URBAN COUNTY OF SAN LUIS OBISPO

2025 CONSOLIDATED ANNUAL PERFORMANCE AND

Evaluation REPORT (CAPER)

PROGRAMS COVERED

COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)

HOME INVESTMENT PARTNERSHIPS PROGRAM (HOME)

EMERGENCY SOLUTIONS GRANT PROGRAM (ESG)

REPORT PERIOD

JULY 1, 2025 – JUNE 30, 2026

PREPARED BY

COUNTY OF SAN LUIS OBISPO

DEPARTMENT OF SOCIAL SERVICES

Homeless Services Division

OMB Control No: 2506-0117 (exp. 09/30/2021)

CR-05 - Goals and Outcomes

Progress the jurisdiction has made in carrying out its strategic plan and its action plan. 91.520(a)

This could be an overview that includes major initiatives and highlights that were proposed and executed throughout the program year.

The Urban County of San Luis Obispo allocated U.S. Department of Housing and Urban Development (HUD) annual entitlement program funds, Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (HESG or simply ESG), to support agencies throughout the county in addressing highest priority needs. Needs identified during community engagement to be addressed with Program Year (PY) 2025 funds included affordable housing, rental assistance/eviction prevention, homeless services, public services and public facility updates.

Comparison of the proposed versus actual outcomes for each outcome measure submitted with the consolidated plan and explain, if applicable, why progress was not made toward meeting goals and objectives. 91.520(g)

Categories, priority levels, funding sources and amounts, outcomes/objectives, goal outcome indicators, units of measure, targets, actual outcomes/outputs, and percentage completed for each of the grantee's program year goals.

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
ADA Improvement Projects and Barrier Removal	Non-Housing Community Development	CDBG: $39,281.54	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit	Persons Assisted	5463	2067	37.84%	1092	2067	189.29%
Affordable Housing	Affordable Housing	CDBG: $1,100,745.00 / HOME: $577,818.00 / ESG: $0.00	Rental units constructed	Household Housing Unit	300	214	71.33%	144	214	148.61%
Emergency Shelter Operations / Navigation Centers	Homeless	CDBG: $142,399.00 / HOME: $0.00 / ESG: $73,019.00	Homeless Person Overnight Shelter	Persons Assisted	1700	3412	200.71%	340	3412	1,003.53%
Homeless Prevention / TBRA / Rapid Rehousing	Homeless	CDBG: $30,465.00 / HOME: $140,568.76 / ESG: $51,146.00	Tenant-based rental assistance / Rapid Rehousing	Households Assisted	153	86	56.21%	30	86	286.67%
Minor Home Repair	Affordable Housing	CDBG: $199,359.36 / HOME: $0.00 / ESG: $0.00	Homeowner Housing Rehabilitated	Household Housing Unit	75	46	61.33%	15	46	306.66%

Goal	Category	Source / Amount	Indicator	Unit of Measure	Expected – Strategic Plan	Actual – Strategic Plan	Percent Complete	Expected – Program Year	Actual – Program Year	Percent Complete
Supportive Services	Non-Homeless Special Needs	CDBG: $101,020.50 / HOME-ARP $208,139.43 / ESG: $51,146.00	Public service activities other than Low/Moderate Income Housing Benefit	Persons Assisted	1198	2881	240.48%	239	2881	1205.44%
Transitional and Interim Housing/Recuperative Care	Homeless	CDBG: $0.00 / HOME: $0.00 / ESG: $0.00	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit	Households Assisted	75	0	0.00%	15	0	0.00%

Table 1 - Accomplishments – Program Year & Strategic Plan to Date

Assess how the jurisdiction's use of funds, particularly CDBG, addresses the priorities and specific objectives identified in the plan, giving special attention to the highest priority activities identified.

The top priority needs for the County of San Luis Obispo continues to be affordable housing, homeowner housing rehabilitation, emergency shelter operations which include shelters as well as services such as warming, cooling and navigation centers, and homelessness prevention services. These needs of focus coincide with the priorities from the 2025 Community Development Needs Assessment approved by the County of San Luis Obispo Board of Supervisors on December 10, 2024. These needs are not targeted at a specific geographical area or population as assistance is needed countywide and affects all age groups. The goals established within the Consolidated Plan reflect the priorities established by the Board of Supervisors and the significant needs provided by the community.

The use of HUD grant funds, combined with other Federal, State and local funding programs, are used to effectively address these needs by funding affordable housing construction and rehabilitation, emergency shelter operations, homeless prevention services and public facilities.

CR-10 - Racial and Ethnic composition of families assisted

Describe the families assisted (including the racial and ethnic status of families assisted). 91.520(a)

	CDBG	HOME
White	3,884	73
Black or African American	180	9
Asian	148	0
American Indian or American Native	133	2
Native Hawaiian or Other Pacific Islander	33	0
Total	**4,378**	**84**
Hispanic	1,032	47
Not Hispanic	3,346	37

Describe the clients assisted (including the racial and/or ethnicity of clients assisted with ESG)

	HESG
American Indian, Alaska Native, or Indigenous	28
Asian or Asian American	23
Black, African American, or African	144
Hispanic/Latina/e/o	339
Middle Eastern or North African	1
Native Hawaiian or Pacific Islander	16
White	1,728
Multiracial	519
Client doesn't know	0
Client prefers not to answer	31
Data not collected	5
Total	**2,834**

Table 2 – Table of assistance to racial and ethnic populations by source of funds

Narrative

The Urban County continues to invest federal funds in projects and programs meeting the priority needs of the community. The priority needs include the need for affordable rental housing, homeless shelters and services and public facility improvements. Funds are leveraged to support these types of projects and programs that are essential in reducing the population of those experiencing homelessness.

CR-15 - Resources and Investments 91.520(a)

Identify the resources made available

Source of Funds	Source	Resources Made Available	Amount Expended During Program Year
CDBG	public - federal	$1,933,580	$1,824,890.31
HOME	public - federal	$810,088	0.00
ESG	public - federal	$157,370	$157,370

Table 3 - Resources Made Available

Narrative

The table above outlines the 2025 grant funding resources made available and the total funds expended during this period.

Identify the geographic distribution and location of investments

Target Area	Planned Percentage of Allocation	Actual Percentage of Allocation	Narrative Description
Countywide	100	100	Countywide Geographic Area

Table 4 – Identify the geographic distribution and location of investments

Narrative

The Urban County does not geographically prioritize the allocation of funds. The County uses a HUD formula to allocate each share of CDBG funds amongst the County and the six cities of the Urban County. The six participating cities include the City of Arroyo Grande, the City of Atascadero, the City of Morro Bay, the City of Paso Robles, the City of Pismo Beach and the City of San Luis Obispo. Each city council makes recommendations based on priority needs to fund eligible projects in their respective jurisdictions. Projects are recommended throughout the Urban County based on an application review (including threshold review, risk rating, and application ranking); application review panels; recommendations from the various city councils; and approval from the San Luis Obispo County Board of Supervisors.

Leveraging

Explain how federal funds leveraged additional resources (private, state and local funds), including a description of how matching requirements were satisfied, as well as how any publicly owned land or property located within the jurisdiction that were used to address the needs identified in the plan.

The CDBG program does not require matching funds, but CDBG funds are leveraged by many other resources within the community. These funding sources provided leverage from private and public sources for the CDBG projects undertaken in FY 2025-2026. Typically, subrecipients that received CDBG funding also received funding from federal state, local and other resources.

The HOME Program requires that 25% of the project costs be accounted for by matching funds. HOME match is met via owner contributions or construction loans to construct affordable housing. Per the PR 33 HOME Matching Liability Report, the County's 25% HOME match requirement is $156,411.13.

HOME funds were leveraged through from excess match of prior year matching funds from the use of local matching sources, like to San Luis Obispo County Housing Trust Fund, in-lieu fees from the County of San Luis Obispo and the State Low Income Housing Tax Credits.

ESG funds were strategically leveraged using private funds obtained from cash donations including funds from other nonprofit organizations such as Friends of 40 Prado, as well as public funding sources including CDBG funds and County General Funds. By combining these various financial resources, the initiative was able to maximize its impact and extend support to a broader range of programs and services.

Match Contribution

According to PR33 - HOME Matching Liability Report, the County's HOME Match Liability of $156,410.13 is required during this report period. HOME match is met via owner contributions or construction loans to build affordable housing. HOME funds were leveraged using local matching sources like the San Luis Obispo County Housing Trust Funds, in lieu fees from local jurisdictions and the State Low Income Housing Tax Credit Program.

Fiscal Year Summary – HOME Match	
1. Excess match from prior Federal fiscal year	$2,024,005.71
2. Match contributed during current Federal fiscal year	$0.00
3. Total match available for current Federal fiscal year (Line 1 plus Line 2)	$2,024,005.71
4. Match liability for current Federal fiscal year	$156,410.13
5. Excess match carried over to next Federal fiscal year (Line 3 minus Line 4)	$1,867,595.58

Table 5 – Fiscal Year Summary - HOME Match Report

Match Contribution for the Federal Fiscal Year								
Project No. or Other ID	**Date of Contribution**	**Cash (non-Federal sources)**	**Foregone Taxes, Fees, Charges**	**Appraised Land/Real Property**	**Required Infrastructure**	**Site Preparation, Construction Materials, Donated labor**	**Bond Financing**	**Total Match**
N/A	N/A	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00

Table 6 – Match Contribution for the Federal Fiscal Year

HOME MBE/WBE report

Program Income – Enter the program amounts for the reporting period				
Balance on hand at beginning of reporting period **$**	**Amount received during reporting period** **$**	**Total amount expended during reporting period** **$**	**Amount expended for TBRA** **$**	**Balance on hand at end of reporting period** **$**
$0.00	**$0.00**	**$0.00**	**$0.00**	**$0.00**

Table 7 – Program Income

OMB Control No: 2506-0117 (exp. 09/30/2021)

Minority Business Enterprises and Women Business Enterprises – Indicate the number and dollar value of contracts for HOME projects completed during the reporting period

	Total	Minority Business Enterprises				White Non-Hispanic
		Alaskan Native or American Indian	Asian or Pacific Islander	Black Non-Hispanic	Hispanic	
Contracts						
Number	0	0	0	0	0	0
Dollar Amount	$0.000	$0.00	$0.00	$0.00	$0.00	$0.00
Sub-Contracts						
Number	0	0	0	0	0	0
Dollar Amount	$0.000	$0.00	$0.00	$0.00	$0.00	$0.00

	Total	Women Business Enterprises	Male
Contracts			
Number	**0**	**0**	**0**
Dollar Amount	**$0.00**	**$0.00**	**$0.00**
Sub-Contracts			
Number	**0**	**0**	**0**
Dollar Amount	**$0.00**	**$0.00**	**$0.00**

Table 8 - Minority Business and Women Business Enterprises

Minority Owners of Rental Property – Indicate the number of HOME assisted rental property owners and the total amount of HOME funds in these rental properties assisted						
	Total	**Minority Property Owners**				**White Non-Hispanic**
		Alaskan Native or American Indian	**Asian or Pacific Islander**	**Black Non-Hispanic**	**Hispanic**	
Number	**0**	**0**	**0**	**0**	**0**	**0**
Dollar Amount	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**

Table 9 – Minority Owners of Rental Property

Relocation and Real Property Acquisition – Indicate the number of persons displaced, the cost of relocation payments, the number of parcels acquired, and the cost of acquisition		
Parcels Acquired		
Businesses Displaced		
Nonprofit Organizations Displaced		
Households Temporarily Relocated, Not Displaced		

Households Displaced	**Total**	**Minority Property Enterprises**				**White Non-Hispanic**
		Alaskan Native or American Indian	**Asian or Pacific Islander**	**Black Non-Hispanic**	**Hispanic**	
Number	**0**	**0**	**0**	**0**	**0**	**0**
Cost	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**

Table 10 – Relocation and Real Property Acquisition

CR-20 - Affordable Housing 91.520(b)

Evaluation of the jurisdiction's progress in providing affordable housing, including the number and types of families served, the number of extremely low-income, low-income, moderate-income, and middle-income persons served.

	One-Year Goal	Actual
Number of Homeless households to be provided affordable housing units	30	73
Number of Non-Homeless households to be provided affordable housing units	70	25
Number of Special-Needs households to be provided affordable housing units	20	116
Total	**120**	**214**

Table 11 – Number of Households

	One-Year Goal	Actual
Number of households supported through Rental Assistance	50	86
Number of households supported through The Production of New Units	55	214
Number of households supported through Rehab of Existing Units	15	46
Number of households supported through Acquisition of Existing Units	0	0
Total	**120**	**346**

Table 12 – Number of Households Supported

Discuss the difference between goals and outcomes and problems encountered in meeting these goals.

Three affordable housing projects that were anticipated to be completed in 2024 were not completed until 2025. Difficulties experienced during construction from supply chain disruptions and material shortages contributed to the delay. This resulted in higher than anticipated accomplishments for 2025.

Discuss how these outcomes will impact future annual action plans.

The County is committed to building affordable housing to provide safe and decent housing for all residents. Affordable housing is a priority of the Board of Supervisors. As such, we work closely with the affordable housing developers to maintain communication throughout the process.

There are two main challenges to building affordable housing. The first challenge is securing sufficient funding for these projects. The second issue is the impact of the Buy America, Build America Act (BABA) which is adding significant costs to building affordable housing projects.

Include the number of extremely low-income, low-income, and moderate-income persons served by each activity where information on income by family size is required to determine the eligibility of the activity.

Number of Households Served	CDBG Actual	HOME Actual
Extremely Low-income	52	43
Low-income	33	44
Moderate-income	0	0
Total	**85**	**87**

Table 13 – Number of Households Served

Narrative Information

The number of HOME household beneficiaries reflected in the table above are the beneficiaries of the Tenant-Based Rental Assistance Program, and three affordable housing projects. The number of CDBG household beneficiaries reflected in the table above, are the beneficiaries of an affordable housing project and homeowner rehabilitation projects.

CR-25 - Homeless and Other Special Needs 91.220(d, e); 91.320(d, e); 91.520(c)

Evaluate the jurisdiction's progress in meeting its specific objectives for reducing and ending homelessness through:

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

The County Department of Social Services (DSS) serves as the lead agency for the San Luis Obispo Continuum of Care (CA-614). The DSS Homeless Services Division collaborates with the Homeless Services Oversight Council (HSOC) and other County departments to address homelessness needs and funding priorities, particularly in funding recommendations for the CoC, CDBG and ESG funds to address homelessness needs.

HSOC consists of city council members, a County Board member, local leaders, non-profit organizations (service providers and affordable housing developers), educators, the business community, health providers, and others. This group has oversight for the implementation of the County's Plan to Address Homelessness.

In July 2022, HSOC voted to approve a five-year update to the plan. The update was developed in consultation with local governments, homeless services agencies, the local Public Housing Authority, people with lived experience of homelessness and other community stakeholders. In August 2022, the County Board of Supervisors approved the San Luis Obispo Countywide Plan to Address Homelessness based on HSOC's recommendations and created the Homeless Services Division within the County integrating staff from the Department of Planning and Building who originally had oversight of the HUD Entitlement programs and DSS staff.

The CoC uses its Coordinated Entry services agencies and street outreach programs to help engage and assess unsheltered persons who are experiencing homelessness and make referrals to the appropriate level of intervention. The CoC also uses the Vulnerability Index Services Prioritization Decision Assistance Tool to assess level of housing barriers and to make referrals to the CoC's permanent supportive housing programs. Coordinated Entry services are offered by shelters that receive ESG or CDBG funding and referrals may be made to the shelters from those services as well.

Addressing the emergency shelter and transitional housing needs of homeless persons

ESG and CDBG funding will continue to be utilized for rental assistance, services, and emergency shelter needs for individuals and families experiencing homelessness. As the Homeless Emergency Assistance and Rapid Transition to Housing (HEARTH) Act was implemented, the Urban County, in coordination with the CoC, addressed the need for re-housing activities through utilizing ESG funding.

In 2025, the Urban County allocated $263,167 in CDBG funds to support the operation of the El Camino Homeless Organization's (ECHO) Homeless Shelters in Atascadero and Paso Robles., the Community Action Partnership of San Luis Obispo County, Inc. (CAPSLO) 40 Prado Homeless Services Center (day use and overnight shelter) located in San Luis Obispo; Rapid Rehousing and subsistence payments for clients experiencing homelessness or at risk of homelessness from the 5Cities Homeless Coalition countywide.

In 2024, the Urban County allocated $145,568 in ESG funds to support homeless shelter operations and to provide security deposits and subsistence payments for eligible individuals and families.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: likely to become homeless after being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); and, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs

Foster Care: Department of Social Services foster care social workers convene permanency team meetings with court dependent child, foster family, and all relevant service providers to help ensure a smooth transition out of the foster care system. The Director of the Department of Social Services serves on the HSOC Board.

Health Care: although no formal protocol exists, hospital discharge planners, public and private case managers, and care providers collaborate through the Adult Services Policy Council to meet the needs of medically fragile homeless adults being discharged from local hospitals. Limited time accommodation is available through motel vouchers from a local non-profit, linked with nursing case management from Public Health. A Public Health Nurse with the Public Health Department serves on the HSOC Board.

Behavioral Health: Behavioral Health Services has a Psychiatric Health Care Facility Policy and Procedure Manual, specifically sections 2.18 (Criteria for Discharge), 2.19.1 (In-Patient Aftercare Plans), 4.00 (Treatment: General Considerations), and 4.14 (Referrals to Private Mental Health Care Practitioners). Behavioral Health Services uses a client-centered team approach to the utilization of community-based services, emphasizing the least restrictive environment and the highest possible quality of life. The Director of the Department of Behavioral Health serves on the HSOC Board.

Corrections: Law enforcement entities have verbal agreements about discharge of inmates who will be homeless. State and Federal parolee re-entry is supported by a monthly orientation to community services including jobs, job training, housing, food, health care and mainstream benefits. Local jail discharge includes referrals for needed services. The Police Chiefs for the City of San Luis Obispo and the City of Pismo Beach serve on the HSOC Board.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

The Urban County supports the transition of homeless persons to permanent housing by aligning with the Five-Year plan goals to provide support to Housing First strategies, including rapid re-housing and permanent supportive housing. The Urban County and the HSOC both support the continued use of CDBG and ESG funds for homeless needs. People’s Self-Help Housing utilized CDBG funding to assist 112 low- and moderate-income households with supportive services in permanent supportive housing units.

The formation of the San Luis Obispo supportive Housing Consortium has improved coordination and collaboration among agencies helping the homeless and other persons with special needs to find housing and supportive services. The Consortium is comprised of representatives from non-profit housing developers and housing service providers with a mission to increase the number of units of housing for very low-income county residents with special needs. The target population served by the Consortium are adults with disabilities and/or special needs and their families who must utilize housing with supportive services to maintain their highest degree of self-sufficiency. The Consortium provides oversight for the HOME Tenant-Based Rental Assistance Program in the County. Sixty-Seven (67) households were assisted through the HOME Tenant-Based Rental Assistance Program in 2025. Only one PHA in the CoC geography administers Housing choice vouchers. The Housing Authority of San Luis Obispo (HASLO) has written policies that establish a homeless preference list. HASLO will provide a preference for up to twelve (12) applicants (or 20% of the awarded mainstream vouchers) for non-elderly persons with disabilities who qualify for one of the following homeless settings:

1. Transitioning out of institutional and other segregated settings or at serious risk of institutionalization;

2. Currently experiencing homelessness, previously experienced homelessness and currently a client in a permanent supportive housing or rapid rehousing project; or

3. At risk of experiencing homelessness. The Director of Housing and Management for HASLO serves on the HSOC Board, is a member of the HSOC Executive Committee, and serves as the Chair of the HSOC Housing Committee.

CR-30 - Public Housing 91.220(h); 91.320(j)

Actions taken to address the needs of public housing

Public Housing units were converted to tax credit units or Project Based Voucher units under the Department of Housing and Urban Development (HUD) Rental Assistance Demonstration (RAD) program several years ago by the Housing Authority of the City of San Luis Obispo (HASLO) and the Paso Robles Housing Authority (PRHA).

Each year, the Urban County allocates HOME and CDBG funds to affordable housing projects and homeowner rehabilitation projects.

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

HASLO encourages affordable housing residents to become more involved in the management of their housing and to work toward achieving home ownership, but with limited success. HASLO's Comprehensive Plan describes these efforts in more detail than is shown here.

HASLO has implemented the Family Self-Sufficiency Program, the Work Incentive Program, and has encouraged tenant/resident councils at their affordable housing developments. In addition, HASLO received financial assistance for improving the management and operation of their affordable housing, and a strategy for improving the living environment of residents. HASLO directs low-income persons to agencies that help residents find better paying jobs, which often helps households build credit.

Actions taken to provide assistance to troubled PHAs

On the most recent PHAS report, the Housing Authority of the City of San Luis Obispo (HASLO) was rated as a "high performer".

CR-35 - Other Actions 91.220(j)-(k); 91.320(i)-(j)

Actions taken to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment. 91.220 (j); 91.320 (i)

The San Luis Obispo Council of Governments (SLOCOG) has partnered with the region's jurisdictions to take a regional approach to removing barriers to affordable housing and coordinating housing development in the region. All eight of the local jurisdictions participate in the Regional Transportation Plan (RTP), Regional Housing Compact, and the Housing and infrastructure Regional Framework. These documents take a regional approach to removing barriers and providing more affordable housing.

The development of affordable housing is dependent on local and regional nonprofits and the state tax credits they receive as a result of local funding. Public policies that reduce the amount of funds provided by local governments (e.g. cities and the County) directly reduce the state tax credits a project can receive, significantly impacting the number of units that can be financed in the region.

Directing local funds to initiatives other than affordable housing that do not have the state tax credit system of funding, are not an efficient use of local funds as would be for affordable housing which can leverage local funding to receive funds several times larger than the local funds.

These local funding sources include a range of financial assistance models including but not limited to fee deferral, SLO County HOME grant funds, Community Development Block Grant (CDBG) funds, and Senate Bill 1090 (SB 1090).

Actions taken to address obstacles to meeting underserved needs. 91.220(k); 91.320(j)

The 2025-2029 Consolidated Plan identifies the limited availability of funding from federal, state, and other sources. The growing demand for housing units and the lack of funding has created significant barriers. The county is considered one of the least affordable places to live.

The Urban County is focused on opportunities to combine both CDBG and HOME funds to develop affordable housing. CDBG funds continue to be used to assist with the acquisition of land where affordable housing projects will be developed using HOME funds.

The Consolidated Plan also identifies the need to provide services and housing to individuals experiencing homelessness. The Urban County has prioritized CDBG funds for emergency shelter and services. In 2019, the Urban County funded the first application to provide subsistence payments to households experiencing homelessness or at risk of homelessness by providing security deposits and rent to provide or retain housing. The practice has maximized the allocation of public services funds to 15% of the Urban County's annual CDBG allocation. The County has continued to provide this assistance.

Actions taken to reduce lead-based paint hazards. 91.220(k); 91.320(j)

The Urban County will continue working closely with the County's Department of Public Health to reduce lead-based paint hazards. Children enrolled in the public health programs such as WIC (Women, Infants & Children Program), Head Start, or Medi-Cal receive services at the Community Health Center or Private Practice clinics. Medi-Cal providers follow Medi-Cal guidelines to screen children for elevated blood lead levels (EBLL). Children are screened at 12 months of age and again at 24 months of age. Any child between 24 and 72 months old with no record of a previous blood level screening test must receive one. Refugees or children under the age of 16, arriving or moving from another country, should also be screened and tested for elevated blood lead levels. The Medi-Cal requirement is met only when the two blood lead screening tests are conducted. The California Department of Public Health (CDPH)/ Childhood Lead Poisoning Prevention Branch (CLPPB) tracks all children who have tested for lead on their state surveillance database. CLPPB notifies the local Childhood Lead Poisoning Prevention Programs of all cases of children with 3.5 or more micrograms of lead in a deciliter of blood.

The County is required to monitor children with >3.5 micrograms of lead in a deciliter of blood. The local Childhood Lead Poisoning Prevention Program staff conduct home inspections in coordination with CLPPB Environmental Health Specialist, and health monitoring for children with two confirmed blood lead levels of 9.5 or more micrograms of lead in a deciliter of blood or capillary blood levels above 14.5 micrograms in a deciliter of blood. The County's Public Health Department typically has 2-4 cases per year with venous blood lead levels above 9.5 micrograms per deciliter of blood. There are currently 53 cases between 3.5 mcg/dl and 19 mcg/dL range.

Lead-based paint monitoring occurs at all the public housing units in the county. All Section 8 residents receive a HUD pamphlet alerting them to the hazards of lead-based paint, and how to request health screening if they suspect contamination. HUD requires an inspection of the HOME tenant-based rental assistance program (TBRA) units to pass the Housing Quality Standards (HQS)/lead-based paint inspection prior to funding and occupancy. County staff conduct a quarterly review to safeguard against possible matches between TBRA rental units and children who have EBLL (i.e., a child with an active EBLL case).

Actions taken to reduce the number of poverty-level families. 91.220(k); 91.320(j)

ESG and CDBG funds provide case management services to help poverty-level households connect to housing, resources, and services. By addressing immediate housing needs, these funds help families secure stable, safe living environments, which serve as a foundation for improving other areas such as education, employment, and accessing entitlement benefits, all of which can increase incomes and provide pathways out of poverty. In addition to providing direct case management services, these funds also support various housing projects. CDBG and HOME projects aim to reduce the housing cost burden faced by poverty-level families by either developing new housing units that are specifically designated for low-income households or by offering rent subsidies through ESG and CDBG. These subsidies contribute to providing housing while fostering long-term improvement in the quality of life for poverty-level families by giving them stability needed to pursue opportunities for self-sufficiency and economic advancement.

OMB Control No: 2506-0117 (exp. 09/30/2021)

Actions taken to develop institutional structure. 91.220(k); 91.320(j)

San Luis Obispo County relies on public, private, and nonprofit organizations to implement its homelessness plan, focusing on prevention and support for specific subpopulations. Fourteen agencies use the Homeless Management Information System to provide services, while additional nonprofits and County departments, such as Behavioral Health and Social Services, assist low-income residents. CAPSLO, the largest nonprofit, offers homeless services, health programs, and family support, operating the 40 Prado shelter with federal, state and local funding. TMHA provides housing and services for individuals with mental illnesses, with Urban County financial support.

Affordable housing development is led by HASLO, Paso Robles Housing Authority, and Peoples' Self-Help Housing (PSHH), which targets unaffordable communities to support low-income families. The Urban County funds HASLO and PSHH projects. The 5 Cities Homeless Coalition manages the Tenant-Based Rental Assistance (TBRA) program, which the Urban County ensures remains funded for low-income households. Advisory groups collaborate to improve service delivery and housing solutions for the homeless and persons who are at-risk of homelessness.

Actions taken to enhance coordination between public and private housing and social service agencies. 91.220(k); 91.320(j)

To enhance coordination between public and private housing and social services, the Continuum of Care (CoC) will continue to partner with the Housing Authority of the City of San Luis Obispo (HASLO) to implement a homeless admission preference system. This system will prioritize applicants with disabilities who are either transitioning from institutional settings, currently experiencing homelessness, or at risk of homelessness, with up to 12 applicants (20% of mainstream vouchers) qualifying for this preference. The CoC will also collaborate with HASLO to develop special needs preferences and apply for specialized voucher programs like Family Unification Program Vouchers and Emergency Housing Vouchers, increasing housing access for individuals facing homelessness.

In addition, the CoC will strengthen its collaboration with local agencies to address the health and behavioral needs of homeless individuals. The San Luis Obispo

County Behavioral Health Department, in partnership with Transitions Mental Health Association, will continue to operate the Health Bridge Housing Program, which will provide transitional housing and behavioral health support for individuals with serious mental health or substance use issues. The CoC will also work closely with the local Public Health Agency to prevent and manage infectious disease outbreaks in shelters and encampments, disseminating health information and coordinating the distribution of resources like air filtration devices and personal protective equipment to reduce the spread of diseases such as COVID-19 and M-pox.

Furthermore, the CoC will enhance its data collection and analysis capabilities to improve service delivery and ensure that services reach those most in need. This data-driven approach, combined with ongoing collaborations with public health, housing, and behavioral health organizations, will ensure that homeless individuals and families, including veterans, chronically homeless individuals, and unaccompanied youth, will have access to the housing and services they need to achieve stability.

Identify actions taken to overcome the effects of any impediments identified in the jurisdictions analysis of impediments to fair housing choice. 91.520(a)

The County does not have the same housing issues as high-density urban areas. However, the lack of affordable housing is the biggest barrier to fair housing choice. The Fair Housing Plan includes:

- an analysis of the obstructions and impediments to fair housing choice in the local housing markets, and
- action steps that the County and its partner cities will take to address and reduce the identified impediments to fair housing choice

A summary of the Action Steps and progress being made is provided here.

1. Encourage the development of affordable housing: Increase the maximum allowable density in multi-family zoning districts. Prospectively rezone infill areas to allow for multi-family housing development. Expedite the process for approval of specific plans. Create opportunities for ADUs, tiny homes and manufactured homes.

2. Encourage cities to use CDBG for affordable housing development: The County encourages the use of CDBG funds to support the development of affordable housing.

3. Meet the Supportive Housing needs of persons with disabilities: Affordable housing developers are encouraged to include units in development for persons with disabilities.

4. Increase Public Transportation: Advocate for greater state and federal resources for public transportation.

CR-40 - Monitoring 91.220 and 91.230

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

The County adapts exhibits from the Community Planning and Development (CPD) Monitoring Handbook to monitor its subrecipients.

CDBG Program

Upon application review, a risk assessment is completed to help establish competitive projects eligible for funding. The results of the risk assessments dictate the monitoring schedule for the upcoming program year. Proposals are ranked as low risk, medium risk, or high risk based on the given set of parameters. High risk projects are monitored via desktop monitoring and on-site monitoring, medium risk projects undergo desktop monitoring, and low risk projects are monitored through routine processes like processing invoices and progress reports.

HOME Program

HOME monitoring frequency is based on the HOME regulations, 92.504(d). Any active activity (i.e., contract is in effect), including development to occupancy, is monitored annually. Once the project enters the compliance period, or affordability period, the frequency of on-site visits depends on the unit count. 1-4 units are monitored onsite every 3 years, 5–25-unit developments are monitored on-site every 2 years, and a rental project with 26 or more units is monitored on-site annually.

The County will revisit the monitoring requirements based on the new HOME Final Rule for adoption and implementation.

ESG Program

Monitoring thresholds for ESG-funded projects is also dependent on the results of the application risk assessment. County staff conduct annual desktop monitoring for the ESG subrecipients to ensure that the projects are meeting federal regulations through review of the agreement, processing invoices, and reviewing progress reports against HMIS data.

Citizen Participation Plan 91.105(d); 91.115(d)

Describe the efforts to provide citizens with reasonable notice and an opportunity to comment on performance reports.

The Urban County of San Luis Obispo Community Participation Plan was amended on June 18, 2024. The Community Participation Plan details the required public notices for each plan, hearing or report prepared to support the CDBG, HOME and ESG grant programs. Public notices are published in a newspaper of general circulation, on the County's website, and various social media pages for a period of 15 – 30 days depending on the item. Public outreach is conducted through media interviews and workshops, when appropriate.

CR-45 - CDBG 91.520(c)

Specify the nature of, and reasons for, any changes in the jurisdiction's program objectives and indications of how the jurisdiction would change its programs as a result of its experiences.

The jurisdiction's program objectives have not changed.

Does this Jurisdiction have any open Brownfields Economic Development Initiative (BEDI) grants?

No.

[BEDI grantees] Describe accomplishments and program outcomes during the last year.

Not Applicable.

CR-50 - HOME 24 CFR 91.520(d)

Include the results of on-site inspections of affordable rental housing assisted under the program to determine compliance with housing codes and other applicable regulations

Please list those projects that should have been inspected on-site this program year based upon the schedule in 24 CFR §92.504(d). Indicate which of these were inspected and a summary of issues that were detected during the inspection. For those that were not inspected, please indicate the reason and how you will remedy the situation.

The County conducted the pre-occupancy inspections for the projects shortly before or after the issuance of the respective jurisdiction's occupancy permits for compliance with applicable California Building Code requirements. The pre-occupancy inspection conducted by the County documents project compliance with HUD's onsite inspections and property standards. No inspections were conducted in 2025. Projects completed in 2025 were inspected in 2024 and other HOME funded projects are under construction. Inspections for those projects will be conducted once the projects are complete.

Provide an assessment of the jurisdiction's affirmative marketing actions for HOME units. 24 CFR 91.520(e) and 24 CFR 92.351(a)

In 2016, County staff began submitting quarterly Affirmative Marketing reports to the HUD Civil Rights Compliance Division. County staff developed the reporting form and written procedures for data collection and submittal of the quarterly reports to HUD. Although the HUD Civil Rights Compliance Division no longer requires these reports, the County continues to generate the reports for the HOME rental housing projects.

These quarterly reports indicate that an underserved population may be Asians. When tallying the beneficiaries of HUD funded public services and housing projects / programs, it appears that a low number of Asians are being served. If this low count persists, then County staff may advise agency program managers to increase their efforts to reach out to the local Asian population. Some possible explanations for the low count are: 1) Asians may have been counted in the "Other" category of ethnic groups, or 2) the County has a number of recent Asian immigrant groups that are not fully assimilated yet (Hmong, Laotian, Vietnamese and Thai).

Refer to IDIS reports to describe the amount and use of program income for projects, including the number of projects and owner and tenant characteristics

IDIS report PR09 – Program Income Summary for both CDBG and HOME programs, and PR-23 – Summary of Accomplishments, also for both the CDBG and HOME programs for information regarding the amount and use of program income for projects.

During this report period, the County received $3,944.45 in CDBG program income.

The HOME program received $0.00 in program income.

Describe other actions taken to foster and maintain affordable housing. 24 CFR 91.220(k) (STATES ONLY: Including the coordination of LIHTC with the development of affordable housing). 24 CFR 91.320(j)

The County continues to adjust its annual Action Plan process to accommodate its HOME applicants compete for tax credits. The process involves the issuance of a Board of Supervisors approved fund “reservation” letter for competitive affordable housing projects that apply to the state for low-income tax credits. The developers submit the letter with their tax credit application on time while the County develops and finalizes its Action Plan

The County works with its local affordable housing developers by using CDBG funds for acquisition costs that leads to the development of affordable housing. The award of CDBG funds, and in some cases, HOME funds, are used in support of the construction of new, safe and decent affordable housing.

In addition, the County is also using CDBG funds to rehabilitate existing affordable housing via a minor home rehabilitation program, mostly benefitting seniors who are unable to conduct the repairs themselves or financially complete the work. This is one method of preserving the existing stock of housing occupied or owned by CDBG-income eligible households.

Finally, the County established a Regional Housing Incentive Program, a voluntary program that will provide builders simpler access – and likely lower participation costs – to development incentives offered similarly through the State Density Bonus Program if the developer chooses to provide on-site affordable housing units or contribute to the Regional Housing Fund.

CR-58 – Section 3

Identify the number of individuals assisted and the types of assistance provided

Total Labor Hours	CDBG	HOME	ESG	HOPWA	HTF
Total Number of Activities	1	3	0	0	0
Total Labor Hours	297	179,327	0	0	0
Total Section 3 Worker Hours	0	15,374	0	0	0
Total Targeted Section 3 Worker Hours	0	15,374	0	0	0

Table 14 – Total Labor Hours

Qualitative Efforts - Number of Activities by Program	CDBG	HOME	ESG	HOPWA	HTF
Outreach efforts to generate job applicants who are Public Housing Targeted Workers	0	2	0	0	0
Outreach efforts to generate job applicants who are Other Funding Targeted Workers.	0	1	0	0	0
Direct, on-the job training (including apprenticeships).	0	0	0	0	0
Indirect training such as arranging for, contracting for, or paying tuition for, off-site training.	0	0	0	0	0
Technical assistance to help Section 3 workers compete for jobs (e.g., resume assistance, coaching).	0	1	0	0	0
Outreach efforts to identify and secure bids from Section 3 business concerns.	0	2	0	0	0
Technical assistance to help Section 3 business concerns understand and bid on contracts.	0	1	0	0	0
Division of contracts into smaller jobs to facilitate participation by Section 3 business concerns.	0	2	0	0	0
Provided or connected residents with assistance in seeking employment including: drafting resumes, preparing for interviews, finding job opportunities, connecting residents to job placement services.	0	1	0	0	0
Held one or more job fairs.	0	0	0	0	0
Provided or connected residents with supportive services that can provide direct services or referrals.	0	1	0	0	0
Provided or connected residents with supportive services that provide one or more of the following: work readiness health screenings, interview clothing, uniforms, test fees, transportation.	0	1	0	0	0
Assisted residents with finding childcare.	0	1	0	0	0
Assisted residents to apply for or attend community college or a four-year educational institution.	0	1	0	0	0
Assisted residents to apply for, or attend vocational/technical training.	0	1	0	0	0
Assisted residents to obtain financial literacy training and/or coaching.	0	1	0	0	0
Bonding assistance, guaranties, or other efforts to support viable bids from Section 3 business concerns.	0	2	0	0	0
Provided or connected residents with training on computer use or online technologies.	0	1	0	0	0
Promoting the use of a business registry designed to create opportunities for disadvantaged and small businesses.	0	1	0	0	0
Outreach, engagement, or referrals with the state one-stop system, as designed in Section 121(e)(2) of the Workforce Innovation and Opportunity Act.	0	1	0	0	0
Other.	1	0	0	0	0

Table 15 – Qualitative Efforts - Number of Activities by Program

Narrative

CDBG Project – No new employees were hired during this project and therefore no Section 3 recruitment was made.

HOME Projects – Two projects met Targeted Section 3 Benchmark.