Allocation Committee, and state funded bond programs administered by the California Department of Housing and Community Development. Both of these programs utilize both threshold and point driven scoring systems that are heavily weighted toward leverage and local funding support.
- **Sustainability planning, Infrastructure development, and Green Communities:**
  - Funding programs offered through the federal Partnership for Sustainable Communities administered by the Department of Housing and Urban Development (HUD), Department of Transportation (DOT), and the US Environmental Protection Agency (EPA).
  - State of California's Strategic Growth Council (SGC) provided two initial rounds of funding in excess of $50 million to cities, counties and regional agencies. Grants were available to conduct planning activities that will foster sustainable communities, reduce greenhouse gas emissions, and achieve other sustainability objectives. SGC has now issued new draft program guidelines intended to be consistent with the Investment Principles and Recommendations for Priority Investments described in the 2013 Cap-and-Trade Auction Proceeds Investment Plan. The current third round of funding contains allocation of points for leverage and

collaboration. SGC's linking with Cap and Trade's Investment Plan is important since this source is anticipated to yield $1 to $4 billion annually by 2015 and is one of California's most significant new sources of funding.

- **Social sector and Education:** Federal agencies have created innovative, metrics driven programs to lift outcomes and performance including the Department of Labor (DOL) and Department of Education (ED). Grant funding is anticipated to be available for social impact programs and reform of troubled educational districts.   DOL's first Pay for Success grant program, and the Department of Education's Promise Neighborhoods Grants both call for extensive coordination of partners and documented local leverage.

- **Philanthropy:** Sophisticated local and national funders are increasingly moving to metrics based social investment strategies, and are focusing on collaborative (and leveraged) investing to drive better coordination and outcomes from their investments.

In summary, allowing block grant funds to be used to promote collaboration and impact and to leverage other local, regional, state and federal sources from both the public and private sector will create an exponential impact that funding can't achieve when the investment is piecemeal, isolated, and/or spread too thinly.

VIII.   Preliminary Findings

The survey results, preliminary quantitative data on community needs, community forum feedback and stakeholder input reveal similar overarching needs. From the community input collected thus far, the areas of **Jobs, Housing, and Infrastructure** appear to be at the forefront of community concern in the City of San Diego.

The survey revealed that highest ranked overall need was *"Create More Jobs Available to Low Income Residents."* This was clearly supported in the quantitative review specifically with the nexus between education attainment and successful entry into the workforce. Other Economic Development priorities identified by survey respondents and forum participants were: access to jobs for low income residents; financial assistant for low income residents for business creation and expansion; and store front improvement in low income neighborhoods.

Of the five distinct survey Need Categories - *Public Facilities, Infrastructure and Neighborhood Services, Public Services, Economic Development, and Housing* – it was *Housing* that received the highest ranking of importance, followed closely by *EconomicDevelopment*.

Housing topped the list of priorities across all Need Categories. This priority includes housing for special needs populations, permanent housing for homeless, code enforcement and energy efficiency and sustainability improvements.

Accordingly, available housing data indicates that as housing costs continue to outpace wages, affordable housing opportunities remain scarce. Households spending 30%-50% of their income on housing costs are considered severely cost burdened, leading to other problems such as food insecurity, overcrowding, and substandard conditions. Lengthy waiting lists for subsidized housing illustrate the tremendous need for affordable, decent and safe affordable housing. Furthermore, recent homeless counts document over 5,700 homeless persons living on the San Diego streets, without access to housing or even shelter. Many of these persons are veterans, chronically homeless, and/or suffer from severe mental illness.

Generally, as it pertains to Public Services, survey results were reflective of feedback received at both the community forums as well as the stakeholder meeting. Two exceptions to this was higher emphasis on the need for Youth Programs and Public Safety as identified in the community forums, and Substance Abuse Services was the only Public Service priority to make the top ten priorities across all Need Categories in the survey.

Available data also reveals numerous vulnerabilities among youth, as well as seniors- two populations with large numbers living in poverty. Both of these populations, along with thousands of others households experience food insecurity during the year. The defining characteristic of food insecurity is that, at times during the year, the food intake of household members is reduced and their normal eating patterns are disrupted because the household lacks money and other resources for food. Food insecurity is a serious problem that has recently become more documented through research studies and literature.

As it pertains to public infrastructure, the City's deferred capital backlog continues to exceed $800 million and significantly impacts quality of life for low and moderate-income communities. As discussed at community forums and further reinforced through the survey results, residents of these communities voiced concerns about the need for more parks, better lighting and safety measures, new or enhanced sidewalks and streets and water/sewer improvements. These types of projects can also seek state and federal funding for sustainability, planning and infrastructure to maximize impact on affected communities.

Finally, the rate of new HIV/AIDS cases has decreased or leveled off since 1992 but the number of people living with AIDS continues to increase each year, as people with AIDS live longer. Four hundred forty-one new cases were reported in San Diego County between January 1, 2011, and December 31, 2012, documenting the need for continued services to this vulnerable population.

IX. Preliminary Goals

Based on the four-part analysis (Qualitative, Quantitative, Best Practices and Leveraging) with consideration to City priorities, the following goals for allocation priority are proposed:

GOAL 1:   Enhance the City's economic stability and prosperity by increasing opportunities for **job readiness** and investing in **economic development programs**.

GOAL 2:   Strengthen neighborhoods by investing in the City's critical **public infrastructure** needs.

GOAL 3:   Improve housing opportunities by creating and preserving **affordable rental and homeowner housing** in close proximity to transit, employment, and community services.

GOAL 4:   Assist individuals and families to stabilize in permanent housing after experiencing a housing crisis or **homelessness** by providing client-appropriate housing and supportive service solutions.

GOAL 5:   Invest in community services and non-profit facilities that maximize impact by providing new or increased access to programs that serve highly vulnerable populations such as **youth, seniors,** and **food insecure households**.

GOAL 6:   Meet the needs of persons with **HIV/AIDS** and their families through the provision of housing, health, and support services.

X. Appendix

Appendix Item A: Community Needs Survey

CITY OF SAN DIEGO | FY 2015-2019 CONSOLIDATED PLAN
COMMUNITY NEEDS SURVEY

❖ **COMMUNITY DEVELOPMENT** ❖ **HOUSING** ❖ **ECONOMIC DEVELOPMENT** ❖

Make your voice heard.

The City of San Diego is updating the Consolidated Plan for federal funds that primarily serve low and moderate-income residents and areas. Please see our website for additional details: http://www.sandiego.gov/cdbg/.

This survey lets you tell the City which needs are most important for your neighborhood. Your responses will help prioritize investments over the next five years. If you prefer to complete this survey online, you may do so at http://www.sandiego.gov/cdbg/. Spanish versions of the survey are also available online or by calling Vicky Joes of LeSar Development Consultants at 619-236-0612 x 102.

1. Do you live or work in the City of San Diego? ☐ Yes ☐ No ☐ Don't Know

2. What is your home ZIP code? _____|☐Don't Know ☐Not Applicable

3. What is your work ZIP code? _____|☐Don't Know ☐Not Applicable

4. What neighborhood do you live in? _____
   (If you do not live in the City of San Diego, but you work within the City, please select the neighborhood in which you work.)

5. Thinking about your neighborhood, and the facilities and services currently available, please rate the level of need for improvements in the areas below.

   (Circle a number between 1 and 5 for each area below. A rating of 1 indicates very little need, while a rating of 5 indicates a critical, top priority need. A rating of "?" indicates you "do not know.")

Overall Needs	Level of Need Low….. .High |?		Level of Need Low…....High |?
Improve City Facilities Providing Public Services (such as Parks, Libraries, Fire Stations)	1 2 3 4 5|?	Create More Affordable Housing Available to Low Income Residents	1 2 3 4 5|?
Improve Non-profit Facilities Providing Community Services (such as Senior Centers, Youth Centers, Food Banks)	1 2 3 4 5|?	Create More Jobs Available to Low Income Residents	1 2 3 4 5|?

COMMUNITY DEVELOPMENT NEEDS

Public Facilities	Level of Need Low…....High |?		Level of Need Low…....High |?
Senior Centers	1 2 3 4 5|?	Fire Stations	1 2 3 4 5|?
Youth Centers	1 2 3 4 5|?	Libraries	1 2 3 4 5|?
Centers for the Disabled	1 2 3 4 5|?	Parks and Recreational Facilities	1 2 3 4 5|?
Homeless Facilities (Transitional Housing and Emergency Shelters)	1 2 3 4 5|?	Educational Facilities	1 2 3 4 5|?
Facilities for Persons with HIV/AIDS	1 2 3 4 5|?	Police Stations	1 2 3 4 5|?
Health Care Facilities	1 2 3 4 5|?	Child Care Centers	1 2 3 4 5|?
Mental Health Care Facilities	1 2 3 4 5|?	Parking Facilities	1 2 3 4 5|?
Other(s)_____	1 2 3 4 5|?	Facilities for Abused, Abandoned And Neglected Children	1 2 3 4 5|?

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Infrastructure and Neighborhood Improvements	Level of Need Low…….High |?		Level of Need Low…….High |?
Water/Sewer Improvements	1 2 3 4 5|?	Sidewalk Improvements	1 2 3 4 5|?
Street Improvements	1 2 3 4 5|?	Lighting Improvements	1 2 3 4 5|?
Stormwater and Drainage Improvements	1 2 3 4 5|?	Neighborhood Signage	1 2 3 4 5|?
ADA Accessibility to Public Facilities	1 2 3 4 5|?	Landscaping Improvements	1 2 3 4 5|?
Public Art	1 2 3 4 5|?	New or Renovated Playgrounds	1 2 3 4 5|?
Tree Planting	1 2 3 4 5|?	Cleanup of Contaminated Sites	1 2 3 4 5|?
Acquisition and Clearance of Vacant Lots	1 2 3 4 5|?	Other(s)_____	

Public Services	Level of Need Low…….High |?		Level of Need Low…….High |?
Senior Services	1 2 3 4 5|?	Services for Persons with HIV/AIDS	1 2 3 4 5|?
Disability Services	1 2 3 4 5|?	Crime Awareness/Prevention Services	1 2 3 4 5|?
Legal Services	1 2 3 4 5|?	Tenant/Landlord Counseling Services	1 2 3 4 5|?
Youth Services	1 2 3 4 5|?	Child Care Services	1 2 3 4 5|?
Transportation Services	1 2 3 4 5|?	Health Services	1 2 3 4 5|?
Substance Abuse Services	1 2 3 4 5|?	Abused, Abandoned and Neglected Children Services	1 2 3 4 5|?
Battered and Abused Spouses Services	1 2 3 4 5|?	Mental Health Services	1 2 3 4 5|?
Employment Training Services	1 2 3 4 5|?	Lead Based Paint/Lead Hazard Screens	1 2 3 4 5|?
Homeless Services	1 2 3 4 5|?	Housing Counseling	1 2 3 4 5|?
Food Banks	1 2 3 4 5|?	Neighborhood Cleanups (trash, graffiti, etc.)	1 2 3 4 5|?
Other_____	1 2 3 4 5|?		

Economic Development: Job Creation in Low Income Neighborhoods	Level of Need Low….. .High |?		Level of Need Low…….High |?
Financial Assistance for Low Income Residents for Business Expansion and Job Creation	1 2 3 4 5|?	Microenterprise Assistance for Business Expansion (5 or few employees)	1 2 3 4 5|?
Public Improvements to Commercial/Industrial Sites	1 2 3 4 5|?	Store Front Improvements in Low Income Neighborhoods	1 2 3 4 5|?
Financial Assistance for Low Income Individuals to Create a Small Business	1 2 3 4 5|?	Other_____	1 2 3 4 5|?

HOUSING

Housing	Level of Need Low…….High |?		Level of Need Low…….High |?
Owner-Occupied Housing Rehabilitation	1 2 3 4 5|?	Rental Housing Rehabilitation	1 2 3 4 5|?
Homeownership Assistance	1 2 3 4 5|?	Fair Housing Outreach and Testing	1 2 3 4 5|?
Increase Affordable Rental Housing Inventory	1 2 3 4 5|?	Housing Accessibility Improvements	1 2 3 4 5|?
Rental Assistance (Tenant Based Rental Assistance)	1 2 3 4 5|?	Energy Efficiency and Sustainability Improvements	1 2 3 4 5|?
Code Enforcement Activities in Low Income Neighborhoods	1 2 3 4 5|?	Permanent Housing for Homeless	1 2 3 4 5|?
Housing for Other Special Needs (such as elder and person with disabilities): (List)_____	1 2 3 4 5|?	Other_____	1 2 3 4 5|?

6. OPTIONAL: What is your email address?   _____

    (If you provide your email address, you will be included on the Community Development Block Grant distribution list, which includes updates on applications, public meetings and the Consolidated Plan update process.)

THANK YOU for completing this survey. Please return this to Vicky Joes, LeSar Development Consultants, 2410 First Avenue, San Diego, CA 92101, or FAX to 619-236-0613, or email to vicky@lesardevelopment.com.

Appendix Item B: Community Forum Flyer

COMMUNITY FORUMS

❖ COMMUNITY DEVELOPMENT ❖ HOUSING ❖ ECONOMIC DEVELOPMENT ❖

The City of San Diego receives federal funds to invest in improving local communities. How should these funds be spent?

Make Your Voice Heard and provide your input to help prioritize City needs over the next five years.

The Community Forums will provide an introduction to the City of San Diego's Five Year Consolidated Plan and federal programs. To identify community development and affordable housing needs, we will discuss priorities and engage in conversation to solicit your feedback.

Barrio Logan
Woodbury School of Architecture
2212 Main Street
San Diego, CA 92113-1026
October 22, 2013
7:00pm to 8:30pm

City Heights
Price Charities Building
4305 University Ave. Suite 640
San Diego, CA 92105
October 24, 2013
7:00pm to 8:30pm

Southeastern
Jacobs Center
404 Euclid Ave.
San Diego, CA 92114
October 29, 2013
7:00pm to 8:30pm

Survey: If you are unable to attend one of our Community Forums, please **Make Your Voice Heard** by taking our quick survey online: **http://www.sandiego.gov/cdbg**.

Consolidated Plan Update: Public Meeting
This is a meeting of the Consolidated Plan Advisory Board. Come hear an update on findings to date and be part of the process to prioritize City needs.

San Diego Civic Concourse | North Terrace Rooms 206-209
202 'C' Street, San Diego, CA 92101
Wednesday, November 13, 2013 | 6:30pm to 8:00pm

Questions: If you have questions or need paper copies of our survey, contact: Vicky Joes at 619-236-0612 x102 or Vicky@lesardevelopment.com or Eliana Barreiros, CDBG Policy Coordinator at CDBG@sandiego.gov.

Information will be made available in alternative formats upon request by contacting Leonardo Alarcon at 619-236-6944 or LAlarcon@sandiego.gov. Requests for disability-related modifications or accommodations required to facilitate meeting participation, including requests for auxiliary aids, services or interpreters, require different lead times, ranging from five business days to two weeks. Please keep this in mind and provide as much advance notice as possible in order to ensure availability. Assistive Listening Devices (ALDs) are available in upon request.

❖ COMMUNITY DEVELOPMENT ❖ HOUSING ❖ ECONOMIC DEVELOPMENT ❖

What is the Consolidated Plan?

The Consolidated Plan is created every five years and assists the City to determine community needs. The planning process to create the Consolidated Plan serves as the framework for a community-wide dialogue to identify housing, economic, and community development priorities.

The federal funds included in the Consolidated Plan are:

- HOME Investment Partnerships Program
- Housing Opportunities for Persons with AIDS (HOPWA)
- Emergency Solutions Grant (ESG) and
- Community Development Block Grants (CDBG)

Why is this Important to You?

These federal programs have limited funding. There is more need within our communities than available funding. The City must determine how to use these funds to achieve the biggest public benefit and, when you **Make Your Voice Heard**, you are helping City leaders prioritize spending.

Eligible uses of these federal program funds include: improvements to facilities that serve low and moderate income (LMI) families and individuals; improvements to public infrastructure in LMI neighborhoods; provision of public services; economic development assistance; and projects that increase access to affordable housing and address homelessness. Things like: senior centers, park and recreational facilities, accessibility improvements for public facilities, cleanup of contaminated sites, food banks, business expansion and storefront improvements, etc.

What is low and moderate income (LMI)? LMI refers to individuals and families with incomes below 80 percent of the area median income. In San Diego, this includes individuals earning less than $45,150 annually and a family of four earning less than $64,500 annually (for example). LMI also includes: abused children, battered spouses, elderly persons, severely disabled adults, homeless persons, illiterate adults, persons living with AIDS, and migrant farm workers.

What if I Cannot Attend a Meeting?

If you are unable to attend one of our Community Forums, please **Make Your Voice Heard** by taking our quick survey online: **http://www.sandiego.gov/cdbg**.

Questions:

If you have questions or need paper copies of our survey, contact: Vicky Joes at 619-236-0612 x102 or Vicky@lesardevelopment.com or Eliana Barreiros, CDBG Policy Coordinator at CDBG@sandiego.gov.

Appendix Item C: Community Forums - Feedback

CITY OF SAN DIEGO | Community Forum
Worksheet for Small Group Discussion

❖ **COMMUNITY DEVELOPMENT** ❖ **HOUSING** ❖ **ECONOMIC DEVELOPMENT** ❖

Tuesday, October 22, 2013 | 7:00pm to 8:30pm

Barrio Logan

Woodbury School of Architecture

2212 Main Street

San Diego, CA 92113-1026

Attendance: 28

1. What communities within the City of San Diego are in most need?

- Grant Hill: needs more of an identity, to be cleaned up and become more safe, need sidewalk beautification and lighting
- San Ysidro: focus on landscaping and beautification, including increased street lighting, better sidewalks, wider streets, pedestrian crossings and infrastructure development. Near the border, first impression of San Diego from the southern border. Need for youth programs and employment, very low income
- Stockton: Nonprofit sector development, need for increase in small business presence
- City Heights: Need for improved street lighting and increased presence of youth programs (cultural/education/art/tutor/sports programs)
- Encanto: Historically underserved, need for more youth outreach and gang prevention
- Skyline/Southeastern/Encanto: Focus needs to shift from police/safety to more focus on early youth education, mentoring, tutoring, sports and art programs.
- Downtown San Diego: large homeless population and large diversity of individuals within the community

- Beach Cities: Large homeless population, desirable place to live and work within this area
- Ocean Beach
- Pacific Beach
- Barrio Logan
- Chula Vista
- National City
- South Coronado
- Imperial Beach
- Clairemont
- Otay Mesa
- La Loma

Why these communities? What characteristics of need do you think these communities have?
(Note: Group 1 matched specific community with reasons/characteristics)

- Diversity within location
- Low income
- Low income, lack of basic services, failing infrastructure
- How can we expect others to invest if community is not willing
- Poor, dangerous, gang problems
- Most marginalized communities
- High diversity, large homeless population, need for workers, lack of affordable housing
- Close to transportation
- There is much need within this community for federal funding
- There are insufficient funds to cover the necessities in many areas
- Close to the border and underserved
- Need for youth services
- Public services
- Low income at risk youth are abundant here
- Need for pro bono art, education, sports, tutoring centers for youth and seniors
- Keep character within community

- Transitional phase
- Veteran services
- At risk children because of poverty not because of innate ability

- Underserved community, great organizations but need better funding from CDBG
- Small businesses
- Youth programs
- Better funding
- Large homeless population
- Need for housing
- Need for workers/jobs
- Desirable place to live and work within the area
- Street improvements
- Trash
- Sidewalk improvements
- Food banks
- The most marginalized Hispanic communities reside here
- Lighting needs
- Animal control
- High senior population

- Fair housing
- Better parks
- Surveillance
- Tenet discrimination
-
-
-

- Lack of money for transportation to school
- Accessibility to healthy food
-

2. Rank the need for the following from 1-4 with 1 being the highest need:

_4_ Improvements and/or development of City facilities that provide public services (such as parks, fire stations, and libraries)

_1_ Improvements to non-profit facilities that provide services to low-income City residents (such as senior centers, youth centers, and food banks)

_2_ Projects that increase availability of affordable housing for low-income City residents

_3_ Projects that establish new jobs that are made available to low-income City residents

Note – Spanish group did not participate in this activity, rather they simply listed the most critical needs:

- Senior services
- Housing services
- Veterans services
- Accessible food
- Schools
- Parks

- Trolley Station improvements
- Street improvements
- Street and park lighting

3. Select and rank the FOUR most critical needs of the following with 1 being the most critical/essential:
Note – Spanish group did not vote

_4_	Employment training services	_1_	Disability services
_4_	Senior services	_1_	Legal services
_5_	**Youth services**	_1_	Transportation services
_7_	**Homeless services**	_2_	HIV/AIDS services
___	Battered and abused spouse services	_7_	**Crime awareness/prevention services**
___	Abused and neglected children services	___	Tenant/Landlord services
_1_	Food banks	___	Childcare services
_3_	Health services	___	Lead based paint/lead hazard screens
_1_	Mental health services	___	Neighborhood cleanups
_1_	Housing Counseling	_5_	**Substance abuse services**

4. Misc. Comments

- Seniors are the most rapidly growing demographic and are living longer. They are on fixed incomes during inflation hikes and cost of living increases. They need assistance with food, health, financial planning, and mental health.
- Youth need outreach and delinquent activity prevention, employment training, mentorships, and food security assistance.
- Homeless services account for a large portion of allocations yet represent a small portion of the need.
- How can we most equitably distribute dollars among all areas of need?
- Employment, gang/crime prevention and substance abuse services should be grouped to effectively distribute money to most critical needs.
- Expand library hours important for staff
- Seniors and youth are equally important
- Need for small business grants

Community Letter:

Good evening to all of you:

My name is Josefina Loyon, I live in the South Bay and attend programs for seniors in the area of San Ysidro in a nonprofit.

Today I have the opportunity to express some of the needs I consider to be my priorities in this community and that is why I ask you to approve more funds be allocated for educational programs such as computer classes or photography or exercise programs (zumba and yoga) that are some in which I participate, to get these funds we will have better quality services for the residents of this community.

For without these funds it would not be possible to continue to participate in these activities.

Thanks for your attention.

Tuesday, October 24, 2013 | 7:00pm to 8:30pm

City Heights

Price Charities Building

4305 University Ave. Suite 640

San Diego, CA 92105

Attendance: 36

1. *What communities within the City of San Diego are in most need?*

- City Heights
- Sherman Heights
- Logan Heights
- Southeastern
- Southcrest
- Stockton
- Imperial Corridor

- San Ysidro
- Chollas View
- Barrio Logan
- Encanto
- Skyline
- East San Diego

Why these communities? What characteristics of need do you think these communities have?

- Translating services
- Forms assistance
- Inclusion in the community
- Residential and commercial streets
- Alleys used heavily by residents
- Schools after hours for teaching
- Green space, landscaping maintenance, community cleanups

- Lighting
- Business development, good businesses, office space, restaurants, economic development
- Business that offer good jobs, white collar
- More projects like Price Center
- More brick and mortar projects, less studies, surveys, etc.

- Infrastructure
- Less paperwork, more tangible projects built
- More parkland, park space needed
- Planned communities after 1990 need improvements
- Sidewalks, lights
- Business hub
- Dangerous and need more youth job trainings.
- Lack of resources, blight and neglect.
- Neglected housing stock.
- Need sidewalk improvements
- White flight
- Relocation out of City Heights
- In City Heights 42 out of 44 census tracts are LMI. High concentration of kids. 9 of 10 lowest census tracts are in City Heights
- Logan and San Ysidro have immigrants, new arrivals, many languages, stream of refuges and no or limited jobs
- Opportunity to experience and celebrate art and cultural diversity lacking
- Public transit connectivity to jobs/housing/transportation balance
- Expensive smaller businesses (grocery) exploiting residents
- Expensive rents
- Mixed use affordable housing needed

- High school – only one high school (student teacher ratio)
- Inexperienced teachers lack of continuity for students
- Expensive bus passes
- Can't afford transportation
- High crime
- Bad streets
- Unskilled youth, lack of technical training
- Poor pedestrian infrastructure
- Graffiti
- Lead paint issues
- Aging single family housing
- Lack of public and private economic investment
- Substandard multifamily housing
- Lack of business development
- Lack of affordable housing for workforce
- Lack of park space
- Poor housing, rats and insects
- Job training for ex-offenders
- Significant asthma rates
- City Heights money is going outside City Heights (need for basic services, good and entertainment)
- Need for microenterprise
- Disinvestment in low income area, metrics of funding needs to be changed
- Policy makes it hard for small orgs to apply for CDBG

- Civic San Diego and SECD take all funds that belong to City Heights
- Too many refugees, policy by US govt.
- No transit, need transit hub
- Funds allocated downtown for tourist trade. Neglected areas mentioned previously
- Same organizations get funds all the time
- Low income, diverse population
- Library hours reduced
- Youth programs
- Job training, reentry programs
- Homelessness
- Neglect
- Lack of infrastructure
- Housing
- Lack of amenities
- Transit lacking, few opportunities
- Need for diversity (language)
- Lack of economic development, entrepreneurship, self-employment opportunities
- Emergency services
- Recreation facilities
- Lack of public services
- Better streets and sidewalks
- Lighting
- Youth support services
- Access for small businesses
- Need more parks
- ADA representation
- Health
- Food programs
- Gang detail
- Counseling
- Daycare
- Affordable housing opportunities
- Senior services
- Crime prevention
- Healthy food opportunities
- Need for open space
- Youth, seniors and homeless need more services and programs

2. **Rank the need for the following from 1-4 with 1 being the highest need:**

3   Improvements and/or development of City facilities that provide public services (such as parks, fire stations, and libraries)

4   Improvements to non-profit facilities that provide services to low-income City residents (such as senior centers, youth centers, and food banks)

2   Projects that increase availability of affordable housing for low-income City residents

1   Projects that establish new jobs that are made available to low-income City residents

3. Select and rank the FOUR most critical needs of the following with 1 being the most critical/essential:

_23_	**Employment training services**	_2_	Disability services
_13_	**Senior services**	_3_	Legal services
_18_	**Youth services**	_14_	**Transportation services**
_4_	Homeless services		HIV/AIDS services
_3_	Battered and abused spouse services awareness/prevention services	_7_	Crime
_2_	Abused and neglected children services	_2_	Tenant/Landlord services
_4_	Food banks	_5_	Childcare services
_8_	Health services hazard screens	_7_	Lead based paint/lead
_7_	Mental health services	_6_	Neighborhood cleanups
_2_	Housing Counseling	_5_	Substance abuse services

Misc. Comments

- Some people objected to neighborhood cleanups being included on the list of critical needs.
- Need more hours and staff for libraries
- Lots of homeless have mental health issues, so homeless and mental health should be one category.
- Youth services should include abused/neglected children, childcare, and substance abuse.
- Why no education on the fact that Housing Commission already receiving $1.3mil for homeless services. This is 50% of funds.
- Why no meeting anywhere in San Ysidro?
- Why so late research for a 5 year plan? 3 meetings?
- Language consideration in outreach meetings, providing more than just Spanish translation
- Groups fail to not solve problems but keep themselves paid by failing
- I'd like to emphasize the importance of funding projects and programs that meeting multiple goals at once. i.e. providing jobs and job training and youth support services via low income home rehabilitation and public development? projects. Why rank priorities when we can "kill multiple birds with one stone"
- Why did City spent ½ CDBG dollars on tourism instead of infrastructure and transit taking to LMI specific location i.e. in City Heights and other local LMI communities
- Reinvestment in LMI community it is difficult for small groups to apply for CDBG

- Why CDBG and CSD are being designated as the planning advisory instead of local advisories?
- Why are too many staff serving these CDBG outreach and spending CDBG dollars?
- City has no criteria for alleys (i.e. no sidewalk, lights, etc.)
- City Heights has LMI sub-community areas that are neglected
- Need more business quality buildings in City Heights like Price Charities
- All 4 areas of discussion are high priority because prior outreach comments have been ignored
- Too many studies but no action in the City Heights area, no lights, bad sidewalk (more tangible improvements)
- Taking development away from City Heights results in lower local jobs
- 2010 Census Data? Other resources
- SDHC $1.3mil allocation off the top to PS. Will that continue?
- Include poverty rate dollars for individuals and family of four on studies
- Infrastructure
- Distinction between creation of <u>new jobs</u> and funding microenterprise and business creation
- Infrastructure enables housing
- Transportation (City Heights)
- Policy change
- Redevelopment funds
- Translation services/training
- Alley safety (lights, pavement)
- Business, economic development (white collar employment)
- Health services to include mental health and lead based paint

Worksheet for Small Group Discussion

❖ COMMUNITY DEVELOPMENT ❖ HOUSING ❖ ECONOMIC DEVELOPMENT ❖

Tuesday, October 24, 2013 | 7:00pm to 8:30pm

Encanto

Jacobs Center

404 Euclid Ave.

San Diego, CA 92114

Attendance: 61

4. What communities within the City of San Diego are in most need?

- Grant Hill: community organization
- Encanto: neglected, lack of planning, power lines underground
- South of 8: Upkeep houses and neighborhoods, homeless, police
- Emerald Hills: Overgrown vegetation, cracked sidewalks
- City Heights: Lack of dog waste bags, lack of accessibility to canyons
- Southbay: lack of funding, community beautification, trash removal
- Downtown

- Southeastern (Mt. Hope, Mountain View, Lincoln Park, Harbor View Apts): parks, potholes (47th St.), quality housing, mixed use
- Grant Hill: blight
- Golden Hill: gentrification
- Sherman Heights
- Mountain View/Encanto planning area
- Market & 32nd
- South crest
- Barrio Logan
- San Ysidro
- Chula Vista
- Greater Logan Heights: lack of investment

Why these communities? What characteristics of need do you think these communities have?

- Business investment
- Youth programs
- Underground utilities
- LMI, underserved
- [No] housing
- [No] health clinics
- Parks
- Medical attention
- Public Safety
- Free youth classes
- Youth recreational centers
- [A need for a] 'liaison' between the Municipal government and the Hispanic community
- Jobs & Opportunities for Hispanic persons with little to no education
- Opportunities to obtain an education
- Public Art
- After-school programs & classes Public safety, gang violence
- Failure of social institutions across the spectrum
- Undergrounding utilities provides a safer environment
- Need more youth programs
- Healthcare and access
- Lack of park space
- Community Rec Centers
- Skate parks
- Social capital lacking
- Communities of color are neglected
- Jobs needed (lack of jobs)
- Balance of manufacturing and food services well-paying jobs/ to provide food/shelter
- Job training
- Lots of crime/violence – lack of life/safety enforcement
- Need more police enforcement/presence
- Need police station and better response times (police and fire)
- Infrastructure: sidewalks, streetlights (when requested)
- Communities in need seem to not be tourist areas
- Bus stops/transit connectivity to jobs
- Economic development
- Vacant lots and affordable housing
- Healthcare for immigrants
- More parks, places to go
- Centers for art, youth services
- Work opportunities
- Educational opportunities
- Latin community not employees, feel discriminated
- Crime an issue (domestic violence)
- Employment is a reoccurring issue
- Homeless vets, services, war vets and mental health
- Shelter

5. Rank the need for the following from 1-4 with 1 being the highest need:

_4_ Improvements and/or development of City facilities that provide public services (such as parks, fire stations, and libraries)

_2_ Improvements to non-profit facilities that provide services to low-income City residents (such as senior centers, youth centers, and food banks)

_3_ Projects that increase availability of affordable housing for low-income City residents

_1_ Projects that establish new jobs that are made available to low-income City residents

6. Select and rank the FOUR most critical needs of the following with 1 being the most critical/essential:

_23_	**Employment training services**	_5_	Disability services
_7_	Senior services	_1_	Legal services
_22_	**Youth services**	_4_	Transportation services
_9_	Homeless services	_1_	HIV/AIDS services
_2_	Battered and abused spouse services	_12_	**Crime awareness/prevention** services
_4_	Abused and neglected children services	_3_	Tenant/Landlord services
_9_	Food banks	_1_	Childcare services
_12_	**Health services**	_0_	Lead based paint/lead hazard screens
_9_	Mental health services	_12_	**Neighborhood cleanups**
_9_	Housing Counseling	_6_	Substance abuse services

7. Misc. Comments
- Is the survey and forum for all 4 funding sources?
- Expand assistance for Community Based Development Orgs
- CDBG specific detailed requirements
- Trailer parks, 1-way in many parts makes it difficult for police, private detective, vandalism
- We lack social capital to advocate for needed policy change and build community among our diverse residents
- How will the anticipated bond for infrastructure effect the CDBG funding and other CIP's

Community Letter:

The City Council's recent revision to Policy 800-14, Prioritizing CIP Projects, gives priorities to underserved communities, such as District 4. In addition, the City has approved a reorganization combining Community Planning, Neighborhoods and Economic Development. One of its purposes is to integrate the various funding sources and levels of government to implement an economic strategy to revitalize neighborhoods where unemployment is high, like District 4.

An infrastructure need is one or more databases to connect residents to local businesses and to match unemployed residents with local jobs in District 4. The City's Business License database is outdated, on an Excel spreadsheet that uses arcane language to identify businesses that is not customer-friendly. A few years ago, I sorted the database by zip code and estimated there were some 1,000 business licenses in District 4. Yet, I could not sort the zip code data into services or business type, so I could trade with a local locksmith or bookkeeper, for example.

We also need a job bank app for local residents to file their resumes so employers mandated to do local hiring can fulfill that contract requirement. This needs intervention by top management because current law precludes Workforce Partnership from targeting jobs to specific underserved neighborhoods.

Creating these two resources should be part of the infrastructure for a sustainable economic development strategy for District 4.

Appendix Item D: Stakeholder Meeting Flyer

STAKEHOLDER MEETING

The City of San Diego receives federal funds to invest in improving local communities. How should these funds be spent?

Make Your Voice Heard and provide your input to help prioritize City needs over the next five years.

The Stakeholder Meeting will provide an introduction to the City of San Diego's Five Year Consolidated Plan and federal programs. We will discuss priorities and engage in conversation to solicit your feedback.

At the Stakeholder meeting, we are seeking the input of service providers, non-profits, and other community organizations that serve and support low-to moderate income City of San Diego residents.

Stakeholder Meeting

Thursday, November 7, 2013
11:00am to 1:00pm
Balboa Park War Memorial Building
3325 Zoo Drive
San Diego, CA 92104

Survey

If you are unable to attend the Stakeholder Meeting, please **Make Your Voice Heard** by taking our quick survey online.

https://www.surveymonkey.com/s/SanDiegoConPlan
Spanish/Español:
https://www.surveymonkey.com/s/SanDiegoConPlanEspanol

Consolidated Plan Update: Public Meeting

This is a meeting of the Consolidated Plan Advisory Board. Come hear an update on findings to date and be part of the process to prioritize City needs.

Wednesday, November 13, 2013 | 6:30pm to 8:00pm
San Diego Civic Concourse | North Terrace Rooms 206-209
202 'C' Street, San Diego, CA 92101

Questions

If you have questions or need paper copies of our survey, contact: Vicky Joes at 619-236-0612 x102 or Vicky@lesardevelopment.com, or Michele (St. Bernard) Marano, Fair Housing and Special Programs Coordinator at CDBG@sandiego.gov.

Information will be made available in alternative formats upon request by contacting Leonardo Alarcon at 619-236-6944 or LAlarcon@sandiego.gov. Requests for disability-related modifications or accommodations required to facilitate meeting participation, including requests for auxiliary aids, services or interpreters, require different lead times, ranging from five business days to two weeks. Please keep this in mind and provide as much advance notice as possible in order to ensure availability. Assistive Listening Devices (ALDs) are available upon request.

Appendix Item E: Stakeholder Meeting Feedback

Thursday, November 7, 2013 | 7:00pm to 8:30pm

Stakeholder Meeting

Balboa Park War Memorial Building

3325 Zoo Drive San Diego, CA 92104

Attendance: 47

4. ***What communities within the City of San Diego are in most need?***

Breakout Group 1

- City Heights: Low income, needs better jobs, small business development, affordable housing, diverse ethnic population needs help integrating, larger families with young children, greater density, significant infrastructure improvements needed
- Golden Hill, Sherman Heights, East Village: often overlooked neighborhoods, homeless overflow out of Downtown into residential neighborhoods, housing, no business districts, no resources

- Southeastern San Diego: Poor, infrastructure, lack of housing, crime/gangs, lack of well-paying jobs, innovation related jobs lacking, gang intervention
- San Ysidro: Storefront improvement projects, poor infrastructure, street improvements, transportation, job creation, investment in other infrastructure improvements, parks/green space, housing/multi-unit, senior facilities

Breakout Group 2

- Middletown, Balboa Park: homelessness, public safety
- San Ysidro: gang intervention, housing conditions
- Linda Vista: housing conditions

- Skyline, Southeastern, Encanto, Barrio Logan, City Heights: youth crime, youth programs, gang intervention
- Hillcrest: HIV Intervention
- Downtown: homelessness

Breakout Group 3

- Encanto
- Paradise Hills
- College Area
- Shelltown
- City Heights
- Linda Vista
- Normal Heights

- Downtown: concentration of social services
- Mission Hills - elderly
- Barrio Logan
- Midway, Rosecrans
- Mira Mesa: high crime, gang population

Why these communities? What characteristics of need do you think these communities have?

- People in need
- Crime Stats
- Lack of services
- Wider range of housing services
- People displaced from other areas due to redevelopment
- Residential hotels (SRO's) no longer available
- Food deserts (lack of grocery stores)
- Lack of accessible services; timing and culturally appropriate

- Limited of cohesive services – such as mental, housing, medical, education; too high threshold to access services
- Most providers of housing are private, private providers don't want mental patients with high risk
- Poor communities
- Gap in time for disability benefits/receipt

5. **Rank the need for the following from 1-4 with 1 being the highest need:**

   _4_ Improvements and/or development of City facilities that provide public services (such as parks, fire stations, and libraries)

   _1_ Improvements to non-profit facilities that provide services to low-income City residents (such as senior centers, youth centers, and food banks)

   _3_ Projects that increase availability of affordable housing for low-income City residents

   _2_ Projects that establish new jobs that are made available to low-income City residents

6. **Select and rank the FOUR most critical needs of the following with 1 being the most critical/essential:**

   _20_ **Employment training services**   _2_ Disability services

10	Senior services	7	Legal services
16	**Youth services**	9	Transportation services
21	**Homeless services**	4	HIV/AIDS services
2	Battered and abused spouse services	3	Crime awareness/prevention services
2	Abused and neglected children services	4	Tenant/Landlord services
6	Food banks	1	Childcare services
10	Health services	4	Lead based paint/lead hazard screens
17	**Mental health services**	**16**	**Neighborhood cleanups**
9	Housing Counseling	5	Substance abuse services

7. **What challenges and opportunities does your organization face when serving clients?**

Challenges

- Linguistic challenges/language barriers
- Transportation
- Access to small business loans/loans in general
- Access to grants or funding
- Widely distributed populations
- Getting to the client is difficult /portability
- Difficult to access clients with disabilities
- Access to volunteers
- Distrust in authority or government or nonprofits
- Affordability
- Limited Resources
- Not enough money $
- City funding is limited
- Government sequestration
- Seniors are a growing and aging population with high needs
- Generational barrier to seniors
- Clients tend to isolate/remain invisible
- Clients are in poverty/fixed income
- No public facilities for older adults/seniors
- Building trust
- Hard to know actual number of clients
- Funding to homeless projects

- Lack of existing data and research surrounding underserved populations
- Relocation of businesses in San Ysidro
- Determining youth crime/violence
- "Industry" of City funded homeless shelters/emergency shelters
- Misunderstanding/NIMBYism re: affordable housing and homelessness
- Need for affordable job training/housing/etc. for those in recovery
- Lack of cohesion among groups working in the same service/topic areas
- CPG not always representative of communities
- Homelessness/Mental health disconnect
- Lack of flexible funding
- Lack of supportive housing
- Lack of awareness
- Updating definitions (populations)
- Too compartmentalized, not fitting program definitions
- More demand than supply/capacity
- Lack of political leadership
- Lack of awareness on designing services

- Balance between development of community; desires; lifestyles and goals of stakeholders
- City regs; historical pres regs; hold back concept of affordable housing (interim height ordinance) <another disagrees>
- Unsustainable development
- Cuts to arts programs
- Need outweighs the funds available
- Lack of affordable housing
- Lack of leadership in every area (4000 homeless in SD for example)
- Complexity of regulatory landscape
- Certain resistance' more compassion

- NIMBYism
- Transportation-Affordable, accessible, disability access, expand trolley line
- Lots of barriers to self sufficiency
- Lack of support for people exiting programs
- Inaccessibility to detox and drug/alcohol services
- Outreach
- Cost of providing info in multiple languages
- Competent translation services and cultural awareness

Opportunities

- Home delivered meals to seniors, keeps them out of nursing homes
- Wrap around services/resources
- Mental Health Services
- Expand services to cover transportation, meals, outreach
- Word of mouth/outreach to increase access of services
- Collaboration
- Safety issues for the homeless (pedestrian safety)
- Working with the Feds-even though not on LMI Census Tracts; limited clientele (presumed LMI)
- Free internet services to community
- Sustainable development-rethinking types of housing; complete paradigm shift
- Art programs-research demonstrates success as youth services/mechanism
- Pay attention to CPG and community plans/CP updates

- Improvement of H&S of housing has return on investment (less missed school-hospital visits, etc.)
- Other communities have demonstrated success re: homeless
- Increase civil awareness and pride
- Expand permanent homeless shelters/WTC
- Gang Commission-needs position as a fundraiser/grant writer
- Be more innovative/creative with existing resources
- Community benefit required for development
- Education/outreach re: affordable housing and homeless
- Provide services to those in recovery
- Work together more cohesively when discussing same/similar topics (homelessness; etc.)/leadership
- Participatory budgeting (set aside $ and community votes-youth, etc.)
- Collaboration

- Diversity in funding streams
- Program expansion
- Education/awareness; demonstration
- Representations; more advocates
- Make a difference
- Model program/services; proactive; leader
- More public/private partnerships
- More 211 Exposures
- Central agency
- Media exposure/social media
- Competencies in language/translation

8. **Misc. Comments**
   - To better serve the limited English proficient population, we need language/culture specific assistance from bilingual/bicultural professionals
   - Otay Mesa- need of manufacturing jobs. Businesses need access to small business loans and help finding potential to invest
   - "Jobs" should be broadened to include self-employment, small business and micro enterprise. More jobs are being created in the small business sector and that includes self-employment. (I believe she is referring to the language of one the questions. "Jobs" are mentioned when you are given 4 critical issues and must pick your top priority)
   - City infrastructure question about city facilities should include sidewalks, street lights, etc.
   - Disadvantaged of LMI individuals and families in high income areas
   - Change City plans to increase the supply of market rate housing to lower the cost of housing for everyone. Won't coast anything. Will provide more property taxes, more customers for business.
   - Food banks-meet the need of hunger or food insecurity. Food banks are the response to the need.
   - Wider range of housing options. Everyone homeless is not capable of living independently. Shared housing, sober living, board and care.
   - Economic development services needed in most community. Services: Business counseling, training.   Add other services to critical needs list. Business start-up. Lending for business.
   - Why is the Military facilities in LMI
   - City regs to be streamlines for an easy process to build
   - Critical Need Economic Development
   - Middletown. Pedestrian crossing areas I high traffic areas at Wash & Kettner and San Diego Ave. RR Crossing Quiet Zone.
   - Critical need increase nonprofit support="youths"

- I voted for improvements to Nonprofits for Homeless facilities and programs which are not necessity listed there
- Neighborhood clean-up is the closest to housing conditions. There is nothing specific to housing condition but research has shown it is a significant issue in SD LMI communities
- Affordable housing in SD many times lack quality. "Safe" and affordable is a better way to describe.

Appendix Item F: Miscellaneous Feedback

From:	Vicky Joes
Sent:	Monday, October 28, 2013 2:40 PM
To:	'foxcanyonn@aol.com'
Cc:	RAFlores@sandiego.gov; mberumen@sandiego.gov
Subject:	RE: Consolidated Plan Update

Mr. Lopez:

Thank you for email and feedback with your four points below.

Your email and its contents will be included in the Five Year Consolidated Plan as well as the presentation to the Consolidated Plan Advisory Board on Wednesday, November 13, 2013 at 6:30 P.M. (202 C Street, North Terrace Rooms 206-209, San Diego CA, 92101). This too is a public meeting and you are encouraged to attend, if possible. We have made hardcopies of the survey available to the public - if you, or anyone else you know, need additional hardcopies of the survey, please let us know and we will send them to you.

Additionally, you may direct project-specific inquiries (such as Ontario Avenue) to the Community Development Block Grant Coordinator at CDBG@sandiego.gov.

Finally, with your permission, I would like to provide your email address the CDBG Coordinator to ensure that you receive all notices and updates regarding the Consolidated Plan and the entitlement programs.

Thank you for your time and valuable input.

Sincerely,

Vicky Joes

Vicky Joes, Principal
LeSar Development
2410 First Avenue
San Diego, CA 92101
(P) 619-236-0612 x 102
(C) 619-672-4787

Click HERE to join our mailing list and receive our
newsletter and alerts.

From: foxcanyonn@aol.com [mailto:foxcanyonn@aol.com]
Sent: Thursday, October 24, 2013 10:11 AM
To: Vicky Joes
Cc: RAFlores@sandiego.gov; mberumen@sandiego.gov
Subject: Consolidated Plan Update

Good morning Vicky-

1

Some points:

1. The working poor is the segment of the population that needs to provide the bulk of the input at these types of forums/surveys dealing with needed community facilities. Otherwise, we continue to deliver neighborhood facilities with the viewpoint of the elite who "might" think what the poor needs/wants. Why has the working-poor class of people been segmented out by scheduling meetings on working week-nights only and not even, at least, **ONE** weekend meeting? Is this by design? Please, prove me wrong... If you have a Saturday meeting scheduled, please forward.

2. City Heights is a huge neighborhood subdivided in 16 distinct neighborhoods all with way different facilities needs. for example: affordable housing is a touchy issues in City Heights which the controlling elite does not want.   While in one City Heights area affordable housing might be deemed a threat to property values, the exclusion of the poor, and not strongly desired; in other areas it will be an urgent and desperate need due to the strong concentration of poor people in such areas. In the survey the "other" does **NOT** allows the participant to type in the description of their own neighborhood to identify where the specific need is.

3. Electronic surveys are strongly open to manipulation and not a true measure. One person with 10 email accounts can just fill in 10 surveys. In addition, not all needy people have money for, and access to, a computer and the Internet.

4. Since the electronic survey does not allow me the flexibility to be a bit more specific about my neighborhood's needs, here I will list them.

   a. **PARKS** as per our own Fox Canyon Parks System Plan,

   b. affordable housing and

   c. the Ontario Avenue street connection.

Wishing you the best of days, I thank you for reading the above email.

Jose Lopez,
4916 Lantana Drive,
Fox Canyon, City Heights, CA 92105

From:	Thakkar, Sima <SThakkar@sandiego.gov>
Sent:	Friday, October 25, 2013 9:29 AM
To:	Rafael@TheHomeMap.com
Cc:	Alarcon, Leonardo; Gretchen Kinney Newsom
Subject:	RE: NAHREP White House Briefing-203k Follow Up

Hello Rafael,

Thanks for coming to the meeting yesterday and sharing your comments on ways to increase homeownership opportunities. I want to make sure your comments are included in the Consolidated Plan so can you please email us your thoughts on expanding ownership types (duplexes etc) and homeowner purchase and repair assistance (similar to 203k).

Thank you,
Sima Thakkar

Sima Thakkar
HUD Program Manager

City of San Diego | Planning, Neighborhoods & Economic Development Department
1200 Third Avenue| San Diego, CA 92101
sthakkar@sandiego.gov| Office Ph: 619-236-5902|Work Cell: 619-807-5782
http://www.sandiego.gov/cdbg

From: rafaelperez619@gmail.com [mailto:rafaelperez619@gmail.com] **On Behalf Of** Rafael Perez
Sent: Thursday, October 24, 2013 10:47 PM
To: Thakkar, Sima
Subject: Fwd: NAHREP White House Briefing-203k Follow Up

Hi Sima,

Below is the email address for Nathan A. Schultz who I was told in March is taske with looking into ways to expand the 203k program.

Great meeting you and discussing my thoughts this evening,

Rafael Perez
NAHREP San Diego, Chapter President

---------- Forwarded message ----------
From: **Rafael Perez**
Date: Tuesday, March 26, 2013

Subject: NAHREP White House Briefing-203k Follow Up
To: Nathan.A.Schultz@hud.gov

Good Afternoon Nathan,

It was great to have the opportunity to talk to you briefly about the 203k modernization you are working on. I shared the story with you about the possible solution for a non-profit and wanted to go further in depth with the idea.

In the particular scenario that I mentioned, the non-profit had acquired a property with the intent of fixing and selling the remodeled home to a low to moderate income buyer. Their challenge was one where the capital required to acquire the property was significant for the non-profit and there was concern with there being a buyer that was low income that could actually qualify for what the home would have to sell for.

Ever since FHA became a prominent force in the market in '07-'08, I have been a passionate advocate of the 203k product and have many times utilized it as a tool to find a solution for many aspects of home buyer';s challenges. Everything from affordable inventory to ability to qualify. In the case of the non-profit, the solution I thought of (which was never executed, but penciled out nonetheless) was to have the non-profit pull all permits, plans and architectural renderings and then sell to a 203k buyer to complete the project. It would relieve the buyer of the burdensome paperwork portion of the 203k and the non-profit could be a resource in completing the project. This could also work under an assumed loan, like the one mentioned yesterday. In a perfect world they would also add an accessory unit adding potential for qualifying income that would allow them to reach their target of a low income buyer. The rental income could be used as qualifying income and over the long term would be a tool to ensure sustainable homeownership, wealth creation and affordability.

I have used the program to help a minimum wage house keeper purchase a duplex because a fixer duplex was the only way she could qualify to become a homeowner. It made sense and the rental income from the second unit almost covers most of her mortgage payment. Also, unlike a condo whose HOA's would rise with inflation, the accessory unit's rent will rise with inflation having a positive affect vs. that of a condo with rising hoa. That is a true accessibility and wealth creation scenario for a low income family. I am happy to hear the 203k is getting special attention and look forward to the future success stories from whatever it is the program morphs into.

I would love the opportunity to be involved in this 203K conversation and share stories, like the one of Luis who was "gentrified" and out priced from the neighborhood he grew up in, only to return once he became a teacher . Returning as a homeowner empowered him to purchase a duplex, fund a $150,000 renovation and he now owns the crown jewel of the block he grew up on.

Thank you for your time,

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--
Rafael A. Perez, REALTOR
Chapter President- NAHREP San Diego
National Association of Hispanic Real Estate Professionals

DRE #01479670
Dominion West Properties
Rafael@theHomeMap.com

(619)333-0116 mobile (619)374-7280 fax

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Rafael A. Perez, REALTOR

Chapter President- NAHREP San Diego

National Association of Hispanic Real Estate Professionals

DRE #01479670

Dominion West Properties

Rafael@theHomeMap.com

(619)333-0116 mobile (619)374-7280 fax

Gretchen Kinney Newsom

From:	Chevelle Newell
Sent:	Thursday, October 24, 2013 4:12 PM
To:	Gretchen Kinney Newsom; Vicky Joes
Subject:	FW: Make Your Voice Heard - City of San Diego Community Forums and Survey

Read below.

Chevelle Newell
Research Analyst
LeSar Development Consultants
619-236-0612 x 105 (office) | 323-440-9815 (cell)
chevelle@lesardevelopment.com

From: Bountiful Books [mailto:finebks2@sbcglobal.net]
Sent: Thursday, October 24, 2013 4:03 PM
To: Chevelle Newell
Subject: Re: Make Your Voice Heard - City of San Diego Community Forums and Survey

Dear Chevelle Newell,

I sincerely hope the City of San Diego is not paying you for your so- called "assistance". To alert us to a meeting on the day of the meeting is ridiculous, and the English version of the community flyer cannot be opened. If this is your idea of "getting the word out", you need to do better. I suggest you schedule another meeting and give adequate notice so that people can plan for it.

Thank you,
Rhea Kuhlman, President
College Area Community Council

From: Chevelle Newell
Sent: Thursday, October 24, 2013 3:23 PM,
To: info@collegearea.org
Subject: Make Your Voice Heard - City of San Diego Community Forums and Survey

Dear Rhea Kuhlman:

I am assisting the City of San Diego with the Five Year Consolidated Plan and I would like to request your assistance to engage your beneficiaries, members and partners and to make sure their voice is heard and represented in this process. The planning process to create the Consolidated Plan serves as the framework for a community-wide dialogue to identify housing, economic, and community development priorities. As you know, the Consolidated Plan will ultimately prioritize the limited federal funds the City of San Diego receives to improve local communities – and input by your contacts is very important.

We are holding community forums **TONIGHT** at 7pm in City Heights and next week in Southeast, and we ask that you share the attached flyer and the attached community needs survey with your contacts. Any and all assistance to get the word out is greatly appreciated. Please note – the survey is also available online in English and Spanish, but if you need hardcopies of the flyer or surveys, please let us know and we can deliver them right away.

It would also be great if you shared this on Facebook and Twitter:

1

Facebook Example:

The City of San Diego receives federal funds to invest in improving local communities. How should these funds be spent?

Make Your Voice Heard and provide your input to help prioritize City needs over the next five years.

https://www.surveymonkey.com/s/SanDiegoConPlan

Please share this post!

Twitter Example:

#SanDiego gets federal funds to invest in local #communities. How should these funds be spent? https://www.surveymonkey.com/s/SanDiegoConPlan

We have drafted a template outreach email for your use – it is pasted below. Your assistance would be greatly appreciated! If you do share this with your contacts, please do circle back and let me know the size of your distribution list (HUD likes to receive reports on the number of persons engaged.)

If you have any questions or concerns, please feel free to contact me. Thank you for your assistance on this matter.

With kind regards,

Chevelle Newell
Research Analyst
LeSar Development Consultants

619-236-0612 x 105 (office) | 323-440-9815 (cell)
chevelle@lesardevelopment.com

San Diego   Los Angeles
2410 First Avenue   510 West 6th Street, Suite 1100A
San Diego, CA 92101   Los Angeles, CA 90014
619-236-0612 x 103   213-612-4545 - phone
619-236-0613 - fax   213-488-3468 fax

www.lesardevelopment.com
Click HERE to join our mailing list and receive our newsletter and alerts.

CITY OF SAN DIEGO

2

COMMUNITY FORUMS

The City of San Diego receives federal funds to invest in improving local communities. How should these funds be spent?

Make Your Voice Heard and provide your input to help prioritize City needs over the next five years.

The Community Forums will provide an introduction to the City of San Diego's Five Year Consolidated Plan and federal programs. To identify community development and affordable housing needs, we will discuss priorities and engage in conversation to solicit your feedback.

Please read the attached flyer and fact sheet and join us for a community-wide dialogue to identify housing, economic, and community development priorities.

Community Forums:

City Heights	Southeastern
Price Charities Building	Jacobs Center
4305 University Ave. Suite 640	404 Euclid Ave.
San Diego, CA 92105	San Diego, CA 92114
October 24, 2013	**October 29, 2013**
7:00pm to 8:30pm	7:00pm to 8:30pm

If you are unable to attend one of our Community Forums, please **Make Your Voice Heard** by taking our quick survey online: https://www.surveymonkey.com/s/SanDiegoConPlan. *(Spanish Version: https://www.surveymonkey.com/s/SanDiegoConPlanEspanol)*

We urge you to forward this e-mail to friends, family and neighbors.

If you have any questions or concerns, please email Vicky Joes at Vicky@lesardevelopment.com or the CDBG Policy Coordinator at CDBG@sandiego.gov.

From:	Thakkar, Sima <SThakkar@sandiego.gov>
Sent:	Monday, October 28, 2013 12:29 PM
To:	khoang@upacsd.com
Cc:	Gretchen Kinney Newsom; Vicky Joes; Alarcon, Leonardo; St. Bernard, Michele
Subject:	FW: Input for Make Your Voice Heard Community Forum- From UPAC Client Ha
Attachments:	Make Your Voice Heard - Input Letter from UPAC Client HA October 2013.pdf

Dear Ms. Hoang,
Thank you for submitting the feedback you received. Your email and its contents will be included in the Five Year Consolidated Plan.

Sincerely,
Sima Thakkar

Sima Thakkar
HUD Program Manager

City of San Diego | Planning, Neighborhoods & Economic Development Department
1200 Third Avenue| San Diego, CA 92101
sthakkar@sandiego.gov| Office Ph: 619-236-5902|Work Cell: 619-807-5782
http://www.sandiego.gov/cdbg

From: KimThoa Hoang [mailto:]
Sent: Monday, October 28, 2013 11:53 AM
To: Alarcon, Leonardo; Vicky@lesardevelopment.com; ECDEV CDBG
Cc: Margaret Penrose (mip@upacsd.com)
Subject: Input for Make Your Voice Heard Community Forum- From UPAC Client Ha

Dear Sir or Madam,
Mr. Khanh Ha, one of our clients in the Multi-Cultural Economic Development (MED) Program would like to submit his input about the assistance he received from our MED program and the need for such program to continue. On his behalf, we would like to submit his letter and input as part of *Make Your Voice Heard* Community Forums to help prioritize the City needs for the Consolidated Plan over the next five years. Please see the attached pdf copy of the signed letter.
Thank you very much for your consideration. Please feel free to contact me if you have any questions.
Sincerely,
Kim-Thoa
Direct Line: (619) 446-0820

Kim-Thoa Hoang
Director, Economic Development & Housing Counseling Division
Union of Pan Asian Communities (UPAC)

1031 25th Street
San Diego, CA 92102
Tel: (619) 232-6454 (Ext. 820)
Fax: (619) 235-9002
Email: khoang@upacsd.com

www.upacsd.com

Updated flyer with revisions. Spanish survey link has also been added in body of email message.

CITY OF SAN DIEGO
COMMUNITY FORUMS

❖ COMMUNITY DEVELOPMENT   ❖   HOUSING   ❖   ECONOMIC DEVELOPMENT   ❖

The City of San Diego receives federal funds to invest in improving local communities. How should these funds be spent?

Make Your Voice Heard and provide your input to help prioritize City needs over the next five years.

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Please read the attached flyer and fact sheet and join us for a community-wide dialogue to identify housing, economic, and community development priorities.

Community Forums:

Barrio Logan	**City Heights**	**Southeastern**
Woodbury School of Architecture	Price Charities Building	Jacobs Center
2212 Main Street	4305 University Ave. Suite 640	404 Euclid Ave.
San Diego, CA 92113-1026	San Diego, CA 92105	San Diego, CA 92114
October 22, 2013	**October 24, 2013**	**October 29, 2013**
7:00pm to 8:30pm	7:00pm to 8:30pm	7:00pm to 8:30pm

If you are unable to attend one of our Community Forums, please **Make Your Voice Heard** by taking our quick survey online:
https://www.surveymonkey.com/s/SanDiegoConPlan

Spanish version-
https://www.surveymonkey.com/s/SanDiegoConPlanEspanol

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If you would like hard copies of the survey, please contact the CDBG office at CDBG@sandiego.gov.

We urge you to forward this e-mail to friends, family and neighbors.

If you have any questions or concerns, please email Vicky Joes at Vicky@lesardevelopment.com or Eliana Barreiros, CDBG Policy Coordinator at CDBG@sandiego.gov.

Leonardo Alarcón
Project Manager

City of San Diego
HUD Programs
Economic Development
1200 Third Avenue, Suite 1400, MS 56D-San Diego, CA 92101
619.236.6944 phone-lalarcon@sandiego.gov

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October 24, 2013

City of San Diego
Consolidated Plan Advisory Board
Community Development Block Grant Program

Re: Support for Multi-Cultural Economic Development (MED) Program provided by UPAC

Ladies and Gentlemen,

My name is Khanh Ha. I am writing to let you know my appreciation for the small business technical assistance that the UPAC's Multi-Cultural Economic Development counselors have been giving me.

Eight years ago, I came to the United States to be reunited with my family. I had nothing and did not speak English well. I wanted to be able to work no matter how hard to make my own living and to support my family. I decided to take a training program in manicuring and started to work in that field.

It has been my dream to have my own business doing what I love for a living. But with my limited knowledge in English and being fairly new to this country, I never thought that dream would ever come true. One day I saw an ad in a Vietnamese newspaper in San Diego, saying that I could attend a free class to start a business. I signed up to attend a UPAC business workshop taught by Mr. Joseph Dynh. He spoke about how to start a business, how to write a business plan, and other topics such as leases, licensing, permits, taxes, and book-keeping. The decision to attend Mr. Dynh's workshop changed my life. He has been my business mentor ever since.

Thanks to UPAC and Mr. Dynh's assistance, I learned what to do to start a new business. And I now run a nail booth in a beauty salon. My dream had come through! This would not have happened but for UPAC and Mr. Dynh's help.

I thank the City of San Diego and thank UPAC for this program which helps people like me who don't speak English well and need UPAC's help. I hope UPAC will keep providing their multi-cultural economic development assistance to other people like me.

Thank you.

Khanh Quang Ha
3639 El Cajon Blvd.
San Diego, CA 92104
(619) 284-2250

From:	Qamar Bradford <qamar.bradford@yahoo.com>
Sent:	Friday, November 01, 2013 11:21 PM
To:	Vicky Joes
Subject:	Re: Stakeholder Meeting for Consolidated Plan-November 7 at 11:00am

Some of us are working at the San Diego International Airport making sure San Diego maintains its international market during those limited hours.

Perhaps coordinating online forums so citizens can actually have input and maintain revisitation to those boards each fiscal quarter would be more permanent, egalitarian and Democratic than this one-shot only method.

Bill Gates and Steve Jobs were in the same generation that's governing America and inherently governing San Diego.

However, they weren't luddites.

Make a forum and use it. C-Span does. And the entire nation of Iceland does too as they digitally rewrite their constitution.

Vicky Joes <Vicky@lesardevelopment.com> wrote:

>[cid:image001.jpg@01CED657.26979450]CITY OF SAN DIEGO
>
>STAKEHOLDER MEETING
>
>*   COMMUNITY DEVELOPMENT   *   HOUSING   *   ECONOMIC DEVELOPMENT   *
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>The City of San Diego receives federal funds to invest in improving local communities. How should these funds be spent?
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>As part of this process, we are conducting a Stakeholder meeting to hear input from service providers, non-profits, and other community organizations that serve and support low-to moderate income City of San Diego residents.
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>The Stakeholder Meeting will provide an introduction to the City of San Diego's Five Year Consolidated Plan and federal programs. We will discuss priorities and engage in conversation to solicit your feedback.
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>Make Your Voice Heard and provide your input to help prioritize City needs over the next five years.
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>Stakeholder Meeting
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>Thursday, November 7, 2013
>
>11:00am to 1:00pm
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>Balboa Park War Memorial Building
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>3325 Zoo Drive
>
>San Diego, CA 92104
>
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>
>
>Vicky Joes
>Principal, Director of Policy and Collaborations LeSar Development
>Consultants
>
>619-236-0612 x 102 (office) | 619-672-4787 (cell)
>vicky@lesardevelopment.com<mailto:gretchen@lesardevelopment.com>
>
>San Diego   Los Angeles
>2410 First Avenue   510 West 6th Street, Suite 1100A
>San Diego, CA 92101   Los Angeles, CA 90014
>619-236-0612 x 106   213-612-4545 - phone
>619-236-0613 - fax   213-488-3468 fax
>
>www.lesardevelopment.com<http://www.lesardevelopment.com>
>Click
HERE<http://visitor.r20.constantcontact.com/manage/optin/ea?v=001Vb7ChI2QdfAZAnUeWxjWB3jkje1LY75meBFx_Km
bKZ4RuKC7Cv3eFrJIxe1fe3EJHcqWcdmWE65hP-ao8b1jx6g5B-aH8xLT-VQ9GjEYDv-w5IW_rxUMMg%3D%3D> to join our
mailing list and receive our newsletter and alerts.
>
>[cid:image002.jpg@01CED65A.F8A44940]<http://www.lesardevelopment.com/>
>   [cid:image003.png@01CED65A.F8A44940]
><http://www.linkedin.com/company/609018?trk=tyah>
>[cid:image010.png@01CED65A.F8A44940] <https://twitter.com/LeSarDev>
>

Gretchen Kinney Newsom

_____

From:	Alarcon, Leonardo <LAlarcon@sandiego.gov> on behalf of ECDEV CDBG <CDBG@sandiego.gov>
Sent:	Wednesday, November 06, 2013 9:21 AM
To:	Vicky Joes
Cc:	Alarcon, Leonardo; Thakkar, Sima
Subject:	FW: Stakeholder Meeting for Consolidated Plan-November 7 at 11:00am
Importance:	High

A comment that could be used in the data analysis.

_____

From: St. Bernard, Michele
Sent: Tuesday, November 05, 2013 1:53 PM
To: ECDEV CDBG
Subject: FW: Stakeholder Meeting for Consolidated Plan-November 7 at 11:00am
Importance: High

Another comment/question for response.

Michele (St. Bernard) Marano
City of San Diego
Fair Housing and Special Programs | Coordinator
(619) 236-6381 phone

_____

From: PLN SD Planning Groups
Sent: Tuesday, November 05, 2013 1:15 PM
To: St. Bernard, Michele
Subject: FW: Stakeholder Meeting for Consolidated Plan-November 7 at 11:00am
Importance: High

Please see the email below.

Diane Maglaras

Administrative Aide II
Planning, Neighborhoods & Economic Development Department
1222 First Avenue MS 413
San Diego, CA 92101
619-236-7027
619-236-6478 (Fax)
dmaglaras@sandiego.gov
~~~~~~~~~~~~~~~~~~~~~~~~~

"Correspondents should assume that all
communication to or from this address
is recorded and may be reviewed by
third parties."

From: Jim IN GOD WE TRUST Beck =IN GOD WE TRUST [mailto:jimmiewaynebeck@hotmail.com]
Sent: Tuesday, November 05, 2013 11:42 AM
To: PLN SD Planning Groups
Subject: RE: Stakeholder Meeting for Consolidated Plan-November 7 at 11:00am
Importance: High

I would like very very very very much if money would be spent repaving our street.

From: SDPlanningGroups@sandiego.gov
To: SDPlanningGroups@sandiego.gov
Subject: Stakeholder Meeting for Consolidated Plan-November 7 at 11:00am
Date: Tue, 5 Nov 2013 17:39:09 +0000

CITY OF SAN DIEGO
STAKEHOLDER MEETING
❖ **COMMUNITY DEVELOPMENT** ❖ **HOUSING** ❖ **ECONOMIC DEVELOPMENT** ❖

The City of San Diego receives federal funds to invest in improving local communities. How should these funds be spent?

As part of this process, we are conducting a Stakeholder meeting to hear input from service providers, non-profits, and other community organizations that serve and support low-to moderate income City of San Diego residents.

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Make Your Voice Heard and provide your input to help prioritize City needs over the next five years.

Stakeholder Meeting
Thursday, November 7, 2013
11:00am to 1:00pm
Balboa Park War Memorial Building
3325 Zoo Drive
San Diego, CA 92104

From:	Thakkar, Sima <SThakkar@sandiego.gov>
Sent:	Tuesday, November 12, 2013 8:28 PM
To:	Rafael@TheHomeMap.com
Cc:	Alarcon, Leonardo; Gretchen Kinney Newsom
Subject:	RE: NAHREP White House Briefing-203k Follow Up

Thanks very much Rafael. We will make sure to include your comments.
Sima

From: rafaelperez619@gmail.com [rafaelperez619@gmail.com] on behalf of Rafael Perez [Rafael@TheHomeMap.com]
Sent: Tuesday, November 12, 2013 4:43 PM
To: Thakkar, Sima
Cc: Rafael@TheHomeMap.com; Alarcon, Leonardo; Gretchen Kinney Newsom
Subject: Re: NAHREP White House Briefing-203k Follow Up

Hi Sima,

Below are my thoughts regarding my solution to increasing access to sustainable affordable safe housing (both ownership and rental opportunities) through "micro-level" smart growth and affordability.

I pointed out at the meeting that affordable housing and rebuilding neighborhood housing stock were both community priorities at the event. I highlighted how current city housing assistance programs are incompatible with both the purchase of a duplex (or units) or a purchase that is taking advantage of one of the various renovation programs like the 203k.

Encouraging and empowering the purchase of units would give the homeowners an additional form of income, this creating more affordable housing (greater household income.) Second units would also provide safe,secure rental housing and would also be a opportunity to incorporate some energy saving/creating opportunities.

In addition, giving homeowners an opportunity to renovate at the purchase may empower people to find a property in an area of town that may otherwise be out of reach vs allowing that same home to be purchased by a cash investor that is profit centric vs. focused on rebuilding the community.

The ultimate scenario would be partnering with HUD in the modernization of the 203k and expanding city programs to encourage the purchase of owner occupied rehabbed units. With the limited funds available we need to focus on getting the best return on our investments. The neighborhoods with the greatest need may have been neglected as people flocked into the suburbs over the past few decades but the zoning that may hve created some of he challenges could also be the source of solutions to move these areas forward. Investing into the sustainability and affordability of housing while meeting the future housing needs of our city is what can be accomplished by modernizing city assistance programs to be compatible with units and renovation purchase methods.

Please let me know if you need further clarification on anything.

Rafael Perez

Rafael A. Perez, REALTOR
Chapter President- NAHREP San Diego
National Association of Hispanic Real Estate Professionals

DRE #01479670
Dominion West Properties
Rafael@theHomeMap.com
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