SAN DIEGO HOUSING COMMISSION

Moving Forward Moving To Work Program

Annual Plan for Fiscal Year 2016

San Diego Housing Commission
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SECTION I – INTRODUCTION

A. Message from the President & CEO

The San Diego Housing Commission (SDHC) enhances the impact of its federal housing vouchers and its affordable housing developments by participating in the federal "Moving to Work" (MTW) program.

As an MTW agency, SDHC creates innovative, cost-effective approaches for providing housing assistance to low-income families, using a combination of federal funding allocated to SDHC for public housing and Housing Choice Voucher (HCV) Section 8 rental assistance.

SDHC has implemented a variety of new housing assistance approaches, such as:

- Becoming one of the first public housing authorities in the nation to receive approval from the U.S. Department of Housing and Urban Development (HUD) to use its federal rental housing voucher funding to provide long-term housing for chronically homeless individuals;
- Creating the SDHC Achievement Academy, which emphasizes career planning, job skills, and personal financial education—at no cost to federal HCV rental assistance participants and public housing residents;
- Providing more than $9.29 million in MTW funds to renovate the historical Hotel Churchill in Downtown San Diego to create 72 studios—56 for homeless veterans, eight for youth aging out of the foster care system, and eight for homeless adults who need supportive services; and
- Committing 24 project-based vouchers and $15 million in MTW funds to acquire and renovate Village North Senior Garden Apartments, a 120 unit affordable housing complex serving the elderly with 20 percent of units allocated to the homeless.

The proposed initiatives detailed in this annual plan will continue the innovation fostered by the MTW program.

These proposed initiatives will allocate funds for permanent indoor shelter beds for the homeless as well as provide rental assistance to homeless families with school-aged children and to students aging out of the foster care system who are attending college. We also continue to achieve greater efficiency with our internal procedures for the HCV program.

Annually, we impact the lives of more than 125,000 individuals in the City of San Diego.

At SDHC, "We're About People."

Sincerely,

Richard C. Gentry
President & Chief Executive Officer
San Diego Housing Commission

B. Short-Term and Long-Term MTW Goals

Through a strategic planning process, SDHC created a two-year strategic plan. Three major goals were identified:

- Create and Preserve Quality Affordable Housing;
- Provide Housing Choice Voucher Families with Opportunities for Them to Become More Financially Self-Reliant; and
- Foster a Culture of Excellence and Innovation.

This Strategic Plan, approved by the SDHC Board of Commissioners on January 17, 2014, is intended to provide SDHC with a framework to identify how it can have the greatest possible impact with limited financial resources in the years ahead. MTW participation is critical to ensuring certain objectives are met.

Goal A: Create and Preserve Quality Affordable Housing

Objective 1: Pursue new funding opportunities to decrease reliance on traditional funding sources for the creation and preservation of affordable housing at the lowest possible cost.

Objective 2: Ensure the SDHC real estate portfolio is economically and physically sustainable.

Objective 3: Ensure the most effective and cost-efficient business practices are in place for management of the SDHC loan portfolio.

Objective 4: Define SDHC's leadership role in the effort to reduce homelessness in the City of San Diego.

MTW Accomplishments: On November 12, 2014, SDHC launched HOUSING FIRST – SAN DIEGO, SDHC's landmark three-year Homelessness Action Plan, which will impact the lives of as many as 1,500 homeless San Diegans.

HOUSING FIRST – SAN DIEGO, a five-point strategic homelessness action plan:

1) Awards up to $30 million over the next three years to create Permanent Supportive Housing that will remain affordable for 55 years.

   The first funded development under HOUSING FIRST – SAN DIEGO is Imperial Apartments, a new construction development that will provide 62 Permanent Supportive Housing units in Downtown San Diego.

   SDHC is investing $3,450,000 toward the $20,420,000 total development cost of Imperial Apartments, which is expected to be completed at the end of 2016.

   SDHC also has committed 62 federal Project-Based Housing Vouchers to Imperial Apartments, which will be leased up during Fiscal Year 2017 (July 1, 2016 – June 30, 2017).

   The SDHC Board of Commissioners approved Imperial Apartments on February 13, 2015, and the Housing Authority of the City of San Diego approved this development on March 3, 2015.

   In addition, SDHC is investing up to $4,800,000 toward the $19,721,488 development of Talmadge Gateway, a new construction development that will provide 59 Permanent Supportive Housing units for homeless seniors in the City Heights neighborhood of the City of San Diego.

SDHC has committed 59 federal Project-Based Housing Vouchers to Talmadge Gateway, which is expected to be completed in 2017. These vouchers will be leased up in Fiscal Year 2018 (July 1, 2017 – June 30, 2018).

The SDHC Board of Commissioners approved Talmadge Gateway on June 25, 2015, and the Housing Authority of the City of San Diego approved this development on June 30, 2015.

2) Commits up to 1,500 federal rental housing vouchers to provide housing to homeless individuals and families.

In addition to the vouchers committed to Imperial Apartments and Talmadge Gateway, SDHC will award up to 300 federal rental housing vouchers in each year of HOUSING FIRST – SAN DIEGO.

SDHC also has already committed 275 federal rental housing vouchers to four major Downtown San Diego developments:

Celadon at Ninth and Broadway, a new construction development of 248 affordable apartments that commemorated its grand opening on May 1, 2015. SDHC awarded 88 federal Project-Based Housing Vouchers to provide rental assistance at Celadon. The majority of these vouchers include supportive services for homeless San Diegans.

Alpha Square, a new construction development of 201 affordable apartments that is expected to be completed in August 2015. SDHC awarded 76 federal Project-Based Housing Vouchers to Alpha Square to provide rental assistance for Permanent Supportive Housing for formerly homeless men and women.

Atmosphere, a new construction development of 202 affordable apartments that is expected to be completed in 2016. Groundbreaking was commemorated on March 24, 2015. SDHC has awarded 51 federal Project-Based Housing Vouchers to provide rental assistance for Permanent Supportive Housing at Atmosphere for homeless San Diegans.

Hotel Churchill, the rehabilitation of a historical Downtown San Diego building to create 72 units of Permanent Supportive Housing. SDHC committed 72 federal Sponsor-Based Housing Vouchers to Hotel Churchill, which is expected to be completed in 2016.

3) Renovates the Historical Hotel Churchill to create 72 affordable studios for homeless Veterans, youth aging out of the foster care system, and adults who will also need supportive services.

SDHC and its nonprofit affiliate, Housing Development Partners (HDP), are collaborating to renovate Hotel Churchill.

The U.S. Department of Veterans Affairs will provide supportive services for 56 housing units for homeless Veterans. In addition, $1.8 million from the State Mental Health Services Act, administered by the County of San Diego Mental Health Department, will provide permanent supportive services for the 16 non-Veterans adults.

In addition to the federal rental housing vouchers committed to Hotel Churchill, SDHC is investing more than $9.2 million in MTW funds toward the $20.5 million rehabilitation costs.

4) Invests up to $15 million from the federal MTW rental assistance program to acquire a property that will set aside 20 percent of its units for Permanent Supportive Housing for homeless San Diegans.

On May 1, 2015, SDHC acquired Village North Senior Garden Apartments (Village North), a 120-unit apartment complex for seniors.

SDHC invested $14,775,000 in MTW funds to acquire Village North.

SDHC is reserving 24 units at Village North – 20 percent of the total – as Permanent Supportive Housing for homeless seniors.

SDHC committed 24 federal Project-Based Housing Vouchers to provide rental assistance for tenants who live in these apartments.

5) Dedicates 25 of SDHC's own affordable units to provide furnished apartments for homeless individuals and families. SDHC is one of the first public housing agencies in the nation to commit affordable rental housing that it owns for this purpose.

Goal B: Provide Housing Choice Voucher Families with Opportunities for Them to Become More Financially Self-Reliant

Objective 1: Provide a more comprehensive customer service delivery model for Housing Choice Voucher (HCV) participants.

Objective 2: Increase opportunities at the SDHC Achievement Academy for HCV Work-Able participants to become more financially self-reliant.

Goal C: Foster a Culture of Excellence and Innovation

Objective 1: Promote a workplace environment with high employee engagement and retention (Employer of Choice).

Objective 2: Ensure real-time data is available to make agency-wide strategic decisions.

Objective 3: Make certain major decision-making actions are consistent with SDHC's mission and goals and address the current economic and social conditions.

Objective 4: Raise new funding to support agency-wide work readiness programs and homelessness initiatives.

Objective 5: Strengthen customer service delivery through agency-wide operational efficiency.

SECTION II - GENERAL HOUSING AUTHORITY OPERATING INFORMATION

A. MTW Plan: Housing Stock Information

Planned New Public Housing Units to be Added During the Fiscal Year

AMP Name and Number	Bedroom Size 0	1	2	3	4	5	6+	Total Units	Population Type *	# of UFAS Units: Fully Accessible	Adaptable
Development 10 Scattered Sites	0	0	31	4	0	0	0	35	N/A	18	0
N/A	0	0	0	0	0	0	0	0	N/A	0	0
N/A	0	0	0	0	0	0	0	0	N/A	0	0
N/A	0	0	0	0	0	0	0	0	N/A	0	0
Total Public Housing Units to be Added									35		

* **Select Population Type from:** Elderly, Disabled, General, Elderly/Disabled, Other

If Other, please describe: N/A

Planned Public Housing Units to be Removed During the Fiscal Year

PIC Dev. # / AMP and PIC Dev. Name	Number of Units to be Removed	Explanation for Removal
N/A	0	N/A
N/A	0	N/A
N/A	0	N/A
Total Number of	0	

New Housing Choice Vouchers to be Project-Based During the Fiscal Year

Property Name	Anticipated Number of New Vouchers to be Project-Based *	Description of Project
Alpha Square	76	The development will provide 201 affordable apartments to low-income and very low-income individuals. The 76 project-based units target the homeless.
TBD	250	An RFP was issued during Fiscal Year 2015 for project-based vouchers to serve the homeless. SDHC anticipates the vouchers will be under HAP contract by the close of Fiscal Year 2016.
Village North Senior Garden Apartments	24	The development is a 120 unit complex currently serving elderly individuals/families and is pending acquisition by SDHC. The development will continue to serve elderly families at or below 80 percent AMI with 20 percent of the units dedicated to the homeless.
N/A	0	N/A
Anticipated Total New Vouchers to be Project-Based	350	

Anticipated Total Number of Project-Based Vouchers Committed at the End of the Fiscal Year	809
Anticipated Total Number of Project-Based Vouchers Leased Up or Issued to a Potential Tenant at the End of the Fiscal Year	734

*New refers to tenant-based vouchers that are being project based for the first time. The count should only include agreements in which a HAP agreement will be in place by the end of the year.

Other Changes to the Housing Stock Anticipated During the Fiscal Year

N/A
N/A
N/A

Examples of the types of other changes can include but are not limited to units that are held off-line due to the relocation of residents, units that are off-line due to substantial rehabilitation, and potential plans for acquiring units.

A. MTW Plan: Housing Stock Information (Continued)

General Description of All Planned Capital Fund Expenditures During the Plan Year (For Each Expenditure Provide the Award Year of the Funding to be Utilized)

- **Capital Fund RHF 501-09 totaling $460,091.02: Reserved for acquisition and rehabilitation of state sites.**
- **Capital Fund RHF 501-11 totaling $1,588,642.30: Reserved for acquisition and rehabilitation of state sites.**
- **Capital Fund RHF 501-12 totaling $1,516,787.00: Reserved for acquisition and rehabilitation of state sites.**
- **Capital Fund RHF 501-13 totaling $1,577,757.00: Reserved for acquisition and rehabilitation of state sites.**
- **Capital Fund RHF 501-14 totaling $1,604,378.00: Reserved for improvements on Public Housing sites or other eligible MTW block grant uses.**

DESCRIPTION OF ALL PLANNED CAPITAL FUND EXPENDITURES DURING THE FISCAL YEAR 2016 MTW PLAN YEAR

RHF Funds Total (501-09 through 501-13)

SDHC received approval from HUD to accumulate and utilize Rental Housing Factor (RHF) funds (501-09 thru 501-13) for the acquisition and rehabilitation expenses associated with the 113 unit (six scattered sites) Mixed Finance Otay Villas/Adaptable Housing project. SDHC anticipates utilizing RHF 501-09 through 501-13 funds in entirety for the major rehabilitation of the units. The major renovation work components include window and door replacement; exterior and interior repairs including paint, water heaters, plumbing and electrical upgrades; roof replacements; appliance replacements; and site work and landscape work.

The HUD approved budget for the State Sites did not identify the specific expenses each funding source would subsidize. The budget is primarily composed of soft costs (architectural and engineering) and hard cost (residential rehabilitation/site improvement) with no details within each category.

CFP Formula Funds Total (501-14)

SDHC anticipates the use of CFP 501-14 funds will be used for traditional capital expenditures related to a recent Green Physical Needs Assessment conducted at SDHC properties. A total of $1,168,966.00 will be utilized for capital needs at one public housing site, Via Las Cumbres, which consists of 36 public housing units. Priority repairs have been identified and include pest inspection/tenting; relocation expenses; balcony and handrail repairs; energy efficient window and door replacements; trim and exterior painting; electrical upgrades; irrigation system and exterior lighting upgrades; and water heater, flooring and cabinetry replacements. All CF 501-14 funds will be obligated on or before May 12, 2016.

B. MTW Plan: Leasing Information

Planned Number of Households Served at the End of the Fiscal Year

MTW Households to be Served Through:	Anticipated Number of Households to be Served*	Anticipated Number of Unit Months Occupied/ Leased***
Federal MTW Public Housing Units to be Leased	187	2,244
Federal MTW Voucher (HCV) Units to be Utilized	13,963	167,556
Number of Units to be Occupied/Leased through Local, Non-Traditional, MTW Funded, Property-Based Assistance Programs **	95	1,140
Number of Units to be Occupied/Leased through Local, Non-Traditional, MTW Funded, Tenant-Based Assistance Programs **	357	4,284
Total Households Projected to be Served	14,602	175,224

* Calculate by dividing the planned number of unit months occupied/leased by 12.
**In instances when a Local, Non-Traditional program provides a certain subsidy level but does not specify a number of units/households served, the PHA should estimate the number of households to be served.
***Unit Months Occupied or Leased is the total number of months the PHA has leased/occupied units, according to unit category during the year.

Reporting Compliance with Statutory MTW Requirements

If the PHA has been out of compliance with any of the required statutory MTW requirements listed in Section II(C) of the Standard MTW Agreement, the PHA will provide a narrative discussion and a plan as to how it will return to compliance. If the PHA is currently in compliance, no discussion or reporting is necessary.

N/A

Description of any Anticipated Issues Related to Leasing of Public Housing, Housing Choice Vouchers and/or Local, Non-Traditional Units and Possible Solutions

Housing Program	Description of Anticipated Leasing Issues and Possible Solutions
Federal MTW Voucher	N/A
Federal MTW Public Housing	N/A
Local, Non-Traditional Programs	N/A

C. MTW Plan: Wait List Information

Wait List Information Projected for the Beginning of the Fiscal Year

Housing Program(s) *	Wait List Type**	Number of Households on Wait List	Wait List Open, Partially Open or Closed***	Are There Plans to Open the Wait List During the Fiscal Year
Federal MTW Housing Choice Voucher Program	Community-Wide	53,995	Open	N/A
Federal MTW Housing Choice Voucher Program	Site-Based	948	Open	N/A
Federal MTW Public Housing Units	Community-Wide	35,776	Open	N/A
Federal MTW Public Housing Units	Site-Based	21,540	Open	N/A
Federal MTW Public Housing Units	Site-Based	1,962	Open	N/A
Tenant-Based Local, Non-Traditional MTW Housing Assistance Program	Other	54	Open	N/A
Tenant-Based Local, Non-Traditional MTW Housing Assistance Program	Other	19	Open	N/A
Tenant-Based Local, Non-Traditional MTW Housing Assistance Program	Other	0	Closed	Yes

Rows for additional waiting lists may be added, if needed.

* *Select Housing Program*: Federal MTW Public Housing Units; Federal MTW Housing Choice Voucher Program; Federal non-MTW Housing Choice Voucher Units; Tenant-Based Local, Non-Traditional MTW Housing Assistance Program; Project-Based Local, Non-Traditional MTW Housing Assistance Program; and Combined Tenant-Based and Project-Based Local, Non-Traditional MTW Housing Assistance Program.

** *Select Wait List Types*: Community-Wide, Site-Based, Merged (Combined Public Housing or Voucher Wait List), Program Specific (Limited by HUD or Local PHA Rules to Certain Categories of Households which are Described in the Rules for Program Participation), None (If the Program is a New Wait List, Not an Existing Wait List), or Other (Please Provide a Brief Description of this Wait List Type).

*** For Partially Open Wait Lists, provide a description of the populations for which the waiting list is open.

N/A
N/A
N/A

If Local, Non-Traditional Housing Program, please describe:

Sponsor-Based Subsidy Program for the Homeless: SDHC provides subsidies (calculated using the standard HCV calculation with certain MTW flexibilities applied) to partnering agencies providing supportive services and case management to homeless persons.
Transitional Project-Based Subsidy Program for the Homeless: SDHC provides flat subsidies to partnering agencies providing supportive services and case management to homeless persons. A unit must be occupied at least 25 days of a given month to receive a subsidy.
Flat Housing Subsidy Program for Youth Aging Out of the Foster Care System: SDHC provides time-limited flat subsidies to partnering agencies providing work-readiness supportive services to homeless youth and youth at risk of homelessness due to aging out of the foster care system.

If Other Wait List Type, please describe:

Partnering agencies administering the Sponsor-Based Subsidy Program for the Homeless (a Tenant-Based Local, Non-Traditional MTW Housing Assistance Program) utilizes the VI-SPDAT to provide referrals in lieu of a traditional waitlist.
Partnering agencies administering the Transitional Project-Based Subsidy Program for the Homeless (a Tenant-Based Local, Non-Traditional MTW Housing Assistance Program) utilizes the VI-SPDAT to provide referrals in lieu of a traditional waitlist.
Partnering agencies administering the Flat Subsidy Program for Youth Aging Out of the Foster Care System (a Tenant-Based Local, Non-Traditional MTW Housing Assistance Program) utilizes coordinated assessment referrals in lieu of a traditional waitlist.

If there are any changes to the organizational structure of the wait list or policy changes regarding the wait list, provide a narrative detailing these changes.

The public housing waitlists will be consolidated into one waitlist by the close of Fiscal Year 2016.

SECTION III - PROPOSED MTW ACTIVITIES: HUD APPROVAL REQUESTED

2016-1. THE MONARCH SCHOOL PROJECT

Activity Description: SDHC proposes a local, non-traditional tenant-based rental assistance program in partnership with a non-profit agency to offer affordable housing solutions to families with school-aged children. The Monarch School Project will target homeless families with children attending Monarch School (Monarch) and provide rental subsidies to the families. As a condition of program participation, parents must engage in work-readiness services while contributing to the children's academic development and progress. Family contributions may include maintaining acceptable levels of attendance and continued engagement in the family's service plan. The program is projected to provide assistance to 25 families over the first three years of implementation.

Monarch School is a public/private partnership between the San Diego County Office of Education and the Monarch School Project, a local non-profit agency. Since 1988, Monarch serves approximately 300 students annually and offers K-12 learning while delivering supportive services. Monarch removes barriers typically encountered by homeless students and provides programs and services not offered at traditional public schools. The proposed activity seeks to increase family self-sufficiency and academic success by providing a stable living situation while ensuring families receive a full array of services and assistance. Currently, Monarch provides for needs such as nutritious meals, hygiene, clothing, school supplies, transportation, and counseling. Monarch will continue to offer the services as a component of the Monarch School Project.

Monarch School is dedicated to helping San Diego's homeless students break the cycle of poverty. The students live in shelters, motels, parks, cars, double- or triple-up with other families in small apartments, or on the streets. Oftentimes, students have been absent from school for long periods of time and are achieving below grade level when enrolled in Monarch. The typical student arrives at Monarch three years behind grade level, yet progresses one full year academically for every six months spent at Monarch. The proposed program will provide the housing stability necessary for achieving academic success.

SDHC adds another element to the project in terms of introducing additional services to adult household members via the SDHC Achievement Academy's resources. The Achievement Academy is a state-of-the-art learning and skills center with a computer lab available to rental assistance participants. As a result of the services directed towards work-readiness, the parent(s) are anticipated to increase annual income amounts, therefore increasing stability. Supportive services rendered by the Achievement Academy may include the following:

- Resume and cover letter preparation
- Professionalism and self-management
- Workforce re-entry
- Career management skills
- Exploring job postings
- Networking and online professionalism
- Teamwork skills
- Interviewing skills
- Social media job search strategies
- Managing personal finances
- Budget preparation
- Credit repair
- Banking basics
- Job placement services
- Access to an SDHC Work Readiness Specialist

While receiving subsidies, the family will engage in supportive services to ensure successful transition to permanent housing upon program completion.

Program Duration and Subsidy Calculation Methodology: Program Duration and Subsidy Calculation Methodology: The Monarch School Project will provide rental assistance to homeless families on condition at least one minor (defined as ages 4 to 19) is attending Monarch. Families are required to continually engage in, and meet the requirements of, Achievement Academy activities and school-provided services as a condition of continued program participation. Additionally, families over 80 percent of the published Area Median Income for the given family size will not remain eligible for continued assistance; a six month transition will be granted to families leaving the program if program termination is not due to failure to comply with program requirements. Subsidies will be calculated at 28.5 percent of monthly income amounts and the applicable payment standards. A minimum rent of $25 applies to the program. Assets, deductions, expenses, and allowances, including the utility allowance, will not be considered for purposes of calculating the subsidy. The initial subsidy will be determined at program entry and re-determined annually until the conclusion of program participation.

SDHC will provide initial monetary assistance, such as security deposits, to ensure families successfully lease a unit upon program admission. The assistance will be in the form of a no-interest loan with low monthly repayments.

Administration: SDHC staff will perform the subsidy calculations and assist Monarch with administering a streamlined eligibility/recertification process. File audits will be conducted by SDHC to ensure program integrity.

For purposes of initial eligibility, criminal history will not be reviewed with the exception of sex offender status and manufacturing methamphetamines within Federally funded properties. Federal and/or state registration as a sex offender will preclude individuals from participating in the program.

Participants will be required to apply to the HCV tenant-based waitlist upon program admission. Participants will not automatically become eligible for a tenant-based voucher upon termination of program participation and must proceed through the waitlist process to obtain a tenant-based voucher.

HQS Inspections: Inspections will be conducted at program admission and biennially thereafter. Initial inspections will be conducted if the family moves to another unit. All SDHC HQS guidelines apply to the program.

Waitlist: The waitlist will be administered by Monarch and based on a referral system. The referral system will be detailed in a program plan, but will consider criterion such as the family's commitment and need. Only families with children enrolled in Monarch will be selected and proceed through the application process. Enrollment in Monarch will be verified during the eligibility process. SDHC will audit the waitlist to ensure compliance.

Statutory Objectives: The activity will achieve the statutory objectives of increasing self-sufficiency through the rendering of supportive services and increasing housing choice for homeless families via the creation of rental subsidies.

Anticipated Impacts: The Monarch School Project is expected to create stability within a typically unstable population of San Diego by providing families with subsidies and the resources necessary to increase self-sufficiency. Anticipated impacts of the program include:

- Economic advancement
- Increased employment opportunities
- Improved stability and self-sufficiency

- Improved school achievement and attendance
- Improved social and emotional well being
- Creation of an additional 25 units of assisted housing

As a result of the program, participants will gain the ability to effectively support the family and maintain long-term self-sufficiency.

Anticipated Timeline to Achieve Objectives: SDHC intends to implement the activity over the course of one year following HUD-approval of the Fiscal Year 2016 MTW Annual Plan. In the first year of operation, SDHC and Monarch will create and finalize program plans to govern the administration of the program; create tracking and reporting mechanisms; and engage in training to ensure staff understand the requirements of program administration. Waitlist selection and eligibility functions will ensue upon completion of the preceding tasks and execution of the Housing Assistance Payment contract.

Given the potential five to seven year duration of the family's participation in the program, full achievement of benchmarks is not expected until June 30, 2019 at the earliest. Metrics will be measured and reported to HUD annually to track progress towards achieving the benchmarks.

Activity Metrics Information:

The Monarch School Project							
Unit of Measurement	Baseline #	Baseline %	Benchmark #	Benchmark %	Outcome	Benchmark Achieved?
CE #4: Increase in Resources Leveraged Amount of funds leveraged in dollars (increase).	$0		$10,000			
SS #1: Increase in Household Income Average earned income of households affected by this policy in dollars (increase).	TBD		$10,400			
SS #2: Increase in Household Savings Average amount of savings/escrow of households affected by this policy in dollars (increase).	TBD		$150			
SS #3: Increase in Positive Outcomes in Employment Status (1) Employed Full-Time (2) Employed Part-Time (3) Enrolled in an Educational Program (4) Enrolled in a Job Training Program (5) Unemployed	 TBD TBD TBD TBD TBD		 12 6 3 4 0			
SS #4: Households Removed from Temporary Assistance for Needy Families (TANF) Number of households receiving TANF assistance (decrease).	TBD		0			
SS #5: Households Assisted by Services that Increase Self Sufficiency Number of households receiving services to increase self sufficiency (increase).	0		25			
SS #7: Increase in Agency Rental Revenue PHA rental revenue in dollars (increase).	$444		$466			
SS #8: Households Transitioned to Self Sufficiency Number of households transitioned to self sufficiency (increase).* *For purposes of the activity, self sufficiency is defined as transitioning to permanent housing.	0		25			
HC #5: Increase in Resident Mobility Number of households able to move to a better unit and/or neighborhood of opportunity as a result of the activity (increase).	0		25			

Projected Outcomes:

- CE #4: Subsidy rendered will be leveraged due to the provision of supportive services offered by Monarch School.
- SS #1: Households will increase earned income due to the focus on work readiness.
- SS #2: Households will increase the amount of savings due to receiving supportive services.
- SS #3: Adult participants will experience an increase in positive outcomes through gaining employment or receiving the education/training necessary to developing the necessary skills to obtain employment in the future.
- SS #4: Households will surrender TANF assistance due to an increase in employment income.
- SS #5: Adult participant will receive supportive services aimed to increase self-sufficiency as a mandatory component of the program
- SS #7: The average rent portion will increase for participants enrolled in the program.

- SS #8: For the purposes of the activity, self-sufficiency is defined as transitioning to permanent housing.
- HC #5: Households will be able to move to a better unit or neighborhood due to the rental assistance provided.

Description of Data Source for Metrics: Reports will be created in the housing management software to retrieve data related to the metrics and imported into an Excel spreadsheet for further analysis. A secondary reporting mechanism will be developed to collect data from partnering agencies. The partnering agency will collect and input data into an Excel spreadsheet designed to analyze and present the data in a dashboard format. The data will be collected from the partnering agency on a monthly basis. Data will be analyzed on an annual basis and summarized in dashboard format.

Need/Justification for MTW Flexibility: Broader Uses of Funds Authority amendment. SDHC will adhere to all requirements set forth in PIH Notice 2011-45.

Broader Uses of Funds Authority enables SDHC to create a local, non-traditional tenant-based rental assistance program and further enables the provision of supportive services offered through the Achievement Academy.

Additional Information for Rent Reform Initiatives (if applicable): N/A

2016-2. THE GUARDIAN SCHOLARS PROGRAM

Activity Description: Activity Description: The Guardian Scholars Program at San Diego State University (SDSU) provides resources to students either exiting the foster care system, under legal guardianship, designated as wards of the court, or unaccompanied homeless youth. The *Educational Opportunity Program* (EOP) operated on the SDSU campus provides the Guardian Scholars with an array of resources in an effort to support the students and ensure academic success. As a component of the program, Guardian Scholars are encouraged to reside in campus supported housing during and between semesters. The holistic approach removes barriers for an historically underserved population and increases the probability of completing post-secondary education. Currently, the program has a 95 percent graduation success rate.

Through the program, the Guardian Scholars receive scholarship funds in order to supplement financial aid and/or relieve reliance on student loans. Additional services offered through EOP are tutoring, mentoring, summer transitional programs, intensive retention services, and academic advising. If critical services are necessary for certain Guardian Scholars, EOP counselors are available to provide direct services and connect the student to other departments and programs within the university such as Counseling and Psychological Services, the Office of Financial Aid and Scholarships, Student Disability Services, and others to address the unique needs of the individual students.

For the approximate 6,500 youth in San Diego County meeting the demographic of the target population, statistics indicate a dismal future if services and resources are not available for access:

- 50 percent will be unemployed
- One-third will require public assistance
- 1 out of 4 will become incarcerated

The program was created to mitigate the predicted negative outcomes for this population. Intervention is critical to ensuring the future success of the population.

The Guardian Scholars Program ensures an affordable education is accessible for the participating students. Using a Federal formula, a student's education is funded according to tiers: Financial aid and government grants are applied to the student's expenses, first funding the tuition, fees, books, meal plans,

and finally the housing element. Often, the funding resources are exhausted before the housing component is subsidized. The result is the student must rely on loans to fund the housing. The Guardian Scholars Program is in-part supported through philanthropy to assist with reducing the student's reliance on loans, but a funding gap exists despite significant philanthropic support.

SDHC requests permission to use broader uses of funding authority to provide the financial support necessary for closing the funding gap for the student's housing expense. On an annual basis, SDHC anticipates providing $200,000 to SDSU to fund the housing component of the Guardian Scholars Program. In addition, SDHC proposes to provide a dollar for dollar match to funds raised by SDSU through philanthropy, up to $400,000 annually, to further assist with funding the student's housing requirements. Assistance provided by SDHC is not expected to exceed an aggregate of $600,000 per year, but annual amounts may fluctuate depending on the number of students served by the program and the commensurate level of need. MTW funds will be applied to the housing component only after SDSU has calculated the funding gap for each student.

SDHC's contribution to the program further removes barriers to education and ensures affordable housing remains available for the Guardian Scholars students.

Administration: SDSU will maintain the administrative functions for determining initial and on-going programmatic eligibility. SDHC will document a student's income levels upon admission into the program and certify income levels either annually or biennially using a streamlined process. Full reexaminations of income will not be conducted.

For purposes of initial eligibility, criminal history will not be reviewed with the exception of sex offender status. Federal and/or state registration as a sex offender will preclude individuals from participating in the program.

Participants will not be eligible for a tenant-based voucher upon termination of program participation.

HQS Inspections: Inspections will be conducted at program implementation and on an annual or biennial basis thereafter depending on overall unit quality. Students may reside in both on-campus and off-campus housing. The unit composition may consist of, but are not limited to, dormitories, a shared housing model, or a regular market rate unit with single occupancy. Inspections will be conducted accordingly.

Application Process: Prospective Guardian Scholars must apply for admission into the program and are subject to an eligibility process prescribed by SDSU before securing acceptance into the program. The current application process will serve as the waitlist component of the program since applications are evaluated according to a predetermined method.

Program Duration and Termination: To be eligible for the subsidy, participants must be enrolled full-time at SDSU as a Guardian Scholar. The renewal of the subsidy is contingent upon the student's enrollment at SDSU, maintaining Satisfactory Academic Progress (SAP), actively participating in the Guardian Scholars Program, and adhering to SDHC's eligibility criteria. The Office of Financial Aid and Scholarships (OFAS) will determine if the student has met the university's SAP requirements annually. OFAS will evaluate each participant's SAP at the end of the spring semester. To remain eligible for the subsidy, the student must complete at least 75% of the units attempted each academic year with a minimum GPA of 2.0. Additionally, students may continue to receive the subsidy until one of the following has occurred:

- The first undergraduate degree has been earned
- 150 units have been completed
- 12 semesters of full-time equivalent enrollment has been completed

Guardian Scholars Program participation will be monitored and evaluated by SDSU Guardian Scholars staff. Guardian Scholars are required to participate in various activities throughout the academic year as outlined by the SDSU Guardian Scholars contract.

Students failing to maintain SAP, actively participate in the Guardian Scholars program, or effectively engage in the recertification process as defined by SDHC, risk being disqualified from the program. Students who do not maintain SAP may appeal to reestablish eligibility for the subsidy. The student is limited to one appeal per degree program. The student may submit an appeal if 1) the student did not complete 75% of the units attempted and/or 2) the student's GPA is below 2.0 and/or the student has completed 150 units or 12 full-time equivalent semesters of enrollment. Extenuating circumstances beyond the students control may be considered with supporting documentation when submitting an appeal. Examples of extenuating circumstances that will be evaluated on a case by case basis are personal injury or illness requiring extended recovery time, death or illness of immediate family member, or significant trauma the student encountered which impaired the student's emotional and/or physical health. If the appeal is approved, the student has one probationary semester in which the student must maintain SAP or lose eligibility for the subsidy (as well as other financial aid programs).

The lack of participation in the SDSU Guardian Scholars program activities by a student will be addressed by SDSU Guardian Scholars staff. Failure to participate in the Guardian Scholars program activities is subject to elimination from the SDSU Guardian Scholars program in which the student will no longer be eligible for the subsidy.

Statutory Objectives: The activity will achieve the statutory objective of increasing self-sufficiency through the provision of services and resources and increasing housing choice for former foster youth enrolled in college via the creation of rental subsidies.

Anticipated Impacts: The proposed program ensures underserved youth receive the necessary support to remove barriers and complete post-secondary education. SDHC anticipates an increased number of youth will gain access to the Guardian Scholars Program and attain a college degree which increases opportunities for professional success and overall security in life.

Anticipated Timeline to Achieve Objectives: SDHC intends to implement the activity over the course of one year following HUD-approval of the Fiscal Year 2016 MTW Annual Plan. In the first year of operation, SDHC and SDSU will create and finalize program plans and procedures to govern the administration of the program; create tracking and reporting mechanisms; and engage in training to ensure staff understands the requirements of program administration. Waitlist selection and eligibility functions will ensue upon completion of the preceding tasks and execution of the Housing Assistance Payment contract.

SDHC expects to achieve benchmarks for all metrics by June 30, 2017 since implementation is expected to occur during Fiscal Year 2016 with the first subsidies rendered at the onset of Fiscal Year 2017. Annual metrics will be reported accordingly in subsequent MTW Annual Reports.

Activity Metrics Information:

The Guardian Scholars Program					
Unit of Measurement	Baseline #	Baseline %	Benchmark #	Benchmark %	Outcome	Benchmark Achieved?
CE #4: Increase in Resources Leveraged Amount of funds leveraged in dollars (increase).	$0		$400,000			
SS #3: Increase in Positive Outcomes in Employment Status (3) Enrolled in an Educational Program	0		11			
SS #5: Households Assisted by Services that Increase Self Sufficiency Number of households receiving services to increase self sufficiency (increase).	0		11			
SS #8: Households Transitioned to Self Sufficiency Number of households transitioned to self sufficiency (increase).* *For purposes of the activity, self sufficiency is defined as college graduation.	0		25			

Projected Outcomes:

- CE #4: Subsidy rendered will be leveraged due to the philanthropic match provided by third party agencies.
- SS #3: Participants will experience an increase in positive outcomes through enrollment in an educational program, thus resulting in attaining a baccalaureate degree and anticipated employment upon graduation.
- SS #5: Participant will receive supportive services aimed to increase self-sufficiency as a mandatory component of the program
- SS #8: For the purposes of the activity, self-sufficiency is defined as successful completion of a college education.

Description of Data Source for Metrics: Reports will be created in the housing management software to retrieve data related to the metrics and imported into an Excel spreadsheet for further analysis. A secondary reporting mechanism will be developed to collect data from partnering agencies. The partnering agency will collect and input data into an Excel spreadsheet designed to analyze and present the data in a dashboard format. The data will be collected from the partnering agency on a monthly basis. Data will be analyzed on an annual basis and summarized in dashboard format.

Need/Justification for MTW Flexibility: Broader Uses of Funds Authority amendment. SDHC will adhere to all requirements set forth in PIH Notice 2011-45.

Broader Uses of Funds Authority enables SDHC to create a local, non-traditional tenant-based rental assistance program.

Additional Information for Rent Reform Initiatives (if applicable): N/A

2016-3. Permanent Indoor Homeless Shelter Beds

Activity Description: SDHC requests permission to utilize MTW funding to create additional shelter beds in the City of San Diego (City). The effort is the result of an increased need for resources dedicated to addressing homelessness in the City. The 2014 "Regional Task Force on the Homeless Point-In-Time Count" conducted January 24, 2014 identified approximately 2,468 people as unsheltered homeless residing within the City of San Diego (City). The unsheltered homeless typically reside in canyons, beaches, riverbeds, parks, or on the streets. The unsheltered homeless population is a particularly vulnerable sub-

population due to the risk of injury and other health, safety, and welfare-related circumstances and consequences associated with living outside.

SDHC has administered the contracts for the City's *Homeless Shelters and Services Programs* since July 1, 2010. In Fiscal Year 2015, the City allocated funding for a total of 695 beds to serve the homeless, including 200 temporary beds at the City's Single Adult Emergency Winter Shelter. The shelter, a tent located in downtown San Diego, was permanently removed in May 2015.

A Request for Proposals was issued by the City to identify a permanent facility to replace the Winter Shelter. As a result of the solicitation, a year-round permanent interim housing program will be implemented in Calendar Year 2015 in lieu of the Winter Shelter. Features of the new facility will include the following:

- Minimum of 350 beds for homeless men and women (18 and up)
- Up to 40 percent of beds allocated to homeless veterans
- Supportive services to ensure stabilization
- 24-hour residential services and staffing

To complement the new facility, SDHC requests permission to use broader uses of funds authority to subsidize additional permanent, indoor emergency shelter beds in San Diego if determined necessary. Given the increasing number of homeless individuals in the City, SDHC requests the flexibility to fund up to 300 additional emergency shelter beds in the City. SDHC anticipates an annual expense of $2 million to fund the beds, approximately $18 per bed-night, although the amount may fluctuate depending on need and funding availability. The shelter beds will be administered as follows:

Admission Process: Case management staff will participate in the Coordinated Assessment and Housing Placement (CAHP) system and utilize the Vulnerability Index and Service Prioritization Decision Assistance Tool (VI-SPDAT) to obtain referrals. The CAHP system is being utilized by all homeless service providers in Downtown San Diego. This system allows homeless service providers to instantly share information to screen homeless individuals, track background information, and direct them to the most appropriate housing options, based on who is most in need: Homeless San Diegans who have been on the street the longest and the most vulnerable homeless San Diegans, based on their physical or mental health needs.

Administration: The administrative functions of the program will be conducted by staff at the permanent indoor shelter. During the coordinated assessment, homeless San Diegans will be scored using the VI-SPDAT. Appropriate documentation to certify income eligibility as well as other factors necessary for placement into the program will be collected during the intake process. Registered sex offenders will be precluded from residing at the shelter.

Inspections: Inspections will be conducted at program implementation and on an annual basis thereafter to ensure the shelter complies with minimum requirements.

Program Duration: Residents may remain in the emergency shelter beds until a viable, permanent housing solution is identified for the individual. Final placement into permanent housing will be conducted via the CAHP system approach. Residents are not expected to remain in the emergency shelter beds for more than three months, although SDHC will not transition the resident into homelessness if placement into permanent housing exceeds this threshold.

Reporting: For purposes of Voucher Management System reporting, SDHC will calculate individuals served by tracking the number of bed-nights utilized in relation to the available bed nights. This methodology ensures a shelter bed is only counted once since multiple individuals may utilize a single bed in a given month.

Statutory Objectives: The activity will achieve the statutory objective of increasing housing choice for the homeless via the creation of a permanent indoor shelter.

Anticipated Impacts: As San Diegans continue to live in a City-declared housing emergency "shelter crisis," the need for immediate housing assistance is critical to the well-being of the community members. The additional permanent indoor shelter beds will provide overnight shelter with supportive services to men and women experiencing homelessness. The target population benefiting from the additional permanent indoor shelter beds represents some of San Diego's most vulnerable citizens, as 100 percent of program participants are homeless with low incomes.

Anticipated Timeline to Achieve Objectives: SDHC intends to implement the activity over the course of one year, as deemed required, following HUD-approval of the Fiscal Year 2016 MTW Annual Plan. In the first year of operation, SDHC will identify a location for the shelter beds and coordinate with local service providers to ensure appropriate services and monitoring are available on an ongoing basis.

SDHC expects to achieve benchmarks for metrics once the newly created shelter beds have been in full operation for 12 consecutive months. Progress towards the benchmarks will be measured annually and reported in subsequent MTW Annual Reports.

Activity Metrics Information:

Permanent Indoor Homeless Shelter Beds						
Unit of Measurement	**Baseline**		**Benchmark**		**Outcome**	**Benchmark Achieved?**
	#	**%**	**#**	**%**		
HC #1: Additional Units of Housing Made Available Number of new housing units made available for households at or below 80% AMI as a result of the activity (increase).	0		300			
HC #7: Households Assisted by Services that Increase Housing Choice Number of households receiving services aimed to increase housing choice (increase).	0		300			

Projected Outcomes:

- HC #1: Additional permanent indoor shelter beds will be available to an underserved subpopulation of homeless individuals in the City.
- HC #7: The homeless individuals served will receive services and referrals to appropriate programs and resources.

Description of Data Source for Metrics: Reports will be created in the housing management software to retrieve data related to the metrics and imported into an Excel spreadsheet for further analysis. A secondary reporting mechanism will be developed to collect data from partnering agencies. The partnering agency will collect and input data into an Excel spreadsheet designed to analyze and present the data in a dashboard format. The data will be collected from the partnering agency on a monthly basis. Data will be analyzed on an annual basis and summarized in dashboard format.

Need/Justification for MTW Flexibility: Broader Uses of Funds Authority amendment. SDHC will adhere to all requirements set forth in PIH Notice 2011-45.

Broader Uses of Funds Authority enables SDHC to create a local, non-traditional tenant-based rental assistance program.

Additional Information for Rent Reform Initiatives (if applicable): N/A

2010-6. Simplify Income and Asset Verification Systems (Re-Proposed)

Activity Description: SDHC is re-proposing the HUD-approved initiative Simplify Income and Asset Verification Systems (Activity 2010-6.) The activity is re-proposed in order to:

1. Eliminate assets from the rent calculation regardless of the methods of acquisition or disposal; and
2. Disallow homeownership as criterion for program eligibility and ongoing participation.

The initiative will contain the following elements, thus allowing SDHC to:

- Eliminate assets from the rent calculation regardless of the methods of acquisition or disposal.
- Expand the timeframe to accept and utilize income and asset verifications to no older than 180 days for both participants and applicants.
- Accept documents provided by applicants and participants without requiring third-party verification.
- Deny program admission to applicants owning homes prior to the eligibility process and terminating assistance if the family purchases a home while participating in the program. Note: Families participating in the program prior to implementation of the re-proposed activity are exempt from the policy. The policy is not applicable to families with a mobile home or participating in the agency's *Home of Your Own* program.

The HUD-prescribed verification hierarchy remains restructured per the previous approval. According to the structure implemented by SDHC, review of documents and UIV serve as the first level of verification. Third-party verifications are utilized as a secondary verification only.

Statutory Objectives: The activity is expected to streamline the administration of rental assistance programs, thus reducing cost and achieving greater cost effectiveness in Federal expenditures.

Anticipated Impacts: SDHC anticipates the initiative will positively impact program participants by simplifying the reexamination process while reducing the administrative burden for rental assistance staff associated with verifying income and assets according to the prescribed verification hierarchy. In addition to streamlining the rent calculation process, calculation errors are expected to decrease.

Further, SDHC expects a negligible increase in Housing Assistance Payments (HAP) due to the implementation of the re-proposed initiative. However, the staff savings resulting from the streamlined verification and certification processes will modestly balance the impact of increased HAP.

Anticipated Timeline to Achieve Objectives: The re-proposed activity will be implemented upon HUD approval. SDHC anticipates achieving objectives by June 30, 2017. Due to the biennial reexamination process, full reexaminations of income and assets are conducted every two years instead of annually, thus delaying the full impact of the re-proposed activity. Progress towards the benchmarks will be measured annually and reported in subsequent MTW Annual Reports.

Activity Metrics Information:

Simplify Income and Asset Verification Systems (Re-Proposed)					
Unit of Measurement	Baseline #	Baseline %	Benchmark #	Benchmark %	Outcome	Benchmark Achieved?
CE #1: Agency Cost Savings Total cost of task in dollars (decrease).	$17,040		< $3,345			
CE #2: Staff Time Savings Total time to complete the task in staff hours (decrease).	568		< 112			
CE #3: Decrease in Error Rate of Task Execution Average error rate in completing a task as a percentage (decrease).		13%		7%		
CE #5: Increase in Agency Rental Revenue Rental revenue in dollars (increase).	$21,087		$0			

Projected Outcomes:

- CE #1: The total cost to complete a task will decrease due to staff hours saved.
- CE #2: The streamlined verification processes for income and asses will decrease the number of staff hours required to complete verification-related tasks.
- CE #3: Simplified processes will ease the administrative burden for completing a task, thus reducing the opportunity for errors.
- CE #5: A decrease in rental revenue is not expected to occur given the modifications to the activity increase HAP expense while reducing certain household's rent portion.

Description of Data Source for Metrics: Reports will be created in the housing management software to retrieve data related to the metrics and imported into an Excel spreadsheet for further analysis. Data will be analyzed on an annual basis and summarized in dashboard format.

Need/Justification for MTW Flexibility: MTW Agreement Attachment C, Section C(4) containing waivers of Section 3(a)(1) and 3(a)(2) of the 1937 Act and 24 CFR 966.4 and 960.257; Section C (11) containing waivers of Section 3 (a) (2), 3 (a) (3) (A),and 6 (l) of the U.S. Housing Act of 1937 and 24 CFR 5.603, 5.611, 5.628, 5.630, 5.632, 5.634, 960.255, and 966 Subpart A; Section D(1)(c) containing waivers of Section 8(o)(5) of the 1937 Act and 24 CFR 982.516; Section D (3) (a) containing waivers of Section 16 (b) and 8 (o) (4) of the U.S. Housing Act of 1937 and 24 CFR 5.603, 5.609, 5.611, 5.628, and 982.201; Section D(3)(b) containing waivers of 24 CFR 982.516 and 982 Subpart E. Section D (2) (a) containing waivers of Sections 8 (o) (1), 8 (o) (2), 8 (o) (3), 8 (o) (10), and 8 (o) (13) (H-I) of the U.S. Housing Act of 1937 and 24 CFR 982.508, 982.503, and 982.518.

The waivers allow SDHC to calculate the tenant rent portion using an alternative methodology.

Additional Information for Rent Reform Initiatives (if applicable): Based on current certification information, 76 families report assets valuing $10,000 and greater. The families will experience a positive impact from implementation of the modified policy. As illustrated in the table below, a hardship policy is not required as the impact to participants is a lower family share of rent.

Simplify Income and Asset Verification System (Re-Proposed) HAP Impact Analysis		
Current Status	Policy Change	HAP Impact
Families with Assets $10K and Greater	Total Asset Income Excluded	Anticipated Agency Cost
76	$73,352	$21,087

SECTION IV – APPROVED MTW ACTIVITIES: HUD APPROVAL PREVIOUSLY GRANTED

IMPLEMENTED ACTIVITIES

IMPLEMENTED ACTIVITIES						
Activity	**Description and Status Update**	**Plan Year**	**Implementation Date**	**Anticipated Nonsignificant Changes/ Modifications**	**Anticipated Changes/ Modifications to Baselines, Benchmarks, or Metrics**	**Significant Changes/ Modifications Requiring Re-Proposal**
2015-1. Modify the 40 percent rent burden requirement	Modifies the 40 percent affordability cap to 50 percent at initial lease-up in order to increase housing choice for low-income households.	2015	February 1, 2015	N/A	N/A	N/A
2014-2. Local Income Inclusion	Income from Kin-GAP, foster care payments, and adoption assistance payments is included in the determination of the household's annual adjusted income. The activity utilizes waivers allowing for an alternate rent calculation methodology.	2014	November 1, 2013	N/A	N/A	N/A
2013-1. MTW VASH Program	Program features include the elimination of minimum rent for an initial time period, streamlined criminal history requirements for household members, and additional streamlining measures implemented using differing rent calculation and eligibility methodologies. Update: No change in the status of the activity.	2013	August 1, 2012	N/A	N/A	N/A
2013-2. Family Self-Sufficiency Reinvention	Modifies the Family Self-Sufficiency (FSS) program by revising the contract term and the escrow calculation method to coincide with the Path to Success initiative. Changes to the program include a $10,000 maximum on total escrow accumulation, escrow deposits based on outcomes achieved, and a two year contract term with the option to extend the contract an additional three years if additional time is needed to attain goals. Re-proposed in Fiscal Year 2015 to allow an adult household member to enroll in the program as the sole participant.	2013	July 1, 2013	N/A	N/A	N/A
2013-3. Elimination of 100% excluded income from the income verification process	Removes the requirement to verify and enter excluded income into the rent calculation formula and subsequently on the HUD 50058. Update: Activity is no longer closed out due to the expiration of PIH Notice 2013-03. SDHC intends to close the activity once the Final Rule (FR 5743-P-01) is published to re-activate the streamlining measure.	2013	September 1, 2012	N/A	N/A	N/A
2013-4. Public Housing: Flat rent elimination	Eliminate flat rents in public housing in order to facilitate the implementation of Path to Success for public housing residents. The activity utilizes waivers allowing SDHC to determine alternative rent policies within the public housing program.	2013	August 1, 2014	N/A	N/A	N/A

2013-6. Transitional Project-Based Subsidies for the Homeless	Utilizing Broader Uses of Funds Authority, SDHC partners with agencies to craft a transitional housing pilot program using project-based subsidies paired with supportive services, offered by the selected provider agency. SDHC is currently partnering with PATH, Episcopal Community Services, and Senior Community Center in this endeavor. Update: No change in the status of the activity.	2013	January 1, 2013	RFP solicitation process to include for-profit entities in addition to non-profit entities. Additionally, SDHC may award the subsidies to an SDHC-owned development without a competitive process. Partnering agencies may utilize the VI-SPDAT model to refer applicants for the housing program. Due to the success of the activity, SDHC is expanding the program to include funding beds in addition to units. The maximum subsidy is $600 per bed.	N/A	N/A
2012-1. Path to Success	A comprehensive rent reform model utilizing a tiered rent structure with progressive increases to minimum rents. The model eliminates deductions and streamlines allowances. Path to Success only applies to families considered Work-Able. Families defined as Elderly/Disabled receive streamlining measures and are not subject to Path to Success. The activity was re-proposed in the Fiscal Year 2014 Plan to include a local portability policy. The local portability policy component of the activity was implemented effective November 1, 2013. Update: The standard HCV calculation may be used in PBV complexes servicing special needs populations.	2012	July 1, 2013 (rent calculation) November 1, 2013 (portability policy)	N/A	N/A	N/A
2012-2. Biennial Reexamination Schedule	A biennial reexamination schedule for the Work-Able and Elderly/Disabled population implemented using the authority to redefine the cycle utilized for the full reexamination of income and household composition. Update: No change in the status of the activity.	2012	July 1, 2012	SDHC is converting the Elderly/Disabled population to a Biennial Reexamination Schedule effective July 1, 2015.	N/A	N/A
2012-3. Modify Full-Time Student Definition	Modifies the full-time student definition to include only students ages 18 to 23 who are not the head, spouse, or co-head. Household members meeting the revised full-time student definition will receive a 100 percent employment income exclusion. All students, regardless of age or familial status, will be eligible for a graduation incentive wherein proof of graduation can be submitted in exchange for a monetary award. The activity utilizes waivers allowing SDHC to calculate rent using alternative methodologies. Update: No change in the status of the activity.	2012	December 1, 2011	N/A	N/A	N/A

2011-1. Allow lower rents for non-assisted units in SDHC-owned developments	Uses a revised rent reasonableness protocol to determine rent reasonableness for assisted units in developments owned by SDHC. Rent reasonableness for the voucher assisted units is determined by comparisons to similar units in the surrounding neighborhoods rather than within the development. Update: No change in the status of the activity.	2011	October 1, 2010	N/A	N/A	N/A
2011-2. Authorize commitment of PBV to SDHC-owned units	Streamlines the process of committing PBV to agency-owned units by using waivers to allow SDHC to project-base units utilizing a non-competitive process. Update: PBV units added to the Mason Hotel and Parker-Kier, developments owned by SDHC.	2011	October 1, 2010	N/A	N/A	N/A
2011-3. Two year occupancy term for PBV tenants	Requires Project-Based Voucher holders to complete two years of occupancy before becoming eligible to receive a tenant-based voucher. Waivers allow SDHC to determine waiting list procedures differing from current program requirements. Update: The Mason Hotel and Parker-Kier contracts contain this requirement. Re-proposed in the Fiscal Year 2013 Plan to allow SDHC to create a policy stating, "No more than 15% of the tenants in any given development who become eligible to transition to a tenant-based voucher in any given year and no more than 10% in any given month can move from the PBV assisted complex. Policy change effective 2/1/2014.	2011	October 1, 2010	The Fiscal Year 2012 Report increased the threshold of the vacancy policy from 15% to 35%, a percent consistent with the baseline vacancy rate. The policy change benefits PBV households.	Baselines, benchmarks, and metrics were modified in the Fiscal Year 2013 Plan due to the re-proposal.	N/A
2011-4. Acquisition of additional affordable units	Uses Broader Uses of Funds Authority to acquire affordable housing units in San Diego using MTW funds. Update: SDHC continues to explore viable opportunities to create affordable housing. The significant rehabilitation of the Hotel Churchill is currently in progress. Re-proposed in the Fiscal Year 2014 Plan to expand the methods of affordable housing development available to SDHC.	2011	July 1, 2010	The Fiscal Year 2012 Report clarifies rehabilitation is considered a method of preservation.	N/A	N/A
2011-6. Modify EIV income review schedule	SDHC utilizes the EIV report only when processing full reexaminations of household composition, income, and assets according to the Biennial reexamination cycles. Waivers allow SDHC to adopt and implement policies for verifying family income and determining resident eligibility differing from current program requirements. The requirement to use the EIV report during interim certifications is eliminated. Update: No change in the status of the activity.	2011	August 1, 2010	N/A	N/A	N/A

2011-7. Development of public housing units using a combination of funds	SDHC creates/preserves public housing, without a competitive process, using acquisition and rehabilitation as the method of development. Update: Waivers corrected in the Fiscal Year 2012 Report to include MTW Agreement Attachment C, Section B(1)(b)(ii), B(1)(b)(vii)and B(1)(b)(viii) containing waivers of Sections 8 and 9(g)(3) of the 1937 Act and 24 CFR 982 and 990. MTW Agreement Attachment C, Section C(13) containing waivers of 24 CFR 941.40. SDHC intends to develop additional public housing in Fiscal Year 2014 via the state site conversion. This initiative was combined with the Fiscal Year 2010 Public Housing Development activity.	2011	July 1, 2010	N/A	N/A	N/A
2011-8. Sponsor-based subsidies for the homeless	The local, non-traditional program created using Broader Uses of Funds Authority provides subsidies to individuals identified as homeless. Program participants receive housing and supportive services from sponsor organizations. Update: The Churchill development was allocated 72 sponsor-based subsidies in lieu of project-based vouchers. Re-proposed in the Fiscal Year 2013 Plan to allow SDHC to allocate additional vouchers to the program, broaden the definition of homelessness, and apply MTW flexibilities to the rent calculation methodology.	2011	July 1, 2011	RFP solicitation process to include for-profit entities in addition to non-profit entities. Additionally, SDHC may award the subsidies to an SDHC-owned development without a competitive process. Partnering agencies may utilize the VI-SPDAT model to refer applicants for the housing program. Due to the success of the activity, SDHC is expanding the program to include funding beds in addition to units.	Baselines, benchmarks, and metrics were modified in the Fiscal Year 2013 Plan due to the re-proposal.	N/A
2010-1. Implement a revised inspection protocol	The modified inspection protocol reduces the number of required inspections by placing qualifying units on a Biennial Inspection Cycle and allowing owners to self-certify Housing Quality Standards for minor fail items. Update: Results for HQS inspections occurring before implementation of the activity may not be considered for purposes of placement on the biennial inspection cycle.	2010	October 1, 2009 & June 1, 2010	Modifying the activity to remove the qualifying criteria and authorize placement of all MTW units onto a Biennial Inspection Cycle. Through the initiative, SDHC will modify the requirements to "gain entry" into every 24 months to make a "first attempt to access" the unit every 24 months to comply with Federal requirements.	N/A	N/A
2010-2. Authorize the SDHC to inspect and determine rent reasonableness for SDHC owned properties	Utilizes a local procedure to conduct inspections and determine rent reasonableness for SDHC-owned properties are conducted by SDHC. Update: No change in the status of the activity.	2010	July 13, 2009	N/A	N/A	N/A

2010-4. Choice Communities	Using the authority to implement a reasonable policy to establish payment standards differing from current program requirements, the poverty deconcentration effort providing incentives for families to move to one of nine local opportunity areas by using the following: ▪ Moving for Opportunity Program ▪ Revolving Security Deposit Loan fund ▪ Increase payment standards in low-poverty areas Re-proposed in the Fiscal Year 2012 Plan Amendment to adopt a policy allowing SDHC to calculate payment standards below 90% of the FMR in high-poverty areas.	2010	▪ January 1, 2010 ▪ January 1, 2010 ▪ June 1, 2010	A Fiscal Year 2015 activity increased the rent burden to 50 percent program wide. Thus, the component eliminating the 40 percent rent burden is eliminated.	Baselines, benchmarks, and metrics were modified in the Fiscal Year 2012 Plan Amendment due to the re-proposal.	N/A
2010-5. Standardize utility allowances by unit size	A simplified utility allowance structure where the utility allowance amount is based on whether or not the family is responsible for the water portion of the utilities. The activity utilizes the authority to adopt and implement policies to calculate the rent differing from program requirements.	2010	April 1, 2010	N/A	N/A	N/A
2010-6. Simplify income and asset verification systems to reduce administrative costs	Restructures the verification hierarchy, and assets valued at less than $10,000 are not verified. The activity utilizes the authority to adopt and implement policies to calculate the rent differing from program requirements. Update: No change in the status of the activity. Re-proposed in the Fiscal Year 2016 MTW Plan to increase the threshold for countable assets to $50,000, gain the ability to deny program admission to applicants owning homes, and incorporate activity 2011-5 into the initiative.	2010	October 1, 2009	N/A	N/A	N/A
2010-7. Adopt a local interim certification policy	The local interim policy applies to non-elderly/non-disabled households and limits the number of interim adjustments to income to once in a 12 month timeframe. Additionally, decrease of income interims will be granted only if the loss of income is through no fault of the family, the decreased income results in a decrease to the rent portion greater than 20 percent, the decrease is not due to a sanction on public assistance income, and the famly provides verification of eligibility or ineligibility for unemployment benefits if the reduced income is due to loss of employment. Update: The policy applies to work-able families as defined under Path to Success. The activity utilizes the authority to implement an interim certification protocol differing from current mandates, thus allowing for locally driven policies concerning income change interims for families categorized as "Work-Able". Re-proposed in the Fiscal Year 2012 Plan Amendment to adopt a policies stating an interim adjustment of income will not be processed unless the change to the rent portion is greater than 20% and the loss of income must not occur through fault of the family.	2010	July 1, 2011	N/A	Baselines, benchmarks, and metrics were modified in the Fiscal Year 2012 Plan Amendment due to the re-proposal.	N/A

2010-9. Expand the project-based voucher program	SDHC allocates a greater percent of budget authority to project-based vouchers to serve a variety of the homeless population and low-income households in the City of San Diego. Authorizations waived allow SDHC to project-base 100 percent of the units in a development; create project-specific waitlists; require the provision of supportive services in a development; utilize creative measures to allocate PBV in vacant and foreclosed properties; and designate greater than 20 percent of SDHC's allocation to PBV. Re-proposed in the Fiscal Year 2015 Plan to adopt additional flexibilities to require residents to participate in supportive services as a condition of tenancy; allow project-specific waiting lists maintained by the owners or non-profit providers; approve exception payment standards exceeding 110 percent of the FMR without requiring HUD approval; and increase the number of designated PBV units in a contract after the first three years of the contract have elapsed.	2010	September 1, 2009	N/A	N/A	N/A

NOT YET IMPLEMENTED ACTIVITIES

NOT YET IMPLEMENTED ACTIVITIES					
Activity	**Description**	**Plan Year**	**Implementation Date Timeline**	**Status Update**	**Description of Nonsignificant Changes/Modifications Since Approval**
2014-3. Housing Subsidy Program for Youth Aging Out of the Foster Care System	Using Broader Uses of Funds Authority, SDHC created a time-limited pilot program to provide flat housing subsidies while a partnering agency delivers supportive services such as job placement, education, training, and case management.	2014	TBD	A Request for Proposals was issued in November 2014. Formal program implementation is expected to occur in Fiscal Year 2016.	N/A

ACTIVITIES ON HOLD

ACTIVITIES ON HOLD								
Activity	**Description**	**Plan Year**	**Implementation Date**	**Hold Date**	**Reason(s) Placed on Hold**	**Status Update**	**Anticipated Reactivation Timeline**	**Explanation of Nonsignificant Changes/Modifications**
2010-8. Establish an HCV homeownership program	A homeownership program was created to assist income-eligible HCV participants with purchasing a home. Housing assistance payments are utilized to assist with a mortgage payment rather than as a rental payment. Incentives to purchase a foreclosed home are also program components. Waivers were enacted to modify the eligibility requirements for the program related to the minimum monetary threshold for savings accounts as well as implement the incentives for purchasing forclosed homes.	2010	October 1, 2009	July 1, 2014	The program was placed on hold due to decreasing housing stock and the resulting increasing housing prices, thus creating a housing market no longer accessible to low-income Housing Choice Voucher participants. New applications were no longer be accepted effective July 1, 2014 for the program. Families currently participating in the homeownership program continue to receive assistance.	N/A	Re-implementation of the activity is currently anticipated for Fiscal Year 2018. SDHC will evaluate the program annually to determine the feasibility of re-activating the program. Criterion to be evaluated will include the level of available housing stock, median housing prices, and the administrative capacity to increase the number of Housing Choice Voucher homeowners.	N/A

CLOSED OUT ACTIVITIES

CLOSED OUT ACTIVITIES					
Activity	**Description**	**Plan Year**	**Implementation Date**	**Date Closed Out**	**Reason(s) Closed Out**
2014-1. Transitional Subsidy Program for Homeless Veterans	Using Broader Uses of Funds Authority, SDHC partners with Veteran's Village of San Diego (VVSD) to craft a transitional housing program using flat subsidies paired with supportive services. SDHC provides the housing subsidy while VVSD provides the supportive services.	2014	January 1, 2014	October 1, 2014	Veteran's Village of San Diego, the intended partnering agency for the program, indicated a preference to pursue an alternative rental subsidy program.
2013-5. Homeless Veteran Project-Based Subsidy Program	Creates a local, non-traditional project-based subsidy pilot program to provide housing to veterans who are either not yet ready to enter a more regulated program or who temporarily exit a program. SDHC partners with Veteran's Village of San Diego for this activity.	2013	N/A	September 30, 2013	Veteran's Village of San Diego determined the activity as neither economically advantageous or viable under current circumstances and requested permission to close out the activity.
2013-9. New Public Housing Transition	Families transitioning out of a state-aided rental assistance program (25% TTP) to the public housing program (30% TTP) receive a transition period during which the families pay more than 25 percent but less than 30 percent of adjusted household income toward the rent portion before moving to 30 percent at the end of the transition period.	2013	N/A	September 30, 2013	The flexibility requested under this initiative will not be required.
2012-4. Project-Based Subsidy Program for the Homeless	Using Broader Uses of Funds Authority, SDHC created a program which provides a flat subsidy based on the number of authorized units in the development; all program administration is performed by the development owner with monitoring and auditing performed by SDHC.	2012	N/A	December 31, 2014	SDHC determined the program structure as not advantageous to the agency's approach to ending homelessness on the City of San Diego. Efforts are focused in other development capacities.
2011-5. Disregard retirement accounts	SDHC disregards retirement accounts when verifying an applicant or participant's assets.	2011	August 1, 2010	June 30, 2015	The re-proposal of activity 2010-6 wherein assets are eliminated from the rent calculation eliminates the need for the activity.
2011-9. Enhance Family Self-Sufficiency Program	In the event the head of household is unable to enroll in the FSS program (such as due to a disability), an adult household member may enroll in the program as the sole participant.	2011	October 1, 2010	July 1, 2014	Per HUD's recommendation, the initiative will be combined with the FSS Reinvention activity via a re-proposal in the Fiscal Year 2015 MTW Annual Plan.

2011-10. Broader Uses of Funds for IDAs	SDHC received permission to utilize MTW broader use of funds authority to subsidize IDAs not authorized by federal regulations.	2011	July 1, 2010	June 30, 2011	The activity is a Section 8 activity not requiring regulatory waivers or broader uses of funds authority. The activity is ongoing but reported as a single fund flexibility activity in Section 5 of the Plan.
2010-3. Triennial reexaminations for elderly and disabled households	Allows families defined as Elderly/Disabled to participate in a Triennial Reexamination Cycle. COLA updates to social security and veteran's benefits are processed in the "off" years. The activity was implemented using the authority to redefine the cycle utilized for the full reexamination of income and household composition.	2010	October 1, 2009	July 1, 2015	SDHC closed out the activity to streamline the reexamination process for Path to Success participants and rental assistance staff. Multiple reexamination processes for households proved difficult to administer when population changes occurred between Work-Able and Elderly/Disabled households. Path to Success households are placed on a biennial reexamination process effective with July 2015 reexamination. The PBV and FUP programs remain on an annual reexamination cycle.
2010-10. Undertake Public Housing development	Acquire, rehabilitate, or produce housing units as public housing.	2010	July 1, 2010	June 30, 2011	This activity was closed out in the Fiscal Year 2011 MTW Report. Public Housing development will occur under the Fiscal Year 2011 Public Housing Development initiative which combines the authorizations and flexibilities.
2009-1. Achievement Academy of the San Diego Housing Commission	The SDHC Achievement Academy, formerly known as the Economic Development Academy, offers a broad range of one-on-one services and workshops geared toward workforce preparation, financial literacy, and homeownership education.	2009	October 1, 2010	June 30, 2011	The activity is a Section 8 activity not requiring regulatory waivers or broader uses of funds authority. The activity is ongoing but reported as a single fund flexibility activity in Section 5 of the Plan.

SECTION V – SOURCES AND USES OF FUNDING

A. MTW Plan: Sources and Uses of MTW Funds

Estimated Sources of MTW Funding for the Coming Fiscal Year

PHAs shall provide the estimated sources and amounts of MTW funding by FDS line item.

Sources		
FDS Line Item	FDS Line Item Name	Dollar Amount
70500 (70300+70400)	Total Tenant Revenue	$787,590
70600	HUD PHA Operating Grants	$160,740,998
70610	Capital Grants	$0
70700 (70710+70720+70730+70740+70750)	Total Fee Revenue	$0
71100+72000	Interest Income	$4,376
71600	Gain or Loss on Sale of Capital Assets	$0
71200+71300+71310+71400+71500	Other Income	$5,600
70000	Total Revenue	$161,538,565

Estimated Uses of MTW Funding for the Coming Fiscal Year

PHAs shall provide the estimated uses and amounts of MTW spending by FDS line item.

Uses		
FDS Line Item	FDS Line Item Name	Dollar Amount
91000 (91100+91200+91400+91500+91600+91700+91800+91900)	Total Operating - Administrative	$1,322,765
91300+91310+92000	Management Fee Expense	$0
91810	Allocated Overhead	$9,340,490
92500 (92100+92200+92300+92400)	Total Tenant Services	$7,622,547
93000 (93100+93600+93200+93300+93400+93800)	Total Utilities	$173,884
93500+93700	Labor	$0
94000 (94100+94200+94300+94500)	Total Ordinary Maintenance	$258,050
95000 (95100+95200+95300+95500)	Total Protective Services	$52,350
96100 (96110+96120+96130+96140)	Total Insurance Premiums	$102,164
96000 (96200+96210+96300+96400+96500+96600+96800)	Total Other General Expenses	$1,129,225
96700 (96710+96720+96730)	Total Interest Expense and Amortization Cost	$107,730
97100+97200	Total Extraordinary Maintenance	$0
97300+97350	Housing Assistance Payments + HAP Portability-In	$141,429,360
97400	Depreciation Expense	$0
97500+97600+97700+97800	All Other Expenses	$0
90000	Total Expenses	$161,538,565

Describe the Activities that Will Use Only MTW Single Fund Flexibility

SDHC utilizes single-fund flexibility to fund the Achievement Academy and Individual Development Accounts. The Achievement Academy is a learning and skills center available to families participating in the Housing Choice Voucher and Public Housing programs. Programs offered at the Achievement Academy are geared to workforce readiness and financial literacy. The Family Self-Sufficiency program is another component of the Achievement Academy. Individual Development Accounts assist participants with building assets by providing a 3:1 match with a maximimum of $3,000 in matching funds rendered by SDHC. Please see the following pages for a thorough discussion of each activity.

SINGLE FUND FLEXIBILITY ACTIVITIES

SDHC uses single-fund flexibility in support of MTW activities rather than creating numerous budgets. SDHC combines funds from public housing operating and capital fund assistance (authorized by section 9 of the United States Housing Act of 1937 [the Act]) and voucher funds (authorized by section 8 (o) of the Act) to implement a block grant/single fund budget approach to budgeting and accounting. SDHC has consolidated public housing and HCV program funds to implement the approved Moving to Work initiatives described in previously approved MTW Plans and will continue to do so in future Plans.

SDHC uses single-fund flexibility to conduct a variety of activities geared toward self-sufficiency. The Achievement Academy offers a broad range of one-on-one services and workshops geared toward workforce preparation and financial literacy. Partnerships with a variety of external organizations specializing in their fields enable SDHC to provide assistance to participants with different interests, career focuses, and skill levels. Leveraging funding from Local Initiative Support Corporation (LISC) and Manpower increases the services provided to participants. LISC provides funding and coaching to assist both staff and participants. Following the Financial Opportunity Center model, created by LISC, the Achievement Academy is able to provide robust services to participants that go beyond job leads and help provide self-sufficiency. The resources offered at the Achievement Academy are a vital component of the Path to Success rent reform activity as participants are incentivized to increase income and work towards self-sufficiency. SDHC plans to continue and grow these partnerships to better serve our families and increase economic self-reliance.

The following describes services offered at the Achievement Academy:

Employment/Workforce Development

Job Developer
While Workforce Readiness Specialists work diligently towards assisting participants with locating jobs and advancing job skills, Manpower continues to make connections with employers of in-demand occupations, organize job fairs, and coordinate employment services with partner organizations. They provide training for participants on customer service and how to retain a job. Manpower continues to leverage connections in the business community to help open doors to companies that typically have been a struggle for participants to get into in the past.

One-Stop Career Center
KRA, a contractor from San Diego Workforce Partnership, provides services via a satellite One-Stop Career Center at the local downtown public library. The partner offers workforce development services including labor market information, career development, assessment, job search/retention skills, job placement assistance, and referrals to training opportunities.

Small Business Development Training
The Business Initiatives Strategies (BIS) Program offers an 11 week class educating participants on how to start/expand a small business and create/update a solid business plan. This program provides basic skills training and knowledge to underserved entrepreneurs and also identifies and expands linkages to critical community resources linked to small business development to further connect participants with opportunities for additional small business training, technical assistance, and access to mainstream financial institutions to boost economic development. This program is offered depending on funding availability.

Employment/Workforce Development Workshops
Manpower, KRA, and SDHC Workforce Readiness Specialists conduct employment readiness workshops and provide access to temporary and permanent employment. The Achievement Academy also offers weekly on-site recruitment fairs. Participants are invited to attend presentations and hear directly from human resources representatives how to get hired at their company. Topics covered range from the job application and résumé submittal process to interview preparedness and communication skills. Presentations have been given by companies such as San Diego Parks & Recreation Department, Arc of San Diego, UC San Diego, Ace Parking, Red Cross Nursing Program, and San Diego Clean & Safe among others.

Industry Specific Trainings
Staff at the Achievement Academy work to offer innovative programs in an effort to keep participants interested and engaged. One of the newer offerings is an in-depth training specific to an industry allowing participants to walk away with a certification of qualification in a desired field. In October 2014, the Achievement Academy offered a week-long caregiver training course including three days of classroom

training, a CPR certification, and a presentation from a human resources representative in the caregiver industry. Thirty-one individuals graduated this weeklong training, and 27 individuals passed the test to receive their CPR cards (four individuals already held CPR cards). To date, five of the class graduates obtained employment in the caregiver industry, and two others were hired in an unrelated field. Staff is building on this effort and is planning other industry specific trainings for the future.

Academy Computer Lab
Participants have access to the Achievement Academy's 30-station computer lab for computer training (Word, Excel, and Internet Explorer), career assessments, career exploration, labor market information, résumé building, and on-line job applications. In addition, Manpower provides individual participant access to the internet based Training Development Center which hosts over 5,000 on-line courses for skills development. The Academy has partnered with San Diego Futures Foundation to offer the most basic level computer classes to participants with minimum or no previous computer use experience. Feedback from these basic level trainings has been very positive.

Income Supports

THRIVE Initiative
THRIVE is a partnership between the United Way, the County of San Diego, and South Bay Community Services. The purpose of the initiative is to enhance the accessibility of benefits screening and tax preparation services. Benefits screening and application assistance is currently offered for an array of program such as CalFresh (food stamps), CalWorks, Women Infants and Children (WIC), California Healthy Families, Child Care Assistance, MediCal, and Supplemental Nutrition Assistance Program (SNAP). On-site benefit screening appointments continue to be conducted for participants.

Financial Education

Financial Counseling
Pacific Gateway Group (PGG), the Academy's current partner credit management agency, offers on-site credit counseling, debt reduction, credit repair services, and budgeting and cash management skills. The services offered by PGG have been incorporated into the Financial Opportunities Center (FOC) service delivery model utilized within the Achievement Academy.

Financial Skills Education Workshops
Workshops are conducted by partner staff from PGG, the Housing Opportunities Collaborative, Community Housing Works, and others in the following topic areas: Debt and credit repair; credit score improvement; controlling expenses; maintaining a financial fitness plan; electronic banking and direct employee deposits; budget management, ordering, reviewing, and repairing credit report; investments strategies and options; and pensions/retirement planning.

Financial Coaching Training
All SDHC Workforce Readiness Specialists continue to utilize the LISC *Financial Counseling Model* to implement innovative coaching methods during one-on-one appointments with participants. In addition, referrals to PGG and THRIVE allow for greater depth in addressing participant's financial needs. SDHC is also positioned to assist participants with improving credit through a partnership with Credit Builders Alliance. The ability to internally pull credit reports allows SDHC to further assist participants with accessing current credit ratings in order to begin aligning client goals for credit improvement to future financial and career goals.

The chart below contains a summary of the results of Achievement Academy activities at the close of Fiscal Year 2014.

Achievement Academy of the San Diego Housing Commission			
Metric	**Baseline**	**Outcome**	**Baseline Exceeded?**
No. of unduplicated program participants receiving services	546	975	Yes
No. of unduplicated program participants attending financial education related workshops	134	82	No
No. of hours of financial education related workshops attended by program participants	972	36	No
No. of unduplicated program participants attending employment related workshops	42	327	Yes
No. of hours of employment related workshops attended by program participants	237	208	No
No. of unduplicated program participants attending homeownership related workshops	25	0	No
No. of hours of homeownership related workshops attended by program participants	25	0	No
No. of unduplicated program participants attending small business related workshops	20	0	No
No. of hours of small business related workshops attended by program participants	43	0	No
No. of unduplicated program participants who received income support screening services	0	317	Yes
No. of unduplicated program participants who received income tax preparation services	0	0	No
No. of persons who completed their FSS Contract of Participation and graduated	39	12	No
Dollar value of escrow accounts disbursed to FSS graduates	$319,818	$76,383	No
No. of FSS escrow accounts	307	175	No
Dollar value of FSS escrow accounts	$767,250	$450,382	No
No. of IDA accounts	191	139	No
Dollar value of IDA account savings	$97,818	$44,290	No
Dollar value of IDA account matches	$228,193	$113,462	No
No. of program participants who obtained employment as a result of job placement services	0	161	Yes

Another component of the Achievement Academy is the ASPIRE program wherein SDHC operates asset building programs for youth and adult HCV participants. Asset building programs encourage families to save money to purchase homes, pursue higher education, secure reliable transportation for job-related activities, or to build small business start-up capital. Individual Development Accounts (IDAs), a component of asset building programs, are savings accounts with matching funds drawn from private or public sources. SDHC's current IDAs provide a 3:1 match for participants with a maximum of $3,000 in matching funds. Funding for the program has been awarded through September 2016.

The chart below contains a summary of the results of the IDA activities since implementation in Fiscal Year 2011.

Allow Broader Uses Of Funds for the Creation of Individual Development Accounts				
Metric	**Baseline**	**Benchmark**	**Outcome**	**Benchmark Achieved?**
Annual No. of adult participants enrolled in the asset building program with an IDA funded by MTW funds	0	10	16	Yes
Annual No. of participants enrolled in the youth asset building program with an IDA funded by MTW funds	0	10	68	Yes
Annual No. of participants enrolled in the asset building program with a transportation IDA	0	10	29	Yes
Annual No. of MTW IDA participants who opened an IDA account	0	20	110	Yes
Annual No. of MTW IDA participants who developed a credit improvement plan	0	15	56	Yes
Annual No. of MTW IDA participants who made at least nine monthly deposits to their IDA during a twelve-month period	0	15	37	Yes
Annual No. of MTW IDA participants who completed ten hours of financial skills education	0	15	45	Yes

LOCAL ASSET MANAGEMENT PLAN

SDHC does not utilize a Local Asset Management Plan.

B. MTW Plan: Local Asset Management Plan

Is the PHA allocating costs within statute?	Yes	or	
Is thePHA implementing a local asset management plan (LAMP)?		or	No

If the PHA is implementing a LAMP, it shall be described in an appendix every year beginning with the year it is proposed and approved. The narrative shall explain the deviations from existing HUD requirements and should be updated if any changes are made to the LAMP.

Has the PHA provided a LAMP in the appendix?		or	No

N/A

UPDATE ON DEMOLITION OR DISPOSITION TRANSITIONAL FUNDING (DDTF) FUNDS

SDHC anticipates receiving Capital Funds inclusive of both modernization and DDTF (Demolition or Disposition Transitional Funding) of approximately $1.6 million annually, or $8.0 million over the next five years. SDHC will integrate all Capital Funds into the MTW block grant. Based upon a recent Green Physical Needs Assessment of SDHC's public housing units, SDHC anticipates approximately $1.5 million dollars, at minimum, will be expended over the next five years on capital improvements specific to public housing, management improvements, or other traditional Capital Fund expenses.

SECTION VI – ADMINISTRATIVE

A. **Board Resolution and Certification of Compliance** (See Appendix A)

B. **Public Hearing Documentation** (See Appendix B)

C. **Description of Planned or Ongoing PHA-Directed Evaluations Related to MTW:** N/A

D. **Annual Statement/Performance and Evaluation Report (HUD 50075.1):** (See Appendix C)

APPENDIX A

BOARD RESOLUTION AND CERTIFICATION OF COMPLIANCE

SAN DIEGO HOUSING COMMISSION

RESOLUTION NO. 1655

ADOPTED ON MAR 19 2015

A RESOLUTION APPROVING

WHEREAS, on March 19, 2015, the San Diego Housing Commission Board of Commissioners discussed the proposed submission of the proposed Annual Moving to Work Plan for the period from July 1, 2015, through June 30, 2016, to the U.S. Department of Housing and Urban Development; and

WHEREAS, prior to the Board hearing on March 19, 2015, the Board held an informal public workshop on February 13, 2015, on the proposed Annual Moving to Work Plan for the period from July 1, 2015, through June 30, 2016,;

NOW, THEREFORE, be it resolved by the Board that the President & Chief Executive Officer (President & CEO), and/or designee, is authorized to submit the proposed Annual Moving to Work Plan for the period from July 1, 2015, through June 30, 2016 to HUD; and

BE IT FURTHER RESOLVED, that the proposed Moving to Work Plan for the period from July 1, 2015, through June 30, 2016 ,is approved by the Board; and

BE IT FURTHER RESOLVED that the President & CEO is authorized to execute such documents and to perform such acts as are necessary, and/or appropriate to implement these approvals.

Approved as to Form:
Christensen & Spath

By: _____
Charles B. Christensen, General Counsel
San Diego Housing Commission

Passed and adopted by the San Diego Housing Commission on March 19, 2015 by the following vote:

	Yeas	Nays	Excused	Not Present
Gary Gramling	☒	☐	☐	☐
Roberta Spoon	☒	☐	☐	☐
Francisco Urtasun	☒	☐	☐	☐
Dorothy Surdi	☒	☐	☐	☐
Margaret Davis	☒	☐	☐	☐
Kellee Hubbard	☐	☐	☐	☒
Ben Moraga	☐	☐	☐	☒

AUTHENTICATED BY:

Gary Gramling

Chair of the San Diego Housing Commission

Richard C. Gentry

President & Chief Executive Officer of the San Diego Housing Commission

I HEREBY CERTIFY that the above and foregoing is a full, true and correct copy of RESOLUTION NO. **1655** passed and adopted by the San Diego Housing Commission on March19, 2015

By:

Charles Eshnaur
Deputy Secretary of the San Diego Housing Commission

Form 50900: Elements for the Annual MTW Plan and Annual MTW Report

Attachment B

Certifications of Compliance

Annual Moving to Work Plan
Certifications of Compliance

U.S. Department of Housing and Urban Development
Office of Public and Indian Housing

Certifications of Compliance with Regulations:
Board Resolution to Accompany the Annual Moving to Work Plan*

Acting on behalf of the Board of Commissioners of the Public Housing Agency (PHA) listed below, as its Chairman or other authorized PHA official if there is no Board of Commissioners, I approve the submission of the Annual Moving to Work Plan for the PHA fiscal year beginning July 1, 2015 hereinafter referred to as "the Plan", of which this document is a part and make the following certifications and agreements with the Department of Housing and Urban Development (HUD) in connection with the submission of the Plan and implementation thereof:

1. The PHA published a notice that a hearing would be held, that the Plan and all information relevant to the public hearing was available for public inspection for at least 30 days, that there were no less than 15 days between the public hearing and the approval of the Plan by the Board of Commissioners, and that the PHA conducted a public hearing to discuss the Plan and invited public comment.
2. The PHA took into consideration public and resident comments (including those of its Resident Advisory Board or Boards) before approval of the Plan by the Board of Commissioners or Board of Directors in order to incorporate any public comments into the Annual MTW Plan.
3. The PHA certifies that the Board of Directors has reviewed and approved the budget for the Capital Fund Program grants contained in the Capital Fund Program Annual Statement/Performance and Evaluation Report, form HUD-50075.1.
4. The PHA will carry out the Plan in conformity with Title VI of the Civil Rights Act of 1964, the Fair Housing Act, section 504 of the Rehabilitation Act of 1973, and title II of the Americans with Disabilities Act of 1990.
5. The Plan is consistent with the applicable comprehensive housing affordability strategy (or any plan incorporating such strategy) for the jurisdiction in which the PHA is located.
6. The Plan contains a certification by the appropriate State or local officials that the Plan is consistent with the applicable Consolidated Plan, which includes a certification that requires the preparation of an Analysis of Impediments to Fair Housing Choice, for the PHA's jurisdiction and a description of the manner in which the PHA Plan is consistent with the applicable Consolidated Plan.

7. The PHA will affirmatively further fair housing by examining its programs or proposed programs, identify any impediments to fair housing choice within those programs, address those impediments in a reasonable fashion in view of the resources available and work with local jurisdictions to implement any of the jurisdiction's initiatives to affirmatively further fair housing that require the PHA's involvement and maintain records reflecting these analyses and actions.
8. The PHA will comply with the prohibitions against discrimination on the basis of age pursuant to the Age Discrimination Act of 1975.
9. The PHA will comply with the Architectural Barriers Act of 1968 and 24 CFR Part 41, Policies and Procedures for the Enforcement of Standards and Requirements for Accessibility by the Physically Handicapped.
10. The PHA will comply with the requirements of section 3 of the Housing and Urban Development Act of 1968, Employment Opportunities for Low-or Very-Low Income Persons, and with its implementing regulation at 24 CFR Part 135.
11. The PHA will comply with requirements with regard to a drug free workplace required by 24 CFR Part 24, Subpart F.
12. The PHA will comply with requirements with regard to compliance with restrictions on lobbying required by 24 CFR Part 87, together with disclosure forms if required by this Part, and with restrictions on payments to influence Federal Transactions, in accordance with the Byrd Amendment and implementing regulations at 49 CFR Part 24.
13. The PHA will comply with acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970 and implementing regulations at 49 CFR Part 24 as applicable.
14. The PHA will take appropriate affirmative action to award contracts to minority and women's business enterprises under 24 CFR 5.105(a).

15. The PHA will provide HUD or the responsible entity any documentation needed to carry out its review under the National Environmental Policy Act and other related authorities in accordance with 24 CFR Part 58. Regardless of who acts as the responsible entity, the PHA will maintain documentation that verifies compliance with environmental requirements pursuant to 24 Part 58 and 24 CFR Part 50 and will make this documentation available to HUD upon its request.
16. With respect to public housing the PHA will comply with Davis-Bacon or HUD determined wage rate requirements under section 12 of the United States Housing Act of 1937 and the Contract Work Hours and Safety Standards Act.
17. The PHA will keep records in accordance with 24 CFR 85.20 and facilitate an effective audit to determine compliance with program requirements.
18. The PHA will comply with the Lead-Based Paint Poisoning Prevention Act and 24 CFR Part 35.

19. The PHA will comply with the policies, guidelines, and requirements of OMB Circular No. A-87 (Cost Principles for State, Local and Indian Tribal Governments) and 24 CFR Part 85 (Administrative Requirements for Grants and Cooperative Agreements to State, Local and Federally Recognized Indian Tribal Governments).
20. The PHA will undertake only activities and programs covered by the Plan in a manner consistent with its Plan and will utilize covered grant funds only for activities that are approvable under the Moving to Work Agreement and Statement of Authorizations and included in its Plan.
21. All attachments to the Plan have been and will continue to be available at all times and all locations that the Plan is available for public inspection. All required supporting documents have been made available for public inspection along with the Plan and additional requirements at the primary business office of the PHA and at all other times and locations identified by the PHA in its Plan and will continue to be made available at least at the primary business office of the PHA.

San Diego Housing Commission
PHA Name

CA063
PHA Number/HA Code

I hereby certify that all the information stated herein, as well as any information provided in the accompaniment herewith, is true and accurate. Warning: HUD will prosecute false claims and statements. Conviction may result in criminal and/or civil penalties. (18 U.S.C. 1001, 1010, 1012; 31 U.S.C. 3729, 3802)

Richard C. Gentry
Name of Authorized Official

President + CEO
Title

Signature

February 24, 2015
Date

*Must be signed by either the Chairman or Secretary of the Board of the PHA's legislative body. This certification cannot be signed by an employee unless authorized by the PHA Board to do so. If this document is not signed by the Chairman or Secretary, documentation such as the by-laws or authorizing board resolution must accompany this certification.

APPENDIX B

PUBLIC HEARING NOTICE AND EVIDENCE OF COMMUNITY AND RESIDENT PARTICIPATION

The San Diego Housing Commission (SDHC) formally solicited public comment on the Fiscal Year 2016 Annual Plan Draft in order to incorporate the ideas of participants, community advocates, and interested citizens into the proposed plan as well as answer questions pertaining to Moving to Work subject matter. A formal public hearing was held on February 9, 2015 at the SDHC corporate office for the purposes of educating the public and receiving comments. A public notice was circulated in four local publications (San Diego Daily Transcript, Union Tribune, Voice & Viewpoint, and La Prensa) to encourage public involvement. In an attempt to encourage further participation among San Diego residents and program clients, SDHC issued personal invitations to a selected group of participants. The individuals receiving the personal invitations were current rental assistance recipients and therefore were positioned to provide practical suggestions and feedback. All methods of invitation provided residents of San Diego with multiple options for contacting appropriate personnel with comments if unable to attend the public hearing. Overall, SDHC received positive feedback concerning the proposed initiatives.

The following information serves as proof of public hearing notice and community participation:

- ✓ Proof of Publication
- ✓ Public Hearing Sign-In Sheets
- ✓ Public Comment Matrix

The public comment period formally commenced on January 22, 2015 when the draft MTW Plan was posted to the SDHC website. Public noticing referenced the location of the draft Plan. The close of the public comment period occurred on February 21, 2015. The public hearing was conducted on February 9, 2015 at the Achievement Academy located at 1045 11th Avenue, San Diego, CA 92101. Housing Choice Voucher participants were invited to the public hearing to provide comments on the proposed Plan. Eight rental assistance participants attended the public hearing, and six participants provided comment. The proposed Plan was presented twice – once in English and once with SDHC staff translating the presentation into Spanish and Vietnamese. The draft Plan was well received and elicited positive comments from attendees.

SAN DIEGO DAILY TRANSCRIPT

San Diego Daily Transcript
CERTIFICATE OF PUBLICATION

Morgan Marks
San Diego Housing Commission
1122 Broadway
Suite 300
San Diego CA 92101

IN THE MATTER OF

PO #18931/MTF FY 2016

Dates of Public Notice: January 15, 2015 and January 22, 2015
PUBLIC NOTICE OF THE SAN DIEGO HOUSING COMMISSION MOVING TO WORK FISCAL YEAR 2016 PLAN

PUBLIC NOTICE: The San Diego Housing Commission (SDHC) is soliciting public comment on SDHC's Moving to Work (MTW) Fiscal Year 2016 Annual Plan. The proposed plan will be available for review on the SDHC website, www.SDHC.org, beginning January 22, 2015. Comments must be submitted by 5:00 p.m. on February 21, 2015, to be considered by SDHC staff and decision-making authorities in their final review of the proposed plan. Please send your written comments to: Jessica Adamo/Moving Forward, San Diego Housing Commission, 1122 Broadway, Suite 300, San Diego, CA 92101 or email your comments to jessicaa@sdhc.org.

SUBJECT:
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PUBLIC HEARING
SDHC will hold a public hearing on the proposals on Monday, February 9, 2015, at 9:00 a.m. at the SDHC Achievement Academy, located at 1045 11th Avenue, San Diego, CA 92101.
Pub Jan 15, 22 -00126040

CASE NO.

I, C Davis, am a citizen of the United States and a resident of the county aforesaid; I am over the age of eighteen years, and not party to or interested in the above entitled matter. I am the principal clerk of the San Diego Daily Transcript, a newspaper of general circulation, printed and published daily, except on Saturdays and Sundays, in the City of San Diego, County of San Diego and which newspaper has been adjudged a newspaper of general circulation by the Superior Court of the County of San Diego, State of California, under the date of January 23, 1909, Decree No. 14894; and the

Public Notice

is a true and correct copy of which the annexed is a printed copy and was published in said newspaper on the following date(s), to wit:

January 15, 22

I certify under penalty of perjury that the forgoing is true and correct.

Dated at San Diego, California this January 22, 2015

C Davis

Signature

UNION TRIBUNE

U-T San Diego

P.O. Box 120191, San Diego, CA 92112-0191

AFFIDAVIT OF PUBLICATION

STATE OF CALIFORNIA} ss.
County of San Diego}

The Undersigned, declares under penalty of perjury under the laws of the State of California: That she is a resident of the County of San Diego. That she is and at all times herein mentioned was a citizen of the United States, over the age of twenty-one years, and that he is not a party to, nor interested in the above entitled matter; that he is Chief Clerk for the publisher of

THE UT SAN DIEGO

a newspaper of general circulation , printed and published daily in the City of San Diego, County of San Diego, and which newspaper is published for the dissemination of local news and intelligence of a general character, and which newspaper at all the times herein mentioned had and still has a bona fide subscription list of paying subscribers, and which newspaper has been established, printed and published at regular intervals in the said City of San Diego, County of San Diego, for a period exceeding one year next preceding the date of publication of the notice hereinafter referred to, and which newspaper is not devoted to nor published for the interests, entertainment or instruction of a particular class, profession, trade, calling, race, or denomination, or any number of same; that the notice of which the annexed is a printed copy, has been published in said newspaper in accordance with the instructions of the person(s) requesting publication, and not in any supplement thereof on the following dates, to wit:

January 15th and 22nd, 2015

Chief Clerk for the Publisher
CRIS GAZA

I certify under penalty of perjury under the Laws of the State of California that the foregoing is true and correct, and that this affidavit is executed on FEBRUARY 12, 2015 in the City of San Diego, California.

Dates of Public Notice: January 15, 2015 and January 22, 2015

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VOICE & VIEWPOINT

PLACE YOUR CLASSIFIEDS

....By Phone
(619) 266-2233
Monday - Friday
9:30 a.m. - 5:00 p.m.

.....By Fax
(619) 266-0533
24Hours/7 Days

....By Email
ads@sdvoice.info
24 Hours/7 Days

Classifieds / Legal Notification

Fictitious Business Name: $25.00 (4 weeks)
Name Change: $85.00 (4 weeks)

Standard Classified: $3.75 a line
Summons: $130.00 (4 weeks)

FAX & EMAIL ORDERS:
Include the following information:
Full Name, billing address, and phone number
Date (s) you want the ad to appear
Name and daytime phone number of contact for any question or clarifications

WE ACCEPT

MasterCard
VISA
DISCOVER

LEGAL NOTICES

WANTED
Part Time Graphic Artist

EMPLOYMENT OPPORTUNITY
Newspaper layout experience preferred but not necessary. Community paper has opening for Mondays and Tuesdays. Send resume to news@sdvoice.info

WANTED
Freelance Journalist

A freelance journalist is wanted for specific assignments. Must have own digital camera equipment and transportation.

NEWSPAPER DISTRIBUTORS NEEDED

Business Opportunity for Independent Contractors. Local San Diego route. Please call Deniece at (619) 266-2233.

NEWSPAPER STAND REPAIR PERSON NEEDED

Please call Deniece at (619) 266-2233

FICTITIOUS BUSINESS

FICTITIOUS BUSINESS NAME STATEMENT 2014-031226
Fictitious business name:
EDITH JONES PHOTOGRAPHY
Located at: 2359 Caddie Ct. Oceanside, CA County of San Diego 92056.The business is conducted by:
An Individual
The first day of business was: NOT YET STARTED
This business is hereby registered by the following: Edith Jones 2359 Caddie Ct. Oceanside, CA 92056. This statement was filed with the Recorder/ County Clerk of San Diego County on December 1, 2014. This fictitious business name will expire on December1, 2019.

NAME STATEMENT 2014-031711
Fictitious business name:
A1 HEATING AND AIR
Located at: 2820 Brosnan St. San Diego, CA County of San Diego 92111.
The business is conducted by:
An Individual
The first day of business was: 12-5-14
This business is hereby registered by the following: Karen Pritchett 2820 Brosnan St. San Diego, CA 92111. This statement was filed with the Recorder/County Clerk of San Diego County on December 5, 2014. This fictitious business name will expire on December 5, 2019.
1/1,1/8,1/15,1/22

FICTITIOUS BUSINESS NAME STATEMENT 2014-033333
Fictitious business name:
MBK AKA AS MY BROTHER'S KEEPERS MY BROTHER'S KEEPERS
Located at: 2035 Oriole St. San Diego, CA County of San Diego 92114.
The business is conducted by:
A Limited Partnership
The first day of business was: NOT YET STARTED
This business is hereby registered by the following: Steven Price 2035 Oriole St. San Diego, CA 92114. and James Jones 680 Bollenbacher St. San Diego, CA 92114. This statement was filed with the Recorder/County Clerk of San Diego County on December 29, 2014. This fictitious business name will expire on December 29, 2019.
1/1,1/8,1/15,1/22

FICTITIOUS BUSINESS NAME STATEMENT 2014-033384
Fictitious business name:
MADISON GEORGE
Located at: 8729 Graves Ave. 3C Santee, CA County of San Diego 92071.
The business is conducted by:
An Individual
The first day of business was: NOT YET STARTED
This business is hereby registered by the following:Jennie C. Balderamos-Silveroli 8729 Graves Ave 3C Santee, CA 92071. This statement was filed with the Recorder/County Clerk of San Diego County on December 29, 2014. This fictitious business name will expire on December 29, 2019.
1/1,1/8,1/15,1/22

FICTITIOUS BUSINESS NAME STATEMENT

FICTITIOUS BUSINESS NAME STATEMENT 2015-000117
Fictitious business name:
BLUE BOX
Located at: 1081 Camino Del Rio S. #119 San Diego, CA County of San Diego 92108.
The business is conducted by:
An Individual
The first day of business was: NOT YET STARTED
This business is hereby registered by the following: Larry Lynch 2930 Mission Ctr. Ct. #F San Diego, CA 92108. This statement was filed with the Recorder/County Clerk of San Diego County on January 5, 2015. This fictitious business name will expire on January 5, 2020.
1/8,1/15,1/22,1/29

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS 2014-033000
Fictitious business name to be abandoned:
R AND A ICE CREAM
Located at: 2682 Imperial Ave. San Diego, CA County of San Diego 92102.
The fictitious business name referred to above was filed in San Diego County on 9/19/14 and assigned File no. 2014-022523
Fictitious Business Name is being abandoned by:
Ana Torres Aguar 5426 University Ave. #28 San Diego, CA 92105
The business is conducted by:
An Individual
1/8,1/15,1/22,1/29

FICTITIOUS BUSINESS NAME STATEMENT 2015-000270
Fictitious business name:
NEW WORLD KITCHEN VIETNAMESE & CHINESE RESTAURANT
Located at: 8926 Carlton Hills Blvd. Santee, CA County of San Diego 92071.
The business is conducted by:
An Individual
The first day of business was: NOT YET STARTED
This business is hereby registered by the following: Nien K Ma 4346 52nd St. #13 San Diego, CA 92115. This statement was filed with the Recorder/ County Clerk of San Diego County on January 6, 2015. This fictitious business name will expire on January 6, 2020.
1/8,1/15,1/22,1/29

FICTITIOUS BUSINESS NAME STATEMENT 2014-032504
Fictitious business name:

2015. This fictitious business name will expire on January 7, 2020.
1/15,1/22,1/29,2/5

FICTITIOUS BUSINESS NAME STATEMENT 2015-000981
Fictitious business name:
ELLEHCOR CONSULTING SERVICES
Located at: 2190 Swan Street San Diego, CA County of San Diego 92114.
The business is conducted by:
An Individual
The first day of business was:
NOT YET STARTED
This business is hereby registered by the following: Rochelle Lowe 2190 Swan Street San Diego, CA 92114. This statement was filed with the Recorder/County Clerk of San Diego County on January 13, 2015. This fictitious business name will expire on January 13, 2020.
1/15,1/22,1/29,2/5

FICTITIOUS BUSINESS NAME STATEMENT 2015-000982
Fictitious business name:
R2 DIGITAL DESIGN & PRODUCTIONS
Located at: 2190 Swan Street, San Diego CA County of San Diego 92114.
The business is conducted by:
A Married Couple
The first day of business was: 09/01/2000
This business is hereby registered by the following: Ro-

Date: February 20, 2015
Time: 8:30 A.M.
Dept.:46
The address of the court is: 330 West Broadway, San Diego, CA 92101.
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Voice & Viewpoint.
1/8,1/15,1/22,1/29

HOUSING

NOW LEASING! Celadon at 9th & Broadway
Brand new, affordable living, studio, and one-bedroom apartments

This beautiful new property in downtown San Diego offers 150 apartments with below-market rents ($533 - $879) and 100 apartments set-aside for supportive housing and project based subsided units which will be filled on a referral basis. This is a non-smoking community which has onsite laundry, a terrace, a community room, a conference room, and onsite professional management. Disabled applicants are encouraged to apply.

Applications will be available and accepted beginning 1/15/15. Starting on 1/15 get an application by visiting www.bridgehousing.com/properties/celadon or by visiting our leasing office at 964 5th Ave. Ste. 535 (on the 5th floor) San Diego, CA 92101 Monday – Friday from 9am-5pm. Our leasing office phone number is 619-230-8450.
All applications received by 1/30/15 will be randomly ordered and applications received after this date will be ordered according to the date received. Income and other restrictions apply. Rents subject to change. EHO.

PROBATE

NOTICE OF PETITION TO ADMINISTER ESTATE OF
MARIO C. ZUNIGA
37-2014-00042988-PR-PW-CTL
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of **MARIO C. ZUNIGA** deceased,
A PETITION FOR PROBATE
has been filed by Rolando A. Zuniga,Petitioner, in the Superior Court of California, County of San Diego. THE PETITION FOR PROBATE requests that Rolando A. Zuniga the appointed as personal

the court within four months from the date of first issuance of letters as provided in Probate Code section 9100. The time for filing claims will not expire before four months from the hearing date noticed above.
YOU MAY EXAMINE the file kept by the Court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.
Rolando Zuniga 300 S. Santa Fe Ave. Apt. 430, Los Angeles, CA 90013
818-720-7773
1/8,1/15,1/22

NOTICE TO BIDDERS

NOTICE TO BIDDERS

NOTICE IS HEREBY GIVEN that the City of San Diego will receive bids for work at the Public Works Department, Public Works Contracts, 1010 Second Avenue, Suite 1400, San Diego, California, where bids are to be submitted prior to time specified. Plans and specifications can be obtained from The City of San Diego's website: http://www.sandiego.gov/bids-contracts.
A pre-bid meeting and/or pre-bid visit to the work site will be held, if indicated, at the time and place specified in the contract documents. Prospective bidders are encouraged to attend these sessions.
It is the policy of the City of San Diego to encourage equal opportunity in its construction, consultant, material and supply contracts. Bids/proposals from small businesses, minority-owned, disabled, veteran-owned businesses, women-owned businesses and local firms are strongly encouraged. Contractors are encouraged to subcontract and/or participate in joint ventures with these firms. The City is committed to equal opportunity and will not discriminate with regard to race, religion, color, ancestry, age, gender, disability, medical condition or place of birth and will not do business with any firm that discriminates on any basis. Contractors interested in

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feasibility and effectiveness in achieving the stated objectives of this RFP.

A pre-proposal conference will be held on: **Wednesday, January 21, 2015 at 10AM (PST)** at the SDHC office above. A site walk of representative units will be made available for you to see following the pre-proposal meeting. Sealed proposals marked **"Painting Services (RFP #: PM-15-07)"Bid Documents -- Do Not Open"** will be received on or before **Tuesday, February 10,2015 at 2:00PM (PST).** Three (3) additional copies of the proposal and a completed electronic file containing the proposal on CD-R must be submitted with the original proposal packet to the above address location. **Late proposals will not be accepted.**

San Diego Housing Commission
1122 Broadway, Suite 300
San Diego, California 92101
Contact: Anthony Griffin at 619.578.7517 or anthonyg@sdhc.org

SUBSCR

La Prensa

Page 8 January 16, 2015 La Prensa San Diego

Nuevo programa combina Medicare y Medi-Cal

(con't de pag. 4)

plicó también que el programa podría enfrentar problemas para sobreponerse a las críticas negativas que rodean los planes de salud existentes.

"Los doctores han lidiado durante mucho tiempo con los planes de Medicare de organizaciones de mantenimiento de la salud (HMO por sus siglas en inglés), algunos buenos, algunos terribles", dijo Lynch. "Por lo tanto, tienen desconfianza, especialmente a los planes de salud privados, debido a que pueden realizar un buen trabajo, pero al final su principal objetivo es el de satisfacer a sus accionistas". Además, añadió, algunos doctores privados también temen de que sean obligados a cobrar las bajas tarifas que ofrece el programa estatal de Medi-Cal,

"Pero eso no es verdad necesariamente", continuó Lynch, "Otro problema (para los proveedores de salud) es ¿dónde se llevarán a cabo los servicios de cuidado?" Una lección que Lifelong Medical Care ha aprendido, explicó, es asegurar que su personal tome decisiones en la cercanía del lugar donde se lleven a cabo los cuidados de salud. Si los coordinadores no se encuentran cercanos al lugar donde los duales recibirán sus cuidados, entonces no será posible que exista una coordinación verdadera de los cuidados.

Los pacientes de doble elegibilidad, o duales, ahora tendrán sus cuidados coordinados bajo una sola entidad de cuidados administrados. "La gente tiene la opción de elegir diferentes planes de cuidados administrados dependiendo del condado donde viven, pero se inscribirán en uno de esos planes que ofrecen un varios servicios", dijo Steenhausen.

Coordinando Medicare y Medi-Cal

Las beneficiarios con doble elegibilidad podrán rechazar el programa. No obstante, de no hacerle saber al estado que lo rechazan, serán inscritos automáticamente. Las personas que reciban los sobres azules podrán unirse inicialmente y salirse del programa más tarde, para regresar al programa médico dentro de sus beneficios federales de Medicare al cual ya están inscritos.

Medicare es un programa de seguro de salud federal para personas de 65 años o más, y para personas que no pueden trabajar debido a sus discapacidades, sin importar su nivel de ingresos. Sin embargo, Medicare no lo cubre todo.

Los duales que han recibido los sobres azules pueden recibir asistencia gratuita para comprender las decisiones que deben tomar con Cal MediConnect, al contactar al Programa de Asesoría y Defensa de los Programas de Seguros de Salud (HICAP por sus siglas en inglés), operado por la organización sin fines de lucro Sourcewise. El programa responde a preguntas y ofrece asesoría en cualquier idioma. Contáctelos al (408) 350-3200, o a través de www.mysourcewise.com

El 2015 para los ex braceros: anhelos y expectativas

(con't from pag. 2)

frutos en 2015. Estas consisten en la integración del Frente Cívico Social de Michoacán, un frente donde diversos sindicatos y grupos sociales se han aglutinado, para acumular todo el descontento que existe en ese estado sobre los dirigentes de todos los partidos y todos los niveles de gobierno. La idea es desarrollar poder político electoral con el objetivo de tomar control del gobierno del estado y por consecuencia imponer un programa de gobierno "emanado del pueblo".

En los últimos años, a decir del líder de Bracerorproa, Ventura Gutiérrez: las autoridades "han manejado equivocadamente el tema de los ex braceros y sólo lo estaban manipulando con motivos político-electorales para sus intereses personales y de grupo". Por lo que se espera que para el año 2015 el tema regrese a manos de la Comisión Especial para dar Seguimiento a Fondos aportados por los Trabajadores Braceros, para que se le de forma a lo que se espera sea la última modificación a la Ley de los ex braceros. Se busca que se lleve a votación en febrero, que se publiquen las nuevas regalas de operación, se instalen las mesas receptoras, y se puedan resolver los casos de personas con expedientes incompletos. Todo lo anterior con el fin de que, en 2016, por fin la deuda con los ex migrantes pueda ser saldada.

Todo lo anterior, desde luego son expectativas, anhelos de los ex braceros para este 2015. Lamentablemente, la realidad dista de ser cercana. Los estragos de una economía sin crecimiento en 2014, una nula generación de empleos, altos índices de violencia, sumado al descontento social generalizado, provocan que las autoridades federales mexicanas estén más ocupadas en otros rubros, que en liquidar la deuda histórica con los ex braceros.

* LEGALS CLASSIFIEDS *

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Published: January 16, 23/2015 La Prensa San Diego

PUBLIC HEARING SIGN-IN SHEETS

MTW Public Hearing
February 9, 2015
MTW FY 2016 Plan

Printed Name	Signature	Organization	Email Address
Jessica Alamo	[illegible]	SDHC	jessica@sdhc.org
Leda Lopez	Leda C Lopez	SDHC-Client	
THU LIEN THI NGUYEN	Lien Nguyen	SD. HC-Client	
CARTER, Janice	[illegible]	SD HC-Client	[redacted]
QUANG NGUYEN	[illegible]	SD. HC-Client	
Sukex Dayal	[illegible]	SDHC	
iris Roberson	Iris L. Roberson	Client	
Francisca Serrano	Francisca Serrano	SD HC-Client	
Rebeca Arnold	[illegible]	Client	[redacted]
Josefina Arellano	[illegible]	Client	[redacted]

PUBLIC COMMENT MATRIX

Group/Agency	Questions/Comments Received	SDHC Responses
Participant	What is the application process for the Guardian Scholars Program?	San Diego State University (SDSU) uses an internal process wherein youth aging out of the foster care system apply to the program. The SDSU Guardian Scholars Program website contains additional information concerning program eligibility such as verifying the homeless status.
Participant	Are you looking for a building for the indoor shelter beds?	SDHC will be releasing an RFP upon HUD approval of the activity. At this point, SDHC is willing to consider a variety of models - open to possibilities. For example, the shelter beds may be contained in a building owned and operated by a non-profit.
Participant	Would there be any restrictions on the eligibility process for the shelter beds?	A coordinated assessment will be used to place individuals or families into the shelter beds. SDHC recognizes persons may need a lot of services or only a small amount of assistance. The coordinated assessment ensures the appropriate services are provided to clients.
Participant	Can you explain the change to the asset activity again?	The re-proposed activity eliminates assets completely from the rent calculation process. SDHC first modified the policy in fiscal year 2010 by eliminating the requirement to utilize assets in the rent calculation when the cash surrender value is less than $10,000. The modified initiative is the next step in further streamlining the rent calculation process. According to the impact analysis, the staff time expended verifying and calculating assets does not justify the difference to the rent portion and housing assistance expense. Additionally, the initiative increases customer service by making the program more accessible to clients.
Participant	The programs are great since the SDHC is helping students and taking care of the homeless.	Thank you. SDHC is very excited about these programs and believes the programs will have a very positive impact for San Diego.
Participant	I was concerned my housing would be terminated when I received the invitation to this meeting, but I am very happy with the presentation and the programs. In my home country, we do not have housing programs. I am very thankful.	Thank you for attending the public hearing, and thank you for your appreciation of the rental assistance program. SDHC regrets you were worried about the meeting.

APPENDIX C

ANNUAL STATEMENT/PERFORMANCE AND EVALUATION REPORT (HUD 50075.1)

Annual Statement/ Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor and
Capital Fund Program

US Department of Housing and Urban Development
Office of Public and Indian Housing
OBM No. 2577-0226

Part I: Summary

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. **CA16R063-501-09** Replacement Housing Factor Grant No.: N/A	**FFY of Grant: 2009**

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no.:)**

☒ **Performance and Evaluation Report for Period Ending: 06/30/2014** **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	$ -			
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment - Non-expendable				
12	1470 Non-Dwedlling Structures				
13	1475 Non-Dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities	$ 2,005,429.00	$ -	$ 1,545,337.98	$ 1,545,337.98
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 - 20)	$ 2,005,429.00		$ 1,545,337.98	$ 1,545,337.98
22	Amount of Line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security - Soft Costs				
25	Amount of line 21 Related to Security - Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Signature of Executive Director	**Signature of Public Housing Director**
Richard C. Gentry, President and CEO Date: August 25, 2014	Date:

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor and
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U.S. Department of Housing and Urban Development
Office of Public Housing and Indian Housing

Part II: Supporting Pages

PHA Name: San Diego Housing Commission		Grant Type and Number Capital Fund Program Grant No. CA13R063-501-09 Replacement Housing Factor Grant No.:				Federal FY of Grant: 2009		
Development Number Name/HA-Wide Activities	**General Description of Major Work Categories**	**Dev. Account No.**	**Quantity**	**Total Estimated Cost**		**Total Actual Cost**		**Status of Work**
				Original	**Revised**	**Funds Obligated**	**Funds Expended**	
CA063-000008	Acquisition and Development of Vista Verde	1499		$ 2,005,429.00	$ 1,545,337.98	$ 1,545,337.98	$ 1,545,337.98	Completed
CA063-000010	Acquistion and Development of State Scattered Sites	1499		$ -	$ 460,091.02	$ 460,091.02	$ -	

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. CA16RO63-501-09 Replacement Housing Factor Grant No.:					**Federal FY of Grant:** **2009**
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Actual	Original	Revised	Actual	
CA063-000008	09/15/09	06/29/10	07/27/12		07/27/12	
CA063-000010						

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Capital Fund Program

US Department of Housing and Urban Development
Office of Public and Indian Housing
OBM No. 2577-0226

Part I: Summary

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. **CA16R063-501-10** Replacement Housing Factor Grant No.: N/A	**FFY of Grant: 2010**

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no.:)**

☒ **Performance and Evaluation Report for Period Ending: 06/30/2014** **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	$ -			
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment - Non-expendable				
12	1470 Non-Dwedlling Structures				
13	1475 Non-Dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities	$ 1,935,182.00	$ -	$ 1,935,182.00	$ 1,935,182.00
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 - 20)	$ 1,935,182.00		$ 1,935,182.00	$ 1,935,182.00
22	Amount of Line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security - Soft Costs				
25	Amount of line 21 Related to Security - Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Signature of Executive Director	**Signature of Public Housing Director**
Richard C. Gentry, President and CEO — Date: August 25, 2014	Date:

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor and
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U.S. Department of Housing and Urban Development
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Part II: Supporting Pages

PHA Name: San Diego Housing Commission

Grant Type and Number
Capital Fund Program Grant No. CA13R063-501-10
Replacement Housing Factor Grant No.:

Federal FY of Grant:
2010

Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
CA063-000009	Acquisition and Development of Otay Villas	1499		$ 1,935,182.00	$ -	$ 1,935,182.00	$ 1,935,182.00	Completed

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. CA16RO63-501-10 Replacement Housing Factor Grant No.:					**Federal FY of Grant:** **2010**
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Actual	Original	Revised	Actual	
CA063-000009	10/29/15	03/03/14	06/25/14		06/25/14	

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US Department of Housing and Urban Development
Office of Public and Indian Housing
OBM No. 2577-0226

Part I: Summary

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. **CA16R063-501-11** Replacement Housing Factor Grant No.: N/A	**FFY of Grant: 2011**

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no.:)**

☒ **Performance and Evaluation Report for Period Ending: 06/30/2014** **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	$ -			
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment - Non-expendable				
12	1470 Non-Dwedlling Structures				
13	1475 Non-Dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities	$ 1,654,411.00	$ -	$ 1,654,411.00	$ 1,654,411.00
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 - 20)	$ 1,654,411.00		$ 1,654,411.00	$ 1,654,411.00
22	Amount of Line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security - Soft Costs				
25	Amount of line 21 Related to Security - Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Signature of Executive Director	**Signature of Public Housing Director**
Richard C. Gentry, President and CEO Date: August 25, 2014	Date:

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor and
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U.S. Department of Housing and Urban Development
Office of Public Housing and Indian Housing

Part II: Supporting Pages

PHA Name: San Diego Housing Commission		Grant Type and Number Capital Fund Program Grant No. CA13R063-501-11 Replacement Housing Factor Grant No.:				Federal FY of Grant: 2011		
Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
CA063-000010	Acquisition and Development of State Scattered Sies	1499		$ 1,654,411.00	$ -	$ 1,654,411.00	$ 24,075.70	

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Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. CA16RO63-501-11 Replacement Housing Factor Grant No.:	**Federal FY of Grant:** **2011**

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Actual	Original	Revised	Actual	
CA063-000010	10/29/15	03/03/14				

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Capital Fund Program and Capital Fund Program Replacement Housing Factor and
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OBM No. 2577-0226

Part I: Summary

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. **CA16R063-501-12** Replacement Housing Factor Grant No.: N/A	**FFY of Grant: 2012**

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no.:)**

☒ **Performance and Evaluation Report for Period Ending: 06/30/2014** **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	$ -			
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment - Non-expendable				
12	1470 Non-Dwedlling Structures				
13	1475 Non-Dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities	$ 1,516,787.00	$ -	$ 1,516,787.00	$ -
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 - 20)	$ 1,516,787.00		$ 1,516,787.00	$ -
22	Amount of Line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security - Soft Costs				
25	Amount of line 21 Related to Security - Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Signature of Executive Director	**Signature of Public Housing Director**
Richard C. Gentry, President and CEO Date: August 25, 2014	Date:

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor and
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U.S. Department of Housing and Urban Development
Office of Public Housing and Indian Housing

Part II: Supporting Pages

PHA Name: San Diego Housing Commission

Grant Type and Number
Capital Fund Program Grant No. CA13R063-501-12
Replacement Housing Factor Grant No.:

Federal FY of Grant:
2012

Development Number Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
CA063-000010	Acquisition and Development of State Scattered Sies	1499		$ 1,516,787.00	$ -	$ -	$ -	

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: San Diego Housing Commission

Grant Type and Number
Capital Fund Program Grant No. CA16RO63-501-12
Replacement Housing Factor Grant No.:

Federal FY of Grant:
2012

Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Actual	Original	Revised	Actual	
CA063-000010	10/29/15					

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Capital Fund Program

US Department of Housing and Urban Development
Office of Public and Indian Housing
OBM No. 2577-0226

Part I: Summary

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. **CA16R063-501-13** Replacement Housing Factor Grant No.: N/A	**FFY of Grant: 2013**

☐ **Original Annual Statement** ☐ **Reserve for Disasters/Emergencies** ☐ **Revised Annual Statement (revision no.:)**

☒ **Performance and Evaluation Report for Period Ending: 06/30/2014** **Final Performance and Evaluation Report**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost	
		Original	Revised	Obligated	Expended
1	Total non-CFP Funds	$ -			
2	1406 Operations				
3	1408 Management Improvements				
4	1410 Administration				
5	1411 Audit				
6	1415 Liquidated Damages				
7	1430 Fees and Costs				
8	1440 Site Acquisition				
9	1450 Site Improvement				
10	1460 Dwelling Structures				
11	1465.1 Dwelling Equipment - Non-expendable				
12	1470 Non-Dwedlling Structures				
13	1475 Non-Dwelling Equipment				
14	1485 Demolition				
15	1490 Replacement Reserve				
16	1492 Moving to Work Demonstration				
17	1495.1 Relocation Costs				
18	1499 Development Activities	$ 1,577,757.00	$ -	$ 1,577,757.00	$ -
19	1501 Collaterization or Debt Service				
20	1502 Contingency				
21	Amount of Annual Grant: (sum of lines 2 - 20)	$ 1,577,757.00		$ 1,577,757.00	$ -
22	Amount of Line 21 Related to LBP Activities				
23	Amount of line 21 Related to Section 504 compliance				
24	Amount of line 21 Related to Security - Soft Costs				
25	Amount of line 21 Related to Security - Hard Costs				
26	Amount of line 21 Related to Energy Conservation Measures				

Signature of Executive Director	**Signature of Public Housing Director**
Richard C. Gentry, President and CEO Date: August 25, 2014	Date:

ınnual Statement/Performance and Evaluation Report
'apital Fund Program and Capital Fund Program Replacement Housing Factor and
'apital Fund Financing Program

U.S. Department of Housing and Urban Development
Office of Public Housing and Indian Housing

'art II: Supporting Pages

HA Name: San Diego Housing Commission		Grant Type and Number Capital Fund Program Grant No. CA13R063-501-13 Replacement Housing Factor Grant No.:				Federal FY of Grant: 2013		
Development umber Name/HA-Wide Activities	General Description of Major Work Categories	Dev. Account No.	Quantity	Total Estimated Cost		Total Actual Cost		Status of Work
				Original	Revised	Funds Obligated	Funds Expended	
'A063-000010	Acquisition and Development of State Scattered Sies	1499		$ 1,577,757.00	$ -	$ -	$ -	

Annual Statement/Performance and Evaluation Report
Capital Fund Program and Capital Fund Program Replacement Housing Factor (CFP/CFPRHF)
Part III: Implementation Schedule

PHA Name: San Diego Housing Commission	**Grant Type and Number** Capital Fund Program Grant No. CA16RO63-501-13 Replacement Housing Factor Grant No.:					**Federal FY of Grant:** **2013**
Development Number Name/HA-Wide Activities	All Fund Obligated (Quarter Ending Date)		All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates
	Original	Actual	Original	Revised	Actual	
CA063-000010	10/29/15					

APPENDIX D

NON-MTW RELATED SDHC INFORMATION

The San Diego Housing Commission (SDHC) is a leading partner in collaborative efforts to identify solutions to homelessness in the City of San Diego.

HOUSING FIRST – SAN DIEGO
The San Diego Housing Commission's Homelessness Action Plan

On November 12, 2014, SDHC President & CEO Richard C. Gentry joined San Diego Mayor Kevin Faulconer and San Diego City Council President Todd Gloria to announce **HOUSING FIRST – SAN DIEGO**, SDHC's landmark Homelessness Action Plan.

HOUSING FIRST – SAN DIEGO will impact the lives of as many as 1,500 homeless San Diegans over the next three years.

HOUSING FIRST – SAN DIEGO, a five-point strategic homelessness action plan:

1. Awards up to $30 million over the next three years to create Permanent Supportive Housing that will remain affordable for 55 years;
2. Commits up to 1,500 federal rental housing vouchers to provide housing to homeless individuals and families;
3. Renovates the historical Hotel Churchill to create 72 affordable studios for homeless Veterans and youth aging out of the foster care system;
4. Invests up to $15 million from the federal MTW rental assistance program to acquire a property that will set aside 20 percent of its units for Permanent Supportive Housing for homeless San Diegans; and
5. Dedicates 25 of SDHC's own affordable units to temporarily provide furnished apartments for homeless individuals and families. SDHC is one of the first public housing agencies in the nation to commit affordable rental housing that it owns for this purpose.

HOUSING FIRST – SAN DIEGO is deeply rooted in the national Housing First model – provide homeless individuals with housing as quickly as possible, with supportive services as needed.

Applying the power of its federal housing resources to achieve the goal of ending homelessness, including Moving to Work funds and additional funding sources, SDHC is a driving force of the national Housing First model in the City of San Diego.

HOUSING FIRST – SAN DIEGO builds on the Objectives in SDHC's agency-wide Strategic Plan, approved by the SDHC Board of Commissioners on January 17, 2014. One of those key Objectives under the Goal to Create and Preserve Quality Affordable Housing is:

- Define SDHC's leadership role in the effort to reduce homelessness in the City of San Diego.

On January 24, 2014, the Regional Task Force on the Homeless counted 2,468 homeless individuals living without shelter in the City of San Diego – on the streets, canyons, beaches, or inside their cars.

Working with partners, SDHC addresses homelessness with creative programs and supportive housing initiatives.

HOUSING FIRST – SAN DIEGO is a truly collaborative strategic homelessness action plan providing a model that can be emulated across the nation to solve homelessness.

City of San Diego's Interim Housing Program for Adults

In a step toward the possible replacement of the winter tent shelter program that was introduced in 1986, SDHC and the City of San Diego (City) on December 2, 2014, jointly requested proposals for a year-round, permanent indoor facility to provide interim housing for homeless adults.

More than $1.6 million in Federal and City funds will be provided for the Interim Housing Program for Homeless Adults, replacing the City's Single Adult Emergency Winter Shelter which operates in Barrio Logan and the City's Veterans Emergency Winter Shelter in the Midway District.

Among the features of the new facility specified by the Request for Proposals (RFP):

- Minimum 350 beds for homeless men and women (18 and up)
- Up to 40 percent of beds set aside for homeless veterans
- Supportive services to stabilize lives
- 24-hour residential services and staffing

The RFP was announced in a joint news conference by Mayor Faulconer, City Council President Gloria, Councilmember David Alvarez and SDHC President & CEO Gentry at the City Administration Building. The RFP is posted on the SDHC website.

The RFP will remain open through January 13, 2015. A selection is expected to be announced by February 2015. If feasible, the facility could be operating as early as July 1, 2015.

In addition, on October 7, 2014, the San Diego City Council directed SDHC to perform with City staff a study of replacement locations for a permanent indoor homeless facility.

The current location of the Single Adult Emergency Winter Shelter at 16th Street and Newton Avenue, which opened November 1, will not be included in the study as a site for the facility in 2015-16. The shelter will remain in operation through April 1, 2015.

New Coordinated Assessment and Housing Placement System

Homeless service providers have joined together in a new Coordinated Assessment and Housing Placement System being utilized by all homeless service providers in Downtown San Diego.

Providers now have the ability to instantly share information to screen homeless individuals, track background information, and direct them to the most appropriate housing options.

The new screening system employs the Vulnerability Index-Service Prioritization and Decision Assessment Tool (VI-SPDAT).

For the first time, this intake system is helping homeless service providers identify the most vulnerable homeless men and women who are in need of a bed at the City of San Diego's Single Adult Emergency Winter Shelter, which opened on November 1, 2014.

The new intake system ensures the most vulnerable individuals are served first and will provide resources to help relocate them into permanent housing.

SDHC has administered the City of San Diego's Homeless Shelters and Services Programs since July 1, 2010, including the Single Adult Emergency Winter Shelter.